



P L A N N I N G D E P A R T M E N T

Housing Monitoring
Report

May 2011



Building a better community for all

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1 Introduction

1.1 This report sets out the latest position on housing issues for Blackpool. The Report provides an overview of housing land supply, drawing on relevant information and data from a number of sources. It provides an accurate reflection of what has been completed and what commitments are predicted to come forward in the future, and assists the Council in monitoring progress against its strategic housing requirements for housing development set out in the Development Plan.

1.2 Sections 2 and 3 of this Housing Monitoring Report provide detailed information relating to housing development in Blackpool in the period between 1st April 2003 and 31st March 2011. This report will also form the basis of the housing section of the Annual Monitoring Report, which will monitor the effectiveness of the Council's policies across a number of themes. Section 4 of the 2011 Housing Monitoring Report provides a further assessment which draws on this information to inform and support the policies of the Blackpool Core Strategy which is in course of preparation prior to Submission to Government later in 2011/12.

1.3 Since adoption of the North West Regional Spatial Strategy, in September 2008, the Council's Housing Monitoring Report has reflected the delivery of new housing against the required RSS figure Blackpool for the period 2003-2021. But since 2007 the annual rate of new build housing delivered in Blackpool has declined by 60% in line with the national housing market downturn, although boosted by a continuing high level of conversions.

1.4 In 2010-11 the level of new build dwellings completed in Blackpool has returned towards pre 2007 levels, but overwhelmingly this has been the result of a substantial completion of a number of supported housing schemes, and the figures thus mask what remains in 2010-11 a depressed private sector housing market. Planning permissions, in contrast, have increased substantially between 2007-11, despite the housing market downturn.

1.5 Following the Government's proposal in 2010 to cancel regional housing targets, the Blackpool Core strategy will set out a proposed new local Blackpool housing target which reflects a realistic re-appraisal of the recent housing trends of housing completions, planning permissions and land availability within this 2011 Housing Monitoring Report, as well as against the previous RSS figures which (at 2011) remain part of Blackpool's Development Plan.

2 Policy Context

National Planning Policy

2.1 One of the key roles of the planning system is to ensure that new homes are provided in the right place at the right time, whether through new development or the conversion of existing buildings. The Government's policy on planning for housing is set out in Planning Policy Statement 3: Housing, November 2006 (PPS3). The principal aim of PPS3 is to promote and ensure the step change in housing delivery through a new, more responsive approach to land supply at the local level.

2.2 PPS3 reflects a commitment to improving the affordability and supply of housing in all communities. It contains a range of advice and policy guidance concerning the provision, availability and delivery of an appropriate mix of housing. Local Planning Authorities (LPA's) are required to set out their policies and strategies to enable the continuous delivery of

housing for at least 15 years, having regard to PPS3.

2.3 PPS3 states that high quality, well designed housing, in suitable locations, offering a mix of tenure and price and of a sufficient quantity are the specific outcomes that the planning system should deliver, and that “regular monitoring and review of housing delivery performance through Annual Monitoring Reports is key to achieving the outcomes”. According to PPS3 LPA’s “must provide information on their housing performance” to:

- “on a regular and frequent basis, monitor housing planning permissions granted, completions, whether on previously developed land or greenfield in both urban and rural communities”,
- “report on progress against the housing and previously developed land trajectories and where relevant targets and design quality objectives”
- “set out the actions to be undertaken where actual performance does not reflect the housing and previously developed land trajectories”, and,
- “consider delivery performance in the context of the objectives for the housing market area and region as a whole”.

2.4 The information collected for this report assists the Council to make informed decisions about the release of additional land for housing through the allocation of land in the Local Development Framework or the granting of planning permission. Effectively it is a priority of the national planning system for Local Authorities to monitor and ensure that the level of housing development opportunities identified through their Local Development Framework is in line with the national requirement for the delivery of increased levels of new housing. In practice, particularly with the current major housing market downturn, the actual rate of delivery is more determined at present by the immediate demands of the market – but the aim is to ensure that future levels of development are not restricted by an inadequate supply of land.

North West Regional Spatial Strategy (NWRSS)

2.5 The Regional Spatial Strategy (RSS), adopted in September 2008 provides a framework for development and investment in the region over the next fifteen to twenty years. Policy L4 of the NWRSS sets a total housing requirement to be met in Blackpool of 8000 dwellings over the period 2003 – 2021. This doubled the previous annual average level of provision from 215 (in the Joint Lancashire Structure Plan 2001-16) to 444 dwellings per annum. This proposed level of housing growth was previously supported by Blackpool Council in order to provide for economic growth, support the regeneration of the town centre and resort, and continue to provide a range of choice of house types and sizes to meet Blackpool residents needs.

2.6 The housing land capacity limitations of constrained local authority boundaries, however, meant that a continued presumed increase in its housing requirement of a further 444 dwellings per annum beyond 2021 cannot be sustained in Blackpool.

2.7 The Government in July 2010 subsequently announced the proposed cancellation of Regional Spatial Strategies and of regional housing targets for Blackpool and each local authority area. The Localism Bill once approved will formally result in the cancellation of the NWRSS target as part of Blackpool’s Development Plan which is anticipated in 2012.

Blackpool Local Development Framework and Core Strategy

2.8 The Blackpool Local Plan 2001-2016, adopted in June 2006, identified a housing land supply to meet the housing requirements of the earlier Joint Lancashire Structure Plan. The Blackpool Core Strategy produced as part of the new Local Development Framework is in course of preparation to identify a housing land supply which accurately reflects a re-assessment of what sites, opportunities and potential there is for the provision of new housing in the plan period through to 2027. The NWRSS housing figures dramatically reversed the situation from one of Blackpool having substantially over-provided against its earlier Local Plan requirements, to one of a significant shortfall in completions against the NWRSS requirement.

2.9 The statutory requirement for the monitoring period set out in this report for the period to 31st March 2010 remain the requirements in the adopted NWRSS. The focus in the evolving Core Strategy is on providing a new realistic locally based target. The Core Strategy Policy S2 establishes a range of locally derived separate housing targets which identifies sites and opportunities for the development of 6,800 homes to meet Blackpool's need between 2011 and 2027, which are set out below. The figures which follow in this report are related, as appropriate, to both targets:

Major Central/ Seafront Redevelopment	2,000 dwellings	(125 per annum)
South Blackpool Growth	1,500 dwellings	(94 per annum)
Blackpool other urban area sites	1,700 dwellings	(106 per annum)
Conversions	1,600 dwellings	(100 per annum)
Core Local New Build Target	3,200 dwellings	(200 per annum)

2.10 The identified 'South Blackpool growth sites' along with 'other urban area sites' together provide for the potential development of 3,200 new build dwellings (200 per annum) which is Blackpool's Core Local Housing Target to 2027. The normal housing market focus of developers is against a new build target, not on major central area /seafront redevelopment sites or conversions. The future local housing targets will relate to the period from 2011 (the base date of the proposed Blackpool Core Strategy).

2.11 The Housing Monitoring Report continues to comprise data from 2003 to 2011 which inform trends and changes, as well as being the base date for NWRSS. The housing land supply to meet future housing requirements consists of land with planning permission for housing, allowances for windfall sites including the conversion of existing buildings, and emerging new allocations for housing development arising from the Local Development Framework.

3 Housing Monitoring Data

3.1 The data in the Housing Monitoring Report reflects the situation in Blackpool as of 31st March 2011. Further data gives details of completions in past years to establish trends back to 2003; the start date of NWRSS. The tables and commentary provide information relating to supply issues and the characteristics of the new housing developments. These are:

A Housing Supply

- i. Number of dwellings provided in Blackpool, 1st April 2003 to 31st March 2011.
- ii. Proportion of dwellings provided on previously developed land or by re-use of existing buildings.
- iii. Numbers of dwellings provided on windfall sites.
- iv. Number and location of outstanding planning permissions, including conversion of existing buildings.
- v. Amount of land available for housing at 31st March 2011 (including sites under construction).
- vi. Housing Trajectory of Blackpool's future delivery of housing to 2027.

B Development Characteristics

- vii. The mix of house types, size and tenures.
- viii. The density of new development.

A Housing Supply

i. Number of new dwellings provided in Blackpool

3.2 A total of 2615 additional dwellings have been provided between 1st April 2003 and 31st March 2011, including those created through the conversion of existing buildings (see **Table 1**), this figure is a gross total and includes all new dwellings. It does not take into account dwellings, which may have been lost through redevelopment or conversion. As such the figures in **Table 1** are not directly comparable to the dwelling requirement for Blackpool in the Local Development Framework.

Table 1: Total Gross Dwelling Completions by Year 1st April 2003 – 31st March 2011

Year	New Build	Conversions	Total Dwellings
2003-04	175	163	338
2004-05	315	96	411
2005-06	314	138	452
2006-07	311	136	447
2007-08	188	102	290
2008-09	85	137	222
2009-10	59	93	152
2010-11	248	55	303
2003-11	1695	920	2615

3.3 Table 2 shows that compared to the gross new build figure of 1695 new dwellings (2003-11), the net provision was 1498 dwellings. The net figure excludes replacement dwellings, and deducts demolitions on renewal sites and on other sites.

Table 2: Total Net New Build Dwelling Completions (Exclusion of Policy L4 Clearance & Replacement Dwellings) 1st April 2003 – 31st March 2011

Year	Gross New Build	Demolitions Replacement Dwellings Sites	Demolitions other than Renewal Sites	Demolitions on Renewal Sites	Total Net New Build
2003-04	175	0	1	62	112
2004-05	315	2	0	43	270
2005-06	314	0	0	24	290
2006-07	311	1	36	15	259
2007-08	188	1	4	0	183
2008-09	85	0	4	0	81
2009-10	59	2	0	0	57
2010-11	248	2	0	0	246
2003-11	1695	8	45	144	1498

3.4 Table 3 similarly shows that compared to the Table 1 gross figure of 920 new dwellings completed through permitted conversions, the net level of provision allowing for existing dwellings lost through conversion is 657 dwellings. There has been some variation in the annual level of new dwelling provision through conversions, but the 2010/11 figure is significantly lower than the trend in recent years.

Table 3: Total Net New Dwellings created through Completed Conversions (Deduction of existing dwellings lost) 1st April 2003 – 31st March 2011

Year	Gross New Dwellings Through Conversions	Existing Dwellings Lost Through Conversions	Net New Dwellings Through Conversions
2003-04	163	41	122
2004-05	96	53	43
2005-06	138	29	109
2006-07	136	57	79
2007-08	102	21	81
2008-09	137	28	109
2009-10	93	27	66
2010-11	55	7	48
2003-11	920	263	657

3.5 Combining **Tables 2** and **3**, **Table 4** shows a total of 2155 (net) new build and conversion dwellings were completed between 2003 and 2011. These adjusted net figures are directly comparable to Blackpool's required annual dwelling provision, since the figures take account of 'Clearance Replacement', defined as the required increase in the number of dwellings, over and above the replacement of any dwellings demolished (in other words the net dwelling gain).

Table 4: Total Net New Dwellings 1st April 2003 – 31st March 2011

Year	New Build	Conversions	Total New Dwellings
2003-04	112	122	234
2004-05	270	43	313
2005-06	290	109	399
2006-07	259	79	338
2007-08	183	81	264
2008-09	81	109	190
2009-10	57	66	123
2010-11	246	48	294
2003-11	1498	657	2155

3.6 In total 2155 net new dwellings have been added to the housing stock in the seven years 2003-11 representing an average of 269 dwellings per year. The 294 dwellings provided in 2010-11 is therefore slightly above an average year. While this has halted the substantial downturn that has occurred in the level of new build in Blackpool since 2007, this has been the result of a number of completions on supported housing association led schemes on a number of sites (see Appendix A1). The level of private sector new build completions shows no real change, within a continued depressed housing market.

Total New Dwellings 2010 -11 Blackpool Adjustment

3.7 The detailed annual monitoring of new dwellings created through the granting of planning permission provides a comprehensive assessment of the addition to Blackpool's housing stock. This, however, fails to take account of two sources of other additional dwellings created without planning permission.

3.8 Blackpool is potentially unique in the number of such additional dwellings created largely related to the change of use without planning permission of premises previously in holiday accommodation use, rather than permanent residential use.

3.9 New such dwellings arise from 2 main sources:

- **Certificates of Lawful Use** records show the creation of 743 new dwellings from CLDEs granted 2003-2010. However, a detailed assessment shows that the actual date in which the vast majority of these properties were actually converted was pre the 2003 current NWRSS Plan period. This is because their lawful use relates to them already having been implemented and established in permanent residential use for 4 or more years pre-2003. Only **46 dwellings** granted from CLDEs in 2009-2010

therefore count as additional dwellings against the current Blackpool housing requirement.

- **Council Tax Records** account for a larger number of additional dwellings post 2003, without the benefit of planning permission. The size of Blackpool as a resort, and the level of holiday accommodation decline results in a uniquely difficult situation. In the absence of any previous planning history for many such properties it is also uncertain as to when precisely conversions actually occurred.

3.10 A detailed assessment of all available information has been undertaken, and a robust inspection and enforcement system seeks to monitor and take appropriate action with regard to such dwellings created in the future. While no permission has been sought for many such conversions, it is apparent that:

- A number of dwellings have been created through change of use from holiday flat to permanent residential use relating to earlier planning permissions with no control to prevent such a change to permanent use.
- A number of other dwellings where conversions have been implemented have been in existence for some time, should be regularized, and are effectively “deemed” to now be in lawful use.
- Enforcement investigations and potential further action is being taken for those other premises which in line with existing policy would not have been granted permission to convert to residential use.

3.11 While there is no absolute clarity as to the exact timing of changes of use that have now occurred, the fact remains that the exceptional circumstances of Blackpool’s situation means a significant number of new dwellings have been created 2003-2010, which should count towards Blackpool’s new dwelling provision. The focus is not on when such dwellings first appeared on Council records, but when the change actually occurred.

Table 4a: Total Net New Dwellings Blackpool 2010-11 Adjusted

Year	New Build	Permitted Conversions	CLDEs & Other ‘Deemed’ Conversions	Total New Dwellings
2003-04	112	122	-	234
2004-05	270	43	-	313
2005-06	290	109	-	399
2006-07	259	79	-	338
2007-08	183	81	50	314
2008-09	81	109	150	340
2009-10	57	66	100	223
2010-11	246	48	30	324
2003-11	1498	657	330	2485

3.12 The detailed schedule of all these additional dwellings created through both CLDEs and resulting from the assessment of Council Tax records are set out at Appendix 5 of the 2010 Housing Monitoring Report. It should be noted that ongoing enforcement investigations means details for individual address entries may change, but the figures

represent the best estimates at April 1st 2010 of numbers of new dwellings created from these two sources since 2003. These figures increase the overall accuracy of Blackpool's new dwelling stock and it would be inaccurate to exclude their consideration.

3.13 The amended **Table 4A** includes an allowance for such additional dwellings from Council Tax and Certificates of Lawful Use. The uncertainties in the figures are reflected by the rounded figure of 300 dwellings contribution from these sources over the last 3 years (2007 – 2010). For 2010-11 a repeat of this detailed assessment is not available, but the assumption is that a further but reduced level of such additional dwellings will have continued. A nominal allowance for 30 such dwellings created from other deemed conversions in 2010 -11 has therefore been added to and included in the figures.

3.14 In the future, active monitoring, enhanced enforcement and inspection programmes, changes in planning policy, and the impact of Blackpool's wider regeneration are all expected to lead to a continued reduction in unlawful conversions in the holiday areas in the short term, with no such properties coming forward in the longer term other than those with planning permission.

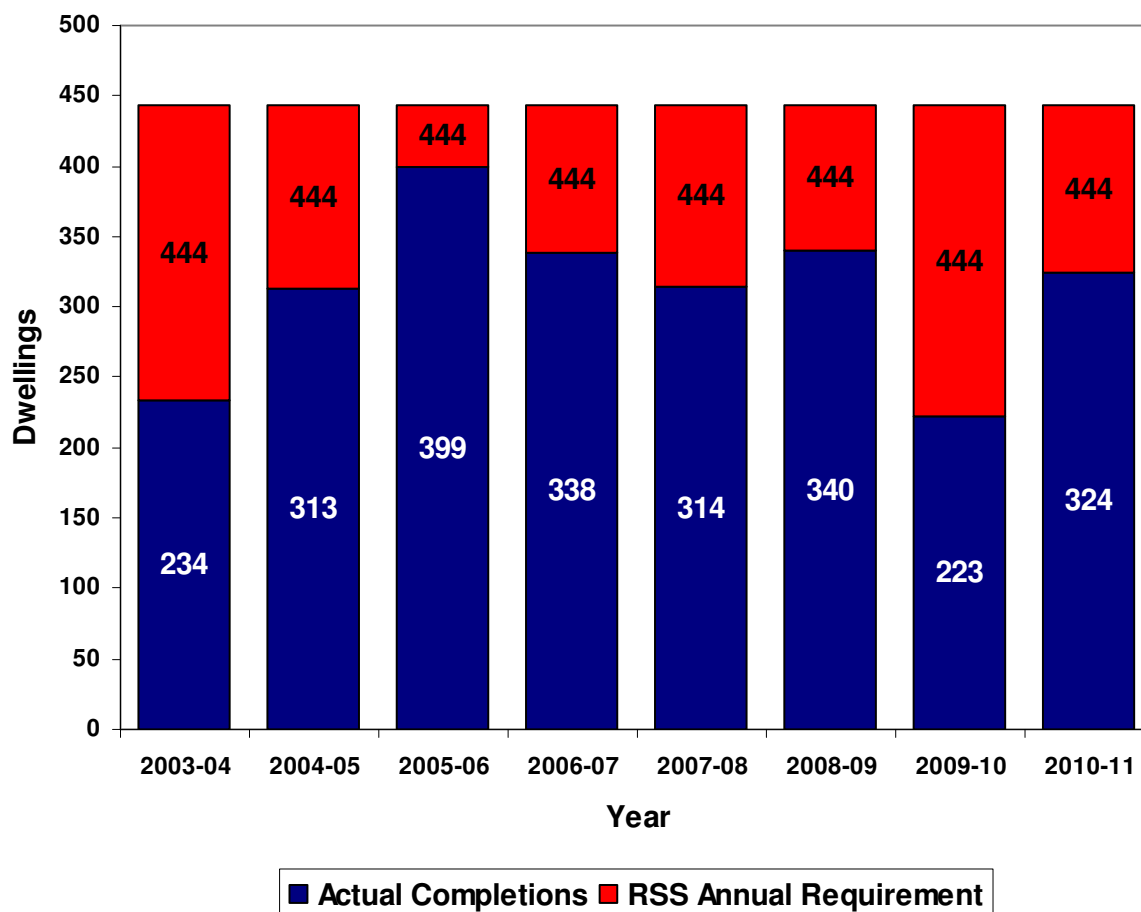
3.15 The remainder of Tables in the 2011 Housing Monitoring Report relate only to those dwellings which have been created through the normal operation of the planning system.

