

# Five Year Housing Land Supply Statement

**Bassetlaw's Housing Land Availability for the Period: 1 April 2020 to 31 March 2025**

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Bassetlaw District Council



## Table of Contents

1	Introduction .....	3
	Changes to National Planning Policy and Guidance .....	3
	Revised Approach to the Five Year Supply .....	3
2	Past Housing Delivery in Bassetlaw .....	4
	Past Housing Delivery .....	4
3	Five Year Housing Land Supply and Housing Requirement .....	6
	Delivery assumptions .....	9
	Five Year Housing Supply .....	11
	Appendix 1: Supply of Sites deliverable within 5 Years .....	13
	Appendix 2: Supply of Small Sites with full and outline permission deliverable within 5 Years .....	17
	Appendix 3. Bassetlaw historic build rates and lead in periods (2016 to 2019) .....	47

## 1. Introduction

- 1.1 The National Planning Policy Framework (NPPF) requires local planning authorities to identify and update annually a supply of specific deliverable sites sufficient to provide five years' worth of housing against their housing requirements. It also requires an additional buffer of 5%, 10% or 20% (depending on the status of the Local Plan and past delivery rates) to ensure choice and competition in the housing market and to provide a realistic prospect of achieving the planned supply.
- 1.2 This document sets out Bassetlaw District Council's assessment of its current five year supply of housing land, from 1<sup>st</sup> April 2020 to 31<sup>st</sup> March 2025. This report forms part of Bassetlaw's Housing Land Availability Assessment and is updated each financial year, based on the Council's annual monitoring of housing delivery (i.e. completions) and housing commitments.

### Changes to National Planning Policy and Guidance

- 1.3 Recent changes to the NPPF (February 2019) and subsequent changes to national Planning Practice Guidance (PPG), in particular the way in which housing delivery is assessed, has resulted in a change to Bassetlaw's five year housing land supply position, relative to previous years. This position statement sets out the new method used to assess housing need and housing land supply as a result of recent changes to national policy and guidance<sup>1</sup>.

### Revised Approach to the Five Year Supply

- 1.4 The NPPF expects the Council to use the Standard Method<sup>2</sup> in the Housing and Economic Needs Assessment PPG to assess housing need. In terms of housing need, national policy now indicates that there is no requirement to address past under delivery (at the commencement of the plan period) if using the Standard Method. This is due to the fact that the affordability ratio used to establish the housing requirement takes account of past under delivery. Put simply, the baseline is reset because past under delivery has been taken into account in the calculation of housing need<sup>1</sup>. As such, there is no requirement for the Council to add on the previous cumulative under delivery, as this would lead to double counting<sup>3</sup>.
- 1.5 Due to the current adopted plan being over five years old, under the guidance of the Government's Housing Delivery Test, the annual housing requirement for the previous three years has been significantly reduced for Bassetlaw. This is due to the fact that the Housing Delivery Test calculation assesses housing delivery against 2014 based household projections<sup>4</sup>.

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<sup>1</sup> [Government Website - Housing and Economic Land Availability Assessment](#)

<sup>2</sup> [Government Website – Housing and Economic Land Availability Assessment](#)

<sup>3</sup> Housing and economic land availability assessment PPG Paragraph: 017 Reference ID: 2a-017-20180913

<sup>4</sup> [Government Website –HTD Measurement Rule Book](#)

- 1.6 The Council has also seen a significant increase in planning permissions being granted over the past few years and, subsequently, housing delivery. In light of these changes, Bassetlaw is no longer regarded as persistently under-delivering when measured against its housing requirement and has a healthy supply of land to accommodate new homes.
- 1.7 The Housing Supply and Delivery PPG<sup>5</sup> now prescribes a set format to the information that must be provided in annual five year land supply position statements. This includes:
- For sites with detailed planning permission, details of the numbers of homes under construction and completed each year, with associated commentary;
  - For small sites, details of their current planning status and record of completions;
  - For sites with outline consent or allocated in adopted plans, information and clear evidence that there will be completions on site within five years;
  - Permissions granted for windfall development and how this compares with the windfall allowance (if/where relevant);
  - Details of demolitions;
  - Total net completions from the plan base date by year; and
  - The five-year land supply calculation clearly indicating buffers, shortfalls and the number of years of supply.

