



## **Five Year Housing Land Supply Statement 2025**

**December 2025**



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## **1. Introduction**

- 1.1 This document provides a Statement in relation to Fylde Council's current five-year housing land supply position. This version of the statement provides the supply position at the base date 1<sup>st</sup> April 2025.
  
- 1.2 This Statement has been produced for the base date 1<sup>st</sup> April 2025. It follows the statements produced for 2023 and 2024 which reflected the position following Adoption on 6<sup>th</sup> December 2021 of the Fylde Local Plan to 2032 (incorporating Partial Review), which provided the updated adopted housing requirement figure of 305 dwellings per annum for the remaining years of the plan period to 2032.



## 2 Policy and Guidance

### Fylde Local Plan to 2032 (incorporating Partial Review)

- 2.1 The Fylde Local Plan to 2032 (incorporating Partial Review)<sup>1</sup> is the principal statutory development plan document for the Borough.
- 2.2 The Fylde Local Plan to 2032 (incorporating Partial Review) (FLP32PR) was adopted in December 2021. It is a revised version of the original Fylde Local Plan to 2032 which was adopted in 2018. The Partial Review was produced to address the issue of unmet need in Wyre, and to update the plan to accord with the revised Framework of 2019 (and latterly the Framework of 2021). The Partial Review was submitted for Examination in October 2020; hearings took place in March 2021; the Inspector issued her report in October 2021, and the changes made by the Partial Review were incorporated into Fylde Local Plan to 2032 (incorporating Partial Review) which was adopted on 6th December 2021.
- 2.3 The Fylde Local Plan to 2032 (incorporating Partial Review) sets the adopted housing requirement figure for the Borough. Policy H1 of the Fylde Local Plan to 2032 (incorporating Partial Review) states:
- The Council will provide for and manage the delivery of new housing by:*
- a) Setting and applying a minimum housing requirement of 415 net homes per annum for the period 2011-2019 and a minimum housing requirement of 305 net homes per annum for the period 2019-2032.*
- b) Keeping under review housing delivery performance on the basis of rolling 3 year completion levels as set out in accordance with the Monitoring Framework at Appendix 8.*
- c) Ensuring there is enough deliverable land suitable for house building capable of providing a continuous 5 year supply calculated using the “Liverpool” method from the start of each annual monitoring period and in locations that are in line with the Policy DLF1 (Development Locations for Fylde) and suitable for developments that will provide the range and mix of house types necessary to meet the requirements of the Local Plan.*
- d) The delivery of the developable sites, which are allocated for housing and mixed use from 1 April 2011 to 31 March 2032 and provided for through allowances, to provide for a minimum of 7,275 homes.*
- 2.4 In the supporting text, paragraph 9.17 considers the delivery in the early part of the plan period and calculates a residual requirement for the remainder of the plan period from 2019 to 2032 of 368 net dwellings per annum, formalising the use of the “Liverpool” method within the calculation. Paragraph 9.19 refers to the trajectory graph provided as an appendix to the plan and commits the Council to producing a detailed trajectory at least annually. The relevant paragraphs of the Fylde Local Plan to 2032 (incorporating Partial Review) are set out below:

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<sup>1</sup> <https://new.fylde.gov.uk/resident/planning/planning-policy-local-plan/adopted-fylde-local-plan-to-2032-incorporating-partial-review/>

## **The Five Year Housing Supply**

- 9.15** *Councils are required to have a five year supply of housing land available. Where an authority is unable to demonstrate a five year supply, applications for housing development will be decided with regard to the 'presumption in favour of sustainable development' contained within the Framework. Unless there is an overriding reason why an application should be refused, the Council may find it difficult to resist development which it may consider unsuitable for other reasons. The housing supply will be reviewed at least annually as part of the Council's Authority Monitoring Report and Housing Land Supply Statement.*

## **Housing Delivery**

- 9.16** *The historic rate of delivery of new homes in Fylde, before the recession, averaged around 250 homes each year. The annual housing requirement for Fylde is 305 net dwellings per annum for the remainder of the plan period. The overall minimum housing requirement figure established through the Partial Review is **7,275** net dwellings for the Plan period. The Council has identified sufficient sites, including an allowance for small sites and windfalls, to provide a supply figure of **8,819** homes over the Plan period.*
- 9.17** *1,538 dwellings were completed in Fylde from 2011-2017, an average of 256 dwellings per annum. In the adopted Fylde Local Plan to 2032, this figure was subtracted from the original plan period requirement of 8,715, to give a residual requirement of 479 dwellings per annum from 2017 onwards. 953 homes were completed in the years 2017-2019. The Fylde Local Plan to 2032 (incorporating Partial Review) has a minimum housing requirement for the plan period of 7,275 net dwellings, giving a residual requirement from 2019-2032 of 4,784 net dwellings. This figure (4,784) includes the shortfall which has accrued during the early years of the plan when large sites were in the planning process. This equates to 368 net dwellings per annum for the remaining years of the plan period 2019-2032. This is the 'Liverpool' method, for the purpose of calculating the 5 year housing land supply and is necessary in order to provide the most effective strategy to facilitate the delivery of housing during the plan period.*
- 9.18** *The housing requirement figure relates to all types of housing including apartments, family housing and housing for specific needs such as the elderly and includes both market and affordable housing. The allocation of new homes over the Plan period to 2032 is set out in policy **H1** below.*
- 9.19** *The trajectory at **Appendix 2** shows the anticipated delivery of homes in relation to the requirement, throughout the plan period to 2032. A detailed trajectory will be published at least annually as part of the Council's Housing Land Supply Statement. The Council's monitoring of housing completions has revealed that since the start of the Local Plan period a shortfall of 952 homes had accrued as at 31st March 2017. Planning application commitments amount to 6,405 homes as at 1<sup>st</sup> April 2019. This means that 88% of the requirement for the plan period already has planning permission. Completions are anticipated to increase as larger sites commence delivery. The shortfall will be delivered over the remainder of the plan period to 2032.*

- 2.5 Policy DLF1 Development Locations for Fylde provides a development strategy for the provision of a minimum of 7,275 homes over the plan period.
- 2.6 Appendix 8 of the Local Plan sets out the performance monitoring framework, with indicators relating to housing delivery against the residual requirement, housing land supply calculated using the Liverpool approach, and net homes delivered against the housing trajectory, as well as others relating to other aspects of planning. Monitoring of the Local Plan has been undertaken since adoption and is set out in the Council's Authority Monitoring Report<sup>2</sup>.

## **National Planning Policy Framework**

- 2.7 The current National Planning Policy Framework (the Framework, or where clarification is needed, the Framework (December 2024)<sup>3</sup> was published on 12<sup>th</sup> December 2024. The references to sections of the Framework below relate to the Framework (December 2024) as that is the version which represents current policy. Earlier versions (i.e. 2012, 2018, 2019, 2021 or 2023) are referred to within this document where relevant.
- 2.8 Paragraph 11 sets out the meaning of the presumption in favour of sustainable development, and the circumstances when Local Plan policies are deemed out of date allowing the presumption to apply. It refers to Footnote 8 which clarifies these circumstances to be in particular where a local planning authority cannot demonstrate a five-year supply of deliverable housing sites with the appropriate buffer, or where the Housing Delivery Test shows housing delivery below 75% of the requirement over three years.
- 2.9 Paragraph 12 notes the statutory status of an up-to-date adopted development plan as the starting point for decision-making, notwithstanding paragraph 11.
- 2.10 Paragraph 17 requires the development plan to include strategic policies to address the Council's priorities for land use. Paragraph 20 requires these strategic policies to provide for housing. Paragraph 23 requires strategic policies to provide a clear strategy for bringing sufficient land forward over the plan period.
- 2.11 Paragraph 69 requires a housing requirement figure to be established in strategic policies.
- 2.12 Paragraph 78 requires planning policies to identify specific deliverable sites for five years following the intended date of adoption, together with specific developable sites or broad locations for growth for years 6-10 and where possible years 11-15 of the remaining plan period.
- 2.13 Paragraph 75 allows for windfall sites to be included as an allowance to form part of anticipated supply.

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<sup>2</sup> <https://new.fylde.gov.uk/resident/planning/planning-policy-local-plan/authority-monitoring-reports-amr/>

<sup>3</sup> <https://www.gov.uk/government/publications/national-planning-policy-framework--2>

2.14 Paragraph 81 Paragraph 78 states that local planning authorities should identify and update annually a supply of specific deliverable sites sufficient to provide a minimum of five years' worth of housing. The supply should be measured against the housing requirement set out in adopted strategic policies, or against the local housing need where the strategic policies are more than five years old. The required supply of deliverable sites should include an appropriate buffer:

- a.) 5% to ensure choice and competition in the market for land; or
- b.) 20% where there has been significant under delivery of housing over the previous three years (as measured by the Housing Delivery Test).

Additionally, from 1<sup>st</sup> July 2026, a 20% buffer will apply where a local plan housing requirement (adopted in the last five years) is 80% or less of the most up to date local housing need figure.

2.15 Paragraph 79 requires local planning authorities to monitor build-out of sites, and to prepare an action plan where the Housing Delivery Test shows delivery below 95% of the requirement.

2.16 Paragraph 224 states that the policies in the Framework are material considerations which should be taken into account in dealing with applications from the day of its publication. However as noted above, this links to footnote 79 which states that as an exception to this, the policy contained in paragraph 76 (where a five years' supply is not required) and the related reference in footnote 8 of this Framework should only be taken into account as a material consideration when dealing with applications made on or after the date of publication of this version of the Framework. Paragraph 226 states that only a four years' supply is required where an authority has an emerging local plan that has reached Regulation 18 or Regulation 19 stage with a policies map and proposed allocations to meeting housing need.

## Planning Practice Guidance (PPG)

### Housing supply and delivery PPG Paragraphs 001-035 (Reference ID 68-001-20190722 to 68-035-20190722)

- 2.17 This section of PPG provides guidance on the provision of a five years' supply of housing both for the purpose of plan-making and decision-taking, including a section relating to Annual Position Statements. There is cross-referral throughout to the Framework.
- 2.18 Demonstrating supply: in plan making, strategic policies should identify a 5 year housing land supply from the intended date of adoption of the plan. In decision-taking, authorities can either use the latest available evidence e.g. SHLAA, HELAA or AMR; or confirm the five year supply through an annual position statement.
- 2.19 Deliverable sites: For sites with outline planning permission, permission in principle, allocated in a development plan or identified on a brownfield register, where further evidence is required to be considered deliverable, this evidence may include:
- current planning status – for example, on larger scale sites with outline or hybrid permission how much progress has been made towards approving reserved matters, or whether these link to a planning performance agreement that sets out the timescale for approval of reserved matters applications and discharge of conditions;
  - firm progress being made towards the submission of an application – for example, a written agreement between the local planning authority and the site developer(s) which confirms the developers' delivery intentions and anticipated start and build-out rates;
  - firm progress with site assessment work; or
  - clear relevant information about site viability, ownership constraints or infrastructure provision, such as successful participation in bids for large-scale infrastructure funding or other similar projects.
- 2.20 Buffers: To ensure that there is a realistic prospect of achieving the planned level of housing supply, the local planning authority should add a 20% buffer where delivery of housing taken as a whole over the previous 3 years has fallen below 85% of the housing requirement figure, as set out in the last published Housing Delivery Test results. This buffer should be applied to the supply requirement figure in the following 5 years and should include any shortfall, bringing forward additional sites from later in the plan period. This will result in a requirement over and above the level indicated by the strategic policy requirement or the local housing need figure. Authorities who are not required to demonstrate a 5 year housing land supply should disregard this requirement.
- 2.21 Counting Completions: For the purposes of calculating 5 year land supply, housing completions include new build dwellings, conversions, changes of use and demolitions and redevelopments. Completions should be net figures, so should offset any demolitions. Empty homes can be included providing the authority can demonstrate they had not already been counted as part of the existing stock of dwellings and would not be double counting. Local planning authorities will need to count housing provided for older people, including residential institutions in Use Class C2, as part of their housing land supply. This contribution is based on the amount of

accommodation released in the housing market (cross refers to Housing for Older and Disabled People PPG).

- 2.22 Where shortfalls have occurred, authorities should consider the reasons for this. Where the standard method for assessing local housing need is used as the starting point in forming the planned requirement for housing, Step 2 of the standard method factors in past under-delivery as part of the affordability ratio, so there is no requirement to specifically address under-delivery separately when establishing the minimum annual local housing need figure. Under-delivery may need to be considered where the plan being prepared is part way through its proposed plan period, and delivery falls below the housing requirement level set out in the emerging relevant strategic policies for housing. Shortfalls should be added to the 5-year supply (Sedgefield approach) unless a longer period is determined through the plan-making process. Over-delivery may be offset against previous shortfalls.

**Housing Delivery Test paragraphs 036-054 Reference ID: 68-036-20190722 to 68-054-20190722**

- 2.23 The Housing Delivery Test, published in the November of any given year, provides a measure based on the preceding 3 financial years. It applies to authorities with plan-making and decision-taking responsibilities. If delivery of housing falls below the housing requirement, then certain policies will apply with immediate effect from publication of the Housing Delivery Test results, depending on the level of delivery: the publication of an action plan if housing delivery falls below 95%; a 20% buffer on a local planning authority's 5-year land supply if housing delivery falls below 85%; and the presumption in favour of sustainable development if housing delivery falls below 75%.

### **3 Background to the Supply Statement 2024**

- 3.1 The Fylde Local Plan to 2032 (incorporating Partial Review) was adopted on 6<sup>th</sup> December 2021. The Inspector's Report is available on the Council's website. As noted in Section 2, the Partial Review was undertaken to ensure that Local Plan policies remain in accordance with national policy going forward, also to address an issue of housing shortfall in the Wyre Local Plan (2011-2031). The Fylde Local Plan to 2032 (incorporating Partial Review) replaced the earlier 2018 Local Plan as the principal Development Plan document for Fylde.
- 3.2 Under the 2024 National Planning Policy Framework, all local planning authorities are required to identify and update annually a supply of specific, deliverable sites sufficient to provide a minimum of five years' worth of housing land, including the appropriate buffer.
- 3.3 Through Local Plan Policy H1, the Council ensures that sufficient deliverable land is available to maintain a continuous five-year supply of housing land, calculated using the Liverpool method. In addition, supporting text at paragraph 9.19 commits the Council to publishing a detailed housing trajectory at least annually. This Five-Year Housing Land Supply statement is therefore published to meet these Local Plan undertakings and to provide an up-to-date position in accordance with the 2024 National Planning Policy Framework, which requires all local planning authorities to identify and update annually a supply of specific, deliverable housing sites."
- 3.4 The annual housing requirement in the Fylde Local Plan to 2032 (incorporating Partial Review) is 305 net dwellings per annum. This figure is based on the standard method, which meets local housing needs, to which is added 30 net dwellings per annum to meet a shortfall that existed in the neighbouring area of Wyre at the time of the Partial Review (but which no longer exists), in line with national policy. The Council's revised housing requirement figure of 305 dpa was found sound by the Inspector who examined the Partial Review.
- 3.5 This Statement considers the 5-year supply position against the adopted housing requirement figure in the Fylde Local Plan to 2032 (incorporating Partial Review). It therefore takes the adopted figure of 305 as the annual requirement, in line with PPG.



