

SUFFOLK COASTAL DISTRICT COUNCIL

LAND AVAILABILITY – HOUSING

Approved and allocated sites

April 2015

LAND AVAILABILITY FOR HOUSING

The attached Schedule 'A' gives details of all sites for five or more dwellings for which planning permission has been granted and indicates the current position regarding their development (those indicated 'Blt' are built, those indicated 'u/c' are under construction, while those indicated with 'n/s' are not started). The letters 'B' and 'G' refer to brownfield and greenfield classified land respectively under the 'Previously Developed Land' definition found in the National Planning Policy Framework (NPPF) published in March 2012. The letter 'A' indicates a site which had been allocated in the Local Plan First Alteration and 'W' indicates a previously unpredicted site, known as a '*windfall*' site.

Schedule 'B' gives the total number of units with valid planning consents in each Parish: these total figures include all those consents set out in Schedule 'A' as well as those for less than five units. Schedule 'C' gives details of all sites allocated in the Suffolk Coastal Local Plan First Alteration which do not have the benefit of a valid planning permission.

The number of residential units shown for each site in the schedules are, in many instances, estimated based on the latest known information. Where a planning approval related to a specific number of units, however, this is given.

The details given are believed to be correct at 1st April 2015.

SUFFOLK COASTAL DISTRICT COUNCIL

SCHEDULE OF HOUSING COMMITMENTS – APRIL 2015

SCHEDULE A – RESIDENTIAL CONSENTS

B/G = Brownfield or Greenfield

W/A = Windfall or Allocation

Grundisburgh Area

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
DC/14/1844	O/L	Charsfield	Land east of St Peters Close		0.84	0	0	20	20	Incl 6 units affordable housing	W
DC/13/2619	O/L	Grundisburgh	Top Field Barn Farm, Ipswich Road		1.90	0	0	24	24	Incl 8 units affordable housing and new village hall to be built on part of site	W
DC/13/3229	O/L	Otley	Hill View, Church Road	1.66		0	0	35	35	Incl 9 units affordable housing	W
DC/14/3368	FULL	Westerfield	Land adj Manor Farm House, Church Lane		0.57	0	0	6	6	Incl 2 units affordable housing	W
C12/2072 DC/14/3252	RES	Witnesham	Land at Warrens Barn, Jacks Field, The Street		0.51	0	0	6	6	Incl 2 units affordable housing	W
DC/15/0147	FULL	Witnesham	Land north of Elm Cottage, Mow Hill		0.49	0	0	7	7		W

Felixstowe Peninsula

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C08/0936	RES	Felixstowe	The Ordnance Hotel, 1 Undercliff Road	0.2		0	4	10	14		W
C08/1913	RES	Felixstowe	Stowe House, 105 Cliff Road	0.29		0	1	8	9	Existing dw to be demolished and replaced (=10dw in total). Now u/c as existing dw demolished.	W
C07/0193	FULL	Felixstowe	85-93 St Andrews Road	0.04		0	5	0	5	Flats above new build shops	W
C05/1723 C12/0068 DC/13/3598	DET	Felixstowe	Land btwn Orford Road & Langer Road ['South Seafront']	0.06	1.82	94	16	11	121	Existing 6dw to be demolished and replaced (=127dw total). Includes 13 units affordable housing.	A
C10/1948 DC/14/1868	FULL	Felixstowe	23 Leopold Road	0.08		0	6	0	6	Existing dw to be demolished & replaced with 7 flats in two buildings (=6dw total)	W
C10/0987	FULL	Felixstowe	Allotment Land, Philip Ave		0.28	0	10	0	10	Affordable housing	W
C11/1502 DC13/2716 DC/14/2167	FULL	Felixstowe	The Bartlett Hospital	0.50		7	27	0	34	Conv of former hospital	W
C07/2364 C13/1012 DC/14/0992	FULL	Felixstowe	Cliff House, Chevalier Rd, Hamilton House & Car Park, Hamilton Rd	0.38		0	46	26	74		W