## 2. Past Housing Delivery in Bassetlaw

### Past Housing Delivery

#### *Completions from 2010 to 2020*

- 1.8 Table 1 below sets out the net annual housing completions from the Bassetlaw Core Strategy base date in 2010. Full details can be found in the Bassetlaw Annual Monitoring Reports for each year<sup>6</sup>.

Monitoring Period	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015	2015/2016	2016/2017	2017/2018	2018/2019	2019/2020
Dwellings completed	264	303	226	249	241	338	462	551	434	694

Table 1: Bassetlaw Housing Delivery 2010 to 2020

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<sup>5</sup> Paragraph: 014 Reference ID: 68-014-20190722, July 2019

<sup>6</sup> [Bassetlaw District Council Website – Annual Monitoring Reports](#)

***Permissions granted for windfall development***

- 1.9 The NPPF defines windfall as ‘sites not specifically identified in the development plan’. Under this definition, all sites delivered from the base date of the Core Strategy are windfall sites because the strategic plan did not allocate sites.

Monitoring Period	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015	2015/2016	2016/2017	2017/2018	2018/2019	2019/2020
Dwellings completed	264	303	226	249	241	338	462	551	434	694

Table 2: Bassetlaw windfall development 2010 to 2020

***Demolitions***

- 1.10 Demolitions from 2010 onwards are as follows:

Monitoring Period	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015	2015/2016	2016/2017	2017/2018	2018/2019	2019/2020
Dwellings demolished	0	4	4	30	8	7	3	4	4	3

Table 3: Bassetlaw dwellings demolitions 2010 to 2020, Source: Bassetlaw DC Building Control

- 1.11 The total housing supply at 1<sup>st</sup> April 2020 is 6403 dwellings. Future losses (demolitions and conversions) in the current supply equate to 57 dwellings.

***What buffer has been applied to the five year housing requirement?***

- 1.12 Whilst past under delivery does not need to be added on to the housing requirement when calculating Bassetlaw’s five year housing land supply, it does need to be taken into consideration when determining the percentage buffer to be applied.
- 1.13 The Housing Delivery Test identifies that, where Plans are over five years old, unless the strategic policies have been reviewed and found not to require updating, the figure used will be the minimum annual local housing need figure using the Standard Method set out in national planning guidance. The Bassetlaw Core Strategy was adopted in December 2011. This makes the housing requirement in the Core Strategy (350 dwellings per annum) in need of updating for the purposes of undertaking the Housing Delivery Test.
- 1.14 Additionally, the ‘transitional arrangements’ set out in paragraph 21 of the Housing Delivery Test, indicate that in identifying the correct housing requirement figure for the calculation for the financial years 2015-16, 2016-17 and 2017-18, the minimum annual local housing need figure is replaced by household projections in all aspects of the Housing Delivery Test measurement. Following 2017-18, subsequent years housing requirement should be the minimum figure using the Standard Method assessment<sup>7</sup>. As such, the following should be used for each year:

- For Year 2017-18, an annual average of 2014-based household projections years 2017 to 2027, and

<sup>7</sup> [Government Website – Housing and Economic Development Needs Assessment](#)

## Five Year Housing Supply from 1 April 2020

- For Year 2018-19 the minimum housing requirement calculated using the Standard Method.
- For Year 2019-20 the minimum housing requirement calculated using the Standard Method.

This is summarised again in Table 4, below.