Total Provision Against Blackpool's Annual Requirement

3.16 *Figure 1* shows the level of provision of new housing in Blackpool measured against the annual requirement contained within NWRSS between 2003-2011, including these amended figures. The shortfall must be seen in context, as prior to the adoption of NWRSS in September 2008 Blackpool's housing requirement was much lower. Completions for 2003-8 (1,548) represented a substantial overprovision against the earlier Local Plan requirement of 995 dwellings. An over-provision of 553 dwellings was transformed into a shortfall against NWRSS in 2011 of 1,067 dwellings.

3.17 The whole basis of a continuing annual increase in Blackpool's housing requirement by 444 dwellings for each year beyond 2021 (the original NWRSS base date) took no account of Blackpool's tight knit local authority boundary and has become increasingly untenable as a deliverable Blackpool target (511 dwellings per annum 2011-27) irrespective of the downturn in the housing market.

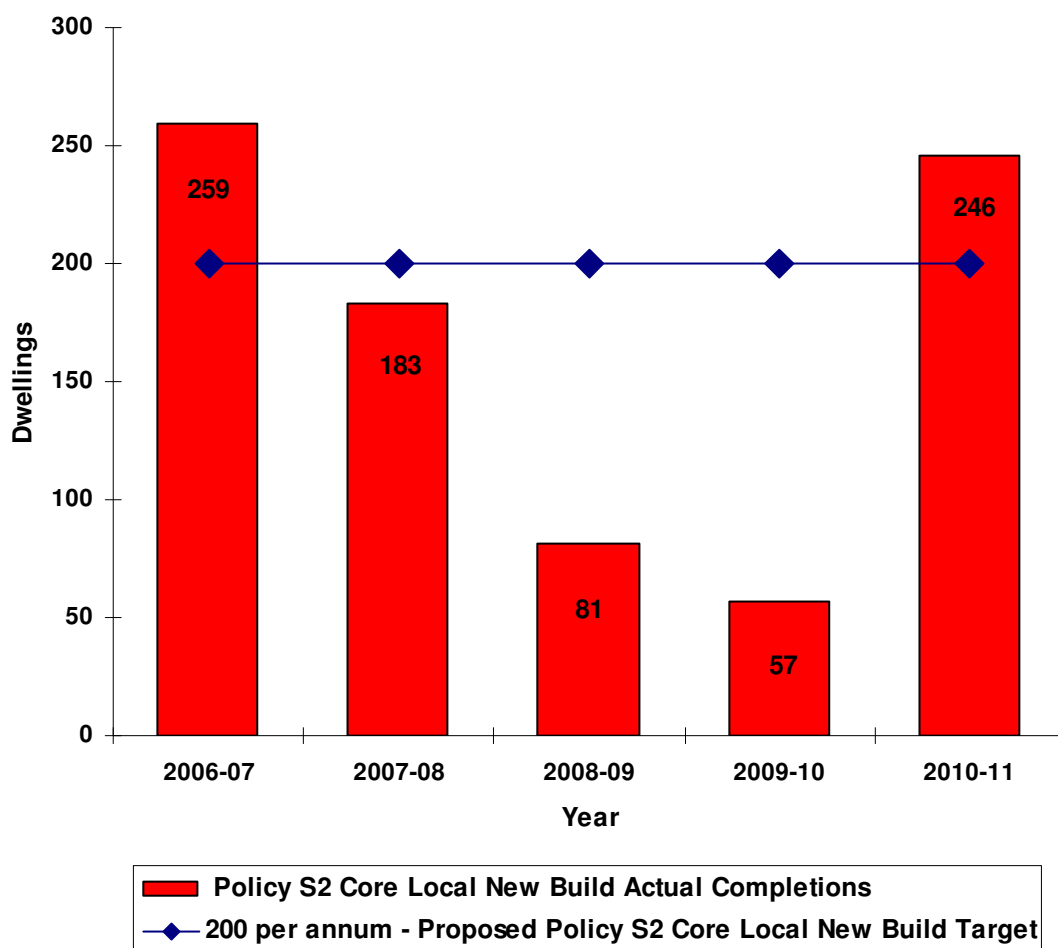
Fig 1: Yearly Actual Completions Compared to NWRSS Policy L4 Annual Requirements



3.18 The emerging new Blackpool Core Strategy local housing targets will replace the NWRSS annual requirement as set out at para 2.9 above. While the revised targets still provide for a high level of potential development of 425 dwellings per annum, (almost in line with the earlier NWRSS target) the focus in the emerging Core Strategy is placed on the core local new build target of 3,200 dwellings (200 per annum).

3.19 Figure 2 set out below, assesses the level of house completions in Blackpool against the emerging local targets for each of the last five years 2006-11. The figure for component parts of the core local new build housing target are not separately identified as the number of new dwellings which have come forward from South Blackpool (Marton Moss) sites remain at nil up to 2011, with all the sites therefore from within the existing Blackpool urban area. The figure for major regeneration schemes within the Resort Core and seafront 2006-11 (of over 50 dwellings) is similarly nil. The expectation early in the Core Strategy period post 2011 is that annual completions will thus focus on a simple comparison of total new build against the core local new build target of 200 per annum, in advance of Marton Moss and major central area/ seafront development sites coming forward in the medium term.

Fig 2: New Build Completions (2003-2011) Against Core Strategy Policy S2 Requirement



ii. Proportion of dwellings provided on previously developed land or by re-use of existing buildings

3.20 Government guidance in PPS3 seeks to make effective use of land by re-using land that has been previously developed land and to allow for the conversion of non-residential buildings for housing, in order both to promote regeneration and minimise the amount of greenfield land being taken for development. Whereas current specific targets set out below for the percentage of development on previously developed land are proposed will be cancelled, the increased focus on sustainable development, means the development of brownfield sites remains a priority.

CURRENT TARGETS – PREVIOUSLY-DEVELOPED LAND	
National Target	60% of additional housing should be provided on previously developed land and through conversions of existing buildings.
Regional Target	In the Fylde Peninsula at least 65% of new housing will be built on previously developed land.

3.21 Table 5 sets out Blackpool's performance during the period 2003 - 2011. All figures refer to the net number of completions i.e. they deduct the number of existing dwellings before the development was carried out.

3.22 During the eight-year period 92% of additional housing was built on previously developed land or through conversions of existing buildings. This exceeds current local, regional and national targets considerably. In the longer term, set against the increased housing requirement and increased greenfield commitments being necessary to meet Blackpool's needs, this figure would be expected to decrease in coming years.

Table 5: Net Dwelling Completions on Previously Developed Land by Year

Year	New Build				Conversions (Net)	Total	Total	%
	Greenfield	Brownfield	Total	% PDL	PDL	PDL	All Site	PDL
2003-04	20	92	112	82%	122	214	234	91%
2004-05	17	253	270	94%	43	296	313	95%
2005-06	48	242	290	84%	109	351	399	88%
2006-07	31	228	259	88%	79	307	338	91%
2007-08	19	164	183	90%	81	245	264	93%
2008-09	17	64	81	79%	109	173	190	91%
2009-10	3	54	57	95%	66	120	123	98%
2010-11	13	233	246	95%	48	281	294	96%
2003-11	168	1330	1498	89%	657	1987	2155	92%

iii. Numbers of dwellings provided on windfall sites

3.23 Table 6 compares the number of dwellings provided on sites allocated in the Local Plan with those that have come forward as windfalls. Windfall sites are those that have not been specifically allocated as sites and identified as available in the Local Plan process. They comprise previously developed sites that have become available, including residential conversions.

3.24 It is important that the number of dwellings provided on windfall sites is monitored because local authorities are required to make specific allowances for all the different types of windfalls in their plans, which should be based in part on past trends in windfalls coming forward for development.

3.25 During the period 2003-11, 1096 additional dwellings were provided on new build windfall sites with a further 657 dwellings coming through the conversion of existing buildings. This amounts to over 81% of all dwelling completions. The level of windfall development was particularly high in 2003-04 (91%) and remained high at 83% in 2004-05, despite the reduced level of conversions. Windfall contribution fell in 2005-06 to just under 62% of total development, however increased again in the period 2006-9 to 77%. In 2009-10 the figure increased to 79% of all dwellings coming through windfall sites. 2010-11 saw this figure further increase to 98%.

3.26 The high proportion of sites from windfall developments reflects three main and related factors of Blackpool's character as one tightly developed main urban area:

- The lack of allocated sites for residential development.
- The reliance on smaller development sites within the urban area.
- The high level of conversions, particularly within the inner area, including changes of use from holiday accommodation.

Table 6: Number of dwellings provided on windfall sites 2003-11

Year	Local Plan Allocations	Windfall Sites (New Build) (Net)	Windfall Sites (Conversions) (Net)	Total
2003-04	20	92	122	234
2004-05	52	218	43	313
2005-06	143	147	109	399
2006-07	79	180	79	338
2007-08	69	114	81	264
2008-09	31	50	109	190
2009-10	3	54	66	123
2010-11	5	241	48	294
2003-10	402	1096	657	2155

3.27 Table 7 provides further detail on the types of windfall site that have been coming forward for development, reflecting Blackpool's limitations on the supply of land within a tight and stringent Borough boundary. The majority of windfall completions during the period 2003-11 were on small sites under 0.4 hectares in size, averaging 88 dwellings per year. A further 44 dwellings per year were provided on larger windfall sites. The total average of 132 dwellings per year from windfall sites provides a basis for estimating the likely level of new build windfall development during the remainder of the plan period although this needs to be assessed against the future availability of sites suitable for residential development in the annual review of Blackpool's Strategic Housing Land Availability Assessment (SHLAA). In the short term a majority of windfall developments will realistically be expected to come from sites already with planning permission.

Table 7: Net Completions on new build windfall sites by site size by year (previously developed land only)

Year	Windfall sites Under 0.4 H	Windfall sites between 0.4 ha and 1 ha	Windfall sites over 1 ha	Total
2003-04	40	19	33	92
2004-05	99	71	24	194
2005-06	117	20	6	143
2006-07	77	96	0	173
2007-08	98	11	0	109
2008-09	34	16	0	50
2009-10	55	1	0	56
2010-11	186	44	11	241
2003-11	706	278	74	1058

iv. Planning Permissions for New Housing Granted 2010-11

3.28 By monitoring planning permissions the potential amount of house building activity for future years can be identified. **Table 8** shows the number of new dwellings granted planning permission during 2010-11. Reserved matters approvals are excluded from the figures to avoid double counting because the new dwellings would have been recorded for the original outline application, usually in an earlier year. Renewals of lapsed applications are included. Where the number of dwellings approved is unknown, as is the case with some outline permissions, the capacity of the site has been estimated.

3.29 In total permissions were granted for 909 new dwellings in 2010/11. These figures do not take into account the number of existing dwellings on the site or in the property to be converted. Of these new permissions, 297 dwellings comprised new windfall planning permissions.

3.30 The unusual circumstances of the high number of greenfield planning permissions relates to the outline approval of a major application for the development of 584 dwellings on lands at Marton Moss (Moss House Road) in south Blackpool in September 2010. This site will be important in ensuring an increased level of choice and quantum of new housing in Blackpool to meet residents needs beginning to come forward in the medium term period up to and beyond 2016.

3.31 Against this, it is evident that there is also an increasing incidence of lapsed sites within the currently depressed housing market. For example, the majority of planning permission granted in 2007-8 for around 130 dwellings have now lapsed. The expectation is that the vast majority of such sites will be the subject of renewed planning applications in future, with a significant number of renewal applications an evident feature of the current market.

Table 8: Planning permissions for new housing development (gross), granted 1st April 2010 to 31st March 2011

Type	PDL	Greenfield	All Dwellings
New Build	87	586	673
Conversion	236	0	236
Total	323	586	909

3.32 Table 9 shows the net number of new permissions granted in 2010 -11 that will, if built, count towards meeting the overall housing requirement. These figures take account of the significant numbers of existing dwellings that would be lost in conversions or redevelopment schemes, the latter of which (nil in 2010-11) are considered separately in **Table 10**.

3.33 The net number of dwellings approved in 2010-2011 of 803 is significantly above the annual housing requirement in NWRSS of 444 dwellings per year. This approval rate is far higher than last year's figure due to the approval of Land at Moss House Road. Over the last eight years, while there has been a shortfall in completions, the 3790 planning permissions have been in line with the NWRSS requirement. The emerging Core Strategy further addresses the lack of available sites in Blackpool to provide the potential for an increase in the current low level of housing development in future.

Table 9: Planning permissions for new housing development (net), granted 1st April 2010- 31 March 2011

Type	PDL	Greenfield	All Dwellings
New Build	21	586	607
Conversion	196	0	196
Total	217	586	803

3.34 Table 10 shows there were no planning permissions granted for housing redevelopment schemes in 2010-11.

Table 10: Planning permissions for new housing development as part of housing renewal schemes, granted 1st April 2010 to 31st March 2011

Type	No of Dwellings
Existing Dwellings	0
Net Reduction in Dwelling Stock	0

v. Amount of land available for new build housing at 31st March 2011 (including sites under construction)

Planning Permissions

3.35 As of 31st March 2011, there was a 'stock' of permissions for new dwellings – that is, permissions granted in previous years and where completions have yet to occur. The implementation of these permissions will contribute towards meeting the housing requirement over future years. **Table 11** sets out the number of dwellings with an extant planning permission including those on sites that are currently under construction. In total 1087 dwellings have planning permission and are still to be built allowing for the number of dwellings that would be demolished. These sites have a total area of 29.60 hectares. Of these sites, 18% have full planning permission meaning that they could be implemented without the need for a further planning approval. Detailed information is provided on a site-by-site basis in Appendix A3.

Table 11: Sites with outstanding planning permissions at 31st March 2011

Site Status	Dwellings left (Gross)	Existing Dwellings	Dwellings (Net)	Area (Ha)
Under Construction	142	2	140	4.42
Not Started	127	75	52	3.61
Full Planning Permission Total	269	77	192	8.03
Outline Planning Permission	897	2	895	21.57
Total All Permissions	1166	79	1087	29.60

3.36 There are a further 560 dwellings with outstanding permissions arising through the conversion of existing buildings. Details of these permissions are set out in Appendix A4 of the report.

3.37 **Table 12** summarises the overall position with regard to dwellings with planning permission. A total of 1,647 new dwellings were committed as of 31st March 2011.

Table 12: New housing commitments at 31st March 2011

Source of Supply	No. of Dwellings
Outstanding permissions in new build schemes	1087
Outstanding permissions for the conversion of existing buildings	560
Total Commitments	1647

3.38 Consistent with the approach adopted for housing completions, the assessment of future supply committed for development also needs to consider the future impact of redevelopment schemes with planning permission. **Table 13** shows there was no potential net loss of dwellings in housing redevelopment schemes, as at 31st March 2011, with no such sites having planning permission.

Table 13: Clearance sites with outstanding planning permissions at 31st March 2011

Site Status	Dwellings left (Gross)	Existing Dwellings	Dwellings (Net)	Area (Ha)
Full Permission	0	0	0	0
Outline Planning Permission	0	0	0	0
Total All Permissions	0	0	0	0

Land Allocated for Housing

3.39 In addition to those sites with planning permission, supply is also available for residential development relating to saved policies in the Local Plan. There is one remaining site identified in **Table 14** allocated in the Local Plan without planning permission as at 31.03.11. This site is 0.2 hectares with a capacity for 8 dwellings, assuming an average density of 40 dwellings per hectare.

Table 14: Land allocated for residential development in Blackpool Local Plan (2001-2016)

Site Status	Location	Land Type	Size (Ha)	Dwellings
H2	Lytham Road	PDL	0.2	8

Total Land Available for Housing

Table 15: Total land available for housing development as at 31st March 2011 (new build sites only)

Land	Hectares	No. of dwellings
Land with Planning Permission	29.6	1087
Land Allocated for Housing	0.2	8
Total	29.8	1095

vi. Housing Trajectory of Blackpool's future delivery of housing to 2027

3.40 The total available housing land (1,095 dwellings) plus conversions with planning permission (560 dwellings Table 12) thus represents the total committed supply of housing sites with planning permission or allocated for development of 1,655 dwellings as at 31st March 2011.

3.41 In assessing the sufficiency of Blackpool's 2011 housing supply, emerging sites are identified in the Council's 2011 Strategic Housing Land Availability Assessment (SHLAA) which will also contribute to meeting Blackpool's future requirement. This identifies a potential net capacity of **4524** dwellings within Blackpool that could be delivered over a 16 year period (2011-2027), and a potential net five year supply figure (largely comprising and in line with the committed sites with planning permission) of 1,165 dwellings, plus 560 conversion permissions = **1,725** dwellings.

Against NWRSS Target (444 per Annum)

3.42 The 1,655 dwellings on committed sites represent 3.7 years supply against the NWRSS requirement of 444 dwellings per annum, and the total 5 year SHLAA supply of **1,725** dwellings, including conversion permissions, is almost in line, representing 3.9 years NWRSS requirement, being similarly focused on sites with existing planning permission for development 2011-16.

3.43 Taking account of the existing completions to date (**Table 4a**), the shortfall in provision against the NWRSS requirement is 1,067 dwellings (3,552 (8 x 444) less 2,485 completed dwellings). This undersupply is therefore carried forward to 2027, to give an adjusted net requirement of 8,171 dwellings 2011-27, equating to 511 dwellings per annum.

3.44 In line with this outstanding requirement and reflecting the total land available for housing, the housing trajectory in **Figure 3** below demonstrates the required scale of Blackpool's future delivery of housing from 2011 to 2021 to accord with the NWRSS requirement, with supporting tables contained in Appendix 6.

3.45 The comparison with expected completions is becoming increasingly untenable, with the annual target of in excess of 500 dwellings continually increasing from 2011 to 2021. Extending the 444 dwellings annual NWRSS target for the timeframe of the Core Strategy to 2027 would increase the requirement by a further 2,664 dwellings (5 x 444 dwellings per annum). With Blackpool's acute constraints in terms of available land and no potential further strategic sites, an already untenable target would become clearly undeliverable.

Against Blackpool Core Strategy (200 per Annum Core Local Target)

3.46 The evolving Core Strategy, in course of preparation, will review the outdated and untenable NWRSS target of 444 dwellings per annum. Revised progress of national legislation will mean this target will be cancelled and no longer having any statutory basis early in 2012. Economic recession, housing market downturn, and changing migration have substantially reduced household growth for Blackpool, and the latest 2008 based household forecasts for Blackpool differ significantly.

