

Availability of Residential Land

31st March 2014



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Summary



HOUSING PROVISION IN TAMWORTH 1 APRIL 2013 - 31 March 2014		
Current Housing Requirement ¹ , 1 April 2006 - 31 March 2031		4250
Gross Completions, 1 April 2006 – 31 March 2013		1384
Net Completions, 1 April 2006 - 31 March 2013		1347
1 April 2013 - 31 March 2014		
Completions (Gross)		51
Under Construction (position as at 31 March 2013)		53
Commitments (position as at 31 March 2013)		410
Units Lost in Current Year		3
Net Completions		48
TOTAL PROVISION		1858

1 April 2013 - 31 March 2014 Breakdown			
	Brownfield	Greenfield	Total
Completions on Local Plan sites	0	0	0
Small Windfall Completions (less than 10 dwellings)	23	0	23
Large Windfall Completions (10 dwellings or more)	28	0	28
Total	51 (100%)	0	51

Commentary

The data for completions is established from site visits carried out after the end of the monitoring year. This information is then checked against Council Tax records and the Naming and Numbering database..

¹ The Tamworth Local Plan (2006-2028) was withdrawn on 05/04/2013, based upon a recommendation in the Inspector's Report. The new Draft Tamworth Local Plan (2006-2031) was published for consultation in March 2013 and proposes a housing requirement of 4,250 dwellings for the plan period with a further 2,000 to be delivered outside of the Borough to meet the objectively assessed need of 6,250 dwellings.

Previous Years Summary				
Year	Source	Brownfield	Greenfield	Total
2006-2007	Local Plan	202	0	458
	Windfall	239	17	
2007-2008	Local Plan	143	19	211
	Windfall	49	0	
2008-2009	Local Plan	0	34	211
	Windfall	177	0	
2009-2010	Local Plan	0	27	161
	Windfall	133	1	
2010-2011	Local Plan			138
	Windfall	138	0	
2011-2012	Local Plan	0	0	70
	Windfall	70	0	
2012-2013	Local Plan	14	0	135
	Windfall	119	2	
Total		1,284 (92.8%)	100 (7.2%)	1384

Site Location	Source	Brownfield or Greenfield	Tenure	PS	Planning Permission	Date of Permission	Site Area (ha)	Site Area not started (ha)	Total Units	Units not started	Starts in year	U/C	Finishes in current year	Total Finishes	Units Lost	Units lost in current year
Key																
Source - LP = Local Plan, SW = Small Windfall, W = Windfall, Tenure - LA = Local Authority, PS = Planning Status - CU = Change of Use, Out = Outline, RM = Reserved Matters																
Former Doulton Works	W	Brownfield	Private	Full	0227/2007	09/08/2007	3.8	0	164	0	0	0	6	164	0	0
Jak-dor, 1 Dumolos Lane	SW	Brownfield	Private	Full	0122/2013	19/07/2013	0.25	0	4	0	4	0	4	4	0	0
Land between 42 and 42a Victoria Road	W	Brownfield	Private	Full	0293/2012	22/10/2012	0	0	6	0	3	0	6	6	0	0
Adj 336 Old Tamworth Road	SW	Brownfield	Private	Full	0556/2008	11/12/2008	0.05	0	1	0	0	0	1	1	0	0
Land Rear of 368-370 Tamworth Road	SW	Brownfield	Private	Full	0582/2010	19/04/2011	0.03	0	1	0	0	0	1	1	0	0
22 Lichfield Street	W	Brownfield	Private	Full	0078/2012	27/04/2012	0.044	0	1	0	1	0	1	1	0	0
Suncream Dairies, Dumolos Lane	W	Brownfield	Private	Full	0152/2012	28/06/2012	0.07	0	4	0	0	0	4	4	0	0
233 Glascote Road Glascote	SW	Brownfield	Private	Full	0204/2012	04/09/2012	0.018	0	1	0	1	0	1	1	0	0
The Park Inn PH, Kettlebrook Road	W	Brownfield	Private	RM	0370/2012	13/02/2013	0.29	0	10	0	10	0	10	10	0	0
Bolehall House	SW	Brownfield	Private	Full	0183/2013	16/07/2013	0.3	0	6	0	0	0	6	6	0	0
Land at Coton Hall Farm	W	Brownfield	Private	Full	0026/2013	20/03/2013	0.062	0	1	0	1	0	1	1	0	0
67A Halford Street Tamworth	SW	Brownfield	Private	Full	0067/2013	17/04/2013	0.021	0	1	0	1	0	1	1	0	0
82 Claremont	SW	Brownfield	Private	Full	0143/2013	11/06/2013	0.05	0	1	0	1	0	1	1	1	1
235 Tamworth Road	SW	Brownfield	Private	Full	0203/2013	24/07/2013	0.05	0	1	0	1	0	1	1	0	0
108 Medway	SW	Brownfield	LA	Full	0244/2013	10/09/2013	0.016	0	1	0	1	0	1	1	0	0