<b>Table 1: Local Housing Need Figure Calculation 2019, as used in the Fylde Local Plan to 2032 (incorporating Partial Review)</b>		
Household growth projections	2019	37,181
	2029	39,714
Annual projection	$(39,714 - 37,181) / 10$	253.3 rounded to 253
Median workplace-based affordability ratio	2018	5.36
Adjustment factor	$((5.36 - 4) / 4) \times 0.25$	0.085
Calculation	$(1 + 0.085) \times 253$	<b>275</b>
The cap	$1.4 \times 253$	354 (doesn't apply: the cap is higher than 275, therefore 275 stands)

### Previous 5 Year Supply Positions

- 3.6 For the base date 1st April 2025, this statement builds on the approach established in previous years following the adoption of the Fylde Local Plan to 2032 (incorporating Partial Review) in December 2021. In accordance with the commitment in paragraph 9.19 of the Local Plan, a detailed housing trajectory continues to be maintained, setting out anticipated housing delivery over the remainder of the plan period and, by implication, over the next five years. This enables effective monitoring of housing delivery performance against the five-year housing land supply requirement.
- 3.7 The 2025 statement follows on from the 2024 statement and applies a consistent methodology, updated where necessary to reflect the latest national planning policy and guidance. Any changes to methodology or assumptions are explained in section 4.

### Housing Delivery Test

- 3.8 Paragraph 79 of the Framework requires Councils to monitor the delivery of sites which have planning permission. The Housing Delivery Test, published annually by the Government, assesses the performance of the development industry in delivering sites across each local authority area, against the dwellings required by the adopted strategic policies for each area. Where delivery falls short, the Framework specifies that Councils must either produce an action plan (below 95% of the requirement, paragraph 79a of the Framework); add a 20% buffer to the 5-year housing land supply (below 85% of the requirement, paragraphs 79b) and 77 of the Framework); or the presumption in favour of sustainable development will apply under

paragraph 11d) of the Framework (below 75% of the requirement, paragraph 79c) and footnote 8 of the Framework).

3.9 The results are set out in Table 2 below:

<b>Table 2: Housing Delivery Test Results for 2023<sup>4</sup></b>		
Numerator: housing delivery	307+385+645	<b>1,337</b>
Denominator: household projections:		
2020/21	Local housing need	181 <sup>5</sup>
2021/22	Local housing need	275 <sup>6</sup>
2022/23	Local housing need	283 <sup>7</sup>
Total		<b>761</b>
<b>Result</b>	<b>1,337/761 %</b>	<b>176%</b>

3.11 The implications of the housing delivery test result are that there is no requirement to apply the 20% buffer to the 5-year housing land supply under Paragraph 77 of the Framework.

<sup>4</sup> As published by DLUHC: [Housing Delivery Test: 2023 measurement - GOV.UK](#)

<sup>5</sup> Covid-19 Adjustment for the 2021 Housing Delivery Test Measurement: In order to reflect the national disruption caused to housing delivery by the pandemic to starts and completions, construction, and monitoring of completions, the period for measuring the homes required in 2020/21 has been reduced by 4 months. A 1-month reduction in the period for measuring the 'homes required' in 2019/20 also still applies. As 'homes required' data (detailed above) can be calculated by the day, the 2020/21 'homes required' measurement period has been reduced by a total of 122 days, and the 2019/20 measurement was reduced by 31 days. For the 2020/21 figure, the calculation is 272 (the Local Housing Need figure for base date 1<sup>st</sup> April 2020) x (366-122)/366 = 272 x 244/366 = 181.

<sup>6</sup> This figure is taken from the published measurement by the Government and does not add correctly from the figures for the three years.

<sup>7</sup> As published in the Housing Delivery Test: 2023 measurement. Available at: [Housing Delivery Test: 2023 measurement - GOV.UK](#)

## **4 The Council's methodology**

### **Components of the calculation**

- 4.1 The calculation has two sides: the requirement and the supply. The requirement comprises the annual housing requirement, any shortfall and buffer if required. The supply comprises the list of specific deliverable sites with information as to the number of dwellings which will be delivered within 5 years and when, with any allowances taken account of. How each of these has been determined is detailed below.

### **The annual housing requirement**

- 4.2 Paragraph 78 of the Framework states that the supply should be sufficient to provide five years' worth of housing against either the housing requirement set out in adopted strategic policies, or against the local housing need where the strategic policies are more than 5 years old. The adopted Fylde Local Plan to 2032 (incorporating Partial Review) Policy H1 sets a minimum housing requirement of 305 net dwellings per annum. This figure is therefore the annual housing requirement for the purposes of the calculation in accordance with the Framework paragraph 78.

### **The shortfall**

- 4.3 Shortfall is calculated from the base date of the Local Plan in accordance with PPG. The Fylde Local Plan to 2032 (incorporating Partial Review) has a plan period from 2011 to 2032. The annual housing requirement from 2011 to 2019 is 415 net dwellings per annum; the annual housing requirement from 2019 to 2032 is 305 net dwellings per annum.
- 4.4 1,538 dwellings were completed in Fylde from 2011-2017. In the Fylde Local Plan to 2032 (adopted October 2018), this figure was subtracted from the original plan period requirement of 8,715, to give a residual requirement of 479 dwellings per annum from 2017 onwards. This embedded the use of the Liverpool method for the delivery of the shortfall from the early part of the plan period, through this residual requirement.
- 4.5 Delivery in the two years from 1st April 2017 to 31st March 2019 was 463 and 490 net homes respectively. The Fylde Local Plan to 2032 (incorporating Partial Review) has a minimum housing requirement for the plan period of 7,275 net dwellings, giving a residual requirement from 2019-2032 of 4,784 net dwellings, which incorporates the remaining shortfall from the early part of the plan period. The Fylde Local Plan to 2032 (incorporating Partial Review) takes the figure of 4,784 and uses it to derive a 368 net dwellings annual residual requirement for the remaining years of the plan period 2019-2032, in place of the previous 479 figure. Therefore, the Partial Review retains the use of the Liverpool method for addressing previous shortfall.
- 4.6 Delivery in 2019-2025 was 2,755 which provides a surplus of 547 against the residual requirement of 368 net dwellings per annum. There is therefore no further shortfall to be added to the residual requirement. In accordance with the findings of the APS Inspector who made

recommendations on the 2020 APS, the surplus should not be set against the residual requirement as this is set out in the Local Plan.

- 4.7 The five-year requirement incorporating shortfall is therefore 5 x 368, which gives 1,840 net dwellings.

### **The buffer**

- 4.8 The Framework sets out the requirement for the supply of deliverable sites to be augmented by a buffer, to ensure choice and competition in the market for land, with sites brought forward from later in the plan period. The standard requirement is for a 5% buffer to be applied to the five year housing land supply. A larger buffer of 20% is required where there has been significant under delivery of housing over the previous three years, as measured by the Housing Delivery Test, to improve the prospect of achieving the planned supply.
- 4.9 The Council, in this statement, applies a 5% buffer in accordance with the Framework. The percentage is applied to the housing requirement including any shortfall in order to calculate the buffer. This results in an addition to the requirement of 92 dwellings.
- 4.10 A 20% buffer is required where housing delivery has fallen below 85% of the housing requirement, as measured by the Housing Delivery Test. As set out in section 3 above, this does not apply to Fylde at present.

### **Deliverable sites**

- 4.11 The five years' supply must consist of specific deliverable sites under paragraph 78 of the Framework. The Council has determined the sites to be included within the 5 years' supply having regard to the Local Plan and its Examination, the current planning status of sites and their prospects of implementation, and the definition of a deliverable site in the Framework. The Council has also had regard to the APS process carried out for the Council's APS base dated 1<sup>st</sup> April 2020, in particular the outcomes of the engagement and the Inspector's conclusions on disputed sites.
- 4.12 The sites included have been updated to reflect their current planning status as at the base date of 1<sup>st</sup> April 2025, and based on this, their deliverability has been reassessed. The sites included in the 5-year supply consist of those sites with full planning permission, and those where both outline and reserved matters permission has been granted. Any further information is taken into account when determining whether a site is to be included. Other sites are omitted unless there is clear evidence that delivery will commence within 5 years.
- 4.13 The Council therefore concludes that the list of sites assessed to be deliverable, which is shown by the yellow and green highlighting in Appendix 1, is highly robust, having taken a precise and considered approach in line with the requirements of the Framework and the PPG. The list of sites included is also shown in Appendix 2 which also includes all Local Plan sites.

### Lead-in times and delivery rates

- 4.14 The starting point for the lead-in times and build-out rates are the assumptions developed through the Local Plan evidence base, specifically through the SHLAA Steering Group. This involved input from stakeholders including developers. The base assumptions developed for lead-in times are:

Site Status		Assumed Year of Commencement
Full planning permission, or both outline and reserved matters permission, with signed Section 106		Year 1
Full planning permission, awaiting signing of Section 106	Where there is clear evidence that homes will be delivered within 5 years	Year 2
Change of use, awaiting signing of Section 106		Year 2
Outline planning permission, with signed Section 106		Year 2
Outline planning permission, awaiting signing of Section 106		Year 3
Full planning application received and allocation in Local Plan		Year 3
Outline planning application received and allocation in Local Plan		Year 4
Allocated Site without a full or outline planning application		Year 5

- 4.15 In respect of build-out rates, the base assumptions developed through the SHLAA Steering Group are that 15 dwellings will be built in the first year and 30 dwellings in subsequent years. If the site has a capacity of more than 300 dwellings then it is assumed that there will be two developers and the output will be doubled.
- 4.16 During the Fylde Local Plan to 2032 (adopted October 2018) Examination in Public Hearing Sessions the Council agreed to amend its approach to build out rates and phasing. Where detailed further information about a specific site was provided by the site owners, developers or agents, the Council took this into account and prescribed build out rates and phasing accordingly. Where there was sufficient evidence that an established development site is delivering at a rate that is at variance to the general delivery assumptions, these site-specific build-out rates were assumed for the remaining units of the development site. In all other circumstances the Council continued to rely upon the approach agreed through the SHLAA Steering Group.
- 4.17 The approach set out above was used to construct the Local Plan trajectory and to demonstrate a 5-year housing land supply for the purposes of the Examination of the Local Plan. The Local Plan was found sound on this basis<sup>8</sup>.

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<https://new.fylde.gov.uk/adopted-local-plan-to-2032/>

- 4.18 The publication of the initial revised Framework of 2018 led to the revision of the definition of “deliverable” away from that used to assess sites in the Fylde Local Plan to 2032 (adopted October 2018) during its Examination (under the 2012 Framework). The Council has consequently lengthened the projected lead-in times for sites that no longer fall under the definition of deliverable within the plan period trajectory, so that they are not shown as delivering within 5 years, unless there is evidence in support of earlier delivery.
- 4.19 The Council’s data on completions and homes under construction for the year up to the current base date of 1st April 2024 has been added to the previous trajectories. In conjunction with this, consequential revisions to the projected delivery over the forthcoming years have been made. In addition, updates to the planning status of sites have been made, including where planning permission has lapsed, and this information has been used to amend projected lead-in times where applicable.

#### **Development not implemented**

- 4.20 At the Examination of the Local Plan the evidence presented into the deliverability of small sites involved the inclusion within the trajectories of the total number of committed dwellings on small sites (i.e. those granted any kind of planning permission), this number was discounted by 10%, to account for small sites not coming forward.
- 4.21 The trajectory in Appendix 1 includes all small sites listed individually (as required by PPG for APSs and retained for continuity), and reflects the updated definition of deliverable sites within the Framework (2018 onwards). In particular, under part a) of the new definition of deliverable, small sites with planning permission (including outline planning permission) should be considered deliverable until permission expires unless there is clear evidence that the dwellings will not be delivered within 5 years. No cases have been identified where such information exists; all small sites with planning permission are therefore treated as deliverable in accordance with Annex 2 of the Framework. It follows that no discount would be justified for non-implementation of these sites. This conclusion was supported in the Inspector’s report to the 2020 Draft APS.

#### **Small sites windfall allowance**

- 4.22 Small sites are not allocated in the Local Plan but an allowance is made for them to come forward as windfalls. For the purposes of assessing 5-year supply, small sites with planning permission have been listed in the trajectories, in accordance with PPG: under the standard assumptions these are expected to come forward within the first three years (as the sites are shown in accordance with standard assumptions the majority are shown in year 1). The sites listed include those where net losses are anticipated. An analysis of previous planning permissions coming forward in regard to small ‘windfall’ sites has revealed that it is likely that at least 40 net dwellings per annum will be delivered. An allowance is therefore made of 40 net homes per annum for small sites to come forward in years 4 and 5 to reflect the Local Plan and past windfall delivery rates. This has not been discounted as it is based upon historic delivery rates rather than planning permissions granted. The inclusion of this allowance was supported by the Local Plan Inspector and by the Inspector of the 2020 Draft APS.

4.23 Policy DLF1 of the adopted Fylde Local Plan to 2032 (incorporating Partial Review) states:

***Windfalls (including small committed sites)***

*Small housing sites (amounting to between 1 and 9 homes) are not allocated; they can occur throughout the borough where compliant with the other policies of the plan. Small sites are provided for through a windfall allowance of 40 homes per annum in years 10 to 21 of the plan. The delivery of small sites that are already committed is included within the Housing Trajectory (Appendix 2): this provides for the delivery of small sites up to year 10 of the plan. Small committed sites and windfalls yet to come will provide around 11% of the housing requirement. There may also be some larger windfall sites that will also contribute to this figure.*

4.24 The Inspector for the Fylde Local Plan to 2032 (adopted 2018) noted in paragraph 84 of her report that:

*... the inclusion of a small 40 dpa windfall allowance for the latter 2 years of the 5 year period is also justified by the evidence*

4.25 Planning permissions granted for windfall development in recent years is shown below. It should be noted that the data here is drawn from the sites which are new commitments as at 31<sup>st</sup> March each year, and so excludes any sites permitted and completed within the same year to March 31<sup>st</sup>.



Table 4: Windfalls Permitted	
Year to 31 March	
2025	63
2024	37
2023	94
2022	97
2021	46
2020	72
2019	62
2018	91
2017	110
2016	109
2015	104
2014	54

- 4.26 An allowance for demolitions/losses not relating to sites for new housing is included for the five years, of one unit per annum. The one unit per annum is based on evidence of the five units lost over the first seven years of the plan period. This approach follows the 2019 and 2020 APSS and the Local Plan.