3.47 Blackpool forecast household change to 2030 has reduced to around 300 households per annum. However these figures are based on recent trends, but looking forward the limited supply of land within Blackpool remains the main overriding determining factor of future housing growth. The evolving Core Strategy is currently working towards a revised core local new build housing target of around 200 dwellings per annum, excluding conversions, which will represent a more normal housing market focus for developers in Blackpool, realistically related to the sites and opportunities for delivery within Blackpool's constrained supply of land and tight boundaries.

3.48 However, based on a higher dwelling requirement of around 300 per annum, in line with the latest ONS household forecast, the SHLAA supply of 1,725 (which includes 560 conversion permissions) still represents in excess of a five year supply. Excluding conversions, the 1,165 SHLAA supply similarly would represent in excess of a five year supply against a revised lower new build target of around 200 per annum.

3.49 The revised local trajectory (**Figure 4**) represents a more normal housing market focus for developers in Blackpool, excluding conversions, and provides a more realistic re-assessment of lands available in 2011 to meet a proposed new core local new build target of 200 dwellings per annum.

3.49 These sites are effectively suitable, available and deliverable for development in the next five years, but the pace at which development actually comes forward will continue to be determined by the housing market. The slow current momentum of development cannot be addressed by making more sites available (whether or not that is a realistic option in Blackpool) with the need being for a more positive injection of buyer and developer interest and activity across the national as well as local housing market, linked to wider financial confidence, conditions, and economic upturn.

Fig 3: Housing Trajectory 2011-21, Against NWRSS Target, 444 per Annum

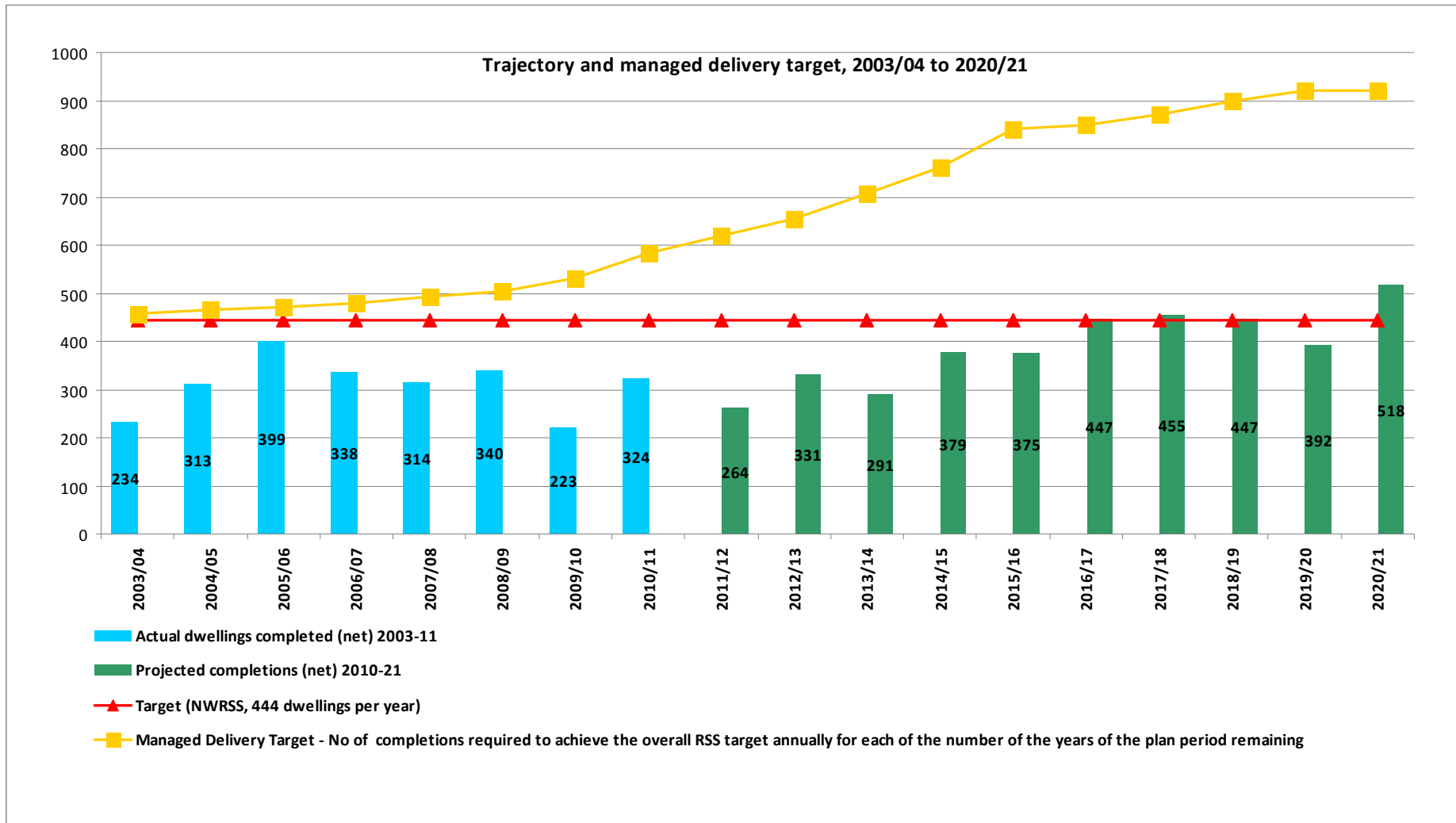
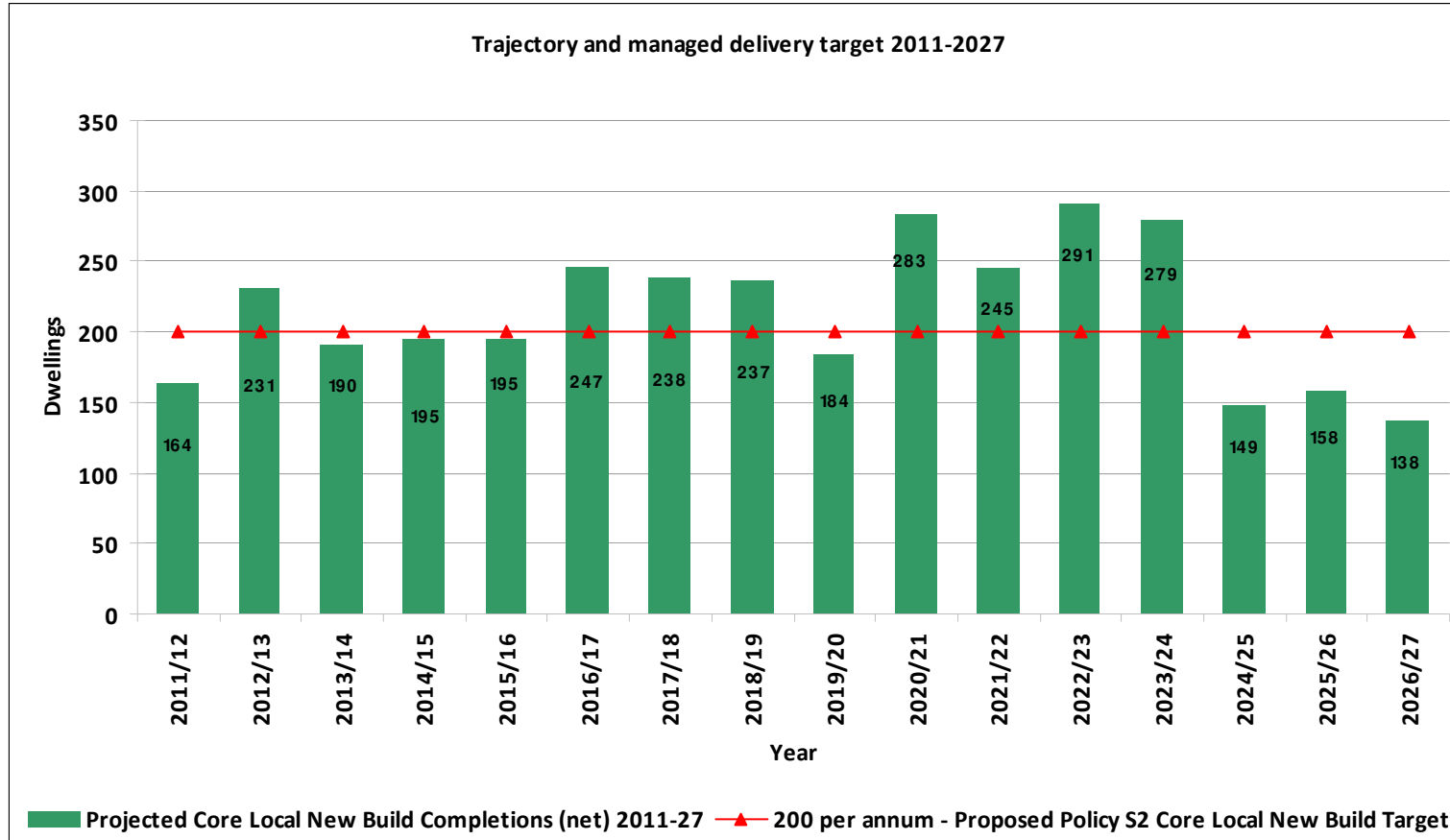


Fig 4: Housing Trajectory 2011-27, Against Core Strategy New Build Target (Policy S2) 200 per Annum



B Development Characteristics

vii. The mix of house types, size and tenures

3.50 PPS3 requires local planning authorities to formulate policies that secure an appropriate mix of dwellings size and type. **Table 16** sets out the type of dwellings completed in new build schemes 2003-11. A range of dwelling types were provided with detached and semi-detached dwellings accounting for 13% and 14% respectively of new dwellings and terraced 21%. With decreasing availability of larger sites, the proportion of new dwellings accounted for by flats averaged 52% of total new build completions 2003-11 and was 60% in 2010-11.

Table 16: Completions by dwelling type by year, 1st April 2003 to 31st March 2011 (new build dwellings (gross) only)

Year	Detached	Semi-Detached	Terraced	Flats	Total
2003-04	46	6	26	97	175
2004-05	53	76	70	116	315
2005-06	48	36	43	187	314
2006-07	31	30	96	154	311
2007-08	18	38	15	117	188
2008-09	2	8	44	31	85
2009-10	9	6	12	32	59
2010-11	10	44	46	148	248
2003-11	217	244	352	882	1695
% of total new build completions	13	14	21	52	100

3.51 **Table 17** shows the size of dwellings by number of bedrooms. This is the fifth year of monitoring this data and therefore information is provided for year 2006-11. For 2010/11 31% of new build dwelling houses were three bedroom and 56% two bedroom. Taken over five years 2006-11 40% of all new build completions were two bedroom flats.

Table 17: Completions by dwelling size (number of bedrooms), 1st April 2006 to 31st April 2011 (new build dwellings (gross) only)

Type	Detached			Semi-Detached			Terraced				Flats			Total
	No of Rooms	2	3	4	2	3	4	1	2	3	4	1	2	
2006-07	2	12	17	20	10	-	-	55	41	-	26	95	33	311
2007-08	10	2	6	-	38	-	-	15	-	-	17	61	39	188
2008-09	-	1	1	-	6	-	-	14	31	-	-	26	6	85
2009-10	5	2	2	2	4			7		5		32		59
2010-11	5	3	2	4	35	5		4	20	22	6	142		248
2006-11	22	20	28	26	93	5		95	91	27	49	356	78	891
% of total New Build Completions	2	2	3	3	10	1		11	10	3	5	40	9	100

3.52 Table 18 looks ahead to the type of dwellings likely to be provided in future housing developments by analysing the mix of dwellings types with an outstanding planning permission. A large proportion of outstanding permissions are for flats (30%). 44% of outstanding permissions are for terraced housing, 13% detached dwellings and 12% Semi-detached. The recently approved large outline application for 584 dwellings on Marton Moss has significantly increased the future mix of detached, semi-detached and terraced dwellings.

Table 18: Outstanding permissions (gross) by dwelling type at 31st March 2011 (new build dwellings only)

Site Status	Detached	Semi-Detached	Terraced	Flats	Unknown	Total
Under construction	12	15	39	76	-	142
Not started	10	26	34	57	-	127
Full Planning Permission Total	22	41	73	133	-	269
Outline planning permission	134	101	443	219	-	897
All permissions	156	142	516	352	-	1166
% of total new build permissions	13%	12%	44%	30%	-	

3.53 PPS3 also requires local authorities to set an overall target in Local Development Documents for the amount of affordable housing to be provided. This target should reflect the likely economic viability of land for housing, and must meet the needs of current and future occupiers by taking into account information from the Strategic Housing Market Assessment. A comprehensive Fylde Coast sub regional assessment of the housing needs of Blackpool and Fylde Coast residents was undertaken in 2008 and has further informed

the Council's understanding of the local housing market and the need for affordable housing. The results of the survey showed that Blackpool's social stock is only 11.2%, just over half the national average. The findings of the survey support an increased level of discounted low cost/ shared ownership housing, with future levels of provision of social rented housing linked to housing regeneration in the priority areas.

3.54 Table 19 details the tenure of new build housing completions in the period 2003-11. Of new dwellings, 30% were built by RSL's and can be classified as affordable housing. In 2010/11 198 new dwellings were built by RSL's. There were also 16 local authority houses built in the period following funding becoming available from the Homes and Communities Agency (HCA) for local authorities to build new homes.

Table 19: Completions by tenure (new build) – 1st April 2003 to 31st March 2011

Year	Private	RSL	Local Authority	Total
2003-04	149	26	0	175
2004-05	206	109	0	315
2005-06	270	44	0	314
2006-07	217	94	0	311
2007-08	144	44	0	188
2008-09	85	0	0	85
2009-10	59	0	0	59
2010-11	34	198	16	248
2003-11	1164	515	16	1695
% of total new build completions	69%	30%	1%	100%

3.55 This years housing monitoring report also includes information on the tenure of dwellings created through conversions. **Table 20** shows all of the 48 dwellings were privately owned except for one Local Authority owned dwelling.

Table 20: Completions by tenure (conversions) – 1st April 2010 to 31st March 2011

Type	Private	RSL	Intermediate	Local Authority	Total
Conversion	47	0	0	1	48

viii. The density of new development

3.56 PPS3 requires local authorities to avoid the inefficient use of land, encouraging local authorities to develop housing density policies having regard to the spatial vision and strategy for housing development in the area, the desirability of using land efficiently and reducing and adapting to the impacts of climate change, and the characteristics of the area including the current and proposed mix of uses. PPS3 therefore states that local authorities may wish to set out a range of densities across the plan area, although 30 dwellings per hectare (net) should be used as a national indicative minimum.

3.57 Table 21 relates to dwellings completed in the financial year 2010-11 and sets out the number of dwellings completed in developments at different density ranges. It applies to schemes of 5 or more dwellings only. 65% of dwellings on sites of 5 or more dwellings were built at densities above 50 dwellings per hectare, 27% of dwellings on sites of 5 or more were built on density of 30-50 dwellings per hectare and 8% of dwellings on sites of 5 or more were built on density above 50 dwellings per hectare.

Table 21: New dwellings completed between 1st April 2010 and 31st March 2011 at different density ranges (schemes of 5 or more dwellings only)

Density	Dwellings
Gross completions at density of less than 30 dwellings per hectare (net site area of the development)	18
Gross completions at density of 30-50 dwellings per hectare (net site area of the development)	68
Gross completions at density above 50 dwellings per hectare (net site area of the development)	162
Total Completions in schemes of 5 dwellings or more only	248

Appendix 1

Schedule of new build completions and demolitions 2003-11

Appendix A1: Schedule of New Build Completion and Demolitions 2003-2011

REF NO.	ADDRESS	LAND TYPE	ORIGIN	AREA	TOTAL SITE CAPACITY	DWELLINGS BUILT	DEMOLITIONS
2003-2004							
5.85.1	Land at Marshdale Rd/Bennetts Lane/Holgate	Greenfield	Local Plan Allocation	0.81	18	4	
2.23.2	Leys Nursery (Phase 1) Leys Road	Greenfield	Local Plan Allocation	5.2	103	8	
S/005	Land at Marshdale, Bennetts Lane	Greenfield	Local Plan Allocation	2.8	83	8	0
E/008	10-28 Easington Crescent	Brownfield	Redevelopment Scheme	0.3	14	2	15
N/006	Land at Winnipeg Place/Moor Park Avenue	Brownfield	Redevelopment Scheme	0.86	31	0	47
3.48	Chepstow Court, Chepstow Road	Brownfield	Redevelopment Scheme	0.26	16	16	
4.73	11a Portland Road	Brownfield	Windfall	0.02	2	2	
3.51	Ex Unit 1 Imperial Buildings, Imperial Street	Brownfield	Windfall	0.07	8	8	
5.112	Adj to No. 12 Strathdale	Greenfield	Windfall	0.14	1	1	
1.31.1	Land & Premises between 27 & 29 Anchorsholme Lane East	Brownfield	Windfall	0.34	55	55	
C/010	109 Park Road	Brownfield	Windfall	0.06	9	0	1
E/003	Former Whitegate Drive Baptist Church Forest Gate	Brownfield	Windfall	0.16	15	15	0
E/002	Elmslie Girls School, 194 Whitegate Drive	Brownfield	Windfall	0.48	31	19	0
E/005	Former Pixie House Mushrooms Farm, Cornwall Rd	Brownfield	Windfall	3.84	84	33	0
N/002	St Stephen on the Cliffs, Holmfield Road	Brownfield	Windfall	0.06	2	1	
S/009	Land at Rear 638-642 Lytham Road	Brownfield	Windfall	0.12	3	3	0
Totals 03-04				<u>15.52</u>	<u>475</u>	<u>175</u>	<u>63</u>
2004-2005							
C/011	Land at Castlegate	Brownfield	Local Plan Allocation	0.17	14	14	0
E/018	Land to the rear of 11-17 Cornwall Place	Brownfield	Local Plan Allocation	0.37	16	16	0
N/014	Ryscar Way, Kincaig Road	Greenfield	Local Plan Allocation	3.05	154	4	0
S/005	Land at Marshdale, Bennetts Lane	Greenfield	Local Plan Allocation	2.8	83	9	0
S/008	Land to the rear Marsden Rd/Pickmere Rd/ Harcourt Rd/Ellesmere Rd	Brownfield	Local Plan Allocation	0.22	9	9	0
E/008	10-28 Easington Crescent	Brownfield	Redevelopment Scheme	0.3	14	12	0
E/022	Land Adjacent to 10-28 Tynedale Road	Brownfield	Redevelopment Scheme	0.08	3	3	8
E/023	Land Adjacent to 40-58 Tynedale Road	Brownfield	Redevelopment Scheme	0.11	2	2	0
E/024	Land at Stuart Place	Brownfield	Redevelopment Scheme	0.21	9	9	0
E/025	Chipping Court, Chipping Grove	Brownfield	Redevelopment Scheme	0.54	20	8	35
N/006	Land at Winnipeg Place/Moor Park Avenue	Brownfield	Redevelopment Scheme	0.86	31	31	0
C/008	4-6 Cocker Street	Brownfield	Windfall	0.02	7	7	0
C/010	109 Park Road	Brownfield	Windfall	0.06	9	9	0
C/012	336 Talbot Road	Brownfield	Windfall	0.21	11	11	0
E/002	Elmslie Girls School, 194 Whitegate Drive	Brownfield	Windfall	0.48	31	4	0
E/005	Former Pixie House Mushroom Farm, Cornwall Place	Brownfield	Windfall	3.84	84	24	0
E/006	1a Lynwood Avenue	Brownfield	Windfall	0.02	1	1	0
E/011	Land Adjoining 81 Mansfield Road	Greenfield	Windfall	0.03	1	1	0
E/013	Land Adjacent to 37 Dawlish Avenue	Brownfield	Windfall	0.11	4	4	0
E/014	Land Adjacent to 142 Preston Old Road	Brownfield	Windfall	0.05	1	1	0
E/019	Adjacent to 7 Stanley Park Close	Brownfield	Windfall	0.04	2	2	0
E/020	Land to the rear of 249-253 Whitegate Drive	Brownfield	Windfall	0.02	1	1	0
E/031	472-474 Talbot Road	Brownfield	Windfall	0.06	10	10	0
N/011	Land Rear 5-13 (and 77-85 Fleetwood Road) Sheringham Avenue	Greenfield	Windfall	0.08	1	1	0