Suffolk Coastal Land Availability – Housing April 2015

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C08/1656	FULL	Felixstowe	Garage site, Langer Road	0.14		0	1	4	5		W
DC/14/3431	FULL	Felixstowe	Garage & parking area rear of 2-16 Philip Avenue	0.21		0	0	11	11	Affordable housing	W
DC13/3057	FULL	Felixstowe	The Feathers Public House, High Street	0.18		0	5	0	5	COU of public house. Exist living accomm above treated as replacement (=6dw total)	W
C08/1081	FULL	Felixstowe	Waverley Hotel, Wolsey Gardens	0.13		0	23	0	23	Conv of hotel	W
DC/14/3432	O/L	Felixstowe	Land adj 11 Penfold Road	0.13		0	0	5	5	Demolition of disused storage building	W
DC/15/0332	FULL	Felixstowe	38/40 Victoria Street	0.09		0	0	5	5	Conv of redundant buildings (B1c)	W
C01/0921 C02/0985 C04/0623	RES	Trimley St Martin	rear of 10-28 Old Kirton Road	0.89		14	0	8	22	14 in detail	W
C13/0219	O/L	Trimley St Martin	Land at and adj Mushroom Farm, High Road	1.18	1.45	0	0	66	66	Demolition of farm buildings. Incl 22 affordable housing units.	W

Blyth Area

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C08/0908 C10/2508 C11/0752 C13/0244 DC/14/2078	FULL	Aldeburgh	Plots 26-33 Phase 5B, Church Farm Rise		13.36	239	4	0	243		A
C12/2573	FULL	Aldeburgh	Aldeburgh Brickworks, Saxmundham Road	0.96		0	5	10	15	Incl 5 units affordable housing	W
C96/1000 C00/0985 C07/0084 C06/1062	FULL	Blythburgh	Blythburgh & District Hospital	4.25		44	11	0	55		A
DC/13/3010	FULL	Blythburgh	Amberlee, Dunwich Road	0.57		0	1	7	8	Existing dwelling to be demolished (=9dw in total) Incl 2 units affordable housing	W
C04/1329 C08/0390	RES	Cransford	land adjacent to Cherry Trees	0.73		0	1	4	5		W
C13/0911	O/L	Cratfield	School Farm, Church Road		0.32	0	0	6	6	Incl 2 units affordable housing	W
DC/13/2489 DC/14/2338	RES	Darsham	Land to west of Mill House, The Street		0.72	0	0	15	15	Incl 6 units affordable housing	W
C13/0060	FULL	Earl Soham	Land south of Glebe Cottage Surgery, The Street		0.26	0	1	5	6	Incl 2 affordable units	W
C08/0795 C13/0773 DC/14/0435	O/L	Framlingham	Land off Station Rd	2.88		0	0	140	140	Mixed use development.	W

Suffolk Coastal Land Availability – Housing April 2015

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
DC/13/3234	O/L	Framlingham	Land south east of Rawlings Cottage, Saxtead Road		0.51	0	0	10	0		W
DC/13/2461	FULL	Knodishall	Land opp 57-61 Judith Avenue		0.76	0	0	8	8	Incl 2 units affordable housing	W
C04/1826	FULL	Leiston	15 High Street	0.12		0	1	7	8		W
C13/0475	FULL	Leiston	Land between 55 & 81 Valley Road		0.37	0	25	0	25	Incl 10 affordable housing units	W
C12/2139	FULL	Leiston	Land opp 18-30a Aldeburgh Road		4.89	7	4	108	119	Incl 39 units affordable housing	W
DC/14/1007	FULL	Leiston	69 High Street	0.02		0	5	0	5	Change of use from bakery (A1) to café (A3) and 5 flats on ground and first floor	W
DC/14/0329	O/L	Middleton	Land adj Green Garth, Mill Street		0.38	0	0	6	6	Incl 2 units affordable housing	W
C01/0759	RES	Peasenhall	OS 0960 Mill View Farm, Mill Road	1		3	2	0	5		W
C07/0362	DET	Saxmundham	Land on north side of Church Hill		2.44	144	0	1	145	Includes affordable housing (49 units)	A
C13/0056 DC13/2671	RES	Saxmundham	Btwn Rendham Road & A12		2.15	74	7	9	90	Incl 30 affordable housing units	W
C12/1123 DC13/2520	RES	Saxmundham	Land west of 56 to 80 Mayflower Avenue		0.52	0	0	20	20	Incl. 6 affordable housing units	W
C11/1539	O/L	Saxmundham	Former County Primary School, Fairfield Road	0.55		0	0	21	21	Conv of former school. Incl 7 affordable housing units	W