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Suffield Lodge Working Mens Club, 77 Wigginton Rd	SW	Brownfield	Private	Full	0310/2013	25/10/2013	0.99	0	5	0	5	0	5	5	1	1
Site of Gardeners Arms	W	Brownfield	Private	Full	0100/2011	16/08/2011	0.1	0.1	18	18	0	0	0	0	0	0
Land south of St. Peter's Close	LP	Brownfield	Private	RM	0346/2013	15/01/2014	2.61	2.61	86	86	0	0	0	0	0	0
Land south of Hedging Lane	LP	Brownfield	Private	Out	0034/2013	19/04/2013	1.97	1.97	78	78	0	0	0	0	0	0
Coton Hall Farm	SW	Brownfield	Private	Full	0416/2013	21/02/2014	0.376	0.376	9	9	0	0	0	0	1	1
Kerria Centre	W	Brownfield	Private	Full	0226/2011	27/07/2011	0.06	0.06	12	12	0	0	0	0	0	0
Land off Pennine Way, Stonydelph	W	Greenfield	Private	Out	0349/2012	30/04/2013	3.56	3.56	94	94	0	0	0	0	0	0
Former Wake Industries Ltd, Basin Lane	W	Brownfield	Private	Full	0071/2013	14/08/2013	0.299	0.299	14	14	0	0	0	0	0	0
Land off Freasley Lane Hockley	W	Greenfield	Private	Out	0081-2013	08/11/2013	1.21	1.21	29	29	0	0	0	0	0	0
Masefield Drive/Thackera y Drive	W	Brownfield	RSL	Full	0213/2013	23/08/2013	0.159	0	15	0	15	15	0	0	0	0
Amington Road, 'Rosedale', Land Adj.	SW	Brownfield	Private	Full	0153/2013	25/06/2013	0.052	0.052	1	1	0	0	0	0	0	0
320 Glascote Road	SW	Brownfield	Private	Full	0252/2013	26/09/2013	0.036	0.0355	4	4	0	0	0	0	1	0
61-63 High Street, Dosthill	SW	Brownfield	Private	Full	0025/2002	12/03/2002	0.08	0	8	0	0	8	0	0	0	0

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Land Adjacent 87 Comberford Road	SW	Brownfield	Private	Full	0123/2013	27/06/2013	0.1	0.1	1	1	0	0	0	0	0	0
229 Tamworth Road	SW	Brownfield	Private	Full	0140/2011	11/05/2011	0.05	0.05	2	2	0	0	0	0	1	0
Land adjacent to 1 Thurne	W	Brownfield	Private	Full	0025/2012	20/03/2012	0.04	0.04	1	1	0	0	0	0	0	0
Bolehall Manor Club	SW	Greenfield	Private	Out	0520/2010	23/02/2011	0.09	0.09	4	4	0	0	0	0	0	0
67 Salters Lane	SW	Greenfield	Private	Full	0222/2013	09/09/2013	0.04	0.04	2	2	0	0	0	0	0	0
156 Watling Street	W	Brownfield	Private	Full	0588/2011	23/01/2012	0.088	0	2	0	2	2	0	0	0	0
78 Kirtley	SW	Brownfield	Private	Full	0343/2013	06/11/2013	0.017	0.0165	2	2	0	0	0	0	1	0
7 Lower Gungate	SW	Brownfield	Private	Full	0558/2011	13/03/2012	0.067	0.0673	2	2	0	0	0	0	0	0
21 St Austell Close	W	Brownfield	Private	Full	0040/2012	06/04/2012	0.014	0	1	0	0	1	0	0	0	0
Land to the rear of 1 Bellingham	W	Greenfield	Private	Full	0115/2012	30/05/2012	0.06	0.06	1	1	0	0	0	0	0	0
6 - 7 Albert Road	SW	Brownfield	Private	Full	0148/2012	30/05/2012	0.06	0.06	5	5	0	0	0	0	0	0
10 High Street Dosthill Tamworth	SW	Brownfield	Private	Full	0294/2012	23/10/2012	0.036	0.036	2	2	0	0	0	0	1	0
Ladbrook Lodge 45 Salters Lane	W	Brownfield	LA	Out	0296/2012	14/11/2012	0.093	0.093	3	3	0	0	0	0	1	0
36 - 38 Watling Street	SW	Brownfield	Private	Full	0308/2012	10/01/2013	0.14	0.14	2	2	0	0	0	0	0	0
36 - 38 Watling Street	SW	Brownfield	Private	Full	0352/2013	15/01/2014	0.116	0.116	2	2	0	0	0	0	0	0