N/013	67 Fleetwood Road	Brownfield	Windfall	0.23	5	3	0
N/003	166 Queens Promenade	Brownfield	Windfall	0.47	67	67	0
S/004	193 Common Edge Road	Brownfield	Windfall	0.09	1	1	0
S/006	367 Squires Gate Lane	Brownfield	Windfall	0.07	1	1	0
S/010	Land adjacent to 10 Sackville Avenue	Brownfield	Windfall	0.04	1	1	0
S/013	Land Adjacent to 100 Harcourt Rd	Brownfield	Windfall	0.03	4	4	0
S/014	Land to the rear 145/153 Langdale Rd	Brownfield	Windfall	0.14	4	4	0
S/015	Land adjacent to 47 Rossett Avenue	Brownfield	Windfall	0.06	4	4	0
S/016	Land adjacent to 30 Kentmere Drive	Brownfield	Windfall	0.16	7	7	0
S/017	Land adjacent to 15 Rusland Ave	Brownfield	Windfall	0.09	5	5	0
S/019	197 Squires Gate Lane	Brownfield	Windfall	0.26	14	14	0
S/031	31-35 Dean Street	Brownfield	Windfall	0.09	9	9	0
S/032	Adjacent Medical Centre, Kentmere Drive	Greenfield	Windfall	0.04	2	2	0
Totals 04-05				15.50	642	315	43

2005/2006

N/005	Miners Home, 162 Queens Promenade	Brownfield	Local Plan Allocation	2.66	159	90	0
N/014	Ryscar Way, Kincaig Road	Greenfield	Local Plan Allocation	3.05	160	15	0
S/005	Land at Marshdale, Bennetts Lane	Greenfield	Local Plan Allocation	2.8	84	28	0
C/022	45-56 Ashburton Road	Brownfield	RD Local Plan Allocation	0.17	10	10	0
E/025	Chipping Court, Chipping Grove	Brownfield	Redevelopment Scheme	0.54	20	12	0
E/026	180-21 Dinmore Avenue/17-31 Tynedale Rd	Brownfield	Redevelopment Scheme	0.2	6	6	24
C/015	23-25 Gorton Street	Brownfield	Replacement Dwelling	0.05	1	1	0
C/016	30 Elizabeth Street	Brownfield	Windfall	0.05	4	4	0
C/019	177 Hornby Road	Brownfield	Windfall	0.1	12	12	0
C/020	Territorial Army Centre, Yorkshire Street	Brownfield	Windfall	0.09	32	32	0
C/025	92-98 George Street/75 Victory Road	Brownfield	Windfall	0.04	10	10	0
E/005	Former Pixie House Mushroom Farm, Cornwall Place	Brownfield	Windfall	3.84	84	6	0
E/015	Land adjacent to 27 Mansfield Road	Greenfield	Windfall	0.13	4	4	0
E/032	89 Poulton Old Road	Brownfield	Windfall	0.07	2	2	0
E/033	248 Newton Drive	Brownfield	Windfall	0.02	1	1	0
E/036	St Michael and All Angels Chrch, Calvert Place	Brownfield	Windfall	0.24	8	8	0
N/007	33 Banbury Avenue	Brownfield	Windfall	0.03	1	1	0
N/010	Warren Manor Warren Drive	Brownfield	Windfall	0.41	20	20	0
N/013	67 Fleetwood Road	Brownfield	Windfall	0.23	5	2	0
N/016	Land off Bromley Close (Facing 20-27) & 43 Bispham Road	Brownfield	Windfall	0.34	18	18	0
N/017	Land off (Rear 92-98) Layton Road	Brownfield	Windfall	0.07	1	1	0
N/019	40 Carlin Gate/133 Warbreck Drive	Brownfield	Windfall	0.01	5	5	0
S/012	Land at Clifton Drive/ Rutherford Place	Brownfield	Windfall	0.12	21	21	0
S/021	Land adj 14 Strathdale	Brownfield	Windfall	0.05	1	1	0
S/024	Adj Cliff House, Bennetts Lane	Greenfield	Windfall	0.08	1	1	0
S/029	Land at Roundhay/Meanwood Avenue	Brownfield	Windfall	0.02	5	3	0
S/034	Land between 93-95 Harcourt Road	Brownfield	Windfall	0.01	1	1	0
Totals 05-06				15.42	676	315	24

2006-2007

C/036	Land off Coopers Way	Brownfield	Local Plan Allocation	1.97	100	5	0
E/041	Cornwall Place	Brownfield	Local Plan Allocation	0.8	21	21	0
N/005	Miners Home, 162 Queens Promenade	Brownfield	Local Plan Allocation	2.66	159	23	0
N/014	Ryscar Way, Kincaig Road	Greenfield	Local Plan Allocation	3.05	160	25	0
S/005	Land at Marshdale/Bennetts Lane	Brownfield	Local Plan Allocation	2.8	84	5	0
S/033	Land at Langdale Rd, Langdale Place, Crummock Place and Mickleden Road	Brownfield	Redevelopment Scheme	0.94	37	37	15
S/040	25 Berwick Road	Brownfield	Replacement Dwelling	0.05	1	1	1
C/017	2-2a Fairhurst Avenue	Brownfield	Windfall	0.05	6	6	0
C/026	1 Regent Road & Part 107 Adelaide Street	Brownfield	Windfall	0.03	12	12	0
C/027	Land off Louise Street/Middle Street	Brownfield	Windfall	0.46	14	14	11
C/028	18 Boothley Road	Brownfield	Windfall	0.01	2	2	1
C/030	21 Elizabeth Street	Brownfield	Windfall	0.05	6	6	0
C/034	2-22 Grantham Road	Brownfield	Windfall	0.12	11	11	11
E/035	187-191 Newton Drive	Brownfield	Windfall	0.73	74	74	3
E/0340	Land adjacent to 78 Newton Drive	Greenfield	Windfall	0.03	1	1	0
E/042	Site of Argosy Club, Argosy Avenue	Brownfield	Windfall	0.3	16	16	0
E/044	142a Preston Old Road	Brownfield	Windfall	0.05	3	3	0
E/045	Land between 82 and 92 Dinmore Avenue	Greenfield	Windfall	0.11	4	4	0
N/018	Rear 2 Fleetwood Road	Brownfield	Windfall	0.38	2	2	0
S/011	173 Common Edge Road	Brownfield	Windfall	0.19	8	8	0
S/036	Land to the rear Chapel Rd/Westbank Ave and Southbank Ave	Greenfield	Windfall	0.01	1	1	0
S/037	71-77 Osborne Road	Brownfield	Windfall	0.23	36	15	0
S/038	212-216 Watson Road	Brownfield	Windfall	0.08	6	6	0
S/044	42-44 Station Road	Brownfield	Windfall	0.07	12	12	10
S/045	Oakland Nurseries, Laundry Road	Brownfield	Windfall	0.22	1	1	0
			Totals 06-07	<u>15.39</u>	<u>777</u>	<u>311</u>	<u>52</u>

2007-2008

N/014	Ryscar Way, Kincaig Road	Greenfield	Local Plan Allocation	0.19	160	10	0
S/005	Land at Marshdale Road/Bennetts Lane	Brownfield	Local Plan Allocation	1.13	84	34	0
C/036	Land off Coopers Way	Brownfield	Local Plan Allocation	0.59	100	25	0
C/018	60 Victory Road/109 George Street	Brownfield	Replacement Dwelling	0.2	1	1	1
C/032	Land between Threlfall Rd & Westfield Rd	Brownfield	Windfall	0.45	9	9	0
C/041	10-14 Fisher Street	Brownfield	Windfall	0.02	2	2	0
E/027	159-181 Whitegate Drive	Brownfield	Windfall	0.35	34	34	4
E/047	Adjacent Stanley Park Close	Brownfield	Windfall	0.4	2	2	0
N/008	12 Bromsgrove Avenue	Brownfield	Windfall	0.002	1	1	0
N/022	Land to the rear 67 Fleetwood Road	Brownfield	Windfall	0.01	1	1	0
S/001	Land at Bridge House Road	Greenfield	Windfall	0.36	23	8	0
S/007	Holy Trinity Vicarage, 1 Windermere Rd	Brownfield	Windfall	0.17	4	4	0
S/026	Land at Rear Kimberley Avenue	Brownfield	Windfall	0.11	2	2	0
S/030	85-101 Hawes Side Lane	Brownfield	Windfall	0.01	24	24	0
S/037	71-77 Osborne Road	Brownfield	Windfall	0.14	36	21	0
S/039	18 Brighton Avenue	Greenfield	Windfall	0.01	1	1	0
S/046	74-76 Vicarage Lane	Brownfield	Windfall	0.01	9	9	0
			Totals 07-08	<u>4.15</u>	<u>493</u>	<u>188</u>	<u>5</u>

2008-09								
C/013	70-72 High Street	Brownfield	Windfall	0.03	2	2	0	
N/031	Land Rear Westfield Avenue	Brownfield	Windfall	0.57	17	16	0	
S/020	10 Fishers Lane	Brownfield	Windfall	0.09	1	1	0	
S/061	Land at 21 Stockydale Road	Brownfield	Windfall	0.065	1	1	0	
C/049	149-151 Ansdell Road	Brownfield	Windfall	0.32	35	15	1	
S/028	668 Lytham Road	Brownfield	Windfall	0.1	6	6	1	
S/030	85-101 Hawes Side Lane	Brownfield	Windfall	0.01	26	2	1	
C/033	29-35 Grosvenor St	Brownfield	Windfall	0.05	11	11	1	
N/014	Ryscar Way, Kincaig Road	Greenfield	Local Plan Allocation	0.19	160	14	0	
2.23.2	Leys Nursery (Phase 1) Leys Road	Greenfield	Local Plan Allocation	5.2	103	17	0	
				Totals 08-09	6.63	362	85	4
2009-10								
S/065	Lindor, Division Lane	Brownfield	Windfall	0.02	1	1	1	
S/066	Land Rear Kimberley Avenue	Brownfield	Windfall	0.3	2	2	0	
5.64.1	Land at 16 Sunfield Close	Greenfield	Local Plan Allocation	0.5	1	1	0	
S/027	Adj 53-55 Clifton Drive	Brownfield	Windfall	0.06	9	9	0	
N/038	Land between 22 and 26 Robins Lane	Brownfield	Windfall	0.1	1	1	0	
S/052	Poplar Cottage, Jubilee Lane	Brownfield	Windfall	1.00	1	1	0	
E/021	Rear 121 Preston New Road	Brownfield	Windfall	0.08	1	1	0	
N/030	Land West 29-30 Loxley Place East	Brownfield	Windfall	0.07	2	2	0	
C/039	90-98 Keswick Road	Brownfield	Windfall	0.08	7	7	1	
C/049	149-151 Ansdell Road	Brownfield	Windfall	0.32	35	20	0	
C/038	Land at 3a Ball Street	Brownfield	Windfall	0.14	14	8	0	
N/033	31 Kelvin Road	Brownfield	Windfall	0.04	1	1	0	
N/028	230 Inver Road	Brownfield	Windfall	0.03	2	2	0	
N/014	Ryscar Way, Kincaig Road	Greenfield	Windfall	3.05	166	2	0	
N/025	23 Ashley Close	Brownfield	Windfall	0.04	1	1	0	
				Total 09-10	5.83	244	59	2
2010-2011								
N/036	Land at Ashfield House, Ashfield Road	Brownfield	Windfall	0.32	48	48	1	
E/049	157 Cherry Tree Road	Brownfield	Windfall	0.30	46	46	1	
S/060	Land adjacent to Community Centre on Bowness Avenue	Brownfield	Windfall	0.25	8	8	0	
E/048	Land to the rear 2-8 Briercliffe Ave	Brownfield	Windfall	0.06	5	5	0	
E/046	Land at Dinmore Place	Brownfield	Windfall	0.32	26	16	0	
N/014	Ryscar Way, Kincaig Road	Greenfield	Windfall	3.05	166	2	0	
C/036	Land Off Coopers Way	Brownfield	Local Plan Allocation	1.97	100	5	0	
C/052	117-123 Talbot Road	Brownfield	Windfall	0.25	38	38	0	
C/080	70-72 High Street	Brownfield	Windfall	0.02	2	2	0	
N/040	Land at buildings adjacent to 12, 26, 28 and 44, 77 and 91 Portree Road	Brownfield	Windfall	0.27	7	7	0	
C/058	Land at Selbourne Road (Former Caunce Street Sawmill)	Brownfield	Windfall	0.75	35	35	0	
N/039	Land between 37 and 39 Cranbrook Avenue	Greenfield	Windfall	0.07	2	2	0	
S/001	Land at Bridge House Road	Greenfield	Windfall	1.03	23	9	0	
S/064	Land at 187 Common Edge Road	Brownfield	Windfall	0.71	27	11	0	
N/043	Land Bounded by Draycot Avenue/Gateside Drive	Brownfield	Windfall	0.30	14	14	0	
				Total 10-11	9.67	547	248	2

Appendix 2

**Schedule of dwellings completions
through change of use or conversions
of existing buildings 2003-11**

Appendix A2: Schedule of Completions through the Change of Use/Conversions of existing buildings 2010-11

REF. NO.	ADDRESS	DWELLINGS (GROSS)	DWELLINGS (NET)	PREVIOUS USE	PROPOSED USE	COMPLETION YEAR
2003-2004						
CON006	412/412a Lytham Road	1		1 Other	-	2003-2004
CON056	509a Lytham Road	1		-1 Existing Dwelling	Single Dwelling	2003-2004
CON059	69 Lytham Road	2		2 Other	Flats Above Shop	2003-2004
CON228	104 Bloomfield Road	1		0 Holiday Accommodation	Single Dwelling	2003-2004
CON400	73 Egerton Road	2		-2 Existing Dwelling	Flats	2003-2004
CON409	66 Holmlfield Road	1		0 Holiday Accommodation	Single Dwelling	2003-2004
CON466	34-36 Eaves Street	2		1 Holiday Accommodation	Single Dwelling	2003-2004
CON502	42a Milbourne Street	2		2 Industrial	Flats	2003-2004
CON509	386-388 Lytham Road	1		1 Office	Flats Above Shop	2003-2004
CON514	2 Harrowside West	7		7 Other	Flats	2003-2004
CON520	6 Lonsdale Road	5		4 Existing Dwelling	Flats	2003-2004
CON533	27 Gynn Avenue	3		2 Existing Dwelling	Flats	2003-2004
CON534	58 Regent Road	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON536	94 Central Drive	1		0 Existing Dwelling	Flats Above Shop	2003-2004
CON537	3 Windsor Avenue	1		0 Holiday Accommodation	Single Dwelling	2003-2004
CON538	36-38 Warley Road	1		1 Retail	Flats	2003-2004
CON539	20 Cliff Place	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON540	89 Egerton Road	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON541	11 Shaw Road	5		4 Holiday Accommodation	Flats	2003-2004
CON542	4 Beechfield Avenue	6		6 Other	Flats	2003-2004
CON543	1st Floor 197 Preston Old Road	1		1 Retail	Flats Above Shop	2003-2004
CON555	1 King Edward Avenue	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON556	514-516 Queens Promenade	3		3 Holiday Accommodation	Flats	2003-2004
CON559	44 Seafield Road	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON562	22 St Annes Road	1		0 Retail	Single Dwelling	2003-2004
CON563	221 Church Street	1		1 Office	Flats Above Shop	2003-2004
CON564	97 Dickson Road	3		2 Existing Dwelling	Flats	2003-2004
CON565	42 Seafield Road	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON567	18 Cheltenham Road	1		0 Existing Dwelling	Single Dwelling	2003-2004
CON568	23 Kingston Avenue	1		1 Other	Single Dwelling	2003-2004
CON569	CON569	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON570	Rear 77 Woodland Grove	2		2 Office	Flats	2003-2004
CON571	60 Withnell Road	1		1 Holiday Accommodation	Single Dwelling	2003-2004
CON572	34 Hill Street	3		2 Holiday Accommodation	Flats	2003-2004
CON573	19 Cavendish Road	3		2 Existing Dwelling	Flats	2003-2004
CON574	41-43 Regent Road	4		3 Existing Dwelling	Flats	2003-2004
CON576	5-7 Clare Street	6		6 Industrial	Flats	2003-2004
CON577	277-281 Lytham Road	3		3 Retail	Flats Above Shop	2003-2004