## 5. Five-Year Housing Land Supply Calculation

5 Year Requirement		
Residual Housing Requirement from Fylde Local Plan to 2032 (incorporating Partial Review) incorporating earlier shortfall	5 x 368	1,840
Delivery since commencement of Partial Review residual requirement April 2019	634 + 307 + 384 + 636 + 501 + 293	2,755
Residual requirement under Partial Review April 2019 onwards	368 x 6	2,208
Surplus or shortfall since commencement of the Partial Review residual requirement April 2019 – March 2021	2,755 – 1,840	915
Five-year housing requirement including any additional shortfall since the start of Partial Review residual requirement	1,840 + 0	1,840
Buffer	1,840 x 5%	92
<b>Five year housing land supply requirement including shortfall and buffer</b>	1,840 + 92	<b>1,932</b>
<b>Annualised housing land supply required</b>	1,932 / 5	<b>386.4</b>
5-Year Supply		
Five Year Supply of Deliverable sites		1,606
Allowance for windfall sites	40 x 2	80
Demolitions allowance	-1 x 5	-5
<b>Total supply</b>		<b>1,681</b>
Over/under supply	1,681 – 1932	-251
<b>Equivalent years' supply</b>	1,681/ 386.4	<b>4.35 years</b>

## **Appendix 1**

### **Five-year housing trajectory**



# Appendix 1 Five Year Trajectory 2025

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
SL1 - Lytham and St Annes Strategic Location for Development																		
Queensway, St Annes	HSS1	1A782	08/0058 OL 15/400 RM 13/0257 RM 17/862 FULL 21/0986 RM 21/1143 VCON 22/0426 NMA 22/0938 VCON 23/0070 NMA				856	856	158	698	698	0	30	30	30	30	30	150
Lytham Quays, Lytham	HSS3	1A200 1A354 1A735	02/0641 OL 06/0074 RM 09/0659 OL 11/0374 RM				120	120	120	0	0	0	0	0	0	0	0	0
Heyhouses Lane, St Annes	MUS4	1A783a	12/0465 OL 13/0448 RM 20/0183 FULL				130	130	130	0	0	0	0	0	0	0	0	0
Heyhouses Lane, St Annes	MUS4	1A783b	15/0787 OL 18/0096 OL 19/157 OL 19/815 RM				146	146	91	55	55	0	30	25	0	0	0	55
Heyhouses Lane, St Annes	MUS4	1A783c	20/0183 FULL				28	28	28	0	0	0	0	0	0	0	0	0
Queen Mary School, Clifton Drive South, St Annes	HS1	1A439	03/0157 COU				35	35	35	0	0	0	0	0	0	0	0	0
Jubilee House, East Beach, Lytham	HS2	1A847	13/0001 FULL				20	20	0	20	0	20	15	5	0	0	0	20
Ashton Nurseries, Mythop Road, Lytham	HS3	1A858 1A1161	07/1264 OL 16/0413 FULL 17/0435 FULL				12	12	9	3	2	1	3	0	0	0	0	3
The Gables, 35-39 Orchard Road, St Annes	HS4	1A594	05/0648 FULL 16/0639 FULL				19	19	19	0	0	0	0	0	0	0	0	0
7-8 St Georges Square, St Annes	HS5	1A760	10/0891 COU				11	11	11	0	0	0	0	0	0	0	0	0
Petros House, St Andrews Road North, St Annes	HS7	1A931	14/0418 COU				35	35	35	0	0	0	0	0	0	0	0	0
35-37 South Promenade, St Annes	HS8	1A1003	14/0327 FULL				36	36	36	0	0	0	0	0	0	0	0	0
23 - 33 Fairhaven Road, St Annes	HS9	1A990	14/0320 FULL				32	32	32	0	0	0	0	0	0	0	0	0
34-36 Orchard Road, Lytham St Annes	HS10	1A998	15/0176 OL		12			12	0	12	0	12	0	0	0	0	0	0

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													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
The Galleries, 2-4 Kingsway, Lytham	HS11	1A1010	15/0486 FULL 18/0966 FULL 20/0245 FULL				9	9	0	9	0	9	9	0	0	0	0	9
Fairways, Heeley Road, St Annes	HS12		08/0092 OL		20		0	20	0	20	0	20	0	0	0	0	0	0
Kingsway Garage, St Annes	HS13	1A1261	11/0667 OL 20/0352 FULL				1	1	0	1	1	0	1	0	0	0	0	1
Axa, Lytham	HS14		13/0152 OL 17/0738 FULL				65	65	65	0	0	0	0	0	0	0	0	0
Land to the West, Ballam Road, Lytham	HS15	1A842	13/0161 FULL 14/0161 FULL				12	12	9	3	3	0	2	0	0	0	0	2
353 Clifton Drive North, St Annes	HS16	1A658	11/0312 FULL				34	34	34	0	0	0	0	0	0	0	0	0
Hastings Point, Ballam Road, Lytham	HS17	1A592	11/0803 FULL 13/0673 FULL				25	25	25	0	0	0	0	0	0	0	0	0
Former FBC Depot, St Davids Road North, St Annes	HS18	1A755	12/0537 FULL				32	32	32	0	0	0	0	0	0	0	0	0
1 Lord Street, St Annes	HS19	1A932	14/0178 FULL				14	14	14	0	0	0	0	0	0	0	0	0
Former Kwik Save, St Annes	HS20	1A943	14/0790 FULL				15	15	15	0	0	0	0	0	0	0	0	0
Westmoreland House, 29-31 Orchard Road, St Annes	HS58		16/0285 PA 16/0470 FULL		25			25	0	25	0	25	0	0	0	0	0	0
Land to East Sefton Road, Lytham St Annes	HS59	1A1052	16/0239 FULL				12	12	12	0	0	0	0	0	0	0	0	0
Valentines Kennels, Wildings Lane, St Annes	HS60		16/0903 OL 19/0642 FULL				114	114	114	0	0	0	0	0	0	0	0	0
Land at Roseacre, Wilding Lane, St Annes	HS61		16/0061 FULL 21/0811 OL 23/0356 FULL 23/0857 RM				42	42	0	42	0	42	15	27	0	0	0	42
Keenans Mill, Lord Street, Lytham St. Annes	HS62	1A1053	16/0905 FULL				26	26	26	0	0	0	0	0	0	0	0	0
St Leonards Bridge Garage, St. Leonards Road East, Lytham St Annes	HS67	1A1296	17/0299 OL				38	38	0	38	0	38	0	0	0	0	0	0
Church Road Methodist Church, Church Road, S. Annes	HS68	1A1105	17/0665 FULL				10	10	10	0	0	0	0	0	0	0	0	0
Hole in One, Forest Drive, Lytham St Annes		1A1298	19/0640 FULL				29	29	29	29	0	0	0	0	0	0	0	0
Former Public Offices and T&L Building, 288-294 Clifton Drive South, Lytham St Annes		1A1352	20/0316 FULL				23	23	0	23	23	0	15	8	0	0	0	23
The Chadwick Hotel, 109-115 South Promenade, Lytham St Annes		1A1358	21/0712 FULL				29	29	0	29	0	29	15	14	0	0	0	29

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													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
Moss Side Villa, Cartmel Lane, Lytham	1A869		15/0118 FULL				2	2	0	2	2	0	2	0	0	0	0	2
5 Orchard Road, St Annes	1A920		11/0824				4	4	0	4	4	0	4	0	0	0	0	4
Land to side of 8 North Houses Lane, Lytham St Annes	1A994		15/0214															
			15/0534															
			16/0123															
			16/0426															
			17/0622															
			19/0771															1
			19/0998										1	0	0	0	0	
23 Clifton Street, Lytham St Annes	1A1004		15/0428										1	0	0	0	0	
149-151 St Albans Road, St Annes	1A1011		15/0616										2	0	0	0	0	
Office, 24 Wood Street, Lytham St Annes	1A1056		16/0101										1	0	0	0	0	
Morningside Villas, 59 St Annes Road East, Lytham St Annes	1A1171		18/0638 FULL										-3	0	0	0	0	-3
Ravenscourt Rest Home, 286 Clifton Drive South, Lytham St Annes	1A1175		18/0667 FULL										2	0	0	0	0	2
Rear of 300 Clifton Drive South, Lytham St Annes	1A1178		18/0841 FULL										-1	0	0	0	0	-1
24 Pollux Gate, Lytham St Annes	1A1211		19/0299 FULL										1	0	0	0	0	1
Land and buildings to rear of 157 St Annes Road East, Shepherd Road, Lytham St Annes	1A1212		19/0328 FULL										1	0	0	0	0	1
			19/0942 FULL										1	0	0	0	0	
Mirasol, 8 Islay Road, Lytham St Annes	1A1225		23/0015 FULL										1	0	0	0	0	1
31 St Andrews Road South, Lytham St Annes	1A1263		20/0432 FULL										1	0	0	0	0	1
148 St Andrews Road South, Lytham St Annes	1A1264		20/0586 FULL										3	0	0	0	0	3
18 Pollux Gate, Lytham St Annes	1A1267		20/0621 FULL										1	0	0	0	0	1
28 St Annes Road East, Lytham St Annes	1A1275		19/0224 FULL										1	0	0	0	0	1
The Orchard, 2b Clifton Drive, Lytham St Annes	1A1306		21/0383 LDCP										1	0	0	0	0	1
Clovelly, 67-69 Clifton Drive, Lytham St Annes	1A1307		21/0422 FULL 23/0042 FULL										11	0	0	0	0	11
281 Inner Promenade, Lytham St Annes	1A1308		21/0458 FULL										-1	0	0	0	0	-1



Appendix 1 Five Year Trajectory 2025

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
Rear of 4 Cecil Street, Lytham St Annes	1A1310		21/0590 FULL				1	1	0	1	1	0	1	0	0	0	0	1
32 Clifton Street, Lytham St Annes	1A1318		21/1039 FULL				1	1	0	1	0	1	1	0	0	0	0	1
10 St George's Square, St Annes	1A1344		21/1026 FULL				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
19A West Beach, Lytham St Annes	1A1346		22/0028 FULL				1	1	0	1	0	1	1	0	0	0	0	1
20 St Thomas' Road, Lytham St Annes	1A1347		22/0348 FULL				-1	-1	0	-1	-1	0	-1	0	0	0	0	-1
151 St Andrew's Road South, Lytham St Annes	1A1348		22/0151 FULL				8	8	0	8	0	8	8	0	0	0	0	8
125 South Promenade, Lytham St Annes	1A1349		22/0363 FULL				-5	-5	0	-5	0	-5	-5	0	0	0	0	-5
302 Clifton Drive South, Lytham St Annes	1A1354		22/0546 FULL				1	1	0	1	0	1	1	0	0	0	0	1
27 St Albans Road, Lytham St Annes	1A1356		22/0635 CLEU				3	3	0	3	0	3	3	0	0	0	0	3
31 Derbe Road, Lytham St Annes	1A1357		22/0745 FULL				1	1	0	1	0	1	1	0	0	0	0	1
357 Clifton Drive North, Lytham St Annes	1A1360		22/0820 FULL				1	1	0	1	0	1	1	0	0	0	0	1
19 Church Road, Lytham St Annes	1A1361		22/0850 FULL				1	1	0	1	1	0	1	0	0	0	0	1
17 Lightburne Avenue, Lytham St Annes	1A1364		22/0878 FULL				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
160 St Andrews Road South, Lytham St Annes	1A1365		23/0021 FULL				-3	-3	0	-3	-3	0	-3	0	0	0	0	-3
12 Chislehurst, Kintour Road, Lytham St Annes	1A1367		19/0732 FULL 23/0062 FULL				1	1	0	1	0	1	1	0	0	0	0	1
60 Park Road, Lytham St Annes	1A1368		23/0077 FULL				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
33 St Andrews Road South, Lytham St Annes	1A1369		23/0109 PNO				1	1	0	1	0	1	1	0	0	0	0	1
Rear of 3 Rossall Road, Lytham St Annes			23/0050 FULL				1	1	0	1	0	1	1	0	0	0	0	1
St George's Nursing House, 2 Marine Drive, Lytham St Annes			23/0059 FULL				8	8	0	8	0	8	8	0	0	0	0	8
5 Clifton Square, Lytham St Annes			23/0212 FULL				6	6	0	6	0	6	6	0	0	0	0	6

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													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
35 Lightburne Avenue, Lytham St Annes			23/0275 FULL				1	1	0	1	0	1	1	0	0	0	0	1
357 Clifton Drive North, Lytham St Annes			23/0185 FULL				1	1	0	1	0	1	1	0	0	0	0	1
Suite 4, 4A Clifton Square, Lytham St Annes			23/0341 PNO				1	1	0	1	0	1	1	0	0	0	0	1
Flat1, Ground Floor, 31 Glen Eldon Road, Lytham St Annes			23/0382 FULL				1	1	0	1	0	1	1	0	0	0	0	1
29 Wood Street, Lytham St Annes			23/0533 FULL				2	2	0	2	0	2	2	0	0	0	0	2
Rear of 32 Clifton Street, Lytham St Annes			23/0629 FULL				1	1	0	1	0	1	1	0	0	0	0	1
21 St Annes Road East, Lytham St Annes	1A1400		23/0813 FULL				3	3	0	3	0	3	3	0	0	0	0	3
Land South of 18 Walter Avenue / Off Everest Road, Lytham St Annes	1A1401		23/0587 FULL				1	1	0	1	0	1	1	0	0	0	0	1
17 Carlton Road, Lytham St Annes	1A1403		23/0712 FULL				4	4	0	4	0	4	4	0	0	0	0	4
8 Orchard Road, Lytham St Annes	1A1404		23/0851 FULL				1	1	0	1	0	1	1	0	0	0	0	1
21 St David's Road North, Lytham St Annes	1A1405		24/0058 FULL				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
104 Highbury Road East, Lytham St Annes			23/0585 PNO				1	1	0	1	0	1	1	0	0	0	0	1
212 St Davids Road North, Lytham St Annes			23/0471 FULL				1	1	0	1	0	1	1	0	0	0	0	1
119-123 South Promenade Lytham St Annes	1A1434		24/0504 FUC				-15	-15	0	-15	0	-15	-15	0	0	0	0	-15
Clife (former AXA car park) West Cliffe, Lytham	1A1407		23/0643 FUB				18	18	0	18	0	18	18	0	0	0	0	18
1 Sangate and 68 North Promenade, Lytham St Annes	1A1408		23/0838 FUB				1	1	0	1	0	1	1	0	0	0	0	1
55 Hove Road, Lytham St Annes	1A1409		24/0101 FUC				1	1	0	1	0	1	1	0	0	0	0	1
49 Clifton Road, Lytham St Annes	1A1410		24/0163 PRAP				1	1	0	1	1	0	1	0	0	0	0	1
13 Eddington Road, Lytham St Annes	1A1411		24/0240 FUC				1	1	0	1	0	1	1	0	0	0	0	1