Suffolk Coastal Land Availability – Housing April 2015

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C12/2289 DC13/3263	RES	Saxmundham	Land between Rendham Road & A12		1.40	10	15	32	57	Incl. 19 affordable housing units	W
C11/1316	FULL	Sibton	Sibton Croft	0.30		0	0	6	6	Existing dw to be demolished (=7dw in total). Incl 2 affordable units.	W
C10/1630	FULL	Snape	land rear of 7 Church Road	0.3		0	10	0	10		W

Ipswich Eastern Fringe

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C07/1764	RES	Kesgrave	land rear of 26-42 Bell Lane, Off Ropes Drive, Grange Farm		1.1	43	0	1	44	Incl some affordable housing. Not incl in GF totals (windfall)	W
C10/1906	FULL	Martlesham	Land south of Main Road		3.48	19	28	133	180	Incl 59 affordable housing units	W
C13/0617	FULL	Nacton	Amberfield School, The Street	3.15		9	12	1	22	Conv and redevelopment of school	W
C12/1813	FULL	Purdis Farm	Purdis Rise, Purdis Farm Lane	1.30		6	3	0	9	Conv house to flats (=10 dw in total)	W
C12/1381	FULL	Purdis Farm	Land at Purdis Farm Lane & Bucklesham Road	2.71		8	10	5	23	Demol exist 4dw on site (=27dw total). Incl 3 affordable housing units	W

Suffolk Coastal Land Availability – Housing April 2015

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C00/1637	O/L	Rushmere St Andrew	Bixley Farm (a)		4.86	0	0	53	53		A
C93/0722 C7777/3/6	RES	Rushmere St Andrew	Bixley Farm (b)		6.79	100	0	26	126		A
C11/0036 C13/0051	FULL	Rushmere St Andrew	Land r/o 82-94 Woodbridge Rd & 14-18 Playford Rd		0.44	0	0	5	5		W
C12/0237	FULL	Rushmere St Andrew	Phase 6, 7 & site A, Bixley Farm		2.77	13	15	35	63	Incl. affordable housing	A

Deben Peninsula

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
DC/13/2174	O/L	Alderton	Land adj 45-50 Watson Way		0.42	0	0	9	9		W
C09/1862	FULL	Campsea Ashe	1-6, 9 & 10 Ullswater Road	0.70		4	0	8	12	Existing 8dw to be demolished (=20dw total). Incl affordable housing	W
C11/1123	FULL	Chillesford	Land/buildings at Chillesford Lodge Estate		0.75	0	6	14	20	Conv of agric buildings to res/office/holiday lets.	W
C01/0361	RES	Hollesley	Duck Corner / Rectory Road		3.34	58	0	5	63		W
DC/13/3693	O/L	Hollesley	Heath Dairy Farm, Melton Road		1.07	0	0	6	6	Former agricultural dairy	W