CON579	16 Chatsworth Avenue	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON581	336 Queens Promenade	5	5	Other	Flats	2003-2004
CON586	244 Central Drive	1	1	Other	Single Dwelling	2003-2004
CON589	324 Talbot Road	1	0	Retail	Single Dwelling	2003-2004
CON591	41 Bloomfield Road	1	0	Holiday Accommodation	Single Dwelling	2003-2004
CON595	8 Carlyle Avenue	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON596	151 Reads Avenue	4	4	Holiday Accommodation	Flats	2003-2004
CON598	136 Waterloo Road	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON599	30 Dean Street	3	3	Holiday Accommodation	Flats	2003-2004
CON600	1/53 Keswick Road	2	1	Retail	Flats	2003-2004
CON601	46-48 Charles Street	2	1	Existing Dwelling	Single Dwelling	2003-2004
CON603	32 King George Avenue	1	1	Other	Single Dwelling	2003-2004
CON604	8 Tudor Place	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON605	69 Peter Street	2	1	Existing Dwelling	Flats	2003-2004
CON606	5 Grosvenor Street	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON607	394-398 Lytham Road	1	0	Existing Dwelling	Flats Above Shop	2003-2004
CON610	52 Chesterfield Road	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON611	14-16 Sherbourne Road	2	2	Other	Single Dwelling	2003-2004
CON612	65-69 Station Road	3	3	Retail	Flats	2003-2004
CON613	39 Shaw Road	2	2	Holiday Accommodation	Flats	2003-2004
CON616	68 Withnell Road	4	3	Existing Dwelling	Flats	2003-2004
CON618	46 Whitegate Drive	1	1	Office	Single Dwelling	2003-2004
CON619	127 Park Road	1	0	Holiday Accommodation	Single Dwelling	2003-2004
CON622	57 Warbreck Drive	1	0	Existing Dwelling	Single Dwelling	2003-2004
CON623	38-40 Burlington Road	2	1	Holiday Accommodation	Single Dwelling	2003-2004
CON625	38 Egerton Road	3	2	Holiday Accommodation	Flats	2003-2004
CON626	39 Milbourne Street	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON627	35 Seafield Road	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON628	101 High Street	1	0	Retail	Single Dwelling	2003-2004
CON629	32 Chesterfield Road	2	1	Existing Dwelling	Flats	2003-2004
CON630	8 Brighton Avenue	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON631	11 Charles Street	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON635	26 Shaw Road	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON638	34 Counce Street	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON639	49 High Street	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON642	37-39 St Annes Road	2	1	Existing Dwelling	Single Dwelling	2003-2004
CON647	15 Keswick Road	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON648	38 Park Road	1	0	Holiday Accommodation	Single Dwelling	2003-2004
CON641	29 Seafield Road	1	1	Holiday Accommodation	Single Dwelling	2003-2004
CON643	16 Grasmere Road	1	1	Retail	Flats	2003-2004
CON651	33 Livingstone Road	4	3	Existing Dwelling	Flats	2003-2004
CON662	98 Reads Avenue	1	0	Other Use	Single Dwelling	2003-2004

CON686	12 Carlyle Avenue	1	0 Holiday Accommodation	Single Dwelling	2003-2004
CON708	14 Leopold Grove	1	1 Holiday Accommodation	Single Dwelling	2003-2004
CON712	51 Park Road	1	0 Holiday Accommodation	Single Dwelling	2003-2004
CON718	409 Central Drive	1	0 Other Use	Single Dwelling	2003-2004
CON727	281-283 Dickson Road	1	1 Industrial	Flats	2003-2004
CON780	39 Leamington Road	1	1 Other Use	Single Dwelling	2003-2004
CON842	70-74 Guildford Avenue	1	0 Flat Above Shop	Single Dwelling	2003-2004
CON847	13 Keswick Road	1	1 Holiday Accommodation	Single Dwelling	2003-2004
CON860	45 Regent Road	1	1 Holiday Accommodation	Single Dwelling	2003-2004
CON862	7 Bright Street	1	1 Holiday Accommodation	Single Dwelling	2003-2004
CON866	24 Lowrey Terrace	1	1 Holiday Accommodation	Single Dwelling	2003-2004
CON903	5 Hesketh Avenue	1	1 Holiday Accommodation	Single Dwelling	2003-2004
Totals 03-04		163	122		

2004-2005

CON330	2-4 Horncliffe Road	2	1 Existing Dwelling	Single Dwelling	2004-2005
CON366	79 Warley Road	2	1 Holiday Accommodation	Flats	2004-2005
CON405	35 Kent Road	1	0 Retail	Single Dwelling	2004-2005
CON444	12 Egerton Road	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON445	13 Shannon Street	1	0 Holiday Accommodation	Single Dwelling	2004-2005
CON448	404 Waterloo Road & 1 Pine Ave	3	2 Retail	Single Dwelling	2004-2005
CON516	16 Tudor Place	4	3 Holiday Accommodation	Flats	2004-2005
CON531	80 Gorton Street	1	1 Office	Flats	2004-2005
CON546	156 Layton Road	1	0 Retail	Single Dwelling	2004-2005
CON551	6 Rosebery Avenue	2	1 Existing Dwelling	Flats	2004-2005
CON602	68-70 Haig Road	1	0 Retail	Single Dwelling	2004-2005
CON632	137 Reads Avenue	4	4 Other	Flats	2004-2005
CON634	42 Napier Avenue	3	3 Holiday Accommodation	Flats	2004-2005
CON636	Warren Manor, Warren Drive	1	1 Office	Flats	2004-2005
CON644	34 Regent Road	2	1 Existing Dwelling	Flats	2004-2005
CON649	9 King Street	1	1 Retail	Flats	2004-2005
CON652	17 Grasmere Road	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON657	34 Clifford Road	2	1 Existing Dwelling	Flats	2004-2005
CON671	58 Warley Road	1	0 Existing Dwelling	Single Dwelling	2004-2005
CON672	67 St Leonards Road	2	1 Retail	Single Dwelling	2004-2005
CON675	25-27 Livingstone Road	2	1 Holiday Accommodation	Single Dwelling	2004-2005
CON682	142 St Heliers Road	1	-6 Existing Dwelling	Single Dwelling	2004-2005
CON691	19-21 Eaves Street	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON697	477 Central Drive	1	0 Holiday Accommodation	Single Dwelling	2004-2005
CON699	45a-47a Handsworth Road	2	1 Retail	Flats Above Shop	2004-2005
CON701	8 Hawes Side	1	0 Existing Dwelling	Flats Above Shop	2004-2005
CON704	90 Dickson Road	3	2 Existing Dwelling	Flats	2004-2005
CON705	13 Charles Street	1	1 Holiday Accommodation	Single Dwelling	2004-2005

CON707	26 Northumberland Avenue	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON715	27 Chatsworth	1	0 Other	Single Dwelling	2004-2005
CON717	40 Hesketh	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON719	381 Central Drive	2	1 Retail	Flats	2004-2005
CON726	375 Central Drive	3	-3 Existing Dwelling	Flats	2004-2005
CON728	29-31 Cookson Street	1	1 Office	Flats Above Shop	2004-2005
CON730	32 Hesketh Avenue	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON731	26 King Street	2	2 Office	Flats	2004-2005
CON733	322 Waterloo Road	1	0 Retail	Single Dwelling	2004-2005
CON738	32 Cromwell Road	1	0 Retail	Single Dwelling	2004-2005
CON741	33 Hill Street	5	5 Existing Dwelling	Flats	2004-2005
CON744	6 Egerton Road	1	-2 Existing Dwelling	Single Dwelling	2004-2005
CON745	6 Carlin Gate	1	0 Holiday Accommodation	Single Dwelling	2004-2005
CON747	71-73 Caunce Street	1	0 Retail	Single Dwelling	2004-2005
CON740	31 Hesketh Avenue	4	4 Holiday Accommodation	Flats	2004-2005
CON609	63 St Heliers Road	2	1 Existing Dwelling	Flats	2004-2005
CON640	8 Clifford Road	2	1 Existing Dwelling	Flats	2004-2005
CON653	402 Waterloo Road	1	0 Retail	Single Dwelling	2004-2005
CON666	102 Palatine Road	1	1 Existing Dwelling	Flats	2004-2005
CON667	13 Lord Street	1	1 Holiday Accommodation	Flats	2004-2005
CON685	70 Peter Street	1	1 Office	Single Dwelling	2004-2005
CON695	37-39 St Annes Road	1	1 Other Use	Flats (Above Shop)	2004-2005
CON716	Rear 280 Whitegate Drive	1	1 Office	Single Dwelling	2004-2005
CON724	31 Pembroke	2	1 Existing Dwelling	Flats	2004-2005
CON736	20 Barton Avenue	1	1 Holiday Accommodation	Single Dwelling	2004-2005
CON778	4 Miller Street	3	0 Existing Flat	Flats	2004-2005
CON811	52 Osbourne Road	3	-2 Existing Flats	Flat	2004-2005
CON843	45 Pedders Lane	1	0 Flat Above Shop	Single Dwelling	2004-2005
CON859	12 Egerton Road	2	2 Holiday Accommodation	Flats	2004-2005
Totals 04-05		<u>96</u>	<u>43</u>		
2005-2006					
CON549	15 Cocker Street	2	2 Holiday Accommodation	Flats Above Shop	2005-2006
CON553	25 Clifford Road	2	1 Existing Dwelling	Flats	2005-2006
CON575	238 Hornby Road	6	5 Existing Dwelling	Flats	2005-2006
CON620	44 Napier Avenue	6	5 Holiday Accommodation	Flats	2005-2006
CON655	2 Egerton Road	2	1 Other	Single Dwelling	2005-2006
CON656	35 Clifford Road	2	1 Existing Dwelling	Flats	2005-2006
CON658	31 Clifford Road	2	1 Existing Dwelling	Flats	2005-2006
CON659	30 Clifford Road	2	1 Existing Dwelling	Flats	2005-2006
CON688	R/O 348a Lytham Road	1	1 Other	Single Dwelling	2005-2006
CON742	69 Lytham Road	2	1 Existing Dwelling	Flats	2005-2006
CON749	65-69 Station Road	3	3 Holiday Accommodation	Flats	2005-2006

CON750	90 Dickson Road	2	2 Other	Flats	2005-2006
CON751	27 Chatsworth Avenue	4	4 Other	Flats	2005-2006
CON752	71-73 Caunce Street	1	0 Existing Flat	Single Dwelling	2005-2006
CON753	375 Central Drive	3	-3 Existing Flat	Flats	2005-2006
CON754	67 St Leonards Road	2	2 Shop	Two Dwellings	2005-2006
CON755	87 Mansfield Road	1	-1 Existing Flats	Single Dwelling	2005-2006
CON756	25-27 Livingstone Road	2	2 Holiday Accommodation	Two Dwellings	2005-2006
CON757	34 Clifford Road	2	1 Existing Dwelling	Flats	2005-2006
CON758	58 Warley Road	1	0 Existing Dwelling	Single Dwelling	2005-2006
CON759	6 Bute Avenue	3	2 Existing Dwelling	Flats	2005-2006
CON760	55-57 Egerton Road	2	1 Existing Dwelling	Two Dwellings	2005-2006
CON761	38 Cocker Street	3	2 Existing Dwelling	Flats	2005-2006
CON762	19-21 Eaves Street	2	2 Holiday Accommodation	Two Dwellings	2005-2006
CON763	39 Keswick Road	1	0 Existing Dwelling	Single Dwelling	2005-2006
CON732	Miners Home 162 Queens Promenade	47	47 Other	Flats	2005-2006
CON597	478 Middel and Road	1	1 Existing Dwelling	Single Dwelling	2005-2006
CON650	82 Dunelt Road	2	1 Existing Dwelling	Flats	2005-2006
CON664	10-11 Westbourne Avenue	2	2 Holiday Accommodation	Single Dwelling	2005-2006
CON673	406 Waterloo Road	1	1 Other Use	Single Dwelling	2005-2006
CON678	4 Carlyle Avenue	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON679	238 Central Drive	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON680	236 Central Drive	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON681	234 Central Drive	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON687	208 Whitegate Drive	1	1 Other Use	Single Dwelling	2005-2006
CON690	324 Talbot Road	1	1 Retail	Single Dwelling	2005-2006
CON711	44 Dean Street	1	0 Holiday Accommodation	Single Dwelling	2005-2006
CON725	6 Grosvenor Street	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON734	3 Bloomfield Road	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON748	108 Reads Avenue	4	4 Holiday Accommodation	Flats	2005-2006
CON764	45 Charnley Road	1	1 Other Use	Single Dwelling	2005-2006
CON766	23 Hill Street	1	1 Other Use	Single Dwelling	2005-2006
CON770	9 Chatsworth Avenue	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON781	83 Warbreck Hill Road	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON793	15 Cavendish Road	2	1 Existing Dwelling	Flats	2005-2006
CON794	15 St Bedes Avenue	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON830	29 Hesketh Avenue	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON832	24 St Bedes Avenue	1	1 Holiday Accommodation	Single Dwelling	2005-2006
CON839	646-648 Lytham Road	2	0 Existing Flats	Two Dwellings	2005-2006
CON853	109 Park Road	2	1 Existing Flats	Single Flat	2005-2006
Totals 05-06		<u>138</u>	<u>109</u>		

2006-2007

CON566	91-93 Newton Drive	10	10 Other	Flats	2006-2007
CON593	117-119 Saville Road	8	8 Holiday Accommodation	Flats	2006-2007
CON665	38-40 Alexandra Road	8	7 Other	Flats	2006-2007
CON689	258 Hornby Road	6	-2 Flats	Flats	2006-2007
CON767	80 Bloomfield Road	3	-2 Flats	Flats	2006-2007
CON768	23 Raikes Parade	2	1 Existing Dwelling	Flats	2006-2007
CON779	444 Lytham Road	1	-2 Existing Flats	Single Dwelling	2006-2007
CON798	21 Wellington Road	1	1 Holiday Accommodation	HA + Owners Flat	2006-2007
CON799	12 Pleasant Street	4	4 Hostel	Flats	2006-2007
CON800	69 Peter Street	2	1 Existing Dwelling	Flats	2006-2007
CON801	25 Raikes Parade	3	-2 Existing Flats	Flats	2006-2007
CON802	4 Bloomfield Road	1	1 Office	Flat	2006-2007
CON803	Warren Manor	1	1 Office	Flat	2006-2007
CON804	42 Grasmere Road	2	1 Existing Dwelling	Flats	2006-2007
CON805	116 Victory Road	1	1 Retail	Single Dwelling	2006-2007
CON806	477 Central Drive	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON807	64 Dean Street	5	-4 Flats	Flats	2006-2007
CON808	47 Worcester Road	1	1 Office	Flat	2006-2007
CON809	216-218 Waterloo Road	3	3 Retail	Three Dwellings	2006-2007
CON654	176 Abbey Road	1	1 Retail	Single Dwelling	2006-2007
CON669	10 Alfred Street	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON689	258 Hornby Road	6	4 Existing Dwelling	Flats	2006-2007
CON737	66-66a Bond Street	3	3 Retail	Flats (Above Shop)	2006-2007
CON763	22 Princess Street	2	2 Holiday Accommodation	Flats	2006-2007
CON773	33 Northumberland Avenue	2	1 Holiday Accommodation	Flats	2006-2007
CON774	31 Northumberland Ave	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON776	50 Caunce Street	3	2 Existing Dwelling	Flats	2006-2007
CON777	22 Hilton Avenue	3	2 Existing Flat	Flats	2006-2007
CON784	26 Kent Road	1	1 Other Use	Single Dwelling	2006-2007
CON785	24 Kent Road	1	1 Other Use	Single Dwelling	2006-2007
CON787	217 Central Drive	1	1 Other Use	Single Dwelling	2006-2007
CON788	14 Erdington Road	1	-1 Existing Flat	Single Dwelling	2006-2007
CON797	4 Adrian Street	2	-2 Existing Flats	Two Dwellings	2006-2007
CON813	28 Onslow Road	1	1 Retail	Single Flat	2006-2007
CON814	17 Nelson Road	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON815	19 Nelson Road	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON818	18 Cromwell Road	1	0 Existing Dwelling	Single Dwelling	2006-2007
CON819	21 Nelson Road	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON821	4 Eaves Street	1	0 Flat Above Shop	Single Dwelling	2006-2007
CON828	28 Barton Avenue and 11 Nelson Road	5	4 Flat Above Shop	Flats	2006-2007
CON829	28 Kent Road	1	-3 Existing Flats	Single Dwelling	2006-2007

CON846	6 Napier Avenue	1	-1 Existing Flats	Single Dwelling	2006-2007
CON850	12 Hesketh Avenue	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON852	31 Kent Road	1	-1 Existing Flat	Single Dwelling	2006-2007
CON854	5 Charnley Road	10	9 Holiday Accommodation	Flats	2006-2007
CON857	19 Lowrey Terrace	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON858	24 Warbreck Hill Road	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON864	32 High Street	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON865	45 Lytham Road	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON911	1-4 Regent Road East	4	4 Industrial	Flats	2006-2007
CON1019	66-68 Station Road	9	9 Other Use	Flats	2006-2007
CON1049	4 Kent Road	1	1 Holiday Accommodation	Single Dwelling	2006-2007
CON677	38 Westwood Ave & 28 Harley Road	2	2 Other Use	Single Dwelling	2006-2007
Totals 06-07		136	79		

2007-2008

CON316	130a Palatine Road	1	1 Other Use	Single Dwelling	2007-2008
CON333	1 Ormond Avenue	2	1 Existing Dwelling	Flats	2007-2007
CON380	40 Empress Drive	3	2 Holiday Accommodation	Flats	2007-2008
CON383	620 Devonshire Road	2	1 Existing Dwelling	Flats	2007-2008
CON396	Rear 9-15 Grasmere Road	2	2 Industrial	Flats	2007-2008
CON419	33 Charles Street	3	2 Holiday Accommodation	Flats	2007-2008
CON420	1-1a Grantham Road	1	1 Retail	Flats	2007-2008
CON490	42 Springfield Road	2	1 Holiday Accommodation	Flats	2007-2008
CON557	97 Squires Gate Lane	1	1 Retail	Single Dwelling	2007-2008
CON878	55-59 Bolton Street	11	8 Flats and Shops	Flats	2007-2008
CON879	542 Lytham Road	4	0 Flats	Flats	2007-2008
CON880	21 Sherbourne Road	2	1 Flats	Flats	2007-2008
CON881	245 Whitegate Drive	1	1 Other Use	Single Dwelling	2008-2009
CON882	34 Hill Street	3	3 Holiday Accommodation	Flats	2007-2008
CON883	2 Rydal Avenue	3	3 Holiday Accommodation	Flats	2007-2008
CON884	2a Haddon Road	3	3 Holiday Accommodation	Flats	2007-2008
CON317	328 Queens Promenade	1	1 Holiday Accommodation	Single Dwelling	2007/2008
CON352	6 Beaufort Avenue	1	1 Holiday Accommodation	Single Dwelling	2007/2008
CON370	91-93 Lytham Road	2	1 Retail	Flats (Above Shop)	2007/2008
CON386	7 Blundell Street	2	2 Holiday Accommodation	Flats	2007/2008
CON394	27 Cocker Street	1	1 Holiday Accommodation	Single Dwelling	2007/2008
CON449	38-40 Burlington Road	2	1 Holiday Accommodation	Flats	2007/2008
CON455	10 Finchley Road	1	1 Holiday Accommodation	Single Dwelling	2008/2009
CON465	39 Keswick Road	1	1 Holiday Accommodation	Flats	2007/2008
CON525	79 Warbreck Drive	2	2 Holiday Accommodation	Single Dwelling	2007/2008
CON560	13 Livingstone Road	1	1 Holiday Accommodation	Single Dwelling	2007/2008
CON580	457 Lytham Road	1	1 Other Use	Single Dwelling	2007/2008
CON608	6-8 Eaves Street	2	2 Retail	Single Dwelling	2007/2008