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													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
Station, Bannister Street, Lytham St Annes	1A1412		20/0094 O/L				4	4	0	4	0	4	4	0	0	0	0	4
The Court House (former Lytham Police Station)	1A1413		20/0306 FUB				4	4	0	4	0	4	4	0	0	0	0	4
St Johns Ambulance Premises 108 St Andrews Road North Lytham St Annes	1A1415		22/0682 FUB				4	4	0	4	0	4	4	0	0	0	0	4
471 Clifton Drive North Lytham St Annes	1A1416		23/0133 FUC				-2	-2	0	-2	0	-2	-2	0	0	0	0	-2
Flats 2 & 3 56 Lightburn Avenue	1A1417		24/0325 FUC				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
St Annes Ambulance Station Ansdell Road South Lytham St Annes	1A1418		24/0390 FUB				1	1	0	1	0	1	1	0	0	0	0	1
11 Bath Street & 46 Clifton Street Lytham St Annes	1A1419		23/0817 FUB				1	1	0	1	0	1	1	0	0	0	0	1
Willow Lodge 226 Heyhouses Lane Lytham St Annes	1A1420		24/0428 FUB				7	7	0	7	0	7	7	0	0	0	0	7
36 Rowsley Road Lytham St Annes	1A1421		24/0387 FUC				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
77 St Andrews Road South Lytham St Annes	1A1422		24/0418 FUC				-4	-4	0	-4	0	-4	-4	0	0	0	0	-4
St Annes Ambulance Station Ansdell Road South Lytham St Annes	1A1423		24/0422 OUT				6	6	0	6	0	6	6	0	0	0	0	6
Beachwood 2B Clifton Drive Lytham St Annes	1A1424		23/0819 FUB				3	3	0	3	0	3	3	0	0	0	0	3
22 Bromley Road Lytham St Annes	1A1425		24/0585 FUC				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
6 Henry Street Lytham St Annes	1A1426		24/0641 FUC				1	1	0	1	0	1	1	0	0	0	0	1
35 Victoria Road Lytham St Annes	1A1428		24/0470 FUC				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
1 Heaton Grange, The Cottage Clifton Drive Lytham St Annes	1A1429		24/0375 FUC				-2	-2	0	-2	0	-2	-2	0	0	0	0	-2
34-36 Orchard Road Lytham St Annes	1A1430		24/0690 FUB				9	9	0	9	0	9	9	0	0	0	0	9
52 Clifton Street Lytham St Annes	1A1431		25/0001 FUB				1	1	0	1	0	1	1	0	0	0	0	1
Lytham & St Annes Sub Total				0	57	0	2119	2176	1093	1112	795	288	240	109	30	30	30	439

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													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
SL2 - Fylde - Blackpool Periphery Strategic Location for Development																		
Coastal Dunes, Clifton Drive North, Blackpool Airport Corridor	HSS4	1A833	08/1049 OL 10/0877 OL 14/0392 RM				76	76	76	0	0	0	0	0	0	0	0	0
Coastal Dunes, Clifton Drive North, Blackpool Airport Corridor	HSS4	1A834	08/1049 OL 16/0062 FULL				353	353	352	1	1	0	1	0	0	0	0	1
Land at Lytham St Annes Way, Whitehills	HSS6	4A703	11/0639 FULL				67	67	67	0	0	0	0	0	0	0	0	0
Land at Lytham St Annes Way, Whitehills	HSS6	4A770	13/0213 FULL				36	36	36	0	0	0	0	0	0	0	0	0
Land at Lytham St Annes Way, Whitehills	HSS6	4A771	13/0726 FULL				26	26	26	0	0	0	0	0	0	0	0	0
Land at Lytham St Annes Way, Whitehills	HSS6				22			22	0	22	0	0	0	0	0	0	0	0
Cropper Road East, Whitehills	MUS1	4A911	12/0717 OL 14/0310 RM 17/0510 FULL				146	146	146	0	0	0	0	0	0	0	0	0
Cropper Road East, Whitehills	MUS1	4A1100	13/0753 OL 19/0140 FULL				31	31	31	0	0	0	0	0	0	0	0	0
Cropper Road East, Whitehills	MUS1		15/0114 OL 23/0867 OL		265			265	0	265	0	265	0	0	15	30	30	75
Cropper Road East, Whitehills	MUS1	4A1050	15/0472 OL 16/0847 RM 18/0694 NMA				80	80	64	16	16	0	16	0	0	0	0	16
Spengarth, Cropper Road, Westby	MUS1		15/0807 OL		14			14	0	14	0	0	0	0	0	0	0	0
Whyndyke Farm, Preston New Road, Whitehills	MUS2	4A1197	11/0221 OL 20/0334 VCON 21/0487 RM 24/0600				1310	1310	0	1310	0	1310	0	0	30	60	60	150

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
Land to the rear of 23-63 Westgate Road, Squires Gate	HS21	1A677	08/0992 FULL 12/0499 FULL 16/0194 FULL 17/0532 VCON				25	25	25	0	0	0	0	0	0	0	0	0
Former Clock Garage, Preston New Road, Westby	HS22	4A821	11/0847 OL 15/0891 RM 23/0277 FULL		14			14	0	14	0	14	0	0	0	0	14	14
Land South of Bridgeside, Squires Gate	HS23	1A873	13/0231 FULL				22	22	22	0	0	0	0	0	0	0	0	0
Cropper Road West, Whitehills	HSS5		17/0779 OL 22/0461 FULL			350		350	0	350	0	0	0	30	30	30	30	120
Cropper Road West (Bambers Lane Site), Whitehills	HSS5		19/0284 FULL			57		57	0	57	0	57	0	15	30	12	0	57
Four Winds, Whitehill Road, Westby		4A1340	21/0755 OL 22/0484 RM				1	1	0	1	1	0	1	0	0	0	0	1
Pipers Height Caravan Park, Peel Road, Whitehills		4A1451					4	4	0	4	0	4	4	0	0	0	0	4
Poplar Barn, Lytham Road, Westby		4A1453	24/0293 FUB				1	1	0	1	1	0	1	0	0	0	0	1
Peel Hill Farm, Peel Road, Westby with Plumptions		4A1454	23/0552 FUB				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
Fylde-Blackpool Periphery Sub Total				0	315	407	2177	2899	845	2054	19	1649	22	45	105	132	134	438

Appendix 1 Five Year Trajectory 2025

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
<b>SL3 - Warton Strategic Location for Development</b>																		
Blackfield End Farm, Warton	HSS2	2A1020	13/674 OL 17/129 RM				160	160	120	40	40	0	18	22	0	0	0	40
Blackfield End Farm, Warton	HSS2		13/0674 OL 18/0568 RM 19/0636 FULL				171	171	131	40	40	0	30	10	0	0	0	40
Highgate Park, Lytham Road, Warton	HSS7	2A879	12/0550 OL 13/0786 RM 15/706 RM				254	254	254	0	0	0	0	0	0	0	0	0
Riversleigh Farm, Warton	HS24	2A985	13/0526 FULL				82	82	82	0	0	0	0	0	0	0	0	0
Nine Acres Nursery, Harbour Lane Phase 1	HS25	2A765	10/0766 OL 11/0816 RM				75	75	75	0	0	0	0	0	0	0	0	0
Georges Garage, Warton	HS26	2A955	14/0833 FULL 15/0187 FULL 16/0986 FULL 13/0562 OL 17/0047 FULL 17/0383 FULL 17/0765 FULL				7	7	7	0	0	0	0	0	0	0	0	0
Oaklands Caravan Park, 252 Lytham Road, Warton	HS27		15/194 OL		53			53	0	53	0	53	0	0	0	0	0	0
Land North of Freckleton Bypass, Warton	HSS12	2A1074	14/0410 OL 17/0851 VOC 19/0195 VOC 19/0908 20/0042 RM 20/0057 FULL 21/0538 NMA				345	345	175	170	170	0	59	60	51	0	0	170
Clifton House Farm, Lytham Road, Warton	HSS13	2A1075	15/0562 OL 17/1050 19/0926 RM				96	96	77	19	19	0	17	2	0	0	0	19
Brook Mount, 4 Lytham Road, Warton		2A1277	19/0541 FULL				26	26	26	0	0	0	0	0	0	0	0	0
Great Carr Side Farm, Wrea Brook Lane, Warton		2A885	12/0759 FULL				3	3	1	2	2	0	2	0	0	0	0	2
Warton Hall Farm, Lodge Lane, Warton		2A952	14/0669 FULL				-1	-1	0	-1	-1	0	-1	0	0	0	0	-1
Barn, Warton Hall Farm, Lodge Lane, Warton		2A951	14/0590 FULL				1	1	0	1	1	0	1	0	0	0	0	1
Rose Cottage, Bryning Lane, Warton		2A1131	17/0031 FULL 20/0413 FULL				1	1	0	1	1	0	1	0	0	0	0	1

Site	Site Reference	HLAS Site Reference	Planning Application Number								Years 15 to 19					Five Year Total		
											2025-2026	2026-2027	2027-2028	2028-2029	2029-2030			
				Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	15	16	17		18	19
16-18 Lytham Road, Warton	2A1370	21/1075 FULL		-2	-2	0	-2	0	-2	-2	0	0	0	0	-2			
Warton Sub Total				0	53	0	1218	1271	948	323	272	51	125	94	51	0	0	270

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
SL4 - Kirkham and Wesham Strategic Location for Development																		
The Pastures, Fleetwood Road, Wesham	HSS8	3A890	11/0763 OL 14/0041 RM 14/0779 OL 15/0724 RM 16/0195 FULL				259	259	259	0	0	0	0	0	0	0	0	
Land North of Blackpool Road, Kirkham	HSS9	3A894	12/419 OL 14/613 RM				117	117	117	0	0	0	0	0	0	0	0	
Land North of Blackpool Road, Kirkham	HSS9	3A895	12/0635 OL 15/0308 RM 18/0489 FULL				197	197	190	7	7	0	7	0	0	0	7	
Land North of Blackpool Road, Kirkham	HSS9	3A1188	15/0177 FULL				245	245	71	174	174	0	27	30	30	30	147	
Willowfields, Derby Road, Wesham	HSS10	3A355	05/0742 RM				113	113	113	0	0	0	0	0	0	0	0	
Sunnybank Mill, Kirkham	HS28			20				20	0	20	0	0	0	0	0	0	0	
Sunnybank Mill, Kirkham	HS28	3A1134	17/01038 FULL				9	9	9	0	0	0	0	0	0	0	0	
Sunnybank Mill, Kirkham	HS28	3A1133	17/0044 FULL				23	23	23	0	0	0	0	0	0	0	0	
Crossacres land between Weeton Road/ Fleetwood Road, Wesham	HS29	3A360	05/1060 FULL				13	13	13	0	0	0	0	0	0	0	0	
Pennine View, Weeton Road, Wesham	HS30	3A891	13/0364 OL	12				12	0	12	0	0	0	0	0	0	0	
Former Fylde Council Offices, Derby Road, Wesham	HS31	3A897	13/0449 FULL				24	24	24	0	0	0	0	0	0	0	0	
West End Residential Park, Kirkham	HS32	3A1085	12/0376 COU 19/0216 FULL				27	27	14	13	13	0	13	0	0	0	13	
Arundel Lodge Nursing Home, 1 Station Road, Wesham	HS33	3A819	12/0700 FULL				11	11	11	0	0	0	0	0	0	0	0	
Crossroads, Kirkham	HS34	3A231	08/0891 FULL				12	12	12	0	0	0	0	0	0	0	0	
Henthorne Builders, Orders Lane, Kirkham	HS35	3A744	09/0822 FULL				26	26	26	0	0	0	0	0	0	0	0	
St Georges Hotel, Station Road, Kirkham	HS36	3A818	12/0505 FULL				11	11	11	0	0	0	0	0	0	0	0	
Land at Brookfarm, Dowbridge, Kirkham	HS57	3A1084	15/0547 OL 18/0791 RM 19/0212 RM 23/0580 NMA				170	170	144	26	26	0	8	18	0	0	26	
Campbells Caravans, Blackpool Road, Kirkham	HS63	3A1239	16/0112 OL	30				30	0	30	0	30	0	0	0	0	0	



Appendix 1 Five Year Trajectory 2025

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
				15	16	17	18	19										
Former Wesham Park Hospital, Derby Road, Wesham			19/0887 OL 21/0752 FULL				37	37	37	0	0	0	0	0	0	0	0	0
Willow Glen, 96 Dowbridge, Kirkham	3A764		08/0733 FULL 09/0823 FULL 17/0644 OL 20/0758 RM				1	1	0	1	1	0	1	0	0	0	0	1
68 Poulton Street, Kirkham	3A892		13/0464 FULL				1	1	0	1	1	0	1	0	0	0	0	1
Land adj Nookwood Cottage, Blackpool Road, Kirkham	3A956 3A1016 3A1324		14/0105 FULL 15/0866 OL 15/0867 FULL 16/0631 FULL 16/0766 FULL 20/0321 VCON 21/0233 FULL				3	3	2	1	1	0	1	0	0	0	0	1
The Manse, Marsden Street, Kirkham	3A1019		15/0812 FULL				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
The Homestead, Ribby Road, Kirkham	3A1136		16/0050 OL 20/0501 RM 22/0862 CLPU				1	1	0	1	1	0	1	0	0	0	0	1
10 West View, Wesham	3A1137		17/0771 FULL				1	1	0	1	1	0	1	0	0	0	0	1
3-5 Blackpool Road, Kirkham	3A1139		17/0684 FULL 19/0334 FULL 19/1037 FULL				6	6	0	6	0	6	6	0	0	0	0	6
Land south of Eaton Place, Kirkham	3A1192		18/0279 FULL				3	3	2	1	1	0	1	0	0	0	0	1
53 Ribby Road, Kirkham	3A1242		19/0941 FULL				1	1	0	1	1	0	1	0	0	0	0	1
Black Horse Hotel, 29, Preston Street, Kirkham	3A1323		21/0171 FULL				6	6	4	2	2	0	2	0	0	0	0	2
Land rear of 66 Marsden Street Kirkham	3A1374		22/0668 FULL				4	4	0	4	0	4	4	0	0	0	0	4
South Farm, Dowbridge, Kirkham	3A1375		21/1120 FULL				5	5	0	5	0	5	5	0	0	0	0	5
Land rear of 9 Manor Drive, Kirkham	3A1376		22/0816 OL				1	1	0	1	0	1	1	0	0	0	0	1
Car park, south of Segar Street, Wesham	3A1377		21/0751 FULL				6	6	0	6	0	6	6	0	0	0	0	6
Upper floors, 82 Poulton Street, Kirkham	3A1378		22/0273 FULL				1	1	0	1	0	1	1	0	0	0	0	1
Building to rear of 22 Poulton Street, Kirkham	3A1437		22/0952 PNO				2	2	0	2	0	2	2	0	0	0	0	2
Three Nooks Wood Weeton Road, Wesham	3A1438		23/0014 O/L				1	1	0	1	0	1	1	0	0	0	0	1