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C08/0670 C11/1675 C11/1376 C11/2560 C13/0677 DC/14/1605	RES	Rendlesham	Domestic Base RAF Bentwaters	9.2	4.6	527	14	4	545		A/W
C10/3278	FULL	Sudbourne	Former walled garden, Sudbourne Park		0.69	0	0	10	10		W
C09/2012	FULL	Sutton	21-24 Old Post Office Lane	0.30		5	0	0	5	Existing 4dw to be demolished and replaced (=9dw in total). Incl affordable housing. Remaining four <u>replacement</u> plots (plots 1-4) still to be built.	W
C05/0210 C11/1047	FULL	Tunstall	Snape Maltings, Snape Bridge	0.15		30	0	35	65		W

Woodbridge Area

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C10/0773	FULL	Melton	Deben Mill, Melton Hill	0.29		0	33	0	33	Sheltered housing	W
C12/2255	FULL	Melton	Land between 1 Potash Cottages & Woodroyd, Woods Lane		0.75	0	0	11	11	Incl 3 units affordable housing	W

Suffolk Coastal Land Availability – Housing April 2015

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				B	G						
DC/14/0715	O/L	Melton	Land to rear of Cedar House, Pytches Road		1.14	0	0	10	10	Incl 3 units affordable housing	W
DC/13/2425	FULL	Melton	Land north of New Quay Court, Old Maltings Approach		0.25	0	0	5	5		W
DC/14/3560	FULL	Ufford	Part of land at Crown Nurseries, High Street		0.60	0	0	10	10		W
C11/0097 C12/2509 C13/0112	FULL	Wickham Market	210,212,216A & land surrounding, High Street	0.57		6	0	1	7	Existing dw to be demolished and replaced (=8dw in total). Demolition of Gospel Hall. Barn conv. Incl affordable housing.	W
C12/2123	FULL	Wickham Market	Land south of Featherbroom Gardens, High Street		3.17	10	13	42	65	Incl 21 affordable housing units.	W
DC13/2229	FULL	Wickham Market	Deben Court, Chapel Lane	-	-	-	-	-	-	Conv of 11 houses & 13 flats to 24 flats (no change in numbers). Replacement of 24 affordable housing units. Flagship Housing group. Under construction 3/15	W
DC/13/2115 DC/14/3333	RES	Wickham Market	43 Dallinghoo Road		0.44	0	0	8	8	Incl 2 units affordable housing	W
C04/1823 C08/0143	O/L Det	Woodbridge	Land at Notcutts Garden Centre, Ipswich	0.5	0.9	70	0	25	95	Sheltered units + medical centre built	W

Suffolk Coastal Land Availability – Housing April 2015

Planning Ref	App Type	Parish	Location	Area Hectares (Ha)		BLT	U/C	N/S	Net no. of units	Comments	W / A
				B	G						
C11/1087			Road								
C13/0767	FULL	Woodbridge	Quayside Mill, Quay Side	0.18		0	0	11	11	Demolition of existing industrial buildings	W

Schedule B – Valid Planning Consents

Notes; N/S = not started U/C = under construction

Grundisburgh Area

Parish	N/S	U/C	Total
Boulge	0	0	0
Bredfield	0	2	2
Burgh	1	0	1
Charsfield	21	0	21
Clopton	0	1	1
Cretingham	0	4	4
Culpho	0	0	0
Dallinghoo	0	1	1
Debach	0	0	0
Great Bealings	0	0	0
Grundisburgh	28	1	29
Hasketon	4	1	5
Hoo	0	0	0
Letheringham	0	0	0
Monewden	-1	0	-1
Otley	36	1	37
Swilland	0	0	0
Tuddenham	0	0	0
Witnesham	17	1	18
Total	106	12	118

Felixstowe Peninsula

Parish	N/S	U/C	Total
Bucklesham	1	0	1
Falkenham	0	0	0
Felixstowe	108	153	261
Hemley	0	0	0
Kirton	1	0	1
Levington	1	0	1
Newbourne	3	0	3
Stratton Hall	0	0	0
Trimley St Martin	79	0	79
Trimley St Mary	2	5	7
Waldringfield	1	1	2
Total	196	159	355