CON723	46-54 High Street	5	4 Holiday Accommodation	Single Dwelling	2007/2008
CON795	18 St Bedes Avenue	1	1 Holiday Accommodation	Single Dwelling	2007/2008
CON812	68 Dean Street	1	1 Holiday Accommodation	Single Dwelling	2007/2008
CON816	27 Carlin Gate	2	2 Other Use	Two Dwellings	2007/2008
CON825	64 Dean Street	5	4 Existing Flats	Flats	2007/2008
CON831	88a Ribble Road	1	1 Other Use	Single Dwelling	2007/2008
CON833	56 Grasmere Road	1	0 Flat Above Shop	Single Dwelling	2007/2008
CON840	25 Caxton Avenue & 98 Norcliffe Road	1	1 Other Use	Single Dwelling	2007/2008
CON845	6 Ribble Road	2	1 Existing Flats	Flats	2007/2008
CON851	63-65 St Leonards Road	2	1 Flat Above Shop	Two Dwellings	2007/2008
CON855	35-37 Hesketh Avenue	2	2 Holiday Accommodation	Two Dwellings	2007/2008
CON1043	20a Cliff Place	5	5 Holiday Accommodation	Flats	2007-2008
CON1044	6 Reads Avenue	7	6 Existing Flats	Flats	2007-2008
CON620	84 Anchorsholme Lane East	6	6 Existing Flats	Flats	2007-2008
	Totals 07-08	<u>102</u>			

2008-2009

CON693	44 Woodfield Road	1	1 Holiday Accommodation	Single Dwelling	2008-2009
CON700	13 Bolton Street	1	0 Other Use	Flats	2008-2009
CON713	68 Park Road	1	1 Other Use	Single Dwelling	2008-2009
CON714	15 Station Road	3	1 Existing Dwelling	Flats	2008-2009
CON721	53 Dickson Road	12	12 Church	Flats	2008-2009
CON743	139 Albert Road	1	1 Other Use	Single Dwelling	2008-2009
CON823	28-30 Raikes Parade	8	8 Holiday Accommodation	Flats	2008-2009
CON868	87-89 Holmfield Road	1	0 Single Dwelling	Flat (Above Shop)	2008-2009
CON869	8a Watson Road	1	1 Holiday Accommodation	Single Dwelling	2008-2009
CON888	23 Bright Street	1	1 Holiday Accommodation	Single Dwelling	2008-2009
CON891	1 Ashton Road	1	1 Retail	Flat (Above Shop)	2008-2009
CON892	195 Bloomfield Road	1	-1 Flats	Single Dwelling	2008-2009
CON915	124 Highfield Road	1	1 Retail	Single Dwelling	2008-2009
CON924	8-10 Freckleton Street	1	1 Retail	Single Dwelling	2008-2009
CON926	7 Cleator Avenue	1	-6 Flats	Single Dwelling	2008-2009
CON927	23-25 Chapel Street	10	10 Holiday Accommodation	Flats	2008-2009
CON931	6 Carlton Grove	2	1 Single Dwelling	Flats	2008-2009
CON933	311 Lytham Road	6	6 Other Use	Flats	2008-2009
CON941	9 Moore Street	5	5 Holiday Accommodation	Flats	2008-2009
CON949	116 Palatine Road	4	3 Single Dwelling	Flats	2008-2009
CON950	2 Dickson Road	2	2 Office	Office (with flat over)	2008-2009
CON952	45-47 Blackpool Road	2	1 Single Dwelling	Two Dwellings	2008-2009
CON956	4 Finchley Road	4	4 Holiday Accommodation	Flats	2008-2009
CON962	219 Whitegate Drive	2	2 Dentist Surgery	Flats	2008-2009
CON969	39 Rawcliffe Street	1	1 Holiday Accommodation	Single Flat	2008-2009

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CON981	16 Princess Street	1	1 Holiday Accommodation	Single Dwelling	2008-2009
CON987	18 Napier Avenue	1	1 Holiday Accommodation	Single Dwelling	2008-2009
CON988	26 Park Road	1	-1 Flats	Single Dwelling	2008-2009
CON992	168 Fleetwood Road	1	1 Retail	Single Dwelling	2008-2009
CON1045	13 Keswick Road	2	2 Holiday Accommodation	Flats	2008-2009
CON1052	34 Grasmere Road	4	4 Other Use	Flats	2008-2009
CON1056	5 Anchorsholme Lane West	3	3 Other Use	Flats	2008-2009
CON936	300 Queens Promenade	3	3 Hotel	Flats	2008-2009
CON918	75 Abingdon street	1	1 Shop	Flat (Above Shop)	2008-2009
CON970	30 Cromwell Road	1	1 Shop	Single Dwelling	2008-2009
CON1076	73 Buchanan Street	1	1 Doctors Surgery	Single Dwelling	2008-2009
CON1058	125 Park Road	3	2 Single Dwelling	Three Flats	2008-2009
CON1078	4 King Street	1	1 Office	Flat (Above Shop)	2008-2009
CON1079	78 Marton Drive	2	1 Shop (with Flat Over)	Two Dwellings	2008-2009
CON1060	16 Clifton Drive	4	4 Holiday Accommodation	Flats	2008-2009
CON1080	100 Palatine Road	11	11 Holiday Accommodation	Student Accom Shared Facility	2008-2009
CON1081	40-42 Egerton Road	2	1 Holiday Accommodation	Two Dwellings	2008-2009
CON1082	35-37 Cromer Road	1	-1 Two Dwellings	Single Dwelling	2008-2009
CON1083	24-30 Bond Street	2	1 Office With Flat Over	Two Flats	2008-2009
CON1085	49 Topping Street	1	1 Office With Flat Over	Two Flats	2008-2009
CON1086	40 Westmorland Avenue	4	4 Holiday Accommodation	Flats	2008-2009
CON1087	34 St Davids Avenue	2	1 Single Dwelling	Flats	2008-2009
CON1015	558 Lytham Road	4	2 Retail (with flats over)	Flats	2008-2009
CON945	19 Bright Street	5	5 Holiday Accommodation	Flats	2008-2009
CON1089	42 Carshalton Road	3	2 Single Dwelling	Flats	2008-2009
	Totals 08-09	<u>137</u>	<u>109</u>		
2009-10					
CON1119	252 Hornby Road	6	0 Flats	Flats	2009-2010
CON929	12 Regent Road	3	3 Holiday Accommodation	Flats	2009-2010
CON1140	6 Tudor Place	1	1 Holiday Accommodation	Single Dwelling	2009-2010
CON1059	20/22 Lune Grove	4	2 Two Dwellings	Two Dwellings and Two flats	2009-2010
CON1116	28 Regent Road	4	4 Holiday Accommodation	Flats	2009-2010
CON1113	102-104 Bolton Street	1	0 Tattoo Parlour (with flat over)	Single Dwelling	2009-2010
CON1068	66b Central Drive	3	3 Holiday Accommodation	Flats	2009-2010
CON1154	312 Central Drive	3	3 Retail	Flats	2009-2010
CON1106	136-138 Bond Street	6	6 Holiday Accommodation	Flats	2009-2010
CON1006	20 Nelson Road	2	2 Holiday Accommodation	Flats	2009-2010
CON979	10-12 Bright Street	7	7 Hotel	Flats	2009-2010
CON1155	34 Knowle Avenue	1	-1 Flats	Single Dwelling	2009-2010
CON967	6 Carlyle Avenue	3	3 Other Use	Flats	2009-2010
CON1070	14-22 Red Bank Road	4	2 Maisonettes	Flats	2009-2010
CON935	2 Grasmere Road	4	4 Shop	Flats	2009-2010

CON1020	224 Dickson Road	2	1 Retail (with flat over)	Retail (with flats over)	2009-2010
CON1172	17-19 Pleasant Street	1	1 Retail (with office over)	Retail (with flat over)	2009-2010
CON1084	327-329 Dickson Road	4	4 Holiday Accommodation	Flats	2009-2010
CON910	50-52 Burlington Road	6	6 Residential Care Home	Flats	2009-2010
CON912	8 Moore Street	3	3 Holiday Accommodation	Flats	2009-2010
CON939	4 John Street	2	2 Warehouse	Flats	2009-2010
CON1085	49 Topping Street	1	1 Office with Flat over	Flats	2009-2010
CON958	100 Granville Road/66 Devonshire Road	2	1 Single Dwelling	Two Dwellings	2009-2010
CON965	72 Park Road	2	1 Single Dwelling	Flats	2009-2010
CON1057	22-26 Ribble Road	4	0 Shop (with flats over)	Flats	2009-2010
CON995	7 Grosvenor Street	1	1 Office	Office (with flat over)	2009-2010
CON1022	3 and 3a Ashburton Road	2	1 Shop (with Flat Over)	Flats	2009-2010
CON1031	2 Beech Avenue	2	1 Single Dwelling	Flats	2009-2010
CON1038	10 Finchley Road	1	1 Holiday Accommodation	Single Dwelling	2009-2010
CON1067	6 Napier Avenue	2	1 Single Dwelling	Flats	2009-2010
CON1071	8 High Street	4	4 Holiday Accommodation	Flats	2009-2010
CON1129	16 Cheltenham Road	2	-2 Flats	Flats	2009-2010
		<u>93</u>			

2010-2011

CON1107	5-7 Foxhall Square	3	2 Café and Flat Over	Flats	2010-2011
CON1150	17 Louise Street	1	1 Hotel and Shop	Single Dwelling	2010-2011
CON1156	63 Station Road	2	1 HMO	Flats	2010-2011
CON953	60 Lytham Road	3	3 Hotel	Flats	2010-2011
CON964	56 Holmfield Road	1	1 Bar	Single Dwelling	2010-2011
CON989	11 Keswick Road	3	3 Other Use	Flats	2010-2011
CON1012	309 Lytham Road	6	2 Flats	Flats	2010-2011
CON1167	133 Bond Street	4	3 Bedsits	Flats	2010-2011
CON1073	30 Northumberland Ave	2	2 Holiday Accommodation	Flats	2010-2011
CON861	22 Tyldesley Road	4	4 Holiday Accommodation	Flats	2010-2011
CON1263	23-25 Chapel Street	10	10 Holiday Accommodation	Flats	2010-2011
CON1198	31 Northumberland Avenue	2	2 Holiday Accommodation	Flats	2010-2011
CON1246	44 Crystal Road	1	1 Guest House	Single Dwelling	2010-2011
CON1264	70-72 High Street	2	2 Vacant Land	Two Dwellings	2010-2011
CON1118	424-426 Promenade	11	11 Hotel	Flats	2010-2011
		<u>55</u>			

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Appendix 3

Outstanding permissions - New build sites

Appendix A3: Outstanding Permissions - New Build sites as at 31 March 2011

REF NO	Address	PP Type	Area (Ha)	Capacity	Existing	Net	App No	Date Approved	Expiry Date	Status	Left to be Built	Area Left	Type	Origin
2001-02														
N/002	St Stephen on the Cliffs, Holmfield Rd	Full	0.06	2	0	2	01/0440	29-Oct-01	29-Oct-06	U/C	1	0.03	WF	BF
	Totals 01-02		<u>0.06</u>	<u>2</u>	<u>0</u>	<u>2</u>					<u>1</u>	<u>0.03</u>		
2002-03														
E/009	Land Rear 157 Whitegate Drive	Full	0.05	1	0	1	02/1030	3-Feb-03	3-Feb-08	U/C	1	0.05	WF	BF
	Totals 02-03		<u>0.05</u>	<u>1</u>	<u>0</u>	<u>1</u>					<u>1</u>	<u>0.05</u>		
2003-04														
S/029	Land at Roundhay/Meanwood Avenue	Full	0.30	5	0	5	04/0675	15-Oct-04	15-Oct-09	U/C	2	0.07	WF	BF
C/021	3 Princess Street	Full	0.01	3	0	3	04/1170	20-Dec-04	20-Dec-09	U/C	3	0.01	WF	BF
	Totals 03-04		<u>0.31</u>	<u>8</u>	<u>0</u>	<u>8</u>					<u>5</u>	<u>0.08</u>		
2005-06														
N/021	41 Bispham Rd & Rear 19-39 Bispham Rd	Full	0.33	19	1	18	05/0185	15-Dec-05	15-Dec-10	U/C	19	0.33	WF	BF
	Totals 05-06		<u>0.33</u>	<u>19</u>	<u>1</u>	<u>18</u>					<u>19</u>	<u>0.33</u>		
2006-07														
N/014	Ryscar Way, Kinraig Road	Res'd	3.05	166	0	166	06/0248	2-Aug-06	2-Aug-09	U/C	96	1.76	LPA	GF
C/036	Land Off Coopers Way	Full	1.97	100	0	100	05/0705	20-Oct-06	20-Oct-09	U/C	62	1.56	LPA	BF
S/001	Land at Bridge House Rd	Full	1.03	23	0	23	06/0912	11-Jan-07	11-Jan-10	U/C	9	0.97	WF	GF
	Totals 06-07		<u>6.05</u>	<u>289</u>	<u>0</u>	<u>289</u>					<u>167</u>	<u>4.29</u>		
2007-08														
S/047	Land at Brookfield Ave	Full	0.06	2	0	2	07/0554	20-Aug-07	20-Aug-10	U/C	2	0.06	WF	BF
C/038	3a Ball Street	Full	0.14	14	0	14	07/0462	24-Aug-07	24-Aug-10	U/C	6	0.06	WF	BF
	Totals 07-08		<u>0.20</u>	<u>16</u>	<u>0</u>	<u>16</u>					<u>8</u>	<u>0.12</u>		
2008-09														
C/054	87-95 Whitegate Drive	Outline	0.10	14	0	14	08/0094	15-Apr-08	15-Apr-11	Outline	14	0.10	WF	BF
C/055	Rear 2-14 Durham Road	Full	0.78	8	0	8	07/1138	14-May-08	14-May-11	N/S	8	0.78	WF	BF
S/056	Kensington Lodge, Langdale Road	Outline	0.42	39	0	39	08/0219	2-Jun-08	2-Jun-11	Outline	39	0.42	WF	BF
C/051	102-110 Hornby Road	Outline	0.19	32	0	32	08/0271	23-Jun-08	23-Jun-11	Outline	32	0.19	WF	BF
C/053	76 and 76a Kent Road	Outline	0.11	24	0	24	08/0226	26-Jun-08	26-Jun-11	Outline	24	0.11	WF	BF
S/055	Empire Garage, Hawes Side Lane	Full	0.06	8	0	8	08/0499	26-Aug-08	26-Aug-11	N/S	8	0.06	WF	BF
S/058	292-294 Waterloo Road	Outline	0.11	14	0	14	08/0496	8-Sep-08	8-Sep-11	Outline	14	0.11	WF	BF
N/035	Former Norbreck Castle Filling Station	Full	0.14	15	0	15	08/0507	8-Sep-08	8-Sep-11	U/C	15	0.14	WF	BF
N/034	West Gate, Robins Lane	Full	0.48	1	1	0	08/1180	8-Dec-08	8-Dec-11	U/C	1	0.48	WF	BF
C/056	336-342 Church Street	Full	0.06	7	0	7	08/0943	23-Dec-08	23-Dec-11	U/C	7	0.06	WF	BF
S/054	Welcome Inn 319 Vicarage Lane	Full	0.40	15	0	15	08/1287	12-Jan-09	12-Jan-12	N/S	15	0.40	WF	BF
C/050	Site of Hindle Cottage Back Eaves Street	Full	0.01	1	1	0	08/1196	14-Jan-09	14-Jan-12	N/S	1	0.01	WF	BF
S/051	49 Rawcliffe Street & 24 Hill Street	Full	0.04	14	8	6	08/1246	2-Feb-09	2-Feb-12	N/S	14	0.04	WF	BF
S/059	Land adjacent to 108 Abbey Road	Full	0.02	1	0	1	09/0049	13-Feb-09	13-Feb-12	N/S	1	0.02	WF	BF
E/050	Land adjacent to 8 Cottesmore Place	Outline	0.08	1	0	1	09/0132	3-Mar-09	3-Mar-12	Outline	1	0.08	WF	BF
S/061	Land to the rear 52-90 Cherry Tree Road	Outline	0.26	15	0	15	08/1325	16-Mar-09	16-Mar-12	Outline	15	0.26	WF	BF
S/062	14 Strathdale	Full	0.05	1	0	1	09/0179	26-Mar-09	26-Mar-12	N/S	1	0.05	WF	BF
	Totals 08-09		<u>3.31</u>	<u>210</u>	<u>10</u>	<u>200</u>					<u>210</u>	<u>3.31</u>		

2009-10

S/063	200-210 Watson Road	Outline	0.90	38	0	38	08/1351	11-May-09	11-May-12	Outline	38	0.90	WF	BF
C/059	7-11 Alfred Street	Outline	0.05	14	0	14	09/0045	18-May-09	18-May-12	Outline	14	0.05	WF	BF
C/060	11 Dover Road	Full	0.20	12	0	12	09/0195	5-Jun-09	5-Jun-12	U/C	12	0.20	WF	BF
N/037	Land adjacent to 45 Bexley Avenue	Res'd	0.01	1	0	1	09/0580	19-Jun-09	19-Jun-12	N/S	1	0.01	WF	BF
C/065	Land Adjacent to 32 Grasmere Road	Full	0.03	2	0	2	09/0826	12-Aug-09	12-Aug-12	N/S	2	0.03	WF	BF
S/065	36 Roseacre	Full	0.12	3	1	2	09/1118	19-Oct-09	19-Oct-12	N/S	3	0.12	WF	BF
C/067	Land adj 6a Dover Road	Outline	0.03	4	0	4	09/0651	30-Oct-09	30-Oct-12	Outline	4	0.03	WF	BF
S/065	505 Midgeland Road	Outline	0.17	1	1	0	05/0598	18-Sep-09	18-Sep-09	Outline	1	0.17	WF	BF
S/068	Land between 77-79 Harcourt Road	Full	0.01	1	0	1	09/1199	24-Nov-09	24-Nov-12	N/S	1	0.01	WF	BF
N/041	Land between 44 and 46 Draycot Avenue and 25 and 51 Forshaw Avenue	Full	0.47	17	0	17	09/1489	1-Feb-10	1-Feb-13	N/S	17	0.47	WF	BF
Totals 09-10			<u>1.99</u>	<u>93</u>	<u>2</u>	<u>91</u>					<u>93</u>	<u>1.99</u>		