Site	Site Reference	HLAS Site Reference	Planning Application Number								Years 15 to 19					Five Year Total		
											2025-2026	2026-2027	2027-2028	2028-2029	2029-2030			
				Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	15	16	17		18	19
Kirkham & Wesham Sub Total				0	62	0	1336	1398	1082	316	229	55	89	48	30	30	30	227

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total	
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030		
													15	16	17	18	19		
SL5 - Non Strategic Locations for Development																			
Freckleton																			
Bush Nurseries, Land off Ruskin Road, Freckleton	HS37	2A1081	13/0262 OL 16/0609 FULL				11	11	11	0	0	0	0	0	0	0	0	0	
Land rear of High Meadow, Lower Lane, Freckleton	HS38	2A1233	18/0043 FULL				11	11	11	0	0	0	0	0	0	0	0	0	
Quernmore Trading Estate, Croft Butts Lane, Freckleton	HS66	2A1132	17/0961 FULL				9	9	9	0	0	0	0	0	0	0	0	0	
Land at Naze Court, Naze Lane, Freckleton - Net of 22 demolitions	HS69		18/0618 FULL				-10	-10	-10	0	0	0	0	0	0	0	0	0	
197 Kirkham Road, Freckleton	2A1023		14/0895 FULL																4
			19/0552 FULL																
			23/0409 FULL				7	7	3	4	4	0	4	0	0	0	0		
1&2 Ribble View, Preston Old Road, Freckleton		2A743	11/0010 FULL				-1	-1	0	-1	-1	0	-1	0	0	0	0	-1	
23 Preston Old Road, Freckleton		2A1371	22/0240 FULL				2	2	0	2	0	2	2	0	0	0	0	2	
3 Dibbs Pocket Marsh Gates Freckleton		2A1436	24/0260 FUB				1	1	0	1	1	0	1	0	0	0	0	1	
Elswick																			
Land North of Mill Lane, Elswick	HS72	4A1140	16/0180 OL																26
			18/0318 RM																
			20/0876 RM																
Land North of Beech Road, Elswick	HS73	4A1141	23/0186 VCON																
			23/0414 VCON				50	50	24	26	26	0	17	9	0	0	0	26	
Land North of High Gate and East off Copp Lane, Elswick	HS71	4A1142	16/645 FULL 20/0168 VCON				50	50	48	2	2	0	2	0	0	0	0	2	
Gorst Farm (land), Lodge Lane, Elswick	4A1244		16/846 OL																36
			21/0770 FULL		36		36	36	0	36	36	0	0	15	21	0	0		
			19/0123 FULL																
Merfield, Copp Lane, Elswick	4A1027		20/0059 VCON																3
			22/0595 FULL				3	3	0	3	0	3	3	0	0	0	0		
Land adjacent to 1 Bonds Lane, Elswick		4A1284	15/0846 FULL 20/0478 OL 23/0091 RM				1	1	0	1	1	0	1	0	0	0	0	1	
Bonds of Elswick, Bonds Lane, Elswick		4A1379	20/0363 FULL				8	8	0	8	0	8	8	0	0	0	0	8	

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													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
Staining																		
Land South of Chain Lane, Staining	HS39	4A977	12/0765 FULL				42	42	42	0	0	0	0	0	0	0	0	
Land at Kings Close, Staining	HS40	4A798	13/0590 OL 15/0901 RM				30	30	30	0	0	0	0	0	0	0	0	
Thornfield Caravan Park, Staining	HS41				28			28	0	28	0	0	0	0	0	0	0	
Baines Farm, Mill Lane, Staining	HS42	4A752	08/0716 FULL				11	11	11	0	0	0	0	0	0	0	0	
Land Adj to 18 Chain Lane, Staining	HS43	4A774	11/0131 FULL 13/0470 FULL				30	30	30	0	0	0	0	0	0	0	0	
Land to rear of 69-77 Chain Lane/ Occupation Lane, Staining		4A0779	14/0586 OL 16/0468 OL 19/0360 RM 22/0412 PIP 23/0358 FULL				4	4	0	4	3	1	3	1	0	0	4	
Land adj to Mill Cottage, Mill Lane, Staining		4A1097	16/0385 FULL				1	1	0	1	1	0	1	0	0	0	1	
School Hill Cottage, 235 Staining Road, Staining		4A1387	22/0382 OL 22/0944 RM				1	1	0	1	0	1	1	0	0	0	1	
Wrea Green																		
Land off Willow Drive, Wrea Green	HSS11	4A1037	15/0458 OL 14/0302 OL 16/0280 RM				86	86	86	0	0	0	0	0	0	0	0	
Land Adj Richmond Avenue, Wrea Green	HS44	4A822	12/0408 OL 13/0097 RM				54	54	54	0	0	0	0	0	0	0	0	
Rear of 54 Bryning Lane, Wrea Green	HS45	4A969	12/0456 OL 16/0156 FULL 20/0859 NMA				36	36	35	1	1	0	1	0	0	0	1	
North View Farm, 22 Ribby Road, Wrea Green	HS46	4A970	13/0507 OL				42	42	42	0	0	0	0	0	0	0	0	
Land North of North View Farm, Wrea Green	HS47	4A1289	19/0690 FULL				21	21	21	0	0	0	0	0	0	0	0	
Former Wareings, Ribby Road, Wrea Green	HS48	4A753	10/0709 FULL				13	13	13	0	0	0	0	0	0	0	0	
Land to rear of 60 Bryning Lane, Wrea Green		4A1036	15/0212 FULL 18/0050 FULL				1	1	0	1	1	0	1	0	0	0	1	

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
Clifton																		
Land North of Preston Old Road, Clifton	HS49	4A1089	15/0763 OL 16/0488 RM				74	74	70	4	4	0	4	0	0	0	0	4
Land East of Rowan Close, Ash Lane, Clifton	HS50				30			30	0	30	0	0	0	0	0	0	0	0
Clifton Lodge Farm House, Lodge Lane, Clifton		4A1383	21/0850 FULL				-1	-1	0	-1	0	-1	-1	0	0	0	0	-1
Land to the rear of Smithy House and N of Preston Old Rd Clifton		4A1442	23/0766 OL				5	5	0	5	0	5	5	0	0	0	0	5
Land to the rear of 1 Clifton Lane Newton with Clifton		4A1443	24/0149 PIP				1	1	0	1	0	1	1	0	0	0	0	1
Newton																		
Newton Hall, School Lane, Newton	HS51				86			86	0	86	0	86	0	0	0	0	0	0
Cobweb Barn, Oak Lane, Newton	HS52	4A1286	17/0595 OL 20/0315 FULL				37	37	36	1	1	0	1	0	0	0	0	1
Land West of Woodlands Close, Newton	HS70	4A1146	16/554 OL 17/1046 RM 18/0862 MMA				50	50	50	0	0	0	0	0	0	0	0	0
Pathways, Blackpool Road, Newton		4A1252	19/0486 OL 21/0667 FULL				3	3	0	3	3	0	3	0	0	0	0	3
Singleton																		
Singleton Village, Singleton	HS53				11			11	0	11	0	11	0	0	0	11	0	11
Singleton Village, Singleton	HS53	4A1291	20/0846 OL				4	4	0	4	0	4	4	0	0	0	0	4
Riverside, Poolfoot Lane, Singleton		4A1040	15/0042 OL 16/0961 FULL				1	1	0	1	1	0	1	0	0	0	0	1
29 Mains Lane, Singleton		4A1194	16/0538 OL 18/0872 FULL 20/0071 FULL 23/0368 VCON				7	7	0	7	0	7	7	0	0	0	0	7

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total		
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030			
																			15	16
Weeton																				
The Laurels and Willow House, Mythop Road, Weeton	HS54	4A913	12/0772 FULL				20	20	20	0	0	0	0	0	0	0	0			
Land West of Church Road, Weeton	HS64	4A1160	16/0811 OL																	
			18/0839 FULL																	
			19/0802 VCON																	
			20/0883 FULL																	
			22/0279 VCON																	
			22/0290 VCON										44	44	44	0	0	0	0	0
Weeton Camp, Singleton Road, Weeton			22/0645 FULL				6	6	0	6	0	6	6	0	0	0	6			
Mere Court Stud, Mythop Road , Weeton		4A1203	17/0061 FULL				1	1	0	1	1	0	1	0	0	0	1			
Greenhalgh																				
The Rowans (Former Blue Anchor Inn), Fleetwood Road, Greenhalgh Phase 1 & 2	HS55	4A820	11/0080 FULL																	
			13/0062 VCON																	
			13/0657 FULL																	
			14/0300 FULL										17	17	17	0	0		0	0
Beech Grove, Fleetwood Road, Greenhalgh		4A1381	22/0259 FULL				1	1	0	1	1	0	1	0	0	0	1			
Little Eccleston																				
Sunnydale Nurseries, Garstang Road, Little Eccleston	HS56	4A1031	15/0124 OL																	
			16/0817 FULL																	
			17/0946 FULL																	
			19/0111 NMA										40	40	38	2	2		0	2
Merlewood Country Park, Cartford Lane, Little Eccleston		4A1248	18/0136 VCON				82	82	0	82	0	82	15	30	30	7	0	82		
Land to south of Cartford Inn, Cartford Lane, Little Eccleston	4A0966		13/0386 15/0186																	
			15/0174 16/0208																	
			17/0364 17/0561										5	5	4	1	1	0	1	0
			17/1063																	
Sunnydale Cottages, 1 Garstang Road, Little Eccleston		4A1382	22/0849				2	2	0	2	0	2	2	0	0	0	2			
Treales																				
Stanley Grange Farm, Moss Lane East, Treales		4A0979	14/0749 FULL				2	2	1	1	1	0	1	0	0	0	1			
Land east and west of Primrose Farm, Kirkham Road, Treales	4A1043		15/0331 OL																	
			16/0320 RM																	
			16/0812 RM																	
			18/0521 FULL																	
			18/0593 FULL										3	3	2	1	1	0	1	0
Moss House Farm, Moss Lane East, Treales		4A1154	17/1064 FULL				1	1	0	1	1	0	1	0	0	0	1			

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
													15	16	17	18	19	
Smithy Cottage, Kirkham Road, Treales	4A1255		19/0300 OL 22/0525 FULL				4	4	0	4	2	2	4	0	0	0	0	4

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 15 to 19					Five Year Total		
													2025-2026	2026-2027	2027-2028	2028-2029	2029-2030			
																			15	16
Moss Side																				
Woodside Farm, Huck Lane, Moss Side			4A0791	93/0131 FULL	1100							1	0	0	0	0	1			
Ballam																				
Lawns Farm, Ballam Road, Westby			4A1450	23/0416 FULL	1100							1	0	0	0	0	1			
Salwick																				
Moss Farm (barn), Salwick Road, Salwick, Newton-with-Clifton			4A1251	19/0321 FULL	1100							1	0	0	0	0	1			
Non Strategic Locations Sub Total					0	191	0	963	1118	742	376	96	222	108	55	51	18	0	232	
Strategic Locations Sub Total					0	487	407	6850	7744	3968	3805	1315	2043	476	296	216	192	194	1374	
Strategic and Non Strategic Locations Sub Total					0	678	407	7813	8862	4710	4181	1411	2265	584	351	267	210	194	1606	
Allowances and Small Sites																				
Small Site Completions					488														0	
Small Sites and Windfall Allowance (unallocated sites)					240	240								0	0	0	40	40		80
Allowances Sub Total					240	0	0	0	0	488	240	0	0	0	0	0	40	40	80	
Correction for over-recording of small sites completions										-8								0		
Demolition Occurred					-5													0		
Demolition Allowances					-14								-1	-1	-1	-1	-1	-5		
Total Housing Provision (Non Strategic, Strategic and Allowances)					221	678	407	7813	8862	5198	4421	1411	2265	583	350	266	249	233	1681	





## **Appendix 2**

### **Plan period housing trajectory**



Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 1 to 13														Years 15 to 19						Years 19 to 21		Plan Period Total	Out of Plan Period Total
													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032			
SL1 - Lytham and St Annes Strategic Location for Development																																				
Queensway, St Annes	HSS1	1A782	08/0058 OL 15/400 RM 13/0257 RM 17/862 FULL 21/0986 RM 21/1143 VCON 22/0426 NMA 22/0938 VCON 23/0070 NMA				856	856	158	698	698	0	0	0	0	0	0	13	40	16	1	21	31	36	30	30	30	30	30	30	30	368	494			
Lytham Quays, Lytham	HSS3	1A200 1A354 1A735	02/0641 OL 06/0074 RM 09/0659 OL 11/0374 RM				120	120	120	0	0	0	5	22	48	40	4	0	1	0	0	0	0	0	0	0	0	0	0	0	0	120	0			
Heyhouses Lane, St Annes	MUS4	1A783a	12/0465 OL 13/0448 RM 20/0183 FULL				130	130	130	0	0	0	0	0	0	10	33	60	27	0	0	0	0	0	0	0	0	0	0	0	0	130	0			
Heyhouses Lane, St Annes	MUS4	1A783b	15/0787 OL 18/0096 OL 19/157 OL 19/815 RM				146	146	91	55	55	0	0	0	0	0	0	0	0	1	26	24	17	23	30	25	0	0	0	0	0	146	0			
Heyhouses Lane, St Annes	MUS4	1A783c	20/0183 FULL				28	28	28	0	0	0	0	0	0	0	0	0	0	14	14	0	0	0	0	0	0	0	0	0	0	28	0			
Queen Mary School, Clifton Drive South, St Annes	HS1	1A439	03/0157 COU				35	35	35	0	0	0	21	14	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	35	0			
Jubilee House, East Beach, Lytham	HS2	1A847	13/0001 FULL 07/1264 OL				20	20	0	20	0	20	0	0	0	0	0	0	0	0	0	0	0	0	15	5	0	0	0	0	0	20	0			
Ashton Nurseries, Mythop Road, Lytham	HS3	1A858 1A1161	16/0413 FULL 17/0435 FULL				12	12	9	3	2	1	0	0	0	0	0	0	0	0	0	0	7	2	3	0	0	0	0	0	0	12	0			
The Gables, 35-39 Orchard Road, St Annes	HS4	1A594	05/0648 FULL 16/0639 FULL				19	19	19	0	0	0	0	0	0	0	0	7	12	0	0	0	0	0	0	0	0	0	0	0	0	19	0			
7-8 St Georges Square, St Annes	HS5	1A760	10/0891 COU				11	11	11	0	0	0	0	0	0	0	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0	11	0			
Petros House, St Andrews Road North, St Annes	HS7	1A931	14/0418 COU				35	35	35	0	0	0	0	0	0	0	0	0	35	0	0	0	0	0	0	0	0	0	0	0	0	35	0			
35-37 South Promenade, St Annes	HS8	1A1003	14/0327 FULL				36	36	36	0	0	0	0	0	0	0	0	36	0	0	0	0	0	0	0	0	0	0	0	0	0	36	0			
23 - 33 Fairhaven Road, St Annes	HS9	1A990	14/0320 FULL				32	32	32	0	0	0	0	0	0	0	0	32	0	0	0	0	0	0	0	0	0	0	0	0	0	32	0			
34-36 Orchard Road, Lytham St Annes	HS10	1A998	15/0176 OL	12			12	0	12	12	0	12	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	12	0	12	0		
The Galleries, 2-4 Kingsway, Lytham	HS11	1A1010	15/0486 FULL 18/0966 FULL 20/0245 FULL				9	9	0	9	0	9	0	0	0	0	0	0	0	0	0	0	0	0	9	0	0	0	0	0	0	0	9	0		
Fairways, Heeley Road, St Annes	HS12		08/0092 OL	20			0	20	0	20	0	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	5	20	0		
Kingsway Garage, St Annes	HS13		11/0667 OL 20/0352 FULL				1	1	0	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1	0			
Axa, Lytham	HS14	1A1106	13/0152 OL 17/0738 FULL				65	65	65	0	0	0	0	0	0	0	0	0	0	0	0	65	0	0	0	0	0	0	0	0	0	65	0			
Land to the West, Ballam Road, Lytham	HS15	1A842	13/0161 FULL 14/0161 FULL				12	12	9	3	3	0	0	0	0	0	0	3	0	2	0	2	1	1	0	1	2	0	0	0	0	12	0			
353 Clifton Drive North, St Annes	HS16	1A658	11/0312 FULL				34	34	34	0	0	0	0	0	20	14	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	34	0			
Hastings Point, Ballam Road, Lytham	HS17	1A592	11/0803 FULL 13/0673 FULL				25	25	25	0	0	0	0	0	21	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	25	0			
Former FBC Depot, St Davids Road North, St Annes	HS18	1A755	12/0537 FULL				32	32	32	0	0	0	0	0	0	32	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	32	0			