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39 - 41 Lower Gungate Tamworth	SW	Brownfield	Private	Full	0342/2012	16/01/2013	0.024	0.024	2	2	0	0	0	0	0	0
Land Adjacent 178 Watling Street, Tamworth,	SW	Brownfield	Private	Full	0358/2012	17/01/2013	0.02	0.02	1	1	0	0	0	0	0	0
Garages at Tennyson Avenue	SW	Brownfield	RSL	Full	0015/2013	13/03/2013	0.14	0	8	0	8	8	0	0	0	0
Garages at Milton Avenue	SW	Brownfield	RSL	Full	0016/2013	12/03/2013	0.103	0	3	0	3	3	0	0	0	0
Garages at Milton Avenue	SW	Brownfield	RSL	Full	0017/2013	12/03/2013	0.08	0	3	0	3	3	0	0	0	0
Garages at Thackeray Drive	W	Brownfield	RSL	Full	0018/2013	13/03/2013	0.1	0.1	3	3	0	0	0	0	0	0
Garages at Masefield Drive	W	Brownfield	RSL	Full	0019/2013	13/03/2013	0.082	0	3	0	3	3	0	0	0	0
56 Deltic Glascoate	SW	Brownfield	Private	Full	0024/2013	17/04/2013	0.019	0	1	0	1	1	0	0	0	0
The Railway Inn, Watling Street	SW	Brownfield	Private	Full	0407/2011	12/04/2013	0.128	0.128	3	3	0	0	0	0	0	0
Sue Ryder, 56 Church Street	SW	Brownfield	Private	Full	0025/2014	28/03/2014	0.034	0.0337	4	4	0	0	0	0	0	0
37 Orchard Street	SW	Brownfield	Private	Full	0031/2014	21/03/2014	0.029	0.029	1	1	0	0	0	0	0	0
Land to rear of 60-66 Dosthill Road	SW	Brownfield	Private	Full	0072/2013	03/07/2013	0.408	0.272	9	6	3	3	0	0	0	0
Garage Site off Shelley Road	SW	Brownfield	RSL	Full	0108/2013	11/06/2013	0.105	0	3	0	3	3	0	0	0	0

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Fontenaye Road (Garages)	SW	Brownfield	RSL	Full	0111/2013	11/06/2013	0.049	0.049	1	1	0	0	0	0	0	0
6 Market Street	SW	Brownfield	Private	Full	0157/2013	25/06/2013	0.012	0	1	0	1	1	0	0	0	0
Unit 1 Ninefoot Lane	SW	Brownfield	Private	Full	0177/2013	12/07/2013	0.066	0.066	6	6	0	0	0	0	0	0
Garage Site Keats Close/Kipling Rise	SW	Brownfield	RSL	Full	0193/2013	16/07/2013	0.195	0	3	0	3	3	0	0	0	0
Land rear of 33 Market Street	SW	Brownfield	Private	Full	0214/2013	05/09/2013	0.013	0.0126	2	2	0	0	0	0	0	0
10 Colehill	SW	Brownfield	Private	Full	0243/2013	09/09/2013	0.046	0.0455	5	5	0	0	0	0	0	0
12 Calder	SW	Brownfield	Private	Full	0250/2013	12/09/2013	0.013	0.013	2	2	0	0	0	0	1	0
3 Faringdon	SW	Brownfield	Private	Full	0285/2013	04/10/2013	0.024	0.024	2	2	0	0	0	0	1	0
36 Whiting	SW	Brownfield	Private	Full	0355/2013	20/11/2013	0.016	0.016	1	1	0	0	0	0	0	0
Land at 4 Beyer Close	SW	Brownfield	Private	Out	0415/2013	10/12/2013	0.069	0.069	2	2	0	0	0	0	0	0
27 Hillcrest	SW	Brownfield	Private	Full	0204/2013	19/02/2014	0.03	0.03	1	1	0	0	0	0	0	0
12 Victoria Road	SW	Brownfield	Private	Full	0398/2011	21/09/2011	0.011	0.011	2	2	0	0	0	0	0	0