Blyth Area

Parish	N/S	U/C	Total
Aldeburgh	22	13	35
Aldringham	2	1	3
Badingham	3	0	3
Benhall	2	1	3
Blythburgh	10	13	23
Bramfield	0	0	0
Brandeston	0	5	5
Bruisyard	0	0	0
Chediston	1	0	1
Cookley	0	-3	-3
Cransford	4	2	6
Cratfield	7	1	8
Darsham	22	0	22
Dennington	4	0	4
Dunwich	0	1	1
Earl Soham	11	2	13
Easton	2	1	3
Farnham	0	0	0
Framlingham	162	5	167
Friston	2	1	3
Great Glemham	0	4	4
Hacheston	4	-2	2
Heveningham	3	0	3
Huntingfield	0	0	0

Parish	N/S	U/C	Total
Kelsale	3	3	6
Kettleburgh	1	3	4
Knodishall	11	3	14
Leiston	126	41	167
Linstead Magna	0	0	0
Linstead Parva	1	1	2
Little Glemham	2	0	2
Marlesford	0	0	0
Middleton	6	0	6
Parham	3	1	4
Peasenhall	5	2	7
Rendham	0	1	1
Saxmundham	93	28	121
Saxtead	0	0	0
Sibton	8	1	9
Snape	0	11	11
Sternfield	0	1	1
Stratford St Andrew	1	2	3
Sweffling	5	0	5
Theberton	3	0	3
Thorington	1	0	1
Ubbeston	2	0	2
Walberswick	1	0	1
Walpole	1	2	3

Blyth Area cont..

Parish	N/S	U/C	Total
Wenhaston	1	1	2
Westleton	2	1	3
Yoxford	8	7	15
Total	545	154	699

Ipswich Eastern Fringe

Parish	N/S	U/C	Total
Brightwell	0	0	0
Foxhall	1	0	1
Kesgrave	4	2	6
Little Bealings	2	0	2
Martlesham	142	28	170
Nacton	2	12	14
Playford	0	1	1
Purdis Farm	15	15	30
Rushmere St Andrew	133	15	148
Westerfield	6	0	6
Total	305	73	378

Deben Peninsula

Parish	N/S	U/C	Total
Alderton	9	0	9
Bawdsey	3	2	5
Blaxhall	2	0	2
Boyton	0	1	1
Bromeswell	0	0	0
Butley	-1	0	-1
Campsea Ashe	8	2	10
Capel St Andrew	0	0	0
Chillesford	14	6	20
Eyke	1	0	1
Gedgrave	0	0	0
Hollesley	16	0	16
Iken	0	0	0
Orford	0	0	0
Ramsholt	0	0	0
Rendlesham	4	14	18
Shottisham	0	0	0
Sudbourne	10	2	12
Sutton	0	1	1
Sutton Heath	0	0	0
Tunstall	35	1	36
Wantisden	0	0	0
Total	101	29	130

Woodbridge Area

Parish	N/S	U/C	Total
Melton	37	35	72
Pettistree	0	0	0
Ufford	11	4	15
Wickham Market	55	18	73
Woodbridge	49	9	58
Total	152	66	218

District Total by Policy Area	N/S	U/C
Grundisburgh Area	106	12
Felixstowe Peninsula	196	159
Blyth Area	545	154
Ipswich Eastern Fringe	305	73
Deben Peninsula	101	29
Woodbridge Area	152	66
Totals	1405	493

District Total: 1898

Schedule C – Allocations

Note: SCLP Policy references are to the adopted Suffolk Coastal Local Plan incorporating the First Alteration.

Deben Peninsula

Town/Village	Ref	Location	Area Hectares	Est no of Units	Remarks
Rendlesham		RAF Bentwaters	11.2	75	SCLP Policy AP160 Approval C03/1701 for 75 dwellings on Greenfield site (originally 200 dw). Balance of 125 dw reduced to 75 dw due to sewage works site area.