2010-11

N/042	Rear 130 Anchorsholme Lane East	Full	0.04	1	0	1	10/0421	13-May-10	13-May-13	N/S	1	0.04	WF	BF
S/066	Land at Moss House Road, Marton Moss	Outline	17.00	584	0	584	09/0740	22-Jul-10	22-Jul-13	Outline	584	17.00	LPA	GF
S/064	Land at 187 Common Edge Road	Full	0.71	27	0	27	10/0418	3-Sep-10	3-Sep-13	U/C	16	0.71	WF	BF
N/043	Land adjacent to 15 Headfort Close	Outline	0.05	1	0	1	10/0908	6-Sep-10	6-Sep-13	Outline	1	0.05	WF	BF
C/031	Corner Moon Ave & John St	Full	0.02	5	1	4	10/0706	9-Aug-10	9-Aug-13	U/C	5	0.02	WF	BF
N/044	Land Gateside Drive Forshaw Avenue	Full	0.92	26	64	-38	10/1330	2-Feb-11	2-Feb-14	N/S	26	0.92	WF	BF
S/067	233 Common Edge Road	Full	0.10	1	1	0	10/1128	15-Feb-11	15-Feb-14	N/S	1	0.10	WF	BF
C/032	273-275 Promenade	Full	0.03	14	0	14	10/1445	1-Mar-11	1-Mar-14	N/S	14	0.03	WF	BF
S/068	Land Adjacent to 293 Vicarage Lane	Full	0.01	2	0	2	10/1066	4-Feb-11	4-Feb-14	N/S	2	0.01	WF	GF
C/032	Site of Bispham Road	Full	0.92	12	0	12	10/1430	8-Feb-11	8-Feb-14	N/S	12	0.92	WF	BF
Totals 10-11			<u>19.80</u>	<u>673</u>	<u>66</u>	<u>607</u>					<u>662</u>	<u>19.80</u>		

Appendix 4

Outstanding permissions - Changes of use and conversions

Appendix A4: Outstanding Permissions - Change of Use and Conversions as at 31st March 2011

REF NO	DEC DATE	ADDRESS	APP NO	DWELLINGS (GROSS)	EXISTING DWELLINGS	DWELLINGS (NET)	PREVIOUS USE	PROPOSED USE
2007-08								
CON885	11-May-07	50 Park Road	07/0242	1	0	1	Holiday Accommodation	Single Dwelling
CON886	15-May-07	28 Grasmere Road	07/0219	1	0	1	Retail	Single Flat
CON894	8-Jun-07	212 Dickson Road	07/0373	1	0	1	Holiday Accommodation	Single Dwelling
CON893	11-Jun-07	6-8 Warbreck Drive	07/0344	2	0	2	Retail	Two Dwellings
CON899	17-Jul-07	46 Bond St & 19 Rawcliffe St	07/0320	7	0	7	Public House	Flats
CON902	26-Jul-07	7 Carshalton Road	07/0423	4	0	4	Holiday Accommodation	Flats
CON905	10-Aug-07	127-129 Dickson Road	07/0559	1	0	1	Hotel	Single Dwelling
CON907	13-Aug-07	19 Lord Street	07/0334	1	0	1	Training Centre	Flat (Above Training Centre)
CON917	8-Oct-07	106 Burlington Road	07/0722	1	0	1	Hotel	Single Dwelling
CON918	12-Oct-07	75 Abingdon Street	07/0744	1	0	1	Office	Flat (Above Shop)
CON920	15-Oct-07	71 Adelaide Street	07/0749	1	0	1	Office	Single Dwelling
CON923	1-Nov-07	52 Sherbourne Road	07/0816	2	1	1	Single Dwelling	Two Flats
CON925	6-Nov-07	113 St Heliers Road	07/0823	2	2	0	Flats	Flats
CON928	15-Nov-07	144 Adelaide Street	07/0880	1	0	1	Holiday Accommodation	Single Dwelling
CON930	19-Nov-07	93 Ashburton Road	07/0855	4	0	4	Other Use	Flats
CON932	20-Nov-07	3 Charles Street	07/0890	1	0	1	Office	Single Flat
CON934	29-Nov-07	62 Holmfield Road	07/0909	2	4	-2	Flats	Flats
CON938	12-Dec-07	4 Wilton Parade	07/0960	7	0	7	Other Use	Flats
CON840	21-Dec-07	4 Foxdale Avenue	07/0968	1	0	1	Garage	Flat
CON942	3-Jan-08	340 Queens Promenade	07/1051	1	0	1	Hotel	Single Dwelling
CON943	8-Jan-08	88 Holmfield Road	07/0995	2	0	2	Holiday Accommodation	Flats
CON951	24-Jan-08	13 Watson Road	07/1100	2	1	1	Single Dwelling	Two Flats
CON959	26-Feb-08	70 Warley Road	08/0061	1	2	-1	Flats	Single Flat
CON960	29-Feb-08	68-70 Dickson Road	07/1137	8	0	8	Hotel	Flats
CON961	3-Mar-08	E H Booth, 513 Lytham Rd	08/0020	6	0	6	Retail	Retail (With Flats Over)
CON963	11-Mar-08	56-60 Bolton Street	08/0002	3	0	3	Rest Home	Three Dwellings
CON1053	25-Mar-08	16a Empress Drive	08/0049	2	0	2	Holiday Accommodation	Flats
CON1054	27-Mar-08	32 Clevedon Road	08/0044	2	1	1	Single Dwelling	Two Flats
				68	11	57		
2008-09								
CON1055	1-Apr-08	42 Empress Drive	08/0079	3	1	2	Holiday Accommodation	Flats
CON972	3-Apr-08	21-23 Newhouse Road	08/0170	1	2	-1	Flats	Single Dwelling
CON973	4-Apr-08	2-4 Ansdell Road	08/0125	2	0	2	Office	Flats
CON974	10-Apr-08	101 Palatine Road	08/0032	4	0	4	Hotel	Flats
CON975	15-Apr-08	13 Chapel Street	08/0152	3	0	3	Tattoo Studio	Flats
CON976	18-Apr-08	16 Havelock Street	08/0155	1	0	1	Hotel	Single Dwelling
CON977	21-Apr-08	2 Bright Street	08/0171	1	0	1	Holiday Accommodation	Single Dwelling
CON978	21-Apr-08	8 Beech Avenue	08/0211	2	1	1	Retail (with Flat over)	Flats
CON980	24-Apr-08	89 Warbreck Drive	08/0126	3	1	2	Single Dwelling	Flats
CON982	28-Apr-08	2a Alfred Street	08/0233	3	0	3	Vacant	Flats
CON984	2-May-08	78 Highfield Rd/2 Lodore Rd	08/0200	3	1	2	Retail (with Flat over)	Retail and Three Flats
CON985	13-May-08	21 Moore Street	08/0265	1	0	1	Holiday Accommodation	Single Dwelling
CON986	13-May-08	92 Withnell Road	08/0277	2	1	1	Single Dwelling	Two Flats
CON990	22-May-08	41 Red Bank Road	08/0273	2	1	1	Flats	Flat
CON991	23-May-08	44 Central Drive	08/0286	3	0	3	Holiday Accommodation	Flats
CON993	2-Jun-08	Marion Library	08/0176	3	0	3	Library	Three Dwellings

CON994	3-Jun-08 The Royal Pavilion, Rigby Road	08/0283	12	0	12 Bar	Flats (Above Shop)
CON996	6-Jun-08 41 Station Road	08/0341	1	0	1 Retail	Single Flat
CON997	6-Jun-08 4 Carlton Grove	08/0288	2	1	1 Single Dwelling	Flats
CON998	12-Jun-08 22-30 Pleasant Street	08/0146	20	0	20 Hotel	Flats
CON999	19-Jun-08 183 Lytham Road	08/0305	3	0	3 Holiday Accommodation	Retail (With Flats Over)
CON1000	20-Jun-08 230 Hornby Road	08/0230	4	0	4 Holiday Accommodation	Flats
CON1001	23-Jun-08 24 Highfield Road	08/0328	1	0	1 Retail	Retail (with flat over)
CON1002	1-Jul-08 50 Station Road	08/0374	4	0	4 Rest Home	Flats
CON1003	15-Jul-08 146-148 Bond Street	08/0364	2	0	2 Holiday Accommodation	Two Dwellings
CON1005	18-Jul-08 41 Charnley Road	08/0463	1	0	1 Hotel	Single Dwelling
CON1007	23-Jul-08 71/71a Lune Grove	08/0526	1	2	-1 Flats	Single Dwelling
CON1008	29-Jul-08 6 Tyldeley Road	08/0457	3	0	3 Hotel	Flats
CON1009	1-Aug-08 15 Newton Drive	08/0436	1	0	1 Retail	Retail (with flat over)
CON1010	1-Aug-08 79 Alexandra Road	08/0571	1	0	1 Holiday Accommodation	Single Dwelling
CON1011	4-Aug-08 81 Dickson Road	08/0478	5	0	5 Other Use	Flats
CON1014	15-Aug-08 108 Palatine Road	08/0565	4	0	4 Hotel	Flats
CON1083	24-Aug-08 24-30 Bond Street	07/0510	2	1	1 Office	Two Flats
CON1013	27-Aug-08 22-24 Knowle Avenue	08/0539	6	0	6 Holiday Accommodation	Flats
CON1016	27-Aug-08 59a Harrowside	08/0431	2	2	0 Retail and two flats	Retail, one flat and maisonette
CON1017	29-Aug-08 145 High St, 15a, 15b & 15c Pleasant St	08/0537	3	0	3 Retail	Three Dwellings
CON1018	29-Aug-08 231 Hornby Road	08/0557	3	2	1 Flats	Flats
CON1023	8-Sep-08 22 Queen Street and 77-79 Abingdon Street	08/0236	17	0	17 Hotel	Retail (With Flats Over)
CON1024	12-Sep-08 72 Foxhall Road	08/0506	1	0	1 Restaurant	Restaurant (with Flat Over)
CON1025	15-Sep-08 30 South King Street	08/0322	1	0	1 Holiday Accommodation	Single Dwelling
CON1026	18-Sep-08 80 Burlington Road	08/0485	2	6	-4 Bedsits	Two Flats
CON1027	19-Sep-08 20 Shaw Road	08/0664	2	0	2 Holiday Accommodation	Two Flats
CON1028	26-Sep-08 118 Palatine Road	08/0845	4	0	4 Hotel	Flats
CON1029	26-Sep-08 37-39 Talbot Road	08/0669	2	0	2 Office	Two Flats
CON1030	29-Sep-08 2-4 General Street	08/0811	8	0	8 Holiday Accommodation	Flats
CON1032	3-Oct-08 3 King George Avenue	08/0809	1	0	1 Holiday Accommodation	Single Dwelling
CON1033	10-Oct-08 3 Erdington Road	08/0867	1	2	-1 Two Flats	Single Dwelling
CON1034	23-Oct-08 222 Lytham Road	08/0882	2	1	1 Retail (with Flat over)	Two Flats
CON1035	28-Oct-08 380 Vicarage Lane	08/0742	2	1	1 Retail (with Flat over)	Retail (With Flats Over)
CON1036	10-Nov-08 12 Grasmere Road	08/0838	1	0	1 Betting Shop	Single Flat
CON1037	10-Nov-08 4 Warley Road	08/0647	5	0	5 Office	Flats
CON1039	1-Dec-08 40 Dickson Road	08/0965	6	10	-4 Bedsits	Flats
CON1040	22-Dec-08 38a Banks Street	08/0984	1	0	1 Other Use	Single Dwelling
CON1041	8-Jan-09 98 Norcliffe Road	08/1230	1	0	1 Rest Home	Single Flat
CON1042	13-Jan-09 23 Luton Road	08/1063	1	0	1 Holiday Accommodation	Single Flat
CON1062	19-Jan-09 46a George Street	08/1021	1	0	1 Flats	Flats
CON1063	20-Jan-09 83 Withnell Road	08/1220	4	0	4 Holiday Accommodation	Flats
CON1064	20-Jan-09 196 Queens Promenade	08/1316	1	0	1 Holiday Accommodation	Flat
CON1061	21-Jan-09 194 Queens Promenade	08/1317	4	0	4 Holiday Accommodation	Flats
CON1065	23-Jan-09 11-17 Red Bank Road	08/1061	5	1	4 Holiday Accommodation	Flats
CON1066	23-Jan-09 22 Wellington Road	08/1227	4	0	4 Holiday Accommodation	Flats
CON1069	4-Feb-09 22 Empress Drive	08/1394	2	1	1 Single Dwelling	Flats
CON1072	20-Feb-09 9 Napier Avenue	09/0083	1	0	1 Holiday Accommodation	Single Dwelling
CON1060	24-Feb-09 16 Clifton Drive	08/1244	4	0	4 Holiday Accommodation	Flats
CON1074	4-Mar-09 7-9 King George Avenue	08/1011	10	8	2 Flats	Flats
CON1075	4-Mar-09 5 Crystal Road	09/0057	3	1	2 Single Dwelling	Flats

CON1090	16-Mar-09	16a Grasmere Road	09/0146	1	0	1 Retail	Flat
CON1091	24-Mar-09	304 Talbot Road	09/0154	4	1	3 Single Dwelling	Flats
CON1092	25-Mar-09	Royal Pavillion Rigby Road	09/1041	12	9	3 Bar and Flats	retail (with flats over)
				232	57	175	
2009-10							
CON1093	8-Apr-09	60-32 Talbot Road	09/0003	1	0	1 Retail	Retail (with flat over)
CON1094	16-Apr-09	76-80 Bolton Street	09/0231	3	2	1 Café and two flats	Café and Three Flats
CON1095	22-Apr-09	35 Queen Street	08/0674	4	2	2 Shop(with flats over)	Shop(with flats over)
CON1096	28-Apr-09	114 High Street	09/0316	1	0	1 Retail	Ground Floor Flat
CON1098	6-May-09	17 and 31 Osborne Road	09/0306	2	0	2 Holiday Accommodation	Two Dwellings
CON1099	8-May-09	47-49 King Street	09/0026	1	0	1 Restaurant	Restaurant (with Flat Over)
CON1101	11-May-09	27 Tyldesley Road	09/0473	4	1	3 Holiday Accommodation	Flats
CON1102	12-May-09	25 Rawcliffe Street	09/0405	1	0	1 Holiday Accommodation	Single Dwelling
CON1103	14-May-09	95 Hornby Road	09/0271	1	1	0 Holiday Accommodation	Single Dwelling
CON1097	18-May-09	63 Hornby Road	09/0412	1	0	1 Holiday Accommodation	Single Dwelling
CON1104	22-May-09	258 Talbot Road	09/0428	1	0	1 Office	Office (with flat over)
CON1105	8-Jun-09	29 Gynn Avenue	09/0357	1	0	1 Holiday Accommodation	Single Dwelling
CON1108	22-Jun-09	19-21 Bolton Street	09/0607	2	0	2 Shop	Flats
CON1109	24-Jun-09	55 Hesketh Ave	09/0369	3	2	1 Two Flats	Flats
CON1110	30-Jun-09	91-95 Warley Road	09/0681	3	0	3 Vacant Retirement Home	Three Dwellings
CON1111	01-Jul-09	30 Gynn Avenue	09/0494	1	0	1 Holiday Accommodation	Single Dwelling
CON1112	08-Jul-09	157 Dickson Road	09/0618	1	1	0 Shop(with flat over)	one self contained flat
CON1114	13-Jul-09	88 Holmfield Road	09/0791	1	1	0 Holiday Accom + Owners Flat	Single Dwelling
CON1115	14-Jul-09	11 Carshalton Road	09/0619	1	0	1 Retail	one self contained flat
CON1117	20-Jul-09	40-42 Lytham Road	09/0654	1	0	1 Retail	Single Flat
CON1120	28-Jul-09	27 Queen Street	09/0487	3	0	3 Public House	Flats
CON1121	29-Jul-09	29 Queen Street	09/0488	4	0	4 Office	Flats
CON1122	29-Jul-09	106 High Street	09/0790	1	0	1 Holiday Accommodation	Single Dwelling
CON1123	30-Jul-09	73 Withnell Road	09/0884	6	5	1 Flats	Flats
CON1124	30-Jul-09	30 Princess Street	09/0789	1	0	1 Hotel	Single Dwelling
CON1125	30-Jul-09	55 Bryan Road	09/0750	3	0	3 Vacant Rest Home	Flats
CON1126	31-Jul-09	45 High Street	09/0788	1	0	1 Holiday Accommodation	Single Dwelling
CON1128	10-Aug-09	8 Montague Street	09/0707	2	0	2 Holiday Accommodation	Two Flats
CON1130	13-Aug-09	376 Lytham Road	09/0900	4	0	4 Vacant	Flats
CON1131	17-Aug-09	74-76 Warley Road	09/0850	2	0	2 Retirement Home	Two Dwellings
CON1132	26-Aug-09	48 Lord Street	09/0484	4	0	4 Vacant	Flats
CON1133	03-Sep-09	69 Dickson Road	09/0913	4	0	4 Vacant	Flats
CON1134	04-Sep-09	46 Dickson Road	09/0921	5	0	5 Holiday Accommodation	Flats
CON1135	24-Sep-09	47 Caunce Street	09/1017	2	0	2 Vacant	Flats
CON1136	24-Sep-09	115 Holmfield Road	09/1041	3	1	2 Holiday Flats plus Owners Accom	Flats
CON1137	28-Sep-09	21 Lord Street	09/1059	1	0	1 Holiday Accommodation	Single Flat
CON1138	20-Oct-09	22 Willshaw Road	09/1015	3	3	0 Flats	Flats
CON1139	21-Oct-09	Land to the Rear 1a Moon Avenue	09/1152	1	0	1 Vacant	Single Dwelling
CON1140	04-Nov-09	73 Dickson Road	09/1149	4	0	4 Holiday Accommodation	Flats
CON1141	06-Nov-09	13 Shaftesbury Avenue	09/1122	1	0	1 Hotel	Single Dwelling
CON1142	10-Nov-09	1 Exchange Street	09/1303	1	0	1 Guest House	Single Dwelling
CON1143	13-Nov-09	169 Cavendish Road	09/1293	1	0	1 Doctors Surgery	Single Dwelling
CON1144	18-Nov-09	18-20 Empress Drive	09/1230	6	1	5 Holiday Accommodation	Flats
CON1145	18-Nov-09	61 Bolton Street	09/1262	2	1	1 Flats	Shop and Flat
CON1146	23-Nov-09	44 Warbreck Hill Road	09/0956	4	0	4 Holiday Accommodation	Flats