Year	Basis for Housing Requirement	Housing Requirement	Bassetlaw Housing completions (net)
2017/18	2014-based Household Projections years 2017 to 2027 averaged (52444-49637)/10	281	551
2018/19	Minimum annual housing requirement calculated using the standard method	306	434
2019/20	Minimum annual housing requirement calculated using the standard method	297	694
<b>TOTAL DWELIINGS:</b>		<b>884</b>	<b>1,679</b>

Table 4: Bassetlaw Housing Delivery over past 3 years, 1<sup>st</sup> April 2017 to 31<sup>st</sup> March 2020

- 1.15 The Housing Supply and Delivery PPG<sup>8</sup> sets out that where delivery over the past three years has not fallen below 85% of the requirement (as is the case for BDC – set out above), 5% is the minimum buffer necessary to apply to ensure choice and competition in the market.
- 1.16 BDC's housing requirement has been achieved and exceeded when measured against the housing requirement over the previous three years. In relation to the housing requirement (884 dwellings), Bassetlaw's housing delivery, expressed as a percentage of the target amounts to 190%, with 1,679 new homes being delivered within the last three years.

### 3. Five Year Housing Land Supply and Housing Requirement

- 1.17 The first step in undertaking the five year land supply assessment is to calculate local housing need using the Standard Method set out in national guidance<sup>9</sup>. Using this

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<sup>8</sup> Paragraph: 010 Reference ID: 68-010-20190722, July 2019

<sup>9</sup> [Government Website - Housing and Economic Development Needs Assessment](#)

approach, Bassetlaw's local housing need figure from 1<sup>st</sup> April 2020 is **288 dwellings per annum (dpa)**.

Bassetlaw Households in 2020 <sup>10</sup>	Bassetlaw Households in 2030 <sup>11</sup>	Increase in households in Bassetlaw	Annual increase	Affordability Ratio <sup>12</sup>	Adjustment Factor	Annual Local Housing Need 2020 to 2030
50,619	53,133	2,514	251.4	6.35	1.146875	288

Table 5: Bassetlaw Local Housing Need (calculated using the Standard Method Assessment<sup>13</sup>)

- 1.18 Table 6 (below) sets out the five-year housing target for Bassetlaw over the period 1 April 2020 to 31 March 2025. This target is based on delivering 288 dpa over the five year period plus a 5% buffer, this equates to **302 dwellings per annum/1512 dwellings over the five year period**.

5 Year Housing Requirement (1 April 2020 – 31 March 2025)		
TARGETS	ANNUAL (dwellings)	5 YEARS
Basic Housing Target	288	1,440
Basic Housing Target + Under Delivery (0)	288	1,440
Basic Housing Target + 5% (NPPF buffer)	302	1512
<b>TOTAL FIVE YEAR HOUSING TARGET</b>	<b>302</b>	<b>1512</b>

Table 6: Bassetlaw Five Year Housing Requirement

- 1.19 To calculate the current housing land supply it is necessary to determine what land is available and its likelihood of coming forward during the specified five year period. Annex 2 of the 2019 NPPF provides a comprehensive definition of what constitutes 'deliverable' sites.

<sup>10</sup> [Government Website – Statistical Data Set – Household Projections](#)

<sup>11</sup> [Government Website – Statistical Data Set – Household Projections](#)

<sup>12</sup> [Office of National Statistics](#)

<sup>13</sup> [Government Website – Housing and Economic Development Needs Assessment](#)

***‘Deliverable: To be considered deliverable, sites for housing should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years. In particular:***

***a) sites which do not involve major development and have planning permission, and all sites with detailed planning permission, should be considered deliverable until permission expires, unless there is clear evidence that homes will not be delivered within five years (for example because they are no longer viable, there is no longer a demand for the type of units or sites have long term phasing plans).***

***b) where a site has outline planning permission for major development, has been allocated in a development plan, has a grant of permission in principle, or is identified on a brownfield register, it should only be considered deliverable where there is clear evidence that housing completions will begin on site within five years.’***

1.20 In response to the above definition of deliverable sites, the Council includes the following categories within the housing land supply.