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 1 to 13														Years 15 to 19						Years 19 to 21		Plan Period Total	Out of Plan Period Total
													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032			
				1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21												
1 Lord Street, St Annes	HS19	1A932	14/0178 FULL				14	14	14	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	14	0		
Former Kwik Save, St Annes	HS20	1A943	14/0790 FULL				15	15	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	0		
Westmoreland House, 29-31 Orchard Road, St Annes	HS58		16/0285 PA 16/0470 FULL		25			25	0	25	0	25	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	10	25	0		
Land to East Sefton Road, Lytham St Annes	HS59	1A1052	16/0239 FULL				12	12	12	0	0	0	0	0	0	12	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	12	0		
Valentines Kennels, Wildings Lane, St Annes	HS60		16/0903 OL 19/0642 FULL				114	114	114	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	114	0	0	0	0	0	0	0	114	0	
Land at Roseacre, Wilding Lane, St Annes	HS61		16/0061 FULL 21/0811 OL 23/0356 FULL 23/0857 RM				42	42	0	42	0	42	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	27	0	0	0	0	0	42	0	
Keenans Mill, Lord Street, Lytham St. Annes	HS62	1A1053	16/0905 FULL				26	26	26	0	0	0	0	0	0	26	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	26	0		
St Leonards Bridge Garage, St. Leonards Road East, Lytham St Annes	HS67	1A1296	17/0299 OL				38	38	0	38	0	38	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	23	38	0		
Church Road Methodist Church, Church Road, S. Annes	HS68	1A1105	17/0665 FULL				10	10	10	0	0	0	0	0	0	0	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	0		
Hole in One, Forest Drive, Lytham St Annes		1A1298	19/0640 FULL				29	29	29	29	0	0													29	0	0	0	0	0	0	0	29	0		
Former Public Offices and T&L Building, 288-294 Clifton Drive South, Lytham St Annes		1A1352	20/0316 FULL				23	23	0	23	23	0													0	15	8	0	0	0	0	0	0	23	0	
The Chadwick Hotel, 109-115 South Promenade, Lytham St Annes		1A1358	21/0712 FULL				29	29	0	29	0	29													0	15	14	0	0	0	0	0	0	29	0	
Moss Side Villa, Cartmel Lane, Lytham		1A869	15/0118 FULL				2	2	0	2	2	0														2	0	0	0	0	0	0	0	2	0	
5 Orchard Road, St Annes		1A920	11/0824				4	4	0	4	4	0														4	0	0	0	0	0	0	4	0		
Land to side of 8 North Houses Lane, Lytham St Annes			15/0214 15/0534 16/0123 17/0622 19/0771 19/0998																																	
	1A994		16/0426				1	1	0	1	0	1														1	0	0	0	0	0	0	0	1	0	
23 Clifton Street, Lytham St Annes		1A1004	15/0428				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
149-151 St Albans Road, St Annes		1A1011	15/0616				2	2	0	2	2	0														2	0	0	0	0	0	0	0	2	0	
Office, 24 Wood Street, Lytham St Annes		1A1056	16/0101				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
Morningside Villas, 59 St Annes Road East, Lytham St Annes		1A1171	18/0638 FULL				-3	-3	0	-3	-3	0														-3	0	0	0	0	0	0	0	-3	0	
Ravenscourt Rest Home, 286 Clifton Drive South, Lytham St Annes		1A1175	18/0667 FULL				6	6	4	2	2	0													4	2	0	0	0	0	0	0	0	6	0	
Rear of 300 Clifton Drive South, Lytham St Annes		1A1178	18/0841 FULL				-1	-1	0	-1	-1	0														-1	0	0	0	0	0	0	0	-1	0	
24 Pollux Gate, Lytham St Annes		1A1211	19/0299 FULL				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
Land and buildings to rear of 157 St Annes Road East, Shepherd Road, Lytham St Annes		1A1212	19/0328 FULL 19/0942 FULL				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
Mirasol, 8 Islay Road, Lytham St Annes		1A1225	23/0015 FULL				1	1	0	1	0	1														1	0	0	0	0	0	0	0	1	0	
31 St Andrews Road South, Lytham St Annes		1A1263	20/0432 FULL				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
148 St Andrews Road South, Lytham St Annes		1A1264	20/0586 FULL				3	3	0	3	3	0														3	0	0	0	0	0	0	0	3	0	
18 Pollux Gate, Lytham St Annes		1A1267	20/0621 FULL				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
28 St Annes Road East, Lytham St Annes		1A1275	19/0224 FULL				1	1	0	1	0	1														1	0	0	0	0	0	0	0	1	0	
The Orchard, 2b Clifton Drive, Lytham St Annes		1A1306	21/0383 LDCP				1	1	0	1	0	1														1	0	0	0	0	0	0	0	1	0	
Clovelly, 67-69 Clifton Drive, Lytham St Annes		1A1307	21/0422 FULL 23/0042 FULL				11	11	0	11	0	11														11	0	0	0	0	0	0	0	11	0	
281 Inner Promenade, Lytham St Annes		1A1308	21/0458 FULL				-1	-1	0	-1	-1	0														-1	0	0	0	0	0	0	0	-1	0	
Rear of 4 Cecil Street, Lytham St Annes		1A1310	21/0590 FULL				1	1	0	1	1	0														1	0	0	0	0	0	0	0	1	0	
32 Clifton Street, Lytham St Annes		1A1318	21/1039 FULL				1	1	0	1	0	1														1	0	0	0	0	0	0	0	1	0	
10 St George's Square, St Annes		1A1344	21/1026 FULL				-1	-1	0	-1	0	-1														-1	0	0	0	0	0	0	0	-1	0	
19A West Beach, Lytham St Annes		1A1346	22/0028 FULL				1	1	0	1	0	1														1	0	0	0	0	0	0	0	1	0	

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													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032			
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21																
20 St Thomas' Road, Lytham St Annes	1A1347	22/0348 FULL		-1	-1	0	-1	-1	0																		-1	0	0	0	0	0	0	-1	0	
151 St Andrew's Road South, Lytham St Annes	1A1348	22/0151 FULL		8	8	0	8	0	8																		8	0	0	0	0	0	0	8	0	
125 South Promenade, Lytham St Annes	1A1349	22/0363 FULL		-5	-5	0	-5	0	-5																		-5	0	0	0	0	0	0	-5	0	
302 Clifton Drive South, Lytham St Annes	1A1354	22/0546 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
27 St Albans Road, Lytham St Annes	1A1356	22/0635 CLEU		3	3	0	3	0	3																		3	0	0	0	0	0	0	3	0	
31 Derbe Road, Lytham St Annes	1A1357	22/0745 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
357 Clifton Drive North, Lytham St Annes	1A1360	22/0820 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
19 Church Road, Lytham St Annes	1A1361	22/0850 FULL		1	1	0	1	1	0																		1	0	0	0	0	0	0	1	0	
17 Lightburne Avenue, Lytham St Annes	1A1364	22/0878 FULL		-1	-1	0	-1	0	-1																		-1	0	0	0	0	0	0	-1	0	
160 St Andrews Road South, Lytham St Annes	1A1365	23/0021 FULL		-3	-3	0	-3	-3	0																		-3	0	0	0	0	0	0	-3	0	
12 Chislehurst, Kintour Road, Lytham St Annes	1A1367	19/0732 FULL 23/0062 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
60 Park Road, Lytham St Annes	1A1368	23/0077 FULL		-1	-1	0	-1	0	-1																		-1	0	0	0	0	0	0	-1	0	
33 St Andrews Road South, Lytham St Annes	1A1369	23/0109 PNO		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
Rear of 3 Rossall Road, Lytham St Annes		23/0050 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
St George's Nursing House, 2 Marine Drive, Lytham St Annes		23/0059 FULL		8	8	0	8	0	8																		8	0	0	0	0	0	0	8	0	
5 Clifton Square, Lytham St Annes		23/0212 FULL		6	6	0	6	0	6																		6	0	0	0	0	0	0	6	0	
35 Lightburne Avenue, Lytham St Annes		23/0275 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
357 Clifton Drive North, Lytham St Annes		23/0185 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
Suite 4, 4A Clifton Square, Lytham St Annes		23/0341 PNO		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
Flat1, Ground Floor, 31 Glen Eldon Road, Lytham St Annes		23/0382 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
29 Wood Street, Lytham St Annes		23/0533 FULL		2	2	0	2	0	2																		2	0	0	0	0	0	0	2	0	
Rear of 32 Clifton Street, Lytham St Annes		23/0629 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
21 St Annes Road East, Lytham St Annes	1A1400	23/0813 FULL		3	3	0	3	0	3																		3	0	0	0	0	0	0	3	0	
Land South of 18 Walter Avenue / Off Everest Road, Lytham St Annes	1A1401	23/0587 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
17 Carlton Road, Lytham St Annes	1A1403	23/0712 FULL		4	4	0	4	0	4																		4	0	0	0	0	0	0	4	0	
8 Orchard Road, Lytham St Annes	1A1404	23/0851 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
21 St David's Road North, Lytham St Annes	1A1405	24/0058 FULL		-1	-1	0	-1	0	-1																		-1	0	0	0	0	0	0	-1	0	
104 Highbury Road East, Lytham St Annes		23/0585 PNO		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
212 St Davids Road North, Lytham St Annes		23/0471 FULL		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
119-123 South Promenade Lytham St Annes	1A1434	24/0504 FUC		-15	-15	0	-15	0	-15																		-15	0	0	0	0	0	0	-15	0	
Clife (former AXA car park) West Cliffe, Lytham	1A1407	23/0643 FUB		18	18	0	18	0	18																		18	0	0	0	0	0	0	18	0	
1 Sangate and 68 North Promenade, Lytham St Annes	1A1408	23/0838 FUB		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
55 Hove Road, Lytham St Annes	1A1409	24/0101 FUC		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	
49 Clifton Road, Lytham St Annes	1A1410	24/0163 PRAP		1	1	0	1	1	0																		1	0	0	0	0	0	0	1	0	
13 Eddington Road, Lytham St Annes	1A1411	24/0240 FUC		1	1	0	1	0	1																		1	0	0	0	0	0	0	1	0	

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											2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032				
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21															
Station, Bannister Street, Lytham St Annes	1A1412	20/0094 O/L		4	4	0	4	0	4																	4	0	0	0	0	0	0	4	0	
The Court House (former Lytham Police Station)	1A1413	20/0306 FUB		4	4	0	4	0	4																	4	0	0	0	0	0	0	4	0	
St Johns Ambulance Premises 108 St Andrews Road North Lytham St Annes	1A1415	22/0682 FUB		4	4	0	4	0	4																	4	0	0	0	0	0	0	4	0	
471 Clifton Drive North Lytham St Annes	1A1416	23/0133 FUC		-2	-2	0	-2	0	-2																	-2	0	0	0	0	0	0	-2	0	
Flats 2 & 3 56 Lightburn Avenue	1A1417	24/0325 FUC		-1	-1	0	-1	0	-1																	-1	0	0	0	0	0	0	-1	0	
St Annes Ambulance Station Ansdell Road South Lytham St Annes	1A1418	24/0390 FUB		1	1	0	1	0	1																	1	0	0	0	0	0	0	1	0	
11 Bath Street & 46 Clifton Street Lytham St Annes	1A1419	23/0817 FUB		1	1	0	1	0	1																	1	0	0	0	0	0	0	1	0	
Willow Lodge 226 Heyhouses Lane Lytham St Annes	1A1420	24/0428 FUB		7	7	0	7	0	7																	7	0	0	0	0	0	0	7	0	
36 Rowsley Road Lytham St Annes	1A1421	24/0387 FUC		-1	-1	0	-1	0	-1																	-1	0	0	0	0	0	0	-1	0	
77 St Andrews Road South Lytham St Annes	1A1422	24/0418 FUC		-4	-4	0	-4	0	-4																	-4	0	0	0	0	0	0	-4	0	
St Annes Ambulance Station Ansdell Road South Lytham St Annes	1A1423	24/0422 OUT		6	6	0	6	0	6																	6	0	0	0	0	0	0	6	0	
Beachwood 2B Clifton Drive Lytham St Annes	1A1424	23/0819 FUB		3	3	0	3	0	3																	3	0	0	0	0	0	0	3	0	
22 Bromley Road Lytham St Annes	1A1425	24/0585 FUC		-1	-1	0	-1	0	-1																	-1	0	0	0	0	0	0	-1	0	
6 Henry Street Lytham St Annes	1A1426	24/0641 FUC		1	1	0	1	0	1																	1	0	0	0	0	0	0	1	0	
35 Victoria Road Lytham St Annes	1A1428	24/0470 FUC		-1	-1	0	-1	0	-1																	-1	0	0	0	0	0	0	-1	0	
1 Heaton Grange, The Cottage Clifton Drive Lytham St Annes	1A1429	24/0375 FUC		-2	-2	0	-2	0	-2																	-2	0	0	0	0	0	0	-2	0	
34-36 Orchard Road Lytham St Annes	1A1430	24/0690 FUB		9	9	0	9	0	9																	9	0	0	0	0	0	0	9	0	
52 Clifton Street Lytham St Annes	1A1431	25/0001 FUB		1	1	0	1	0	1																	1	0	0	0	0	0	0	1	0	
Lytham & St Annes Sub Total				0	57	0	2119	2176	1093	1112	795	288	26	36	89	100	66	110	98	22	97	19	42	125	169	95	240	109	30	30	30	87	68	1688	494