Availability of Residential Land

31st March 2014

Sites completed in previous year



All Residential Sites Completed in Previous Year, 1 April 2012 - 31 March 2013									
Site Location	Source	Brownfield or Greenfield	Tenure	Planning Status	Planning Permission	Date of Permission	Site Area (ha)	Total Units	Last Completion Date
Former Two Gates Primary School Annex	W	Brownfield	Private	RM	0615/2005	38974	0.46	39	17/05/2012
Victoria Court Hotel	W	Brownfield	Private	Full	0467/2004	38632	0.11	18	17/05/2012
Former Doulton Works	W	Brownfield	Private	Full	0228/2007	39303	6.08	109	17/05/2012
Brookside Way	LP	Brownfield	Private	Full	0090/2010	40353	0.68	14	04/03/2013
Park Special School (Solway Close)	W	Brownfield	Private	Full	0520/2009	39352	0.669	25	17/05/2012
4 Hodge Lane	SW	Brownfield	Private	Full	0149/2009	39974	0.33	1	17/05/2012
Ross House	SW	Brownfield	Private	Full	0052/2007	39175	0.11	9	17/05/2012
1 Tamworth Road	SW	Brownfield	Private	Full	0116/2008	39594	0.11	3	17/05/2012
243 Tamworth Road	SW	Brownfield	Private	Full	0141/2008	39545	0.005	1	17/05/2012
47 Houting	SW	Brownfield	Private	Full	0102/2010	40312	0.02	1	31/03/2013
Flats off Barcliff Avenue	SW	Brownfield	Private	Full	0689/2005	39106	0.07	4	31/03/2013
145 Tinkers Green Road	SW	Brownfield	Private	Full	0440/2009	40235	0.09	5	17/05/2012
Land at rear of 85 Dosthill	SW	Brownfield	Private	Full	0313/2009	40062	0.1	1	17/05/2012
Adjacent to 107 Abelia	SW	Greenfield	Private	Full	0193/2010	40344	0.01	1	17/05/2012
Land adj to 86 Watling Street	SW	Brownfield	Private	Full	0591/2010	40529	0.15	2	27/11/2012
81 Bolebridge Street	W	Brownfield	Private	Full	0135/2011	40674	0.01092	1	31/03/2013
126 Brambling	W	Brownfield	Private	Full	0425/2011	40823	0.030062	1	31/03/2013
The Mercian	W	Brownfield	Private	Full	0275/2011	40745	0.019008	1	31/03/2013
The Coton Hall Farm	W	Brownfield	Private	Full	0231/2011	40805	0.161442	3	15/11/2012
Land Adjacent 326 Glascote Road									
Glascoate Road	W	Brownfield	Private	Full	0496/2011	40869	0.0712	1	31/03/2013
28 George Street	SW	Brownfield	Private	Full	0473/2011	40863	0.0243	2	31/03/2013
Lady Of The Sacred Heart Church	W	Brownfield	Private	Full	0088/2012	41031	0.123	1	31/03/2013
The White House	W	Brownfield	Private	Full	0202/2008	39633	0.17112	8	17/05/2012
Flat 4 The Precinct Fontenaye Road	SW	Brownfield	Private	Full	0188/2012	41103	0.018	2	31/03/2013
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Sites Removed from database



Sites that have been removed because Planning Permission has lapsed during the monitoring year

Site Location	Source	Brownfield or Greenfield	Tenure	Planning Status	Planning Permission	Date of Permission	Expiry Date	Total Units
8 and 9 Colehill	SW	Brownfield	Private	Full	0238/2010	12/05/2010	12/05/2013	9
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