Category of Sites	Description
<b>Major sites (10 or more dwellings) with full or reserved matters consent, or sites with an area of 0.5 hectares or more</b>	Sites comprising ten or more new dwellings or sites with an area of 0.5 hectares or more with full planning consent which are deliverable
<b>Minor sites (9 or fewer dwellings)</b>	Sites of 9 or fewer dwellings with full or outline consent which are deliverable
<b>Major sites (10 or more dwellings or 0.5 hectares or more) with outline planning permission</b>	Sites comprising ten or more new dwellings or 0.5ha or more with outline planning consent where the landowner is in the process of submitting a reserved matters planning application and where development is well advanced on an earlier phase of a large site.
<b>Neighbourhood Plan Allocations without planning permission</b>	Sites allocated for housing in made Neighbourhood Plans where the landowner or developer is in the process of submitting a planning application and has indicated their intention to deliver development within 5 years.

Table 5: Categories and definitions of deliverable housing sites

1.21 While it may be possible to justify the inclusion of other sites at different stages within the planning system within the five-year supply, the Council has only included sites in the above categories where they have been determined to be deliverable. However, it should be noted that if outline planning permissions on Major sites and Neighbourhood Plan Allocations were not included i.e. only taking into consideration sites in category A of the NPPF definition in paragraph 3.4 above, Bassetlaw can still demonstrate a five year housing land supply.



## Delivery assumptions

- 1.22 Engagement with the development industry is an important element of determining whether the identified supply of housing land is deliverable. When preparing updates of this statement, BDC engage with planning agents, developers and landowners to clarify their current position and anticipated timescales for sites coming forward and/or projected build and completion rates. This information is added to existing monitoring data, such as previous completion rates, known market interest and data from planning applications, indicating lead-in times for different stages of the planning and delivery processes.
- 1.23 In addition, an assessment of past delivery rates from 2016 to 2020 has been undertaken. This demonstrates that lead in periods are relatively short in Bassetlaw. On average it takes 27 months from grant of outline permission to first completion, and 20 months from grant of full permission to completion.
- 1.24 Based on the views of representatives from the development industry and local trends, and the assessment of delivery of development in Bassetlaw, the following development lead-in timescales have previously been identified:

Key Stages	Timescale (months)		
	Outline Application	Reserved Matters	Full Application
Determination of planning application	4	4	4
S106 (signed)	6	-	6
Discharge conditions	3	3	3
Site preparation	-	3	3
Time to first completion	-	4	4
Sub total	13	14	20
<b>TOTAL</b>	<b>27</b>		<b>20</b>

Table 6: Development lead-in times pre 1<sup>st</sup> April 2020

- 1.25 It is likely to take at least 27 months from an outline permission being granted to the first completions on site, assuming there are no delays in getting all reserved matters granted, conditions discharged and legal agreements complied with (see Table 5). For full planning applications, the timescale is approximately 20 months.
- 1.26 The current situation with regard to the Covid 19 pandemic has been taken into consideration in housing delivery rates for the next five years. In order to gain an understanding of current housing delivery rates, meetings with a range of developers and Registered Providers were held early in October 2020. The following constraints to housing delivery were cited by developers and registered providers:
- Whilst the Covid 19 lockdown had an initial impact on ceasing or reducing housing delivery, since the end of lockdown, rates have increased to pre-lockdown rates;

- Brexit is having an impact on labour supply in the building industry. In particular, bricklayers are in short supply. This could impact on housing delivery rates in the coming years;
- Modern methods of construction (for example flat pack homes) are expensive to produce and are not expected to be rolled out in large numbers at the present time;
- Demand for housing is strong but access to finance has been affected by Covid 19/economic uncertainty. Banks have removed 95% mortgage products and replaced them with a maximum 85% mortgage product. This will impact on the lowest income households and those with less savings for a deposit.
- Registered providers who deliver both market and affordable homes are currently concentrating on only delivering affordable homes due to lending restrictions and uncertainty in the market.