CON1147	27-Nov-09	26 Empress Drive	09/1236	2	1	1 Holiday Flats plus Owners Accom	Flats
CON1148	27-Nov-09	15 Northumberland Avenue	09/1287	9	0	9 Holiday Accommodation	Flats
CON1149	30-Nov-09	443-449 Waterloo Road	09/1191	6	0	6 Shop and Store	Flats
CON1151	03-Dec-09	20 Regent Road	09/1303	1	0	1 Holiday Accommodation	Single Dwelling
CON1152	10-Dec-09	60 Kelso Avenue	09/1402	1	2	-1 Bedsits	Single Flat
CON1153	16-Dec-09	73/73a Condor Grove	09/1421	1	2	-1 Flats	Single Dwelling
CON1157	27-Nov-09	5-7 Lord Street	09/1286	6	0	6 Hotel	Flats
CON1158	11-Jan-10	61 Station Road	09/1565	5	1	4 HMO	Flats
CON1159	22-Jan-10	30 Holmfield Road	09/1389	2	1	1 Holiday Flats plus Owners Accom	Flats
CON1160	22-Jan-10	6 Dalegarth Close	09/1577	2	1	1 Single Dwelling	Flats
CON1161	25-Jan-10	244 Palatine Road	09/1512	2	2	0 Flats	Flats
CON1162	04-Jan-10	42 Dickson Road	09/1150	5	0	5 Guest House	Flats
CON1163	22-Feb-10	293 Vicarage Lane	10/0035	1	1	0 Shop and Flat	Single Dwelling
CON1164	23-Feb-10	68 Osborne Road	10/0083	3	0	3 Holiday Accommodation	Flats
CON1166	04-Mar-10	21 Barton Avenue	10/0144	1	0	1 Holiday Accommodation	Single Dwelling
CON1167	10-Mar-10	133 Bond Street	10/0011	4	1	3 Bedsits	Flats
CON1168	11-Mar-10	40 Raikes Parade	10/0111	1	0	1 Synagogue	Single Dwelling
CON1169	15-Mar-10	106 Bond Street	10/0139	3	0	3 Holiday Accommodation	Flats
CON1170	19-Mar-10	65 Park Road	10/0114	3	0	3 Holiday Accommodation	Flats
CON1171	30-Mar-10	98 Bloomfield Road	10/0266	3	0	3 Holiday Accommodation	Flats
CON1172	30-Mar-10	72 Central Drive	10/0149	1	0	1 Holiday Accommodation	Single Dwelling
				<u>165</u>	<u>33</u>	<u>132</u>	

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CON1173	6-Apr-10	42 Empress Drive	10/0106	1	0	1 Holiday Accommodation	Single Dwelling
CON1174	09-Apr-10	109 Coronation Street	10/0283	2	0	2 Holiday Accommodation	Two Flats
CON1175	15-Apr-10	40 Caunce Street	10/0184	1	0	1 Holiday Accommodation	Single Dwelling
CON1176	22-Apr-10	15 Coop Street	09/1576	1	3	-2 Flats	Single Dwelling
CON1177	23-Apr-10	58 Lord Street	10/0280	3	0	3 Holiday Accommodation	Flats
CON1178	26-Apr-10	120-120a Central Drive	10/0394	2	4	-2 Flats	Flats
CON1179	29-Apr-10	50 Central Drive	10/0395	3	0	3 Holiday Accommodation	Three Dwellings
CON1180	30-Apr-10	20 Grosvenor Street	10/0440	1	0	1 Holiday Accommodation	Single Dwelling
CON1181	11-May-10	40 Knowle Avenue	10/0088	5	1	4 Holiday Accommodation	Flats
CON1182	13-May-10	53 King Street	10/0385	3	2	1 Two Flats	Three Flats
CON1183	28-May-10	256 Waterloo Road	10/0568	1	1	0 Shop (with flat over)	Single Dwelling
CON1184	28-May-10	144,146,148 Bond Street	10/0463	9	3	6 Vacant Hotel/dwellings	Flats
CON1185	01-Jun-10	4-6 Shaw Road	10/0517	2	0	2 Holiday Accommodation	Two Dwellings
CON1186	04-Jun-10	29 Whitegate Drive	09/1538	1	0	1 Offices	Single Flat
CON1187	07-Jun-10	83 Dickson Road	10/0537	3	1	2 Holiday Accommodation	Flats
CON1188	09-Jun-10	4 Raikes Parade	10/0574	1	2	-1 Flats	Single Dwelling
CON1189	15-Jun-10	8 Nelson Road	10/0492	2	0	2 Holiday Accommodation	Flats
CON1191	24-Jun-10	106-108 Bloomfield Road	10/0504	6	1	5 Single Dwelling	Flats
CON1192	28-Jun-20	76 Palatine Road	10/0507	3	1	2 Holiday Accommodation	Flats
CON1193	05-Jul-10	19 Lord Street/42 Springfield Road	10/0527	3	0	3 Holiday Accommodation	Flats
CON1194	12-Jul-10	42 Raikes Parade	10/0639	2	1	1 Flats	Flats
CON1195	13-Jul-10	10 Raikes Parade	10/0586	1	0	1 Other Use	Single Dwelling
CON1196	22-Jul-10	27 Vance Road	10/0788	2	1	1 Single Dwelling	Flats
CON1197	30-Jul-10	46-50 Lytham Road	10/0652	2	0	2 Café	Flats
CON1199	05-Aug-10	50-52 Seafield Road	10/0761	1	0	1 Holiday Accommodation	Single Dwelling
CON1200	11-Aug-10	65 Burlington Road	10/0811	1	4	-3 Flats	Single Dwelling

CON1201	16-Aug-10	4 Regent Road	10/0465	4	0	4 Holiday Accommodation	Flats
CON1202	24-Aug-10	34-36 Lytham Road	10/0710	2	0	2 Holiday Accommodation	Two Dwellings
CON1203	25-Aug-10	5 Erdington Road	10/0866	1	2	-1 Flats	Single Dwelling
CON1204	26-Aug-10	103-105 Hornby Road	10/0890	3	0	3 Holiday Accommodation	Flats
CON1205	26-Aug-10	47 Bond Street	10/0836	1	0	1 Holiday Accommodation	Single Flat
CON1206	27-Aug-10	15 Milbourne Street	10/0858	1	0	1 Offices	Single Dwelling
CON1207	06-Sep-10	40-46 Tyldesley Road	10/0949	15	0	15 Holiday Accommodation	Flats
CON1208	09-Sep-10	8 Raikes Parade	10/0981	2	0	2 Vacant	Flats
CON1209	09-Sep-10	19 Nelson Road	10/0977	1	0	1 Holiday Accommodation	Single Dwelling
CON1210	09-Sep-10	125 Central Drive	10/0945	1	0	1 Retail	Single Flat
CON1211	14-Sep-10	76 Buchanan Street	10/0918	1	0	1 Vacant	Single Dwelling
CON1212	11-Oct-10	112-114 Bloomfield Road	10/0974	12	1	11 Hotel and Owners Flat	Flats
CON1213	12-Oct-10	53 Withnell Road	10/0962	3	1	2 HMO	Flats
CON1214	14-Oct-10	44 Crystal Road	10/1075	1	0	1 Holiday Accommodation	Single Dwelling
CON1215	25-Oct-10	106/106a Loftos Avenue	10/1097	1	2	-1 Flats	Single Dwelling
CON1216	26-Oct-10	34 Osborne Road	10/1096	5	0	5 Vacant	Flats
CON1217	29-Oct-10	68 Grasmere Road	10/1144	1	1	0 Bedsits	Single Flat
CON1218	16-Nov-10	133 Reads Avenue	10/1220	4	0	4 Hotel	Flats
CON1219	19-Nov-10	106 Warley Road	10/1112	1	0	1 Holiday Accomodation	Single Dwelling
CON1220	07-Dec-10	8 Montague Street	10/1346	1	0	1 Guest House	Single Dwelling
CON1221	29-Nov-10	26 Bolton Street	10/1164	1	1	0 Garage and Flat Over	Single Dwelling
CON1222	02-Dec-10	57 Newhouse Road	10/1289	2	1	1 Bedsits	Flats
CON1223	08-Dec-10	84 Central Drive	10/1307	3	0	3 Shop and Guset House	Flats
CON1224	20-Dec-10	44 Reads Avenue	10/1183	7	0	7 Hotel	Flats
CON1226	20-Dec-10	23 Crystal Road	10/1324	1	0	1 Guest House	Single Dwelling
CON1227	17-Dec-10	25-27Crystal Road	10/1329	2	0	2 Guest House	Two Dwellings
CON1228	05-Jan-11	35 Crystal Road	10/1325	1	0	1 Guest House	Single Dwelling
CON1229	06-Jan-11	39 Crystal Road	10/1326	1	0	1 Guest House	Single Dwelling
CON1230	06-Jan-11	41 Crystal Road	10/1327	1	0	1 Guest House	Single Dwelling
CON1231	06-Jan-11	22-30 Pleasant Street	10/1399	10	0	10 Hotel	Flats
CON1232	13-Jan-11	25 Queen Street	10/0978	3	0	3 Vacant	Flats
CON1233	10-Jan-11	6 General Street	10/1225	1	0	1 Guest House	Single Dwelling
CON1234	13-Jan-11	Rear 39-41 Station Road	10/1265	1	0	1 Storage	Single Dwelling
CON1235	13-Jan-11	29 Crystal Road	10/1328	1	0	1 Guest House	Single Dwellings
CON1236	12-Jan-11	92 Central Drive	10/1388	1	0	1 Guest House	Single Dwellings
CON1237	07-Jan-11	14 Duchess Drive	10/1398	2	1	1 Single Dwelling	Two Dwellings
CON1238	20-Jan-11	182-184 Lytham Road	10/1422	1	0	1 Guest House	Single Dwelling
CON1239	20-Dec-10	44 Reads Avenue	10/1183	7	0	7 Hotel	Flats
CON1240	08-Dec-10	43 Crystal Road	10/1334	1	0	1 Guest House	Single Dwelling
CON1241	08-Dec-10	45 Crystal Road	10/1335	1	0	1 Guest House	Single Dwelling
CON1242	01-Feb-11	95 Withnell Road	10/0450	6	0	6 Guest House	Permanent Flats
CON1243	02-Feb-11	74 Osborne Road	10/1458	2	0	2 Vacant Hotel	Flats
CON1244	04-Feb-11	137 -139 Bond Street	10/1470	3	0	3 Hotel	Flats
CON1245	19-Jan-11	12 Charnley Road	10/1345	10	0	10 Holiday Flats	Flats
CON1248	11-Feb-11	46 Crystal Road	10/1459	1	0	1 Guest House	Single Dwelling
CON1249	10-Feb-11	47 Crystal Road	10/1469	1	0	1 Guest House	Single Dwelling
CON1250	15-Feb-11	46B Grasmere Road	10/1421	2	1	1 Retail+Flat	Retail
CON1251	24-Feb-11	11 Cavendish Road	11/0052	1	0	1 Guest House	Flats
CON1252	24-Feb-11	20 Cromwell Road	11/0011	1	0	1 Retail	Single Dwelling
CON1253	03-Mar-11	34 Crystal Road	11/0035	1	0	1 Guest House	Single Dwelling

CON1254	07-Mar-11	66 Osbourne Road	10/1457	2	0	2 Guest House	Flats
CON1255	10-Mar-11	8 Hull Road	11/0062	7	0	7 Guest House	Flats
CON1256	03-Mar-11	32 Crystal Road	11/0051	1	0	1 Guest House	Single Dwelling
CON1257	09-Mar-11	650 Lytham Road	11/0096	1	4	-3 4 Flats	Single Dwelling
CON1258	22-Mar-11	157 Whitegate Drive	10/0211	18	0	18 Vacant Land	Flats
CON1259	24-Mar-11	20 Claredon Road	11/0143	1	0	1 Hotel	Single Dwelling
CON1260	22-Mar-11	273 Church Street	10/1502	1	0	1 Offices	Flats
CON1262	20-Dec-10	53 Dean Street	10/0750	6	0	6 Guesthouse	Flats
				<u>236</u>	<u>40</u>	<u>196</u>	

Appendix 5

Trajectory - Supporting Table of Housing Sites

Blackpool Housing Trajectory Table (At 1st April 2011)

SITE NUMBER	SITE ADDRESS 2	CURRENT USE	BROWNFIELD/ GREENFIELD	AREA (HA)	POTENTIAL CAPACITY	ACTUAL PERMITTED AVAILABILITY	NOTES	2011/12		2012/13		2013/14		2014/15		2015/16		2016/17		2017/18		2018/19		2019/20		2020/21		2021/22		2022/23		2023/24		2024/25		2025/26		2026/27		Total					
								BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF	BF	GF		BF	GF			
SC/003	Back Eaves Street	Mixed Use Industrial Land & Buildings	Brownfield	0.17	6																																			6					
SC/005	Coopers Way	Unused, Derelict Land	Brownfield	1.97		64		5		5		14		20		20																									64				
SC/017	37 Charles Street	Mixed Use Industrial Land & Buildings	Brownfield	0.04	5																			5																	5				
SC/019	66-70 Newton Drive	Unused, Derelict Land	Brownfield	0.26		20				5		5		5		5																									20				
SC/021	3 Princess Street	Unused, Derelict Land	Brownfield	0.01	3																																				3				
SC/023	102 Park Road	Vacant Undeveloped Land	Brownfield	0.09	9																				9																	9			
SC/025	157 Whitegate Drive	Underused/Derelict Residential Area	Brownfield	0.12		14		14																																	14				
SC/026	157 Whitegate Drive	Unused, Derelict Land	Brownfield	0.06		1		1																																		1			
SC/029	32 Grasmere Road	Vacant Undeveloped Land	Brownfield	0.03	3																																				3				
SC/031	Moon Avenue & John Street	Underused/Vacant Industrial Land & Buildings	Brownfield	0.02	8																																				8				
SC/035	Ball Street/Ward Street	Mixed Use Industrial Land & Buildings	Brownfield	0.14		8				8																															8				
SC/037	Seasiders Way/Unit 1-5 Baron Way	Vacant Undeveloped Land/Mixed Use Industrial Land & Buildings	Brownfield	0.92	77							10		20		20		20		7																						77			
SC/041	Sedbergh Avenue	Unused, Derelict Land	Brownfield	0.33	17														8		9																					17			
SC/043	Kirkstall Avenue/Park Road	Unused, Derelict Land	Brownfield	0.10	5																																					5			
SC/044	92-94 Layton Road	Unused, Derelict Land	Brownfield	0.06	3																																					3			
SC/058	Devonshire Road/Boothley Road	Underused/Vacant Industrial Land & Buildings	Brownfield	0.12	12																6		6																			12			
SC/062	149-151 Ansdell Road	Underused/Vacant Industrial Land & Buildings	Brownfield	0.32		10						10																														10			
SC/063	Devonshire Road/Talbot Road	Unused, Derelict Land	Brownfield	1.47	118									20		20		20		20		20		18																			118		
SC/067	Dickson Road/Imperial Street	Mixed Use Industrial Land & Buildings	Brownfield	0.10		22						6		6		6		4																									22		
SC/069	53 Dickson Road	Vacant Building	Brownfield	0.01		12						12																															12		
SC/070	28 Barton Avenue/11 Nelson Road	Underused/Vacant Retail Land & Buildings	Brownfield	0.02		5						5																															5		
SC/071	9 Nelson Road	Vacant Building	Brownfield	0.01	5																				5																		5		
SC/072	Back Clarendon Road	Underused/Vacant Industrial Land & Buildings	Brownfield	0.01	2																																					2			
SC/073	Pier Street	Underused/Vacant Industrial Land & Buildings	Brownfield	0.03	8																																						8		
SC/074	119-125 Buchanan Street & 230-234 Talbot Road	Mixed Use Retail Land & Buildings	Brownfield	0.10	24																																						24		
SC/075	40 Raikes Parade	Religious Establishment	Brownfield	0.06	4																																						4		
SC/076	216 Whitegate Drive	Mixed Use Industrial Land & Buildings	Brownfield	0.20	20																																						20		
SC/077	Whitegate Drive	Underused/Vacant Industrial Land & Buildings	Brownfield	0.06	15																																						15		
SC/078	11 Dover Road	Underused/Vacant Industrial Land & Buildings	Brownfield	0.21		15						8		7																													15		
SC/079	87-95 Whitegate Drive	Underused/Derelict Residential Area	Brownfield	0.09	14																																						14		
SC/080	2-14 Durham Road	Vacant Industrial Land & Buildings	Brownfield	0.78		8						8																															8		
SC/081	102-110 Hornby Road	Holiday Accomodation	Brownfield	0.19		32						8		8		8																												32	
SC/082	336-342 Church Street	Retail	Brownfield	0.06		7		7																																				7	
SC/083	319 Vicarage Lane	Drinking Establishment / Retail	Brownfield	0.40		15						8		7																														15	
SC/084	49 Rawcliffe Street & 24 Hill Street	Residential	Brownfield	0.04		6		6																																				6	
SC/085	76 and 76a Kent Road	Drinking Establishment	Brownfield	0.11		24						6		6		6		6																										24	
SC/088	7-11 Alfred Street	Residential	Brownfield	0.05		14		14																																				14	
SC/089	45 Bexley Avenue	Vacant Land	Brownfield	0.01		1		1																																				1	
SC/092	Moon Street/ John Street	Residential	Brownfield	0.02		5						5																																5	
SC/093	Gateside Drive/ Forshaw Ave	Residential	Brownfield	0.92		26		26																																				26	
SC/095	293 Vicarage Lane	Vacant Land	Greenfield	0.01		2						2																																2	
SE/005	8 Cottesmore Place	Unused, Vacant Land	Greenfield	0.08		1																																						1	
SE/011	11 Cherry Tree Road North	Unused, Derelict Land	Brownfield	0.13	10																																							10	
SE/017	Dinmore Place	Underused/Derelict Residential/Retail Area	Brownfield	0.32		10		10																																					10
SE/019	127-131 Newton Drive	Residential Institution	Brownfield	0.38		34						10																																	

