

Sample Update to Housing Land Supply February 2021

	Capacity	Predicted Supply	20-21	21-22	22-23	23-24	24-25	Revised Supply	20-21	21-22	22-23	23-24	24-25
Site													
Queensway, St Annes	948		27	26	36	27	9		0	0	0	0	0
Whyndyke Farm, Blackpool	1310		0	0	0	0	30		0	0	0	0	0
North of Mill Lane, Elswick	50		0	15	30	5	0		0	0	15	30	5
North of Beech Road, Elswick	50		0	15	30	5	0		0	0	15	30	5
West of Church Road, Weeton	39		15	24	0	0	0		0	5	30	4	
Merlewood Country Park	82		82	0	0	0	0		0	0	0	0	0
TOTAL	2,479		124	80	96	37	39		0	5	60	64	10
Five Year Total							376						139

Commentary:

Queensway, St Annes

The whole of the remaining site has recently been placed on the market for sale by Savills after a previous deal fell through in 2020. The timescale for this sale is not known at this stage but it is highly unlikely that any purchaser will continue with the existing approved layout and house types. Even if a sale does go through the site should therefore be simply treated as an allocation with no contribution to housing supply within the first part of the plan period.

Whyndyke Farm, Blackpool

This site was placed on the market in November 2018 with Savills but a buyer has not been found. An application has been submitted to vary the phasing of the development, but this has not been supported by the respective highway authorities. The permission expires in June 2021.

North of Mill Lane, Elswick

There is no on-site activity in respect to this site. A new scheme was submitted by Create Homes in November 2020 after the original developer pulled out and however this is determined, this will delay the development of this site.

North of Beech Road, Elswick

There is no on-site activity in respect to this site. A revised scheme was approved in October 2020 but it is clear that development will be delayed.

West of Church Road, Weeton

There is no on site activity in respect to this site.and it is clear that develop-ment will be delayed and pushed back in the plan period.

Merlewood Country Park

This site received planning permission for residential caravans but this consent from 2019 does not appear to have been implemented as the site continues to be advertised for holiday use. With the rise in holidays in the UK, there is no current reason why this would change at this time.