1.27 Taking into consideration views of the development industry, historic delivery trends in Bassetlaw, and the economy following the Covid 19 lockdown period, the lead-in periods have been reviewed: it is not considered necessary to revise them at this point. This will be monitored annually and revised if trends show any change in lead in times.

1.28 Historic build rates in Bassetlaw demonstrate that 30 dwelling completions or more per annum is being achieved on the majority of large sites (sites over 50 dwellings). Sites of this size can have a wide range of delivery rates - ranging from 90 dwellings per annum to 6 dwellings per annum in a small number of cases (See Appendix 4 for details of annual delivery rates from 2016 to 2020).

1.29 Lichfields "Stock and Flow: Planning Permissions and Housing Output, January 2017"<sup>14</sup> sets out that sales outlets typically generate 30 to 40 sales per annum. This is consistent with the views of volume house builders and past delivery trends in the District that large scale sites developed by a single volume house builder will have an average build rate of 30-35 dwellings per annum.

1.30 Taking these factors into consideration, the Council has taken a prudent approach in assuming a delivery rate of 30 dwellings per annum on sites over 50 dwellings unless written evidence is provided by an agent or developer. This information is detailed in Appendix 1. It should be noted that, due to Covid 19 restrictions, delivery in Year 1 (2020/21) has been reduced to take into consideration the four month lockdown period.

1.31 Historic build rates (see Appendix 4) also indicate that smaller sites of 10 to 50 dwellings have strong delivery rates, typically delivering within five years once commenced. This has been factored into the delivery rates of sites.

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<sup>14</sup> [Research Report – Stock and Flow Planning Permissions and Housing Output](#)

- 1.32 Demolitions and changes of use are deducted from the overall supply. This is typically a low figure in Bassetlaw.

### Five Year Housing Supply

- 1.33 Appendix 1 and 2 lists all known deliverable sites contributing to BDC's supply of housing land. This information is summarised in Table 6 below, which identifies a deliverable supply of 3,189 dwellings. The total number of dwellings on minor sites (sites of 9 or fewer) is 816 dwellings. Of this, 61 have been completed since 1<sup>st</sup> April 2020 and 133 dwellings have commenced. Of the minor sites which have not commenced a reduction of 23% has been applied to account for the number of permissions which may not come forward within five years.

Site Category	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	Five Year Total
	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	
Major Sites with full planning consent	466	594	557	473	255	<b>2296</b>
Major Sites with outline planning consent	0	0	30	30	158	<b>218</b>
Minor sites (9 or fewer)	675					<b>675</b>
<b>Minimum Five Year Supply (Net)</b>						<b>3,189</b>

Table 6: Bassetlaw Five Year Housing Supply by category

- 1.34 Table 7 shows the Council's current deliverable housing supply of 3,189 dwellings, which equates to a **10.5 year supply** when assessed against the total five year housing target of 1,512 dwellings. This supply can also be seen as a total housing supply with a **100% buffer** (significantly higher than the required 5% buffer). Bassetlaw's five-year housing supply has a **surplus of 1,677 dwellings**.

Current Available Housing Supply		
<b>Housing Land Supply 01 April 2020</b>		<b>3189 dwellings</b>
Housing Land Supply in Years	Basic Target (1,440 dwellings)	11.1 Years
	Basic Target + Under Delivery (1,440 dwellings)	11.1 Years
	Total Housing Supply with 5% Buffer (1,512 dwellings)	10.5 Years
Buffer		122%
<b>Surplus dwellings</b>		<b>1,677 dwellings</b>