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													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032			
									1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21							
SL2 - Fylde - Blackpool Periphery Strategic Location for Development																																				
Coastal Dunes, Clifton Drive North, Blackpool Airport Corridor	HSS4	1A833	08/1049 OL 10/0877 OL 14/0392 RM				76	76	76	0	0	0	0	13	32	29	0	2	0	0	0	0	0	0	0	0	0	0	0	0	76	0				
Coastal Dunes, Clifton Drive North, Blackpool Airport Corridor	HSS4	1A834	08/1049 OL 16/0062 FULL				353	353	352	1	1	0	0	0	5	53	109	89	49	47	0	0	1	0	0	0	0	0	0	0	353	0				
Land at Lytham St Annes Way, Whitehills	HSS6	4A703	11/0639 FULL				67	67	67	0	0	0	27	30	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	67	0				
Land at Lytham St Annes Way, Whitehills	HSS6	4A770	13/0213 FULL				36	36	36	0	0	0	23	13	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	36	0				
Land at Lytham St Annes Way, Whitehills	HSS6	4A771	13/0726 FULL				26	26	26	0	0	0	0	0	24	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	26	0				
Land at Lytham St Annes Way, Whitehills	HSS6			22			22	0	22	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	7	22	0				
Cropper Road East, Whitehills	MUS1	4A911	12/0717 OL 14/0310 RM 17/0510 FULL				146	146	146	0	0	0	0	0	23	52	34	30	7	0	0	0	0	0	0	0	0	0	0	0	146	0				
Cropper Road East, Whitehills	MUS1	4A1100	13/0753 OL 19/0140 FULL				31	31	31	0	0	0	0	0	0	0	0	0	31	0	0	0	0	0	0	0	0	0	0	0	31	0				
Cropper Road East, Whitehills	MUS1		15/0114 OL 23/0867 OL			265		265	0	265	0	265	0	0	0	0	0	0	0	0	0	0	0	0	15	30	30	30	30	135	130					
Cropper Road East, Whitehills	MUS1	4A1050	15/0472 OL 16/0847 RM 18/0694 NMA				80	80	64	16	16	0	0	0	0	0	0	9	18	37	0	0	16	0	0	0	0	0	0	0	80	0				
Spengarth, Cropper Road, Westby	MUS1		15/0807 OL			14		14	0	14	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	14	0	14	0				
Whyndyke Farm, Preston New Road, Whitehills	MUS2	4A1197	11/0221 OL 20/0334 VCON 21/0487 RM 24/0600				1310	1310	0	1310	0	1310	0	0	0	0	0	0	0	0	0	0	0	0	30	60	60	60	60	270	1040					
Land to the rear of 23-63 Westgate Road, Squires Gate	HS21	1A677	08/0992 FULL 12/0499 FULL 16/0194 FULL 17/0532 VCON				25	25	25	0	0	0	0	0	0	17	0	8	0	0	0	0	0	0	0	0	0	0	0	0	25	0				
Former Clock Garage, Preston New Road, Westby	HS22	4A821	11/0847 OL 15/0891 RM 23/0277 FULL			14		14	0	14	0	14	0	0	0	0	0	0	0	0	0	0	0	0	0	0	14	0	0	14	0					
Land South of Bridgeside, Squires Gate	HS23	1A873	13/0231 FULL 17/0779 OL				22	22	22	0	0	0	0	0	0	22	0	0	0	0	0	0	0	0	0	0	0	0	0	0	22	0				
Cropper Road West, Whitehills	HSS5		22/0461 FULL				350	350	0	350	0	0	0	0	0	0	0	0	0	0	0	0	0	30	30	30	30	30	30	180	170					
Cropper Road West (Bambers Lane Site), Whitehills	HSS5		19/0284 FULL 21/0755 OL			57		57	0	57	0	57	0	0	0	0	0	0	0	0	0	0	15	30	12	0	0	0	0	57	0					
Four Winds, Whitehill Road, Westby		4A1340	22/0484 RM				1	1	0	1	1	0											1	0	0	0	0	0	0	1	0					
Pipers Height Caravan Park, Peel Road, Whitehills		4A1451					4	4	0	4	0	4											4	0	0	0	0	0	0	4	0					
Poplar Barn, Lytham Road, Westby		4A1453	24/0293 FUB				1	1	0	1	1	0											1	0	0	0	0	0	0	1	0					
Peel Mill Farm, Peel Road, Westby with Plumpton		4A1454	23/0552 FUB				-1	-1	0	-1	0	-1											-1	0	0	0	0	0	0	-1						
Fylde-Blackpool Periphery Sub Total				0	315	407	2177	2899	845	2054	19	1649	0	0	27	53	36	79	105	109	149	105	98	84	0	0	22	45	105	132	134	149	127	1559	1340	



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													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031			2031-2032
									1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21						
SL3 - Warton Strategic Location for Development																																			
Blackfield End Farm, Warton	HSS2	2A1020	13/674 OL 17/129 RM				160	160	120	40	40	0	0	0	0	0	0	31	17	31	29	0	12	18	22	0	0	0	0	0	160	0			
Blackfield End Farm, Warton	HSS2		13/0674 OL 18/0568 RM 19/0636 FULL				171	171	131	40	40	0	0	0	0	0	0	9	46	46	30	0	30	10	0	0	0	0	0	0	171	0			
Highgate Park, Lytham Road, Warton	HSS7	2A879	12/0550 OL 13/0786 RM 15/706 RM				254	254	254	0	0	0	0	0	7	30	27	34	35	51	15	25	4	26	0	0	0	0	0	0	254	0			
Riversleigh Farm, Warton	HS24	2A985	13/0526 FULL				82	82	82	0	0	0	0	27	34	21	0	0	0	0	0	0	0	0	0	0	0	0	0	0	82	0			
Nine Acres Nursery, Harbour Lane Phase 1	HS25	2A765	10/0766 OL 11/0816 RM				75	75	75	0	0	0	0	8	41	10	6	1	9	0	0	0	0	0	0	0	0	0	0	0	75	0			
			14/0833 FULL 15/0187 FULL 16/0986 FULL 13/0562 OL 17/0047 FULL 17/0383 FULL 17/0765 FULL																																
Georges Garage, Warton	HS26	2A955	17/0765 FULL				7	7	7	0	0	0	0	0	0	0	7	0	0	0	0	0	0	0	0	0	0	0	0	0	7	0			
Oaklands Caravan Park, 252 Lytham Road, Warton	HS27		15/194 OL	53			53	0	53	0	53	53	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	30	45	0			
Land North of Freckleton Bypass, Warton	HSS12	2A1074	14/0410 OL 17/0851 VOC 19/0195 VOC 19/0908 20/0042 RM 20/0057 FULL 21/0538 NMA				345	345	175	170	170	0	0	0	0	0	0	0	0	0	47	67	61	59	60	51	0	0	0	0	345	0			
Clifton House Farm, Lytham Road, Warton	HSS13	2A1075	15/0562 OL 17/1050 19/0926 RM				96	96	77	19	19	0	0	0	0	0	0	0	0	0	33	41	3	17	2	0	0	0	0	0	96	0			
Brook Mount, 4 Lytham Road, Warton		2A1277	19/0541 FULL				26	26	26	0	0	0	0	0	0	0	0	0	26	0	0	0	0	0	0	0	0	0	0	0	26	0			
Great Carr Side Farm, Wrea Brook Lane, Warton		2A885	12/0759 FULL				3	3	1	2	2	0										0	2	0	0	0	0	0	0	0	2	0			
Warton Hall Farm, Lodge Lane, Warton		2A952	14/0669 FULL				-1	-1	0	-1	-1	0										0	-1	0	0	0	0	0	0	0	-1	0			
Barn, Warton Hall Farm, Lodge Lane, Warton		2A951	14/0590 FULL				1	1	0	1	1	0										0	1	0	0	0	0	0	0	0	1	0			
Rose Cottage, Bryning Lane, Warton		2A1131	17/0031 FULL 20/0413 FULL				1	1	0	1	1	0										0	1	0	0	0	0	0	0	0	1	0			
16-18 Lytham Road, Warton		2A1370	21/1075 FULL				-2	-2	0	-2	0	-2										0	-2	0	0	0	0	0	0	0	-2	0			
Warton Sub Total				0	53	0	1218	1271	948	323	272	51	0	8	41	17	63	62	64	42	82	41	128	159	164	76	125	94	51	0	0	15	30	1262	0

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													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032				
																																				1	2
SL4 - Kirkham and Wesham Strategic Location for Development																																					
			11/0763 OL 14/0041 RM 14/0779 OL 15/0724 RM 16/0195 FULL				259	259	259	0	0	0	0	19	53	45	60	34	35	6	7	0	0	0	0	0	0	0	0	0	0	0	259	0			
The Pastures, Fleetwood Road, Wesham	HSS8	3A890											0	0	0	0	17	10	31	21	36	1	0	1	0	0	0	0	0	0	0	117	0				
Land North of Blackpool Road, Kirkham	HSS9	3A894	12/419 OL 14/613 RM 12/0635 OL				117	117	117	0	0	0	0	0	17	10	31	21	36	1	0	1	0	0	0	0	0	0	0	0	0	0	117	0			
Land North of Blackpool Road, Kirkham	HSS9	3A895	15/0308 RM 18/0489 FULL				197	197	190	7	7	0	0	0	13	45	46	58	9	6	13	0	0	7	0	0	0	0	0	0	0	197	0				
Land North of Blackpool Road, Kirkham	HSS9	3A1188	15/0177 FULL				245	245	71	174	174	0	0	0	0	0	0	0	0	0	19	19	33	27	30	30	30	30	30	27	0	245	0				
Willowfields, Derby Road, Wesham	HSS10	3A355	05/0742 RM				113	113	113	0	0	0	73	21	11	1	1	6	0	0	0	0	0	0	0	0	0	0	0	0	0	113	0				
Sunnybank Mill, Kirkham	HS28			20			20	0	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	5	20	0				
Sunnybank Mill, Kirkham	HS28	3A1134	17/01038 FULL				9	9	9	0	0	0	0	0	0	0	0	9	0	0	0	0	0	0	0	0	0	0	0	0	0	9	0				
Sunnybank Mill, Kirkham	HS28	3A1133	17/0044 FULL				23	23	23	0	0	0	0	0	0	0	0	23	0	0	0	0	0	0	0	0	0	0	0	0	0	23	0				
Crossacres land between Weeton Road/ Fleetwood Road, Wesham	HS29	3A360	05/1060 FULL				13	13	13	0	0	0	9	0	0	0	0	4	0	0	0	0	0	0	0	0	0	0	0	0	0	13	0				
Pennine View, Weeton Road, Wesham	HS30	3A891	13/0364 OL	12			12	0	12	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	12	0	12	0				
Former Fylde Council Offices, Derby Road, Wesham	HS31	3A897	13/0449 FULL				24	24	24	0	0	0	0	0	0	1	7	16	0	0	0	0	0	0	0	0	0	0	0	0	0	24	0				
West End Residential Park, Kirkham	HS32	3A1085	12/0376 COU 19/0216 FULL				27	27	14	13	13	0	0	0	0	0	0	0	0	0	0	0	0	0	0	13	0	0	0	0	0	27	0				
Arundel Lodge Nursing Home, 1 Station Road, Wesham	HS33	3A819	12/0700 FULL				11	11	11	0	0	0	0	0	0	0	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0	11	0				
Crossroads, Kirkham	HS34	3A231	08/0891 FULL				12	12	12	0	0	0	12	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	12	0				
Henthorne Builders, Orders Lane, Kirkham	HS35	3A744	09/0822 FULL				26	26	26	0	0	0	0	26	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	26	0				
St Georges Hotel, Station Road, Kirkham	HS36	3A818	12/0505 FULL				11	11	11	0	0	0	0	0	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	11	0				
Land at Brookfarm, Dowbridge, Kirkham	HS57	3A1084	15/0547 OL 18/0791 RM 19/0212 RM 23/0580 NMA				170	170	144	26	26	0	0	0	0	0	0	0	1	7	29	56	29	22	8	18	0	0	0	0	0	170	0				
Campbells Caravans, Blackpool Road, Kirkham	HS63	3A1239	16/0112 OL	30			30	0	30	0	30	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	15	30	0				
Former Wesham Park Hospital, Derby Road, Wesham			19/0887 OL 21/0752 FULL				37	37	37	0	0	0	0	0	0	0	0	0	0	0	0	0	37	0	0	0	0	0	0	0	0	37	0				