Table 7: Five Year Supply Summary



## Appendix 1: Supply of Sites deliverable within 5 Years

Settlement	Application Number / LAA Ref/NP Policy Ref	Full/Res, Outline, Land allocation, or Broad Location	Name	Commenced Y/N	Remaining Capacity April 1st 2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	Total Dwellings	Comments/Status
<b>Sites with Full planning permission - under construction</b>												
Beckingham	18/00361/RES	Res	Land off Station Road	Yes	<b>24</b>	8	8	8			<b>24</b>	Commenced and progressing well.
Beckingham	18/00362/RES	Res	Land north of Station Road	Yes	<b>41</b>	17	17	7			<b>41</b>	Commenced and progressing well.
Carlton in Lindrick	18/01148/FUL	Full	Land east of Doncaster Road	Yes	<b>129</b>	15	30	30	30	24	<b>129</b>	Development commenced and progressing well.
East Markham	16/00854/RES	Res	Former Poultry Factory, Mark Lane	Yes	<b>41</b>	11	15	15			<b>41</b>	Commenced and progressing well.
Harworth/ Bircotes	61/10/00013	Full	Beverley Road	Yes	<b>85</b>						<b>0</b>	Commenced. New application submitted to increase to 109 dwellings (19/00433/FUL)
Harworth/ Bircotes	13/00793/FUL	Full	Plumtree Farm (Persimmon), Bawtry Road	Yes	<b>30</b>	29	1				<b>30</b>	Commenced and progressing well
Harworth/ Bircotes	17/01566/RES	Res	Harworth Colliery (Jones), Scrooby Road	Yes	<b>42</b>	15	27				<b>42</b>	Commenced and progressing well
Harworth/ Bircotes	17/01575/RES	Res	Harworth Colliery (Kier), Scrooby Road	Yes	<b>92</b>	15	30	30	17		<b>92</b>	Commenced and progressing well
Harworth/ Bircotes	19/00876/OUT	Out/Full Hybrid	South of (DN11 8PB), Tickhill Road	Yes	<b>163</b>	11	40	40	40	32	<b>163</b>	Commenced and progressing well.
Retford	01/08/00182	Full	Fomer Newell and Jenkins site, Thrumpton Lane	Yes	<b>20</b>	10	10				<b>20</b>	Nearing full completion
Retford	01/11/00242	Full	Idle Valley, Amcott Way	Yes	<b>23</b>	13	10				<b>23</b>	Commenced and progressing well
Retford	01/11/00284	Full	Fairy Grove Nursery, London Road	Yes	<b>13</b>	13					<b>13</b>	Nearing full completion
Retford	12/01312/FUL	Full	King Edward VI School, London Road	Yes	<b>2</b>	2					<b>2</b>	Nearing full completion
Retford	16/01777/FUL	Full	Kenilworth Nurseries, London Road	Yes	<b>87</b>	15	30	30	12		<b>87</b>	Commenced and progressing well
Retford	18/01445/RES	Res	Land west of Tiln Lane	Yes	<b>62</b>	20	40	2			<b>62</b>	Commenced and progressing well
Retford	19/01477/RES	Res	Land west of Tiln Lane	Yes	<b>107</b>			32	40	35	<b>107</b>	Phase 1 commenced and progressing well
Retford	18/00748/FUL	Full	18-20 West Street	Yes	<b>12</b>	12					<b>12</b>	Commenced
Retford	19/01537/FUL	Full	Bridgegate	Yes	<b>13</b>	13					<b>13</b>	Almost complete
Rhodesia	16/00725/FUL	Full	Former Dormer Tools (Walker & Sons), Shireoaks Road	Yes	<b>36</b>	20	16				<b>36</b>	Commenced and progressing well
Rhodesia	18/00337/FUL	Full	Land south of Tylden Road	Yes	<b>111</b>	15	30	30	30	6	<b>111</b>	Commenced and progressing well