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											2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032				
				1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21											
Willow Glen, 96 Dowbridge, Kirkham	3A764	08/0733 FULL 09/0823 FULL 17/0644 OL 20/0758 RM		1	1	0	1	1	0									1	0	0	0	0	0	0	1	0									
68 Poulton Street, Kirkham	3A892	13/0464 FULL		1	1	0	1	1	0									1	0	0	0	0	0	0	1	0									
Land adj Nookwood Cottage, Blackpool Road, Kirkham	3A956 3A1016 3A1324	14/0105 FULL																																	
		15/0866 OL																																	
		15/0867 FULL																																	
		16/0631 FULL																																	
		16/0766 FULL																																	
		20/0321 VCON																																	
		21/0233 FULL		3	3	2	1	1	0									1	0	0	0	0	0	0	1	0									
The Manse, Marsden Street, Kirkham	3A1019	15/0812 FULL		-1	-1	0	-1	0	-1									-1	0	0	0	0	0	0	-1	0									
The Homestead, Ribby Road, Kirkham	3A1136	16/0050 OL																																	
		20/0501 RM																																	
		22/0862 CLPU		1	1	0	1	1	0										1	0	0	0	0	0	0	1	0								
10 West View, Wesham	3A1137	17/0771 FULL		1	1	0	1	1	0									1	0	0	0	0	0	0	1	0									
3-5 Blackpool Road, Kirkham	3A1139	17/0684 FULL																																	
		19/0334 FULL 19/1037 FULL		6	6	0	6	0	6										6	0	0	0	0	0	0	6	0								
Land south of Eaton Place, Kirkham	3A1192	18/0279 FULL		3	3	2	1	1	0									1	0	0	0	0	0	0	1	0									
53 Ribby Road, Kirkham	3A1242	19/0941 FULL		1	1	0	1	1	0									1	0	0	0	0	0	0	1	0									
Black Horse Hotel, 29, Preston Street, Kirkham	3A1323	21/0171 FULL		6	6	4	2	2	0									2	0	0	0	0	0	0	2	0									
Land rear of 66 Marsden Street Kirkham	3A1374	22/0668 FULL		4	4	0	4	0	4									4	0	0	0	0	0	0	4	0									
South Farm, Dowbridge, Kirkham	3A1375	21/1120 FULL		5	5	0	5	0	5									5	0	0	0	0	0	0	5	0									
Land rear of 9 Manor Drive, Kirkham	3A1376	22/0816 OL		1	1	0	1	0	1									1	0	0	0	0	0	0	1	0									
Car park, south of Segar Street, Wesham	3A1377	21/0751 FULL		6	6	0	6	0	6									6	0	0	0	0	0	0	6	0									
Upper floors, 82 Poulton Street, Kirkham	3A1378	22/0273 FULL		1	1	0	1	0	1									1	0	0	0	0	0	0	1	0									
Building to rear of 22 Poulton Street, Kirkham	3A1437	22/0952 PNO		2	2	0	2	0	2									2	0	0	0	0	0	0	2	0									
Three Nooks Wood Weeton Road, Wesham	3A1438	23/0014 O/L		1	1	0	1	0	1									1	0	0	0	0	0	0	1	0									
Kirkham & Wesham Sub Total				0	62	0	1336	1398	1082	316	229	55	94	47	22	2	55	102	121	150	138	54	41	108	85	55	89	48	30	30	30	69	20	1390	0

Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 1 to 13														Years 15 to 19						Years 19 to 21		Plan Period Total	Out of Plan Period Total
													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032			
													1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21			
SL5 - Non Strategic Locations for Development																																				
Freckleton																																				
Bush Nurseries, Land off Ruskin Road, Freckleton	HS37	2A1081	13/0262 OL 16/0609 FULL				11	11	11	0	0	0	0	0	0	0	0	0	10	1	0	0	0	0	0	0	0	0	0	0	0	0	0	11	0	
Land rear of High Meadow, Lower Lane, Freckleton	HS38	2A1233	18/0043 FULL				11	11	11	0	0	0	0	0	0	0	0	0	0	0	4	7	0	0	0	0	0	0	0	0	0	0	0	11	0	
Quernmore Trading Estate, Croft Butts Lane, Freckleton	HS66	2A1132	17/0961 FULL				9	9	9	0	0	0	0	0	0	1	8	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	9	0		
Land at Naze Court, Naze Lane, Freckleton - Net of 22 demolitions	HS69		18/0618 FULL				-10	-10	-10	0	0	0	0	0	0	0	0	0	0	-10	0	0	0	0	0	0	0	0	0	0	0	0	0	-10	0	
			14/0895 FULL 19/0552 FULL 23/0409 FULL				7	7	3	4	4	0															4	0	0	0	0	0	0	4	0	
197 Kirkham Road, Freckleton		2A1023					-1	-1	0	-1	-1	0															-1	0	0	0	0	0	0	-1	0	
1&2 Ribble View, Preston Old Road, Freckleton		2A743	11/0010 FULL																																	
23 Preston Old Road, Freckleton		2A1371	22/0240 FULL				2	2	0	2	0	2															2	0	0	0	0	0	0	2	0	
3 Dibbs Pocket Marsh Gates Freckleton		2A1436	24/0260 FUB				1	1	0	1	1	0															1	0	0	0	0	0	0	1	0	
Elswick																																				
			16/0180 OL 18/0318 RM 20/0876 RM 23/0186 VCON																																	
Land North of Mill Lane, Elswick	HS72	4A1140	23/0414 VCON				50	50	24	26	26	0	0	0	0	0	0	0	0	0	0	0	0	11	13	17	9	0	0	0	0	0	0	50	0	
			16/645 FULL																																	
Land North of Beech Road, Elswick	HS73	4A1141	20/0168 VCON				50	50	48	2	2	0	0	0	0	0	0	0	0	0	0	0	48	0	0	2	0	0	0	0	0	0	0	50	0	
Land North of High Gate and East off Copp Lane, Elswick	HS71	4A1142	16/846 OL 21/0770 FULL	36			36	36	0	36	36	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	21	0	0	0	0	0	36	0	
			19/0123 FULL 20/0059 VCON																																	
Gorst Farm (land), Lodge Lane, Elswick		4A1244	22/0595 FULL				3	3	0	3	0	3														3	0	0	0	0	0	0	0	3	0	
Merfield, Copp Lane, Elswick		4A1027	15/0846 FULL				1	1	0	1	1	0															1	0	0	0	0	0	0	1	0	
			20/0478 OL																																	
Land adjacent to 1 Bonds Lane, Elswick		4A1284	23/0091 RM				1	1	0	1	0	1															1	0	0	0	0	0	0	1	0	
Bonds of Elswick, Bonds Lane, Elswick		4A1379	20/0363 FULL				8	8	0	8	0	8															8	0	0	0	0	0	0	8	0	
Staining																																				
Land South of Chain Lane, Staining	HS39	4A977	12/0765 FULL				42	42	42	0	0	0	0	0	0	0	19	23	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	42	0	
			13/0590 OL																																	
Land at Kings Close, Staining	HS40	4A798	15/0901 RM				30	30	30	0	0	0	0	0	0	0	0	18	11	1	0	0	0	0	0	0	0	0	0	0	0	0	0	30	0	
Thornfield Caravan Park, Staining	HS41			28				28	0	28	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	13	28	0	
Baines Farm, Mill Lane, Staining	HS42	4A752	08/0716 FULL				11	11	11	0	0	0	1	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	11	0	
			11/0131 FULL																																	
Land Adj to 18 Chain Lane, Staining	HS43	4A774	13/0470 FULL				30	30	30	0	0	0	0	1	18	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	30	0	
			14/0586 OL 16/0468 OL 19/0360 RM 22/0412 PIP																																	
Land to rear of 69-77 Chain Lane/ Occupation Lane, Staining		4A0779	23/0358 FULL				4	4	0	4	3	1															3	1	0	0	0	0	0	4	0	
Land adj to Mill Cottage, Mill Lane, Staining		4A1097	16/0385 FULL				1	1	0	1	1	0															1	0	0	0	0	0	0	1	0	
School Hill Cottage, 235 Staining Road, Staining		4A1387	22/0382 OL 22/0944 RM				1	1	0	1	0	1															1	0	0	0	0	0	0	1	0	
Wrea Green																																				
			15/0458 OL 14/0302 OL																																	
Land off Willow Drive, Wrea Green	HSS11	4A1037	16/0280 RM				86	86	86	0	0	0	0	0	0	0	0	16	37	33	0	0	0	0	0	0	0	0	0	0	0	0	0	86	0	
Land Adj Richmond Avenue, Wrea Green	HS44	4A822	12/0408 OL 13/0097 RM				54	54	54	0	0	0	1	0	0	5	29	18	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	54	0	
			12/0456 OL 16/0156 FULL																																	
Rear of 54 Bryning Lane, Wrea Green	HS45	4A969	20/0859 NMA				36	36	35	1	1	0	0	0	0	0	0	5	4	0	2	20	4	0	1	0	0	0	0	0	0	0	0	36	0	
North View Farm, 22 Ribby Road, Wrea Green	HS46	4A970	13/0507 OL				42	42	42	0	0	0	0	0	0	4	10	12	16	0	0	0	0	0	0	0	0	0	0	0	0	0	0	42	0	
Land North of North View Farm, Wrea Green	HS47	4A1289	19/0690 FULL				21	21	21	0	0	0	0	0	0	0	0	0	0	0	0	11	10	0	0	0	0	0	0	0	0	0	0	21	0	
Former Wareings, Ribby Road, Wrea Green	HS48	4A753	10/0709 FULL				13	13	13	0	0	0	10	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	13	0	
Land to rear of 60 Bryning Lane, Wrea Green		4A1036	15/0212 FULL 18/0050 FULL				1	1	0	1	1	0															1	0	0	0	0	0	0	1	0	

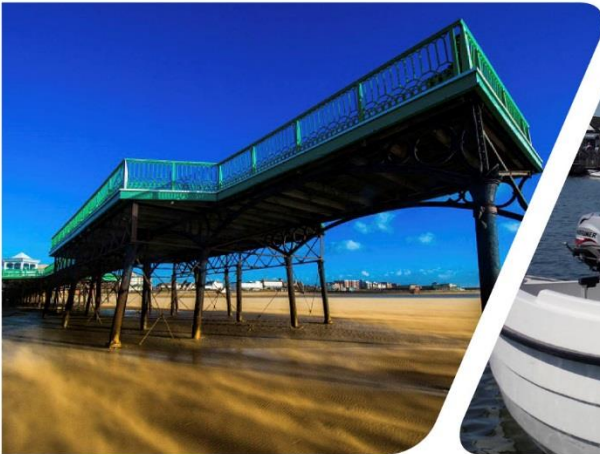
Site	Site Reference	HLAS Site Reference	Planning Application Number	Allowances	Allocations	Minded to Approve (net)	Planning Application Commitment (net)	Total Dwellings (B+C+D = E)	Completions (Sum of Years 1 to 13)	Balance (E-F=G)	Under Construction	Not started (net) (D-F=H)	Years 1 to 13														Years 15 to 19						Years 19 to 21		Plan Period Total	Out of Plan Period Total
													2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032			
									1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21							
Clifton																																				
Land North of Preston Old Road, Clifton	HS49	4A1089	15/0763 OL 16/0488 RM				74	74	70	4	4	0	0	0	0	0	24	27	8	0	11	0	0	4	0	0	0	0	0	0	74	0				
Land East of Rowan Close, Ash Lane, Clifton	HS50			30				30	0	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	15	30	0				
Clifton Lodge Farm House, Lodge Lane, Clifton		4A1383	21/0850 FULL				-1	-1	0	-1	0	-1											-1	0	0	0	0	0	0	0	-1	0				
Land to the rear of Smithy House and N of Preston Old Rd Clifton		4A1442	23/0766 OL				5	5	0	5	0	5											5	0	0	0	0	0	0	0	5	0				
Land to the rear of 1 Clifton Lane Newton with Clifton		4A1443	24/0149 PIP				1	1	0	1	0	1											1	0	0	0	0	0	0	0	1	0				
Newton																																				
Newton Hall, School Lane, Newton	HS51			86				86	0	86	0	86	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	30	45	41					
Cobweb Barn, Oak Lane, Newton	HS52	4A1286	17/0595 OL 20/0315 FULL				37	37	36	1	1	0	0	0	0	0	0	0	0	0	36	0	0	1	0	0	0	0	0	0	37	0				
Land West of Woodlands Close, Newton	HS70	4A1146	16/554 OL 17/1046 RM 18/0862 MMA				50	50	50	0	0	0	0	0	0	0	6	18	26	0	0	0	0	0	0	0	0	0	0	0	50	0				
Pathways, Blackpool Road, Newton		4A1252	19/0486 OL 21/0667 FULL				3	3	0	3	3	0											3	0	0	0	0	0	0	0	3	0				
Singleton																																				
Singleton Village, Singleton	HS53			11				11	0	11	0	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0	11	0	0	0	11	0				
Singleton Village, Singleton	HS53	4A1291	20/0846 OL 15/0042 OL				4	4	0	4	0	4	0	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	0	4					
Riverside, Poolfoot Lane, Singleton		4A1040	16/0961 FULL				1	1	0	1	1	0										1	0	0	0	0	0	0	0	1	0					
			16/0538 OL 18/0872 FULL 20/0071 FULL																																	
29 Mains Lane, Singleton		4A1194	23/0368 VCON				7	7	0	7	0	7											7	0	0	0	0	0	0	0	7	0				
Weeton																																				
The Laurels and Willow House, Mythop Road, Weeton	HS54	4A913	12/0772 FULL				20	20	20	0	0	0	0	0	0	5	11	4	0	0	0	0	0	0	0	0	0	0	0	0	20	0				
			16/0811 OL 18/0839 FULL 19/0802 VCON 20/0883 FULL 22/0279 VCON																																	
Land West of Church Road, Weeton	HS64	4A1160	22/0290 VCON				44	44	44	0	0	0	0	0	0	0	0	0	0	0	34	10	0	0	0	0	0	0	0	0	44	0				
Weeton Camp, Singleton Road, Weeton			22/0645 FULL				6	6	0	6	0	6											6	0	0	0	0	0	0	6	0					
Mere Court Stud, Mythop Road , Weeton		4A1203	17/0061 FULL				1	1	0	1	1	0											1	0	0	0	0	0	0	0	1	0				
Greenhalgh																																				
The Rowans (Former Blue Anchor Inn), Fleetwood Road, Greenhalgh Phase 1 & 2	HS55	4A820	11/0080 FULL 13/0062 VCON 13/0657 FULL 14/0300 FULL				17	17	17	0	0	0	0	0	12	2	0	3	0	0	0	0	0	0	0	0	0	0	0	0	17	0				
Beech Grove, Fleetwood Road, Greenhalgh		4A1381	22/0259 FULL				1	1	0	1	1	0											1	0	0	0	0	0	0	0	1	0				
Little Eccleston																																				
Sunnydale Nurseries, Garstang Road, Little Eccleston	HS56	4A1031	15/0124 OL 16/0817 FULL 17/0946 FULL 19/0111 NMA				40	40	38	2	2	0	0	0	0	0	0	7	28	0	0	3	0	0	2	0	0	0	0	0	40	0				
Merlewood Country Park, Cartford Lane, Little Eccleston		4A1248	18/0136 VCON				82	82	0	82	0	82	0	0	0	0	0	0	0	0	0	0	15	30	30	7	0	0	0	82	0					
			13/0386 15/0186 15/0174 16/0208 17/0364 17/0561																																	
Land to south of Cartford Inn, Cartford Lane, Little Eccleston		4A0966	17/1063				5	5	4	1	1	0											1	0	0	0	0	0	0	0	1	0				
Sunnydale Cottages, 1 Garstang Road, Little Eccleston		4A1382	22/0849				2	2	0	2	0	2											2	0	0	0	0	0	0	2	0					

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Stanley Grange Farm, Moss Lane East, Treales	4A0979	14/0749 FULL				2	2	1	1	1	1	0																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																							









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Date: December 2025  
Our Ref: SYS 2025

Review Date: Autumn 2026  
Authorised by: Eddie Graves, Planning Policy Manager