Settlement	Application Number / LAA Ref/NP Policy Ref	Full/Res, Outline, Land allocation, or Broad Location	Name	Commenced Y/N	Remaining Capacity April 1st 2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	Total Dwellings	Comments/Status
Shireoaks	17/00271/RES	Res	Land north east of St Lukes School (Harron), Shireoaks Common	Yes	108	15	30	30	30	3	108	Commenced and progressing well. Developer confirmed annual delivery of 35 dpa
Shireoaks	18/00648/RES	Res	Wood End Farm, Coach Road	Yes	46	15	30	1			46	Commenced and progressing well
Styrrup/ Oldcotes	18/00195/PDN	Full	Harworth House, Blyth Road	Yes	94	94					94	Almost complete
Tuxford	19/01165/RES	Res	Land at Ashvale Road	Yes	86	15	30	30	11		86	Commenced and progressing well.
Worksop	16/01487/RES	Res	Land at Gateford Park (Barratt S81 7RD)	Yes	86	15	40	31			86	Commenced and progressing well.
Worksop	16/01556/FUL	Full	Land at Monmouth Road	Yes	18	18					18	Commenced and almost complete.
Worksop	17/00033/RES	Res	Land at Gateford Park (Jones Homes)	Yes	144	15	30	30	30	30	135	Commenced and progressing well.
Worksop	18/00862/RES	Res	Thievesdale Phase 1	Yes	45	15	20	10			45	Commenced and progressing well.
Worksop	19/01408/RES	Res	South of Gateford Road	Yes	198	15	30	30	30	30	135	Commenced and progressing well.
Worksop	20/00109/RES	Res	Phase 2: Land at Ashes Park (originally 750 dwellings)	Yes	276			9	40	40	89	Phase 1 commenced and progressing well
Worksop	20/00178/RES	Res	Thievesdale Phase 2	Yes	40			20	20		40	Phase 1 commenced and progressing well
Worksop	17/00053/FUL	Full	239 Sandy Lane	Yes	10	5	5				10	Commenced and progressing well
Annual Totals						476	519	415	330	200	1940	
Sites with Full planning permission - not commenced												
Beckingham	16/00877/FUL	Full	Rear of 1 to 29 Vicarage Lane	No	33		13	20			33	Granted pp on appeal July 2018. Not commenced.
Blyth	19/00819/RES	Res	Woodlea 55 Bawtry Road	No	10				10		10	Conditions discharged August 2020
Blyth	19/01432/RES	Res	Land at Bawtry Road	No	10				10		10	Conditions discharged October 2020
Carlton in Lindrick	19/01137/RES (Tues 22 Sep 2020) 20/00312/NMA (Wed 08 April 2020)	Res	Firbeck Colliery	No	400				30	30	60	Not commenced. Full pp granted September 2020. This is a large brownfield site with very similar physical and environmental constraints to Harworth Colliery. Based on housing delivery at Harworth Colliery, housing completions are expected by year 3 (2022/23). Harworth: Outline granted March 2011 (61/09/00052), reserved matters granted May 2013

Settlement	Application Number / LAA Ref/NP Policy Ref	Full/Res, Outline, Land allocation, or Broad Location	Name	Commenced Y/N	Remaining Capacity April 1st 2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	Total Dwellings	Comments/Status
												(12/01784/RES), first completions 2014/15 (7 dwellings).
Cuckney	15/01037/FUL	Full	Welbeck Colliery, Budby Road	No	65				30	30	60	Conditions discharged August 2018.
Mattersley	18/01411/RES	Res	Manor Farm, Breck Lane	No	17				17		17	Conditions discharged December 2019
Nether Langwith	16/01216/FUL	Full	South of Portland Road	No	15				15		15	Granted 17th July 2019
Nether Langwith	20/00634/RES	RES	South of Portland Road	No	24			20	4		24	Granted September 2020
North Leverton/Habbleshorpe	19/00265/RES	Res	Land south west of Orchard Lodge, Southgore Lane	No	15			10	5		15	Granted RM September 2019
Retford	18/01037/FUL	Full	Chapelgate	No	21		21				21	Not commenced
Retford	19/00455/FUL	Full	Church of St Albans	No	10			10			10	Not commenced
Shireoaks	19/01642/FUL	Full	South of Woodend Farm	No	27			17	10		27	Phase 1 commenced and progressing well
Sutton cum Lound	20/00497/RES	Res	Gate Cottage and land Lound Low Road	No	33				11	11	22	20/00497/RES (awaiting decision)
Walkeringham	19/00945/RES	Res	Land south of Station Road	No	32			10	22		32	Developer is seeking to progress development
Annual Totals						0	34	87	164	71	356	
Outline Planning Permission												
Harworth/ Bircotes	61/09/00052	Out	Harworth Colliery, Scrooby Road		682					30	30	First phase complete, second two phases well advanced. The third phase is expected to continue directly after the second phases.
Harworth/ Bircotes	19/00876/OUT	Out/Full Hybrid	South of (DN11 8PB), Tickhill Road	Yes	489					8	8	First phase commenced and progressing well. Barratt Homes.
Hodstock/Langold	17/01462/OUT	Out	Land east of Doncaster Road	No	165					30	30	20/00916/RES (Reserved matters awaiting decsion). Developer seeking to progress development quickly.
Retford	19/00765/OUT	Out	Bracken Lane	No	71					30	30	Outline pp granted 4th Nov 2019



Settlement	Application Number / LAA Ref/NP Policy Ref	Full/Res, Outline, Land allocation, or Broad Location	Name	Commenced Y/N	Remaining Capacity April 1st 2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	Total Dwellings	Comments/Status
Retford	18/00069/OUT	Out	Longholme Road	No	60					30	30	Outline pp granted on appeal 30th Jan 2020
Worksop	15/01477/OUT	Out	North of Thievesdale Road	Yes Phase 1	97			30	30	30	90	Phase 1 commenced and progressing well. Reserved Matters pending.
Outline pp Totals						0	0	30	30	158	218	
Annual Totals (Full, Outline pp and allocations)						476	553	532	524	429	2514	
Planning permissions on sites of 9 or fewer (Minor sites)						100	144	144	144	144	675	
Grand Total						576	697	676	668	573	3189	



**Appendix 2: Supply of Small Sites with full and outline permission deliverable within 5 Years**

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
<b>Babworth/Ranby</b>							
17/01751/PDN	Ranby Cottage Farm	Blyth Road	0	0	0	2	No BC evidence to confirm commencement*
<b>Barnby Moor</b>							
17/01723/RES	Land between Glencoe & The Rowans	Great North Road	2	2	0	1	Complete post 1st April 2020
<b>Beckingham</b>							
19/00919/FUL	The Stables	Church Street	0	0	0	1	No BC evidence to confirm commencement*
19/01472/FUL	Rear of 2	Church Street	0	0	0	1	No BC evidence to confirm commencement*
<b>Bevercotes</b>							
20/00474/FUL	Springvale Farm	Springvale Road	0	0	0	1	No BC evidence to confirm commencement*
<b>Blyth</b>							
17/00505/OUT	Land west of	Bawtry Road	0	0	0	4	No BC evidence to confirm commencement*
18/00644/RSB	Norton	Harworth Avenue	0	0	0	1	No BC evidence to confirm commencement*
18/00724/FUL	Park Farm	High Street	0	0	0	1	No BC evidence to confirm commencement*
18/00760/PDN	Park Farm	High Street	0	0	0	2	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/01289/FUL	Jubilee Farm	Retford Road	0	0	0	1	No BC evidence to confirm commencement*
19/00536/OUT	Hillcrest	Bawtry Road	0	0	0	5	No BC evidence to confirm commencement*
19/00785/RES	Plot 3, 36	Retford Road	0	0	0	1	No BC evidence to confirm commencement*
19/00807/RES	(Plot 2,4 & 5) 36	Retford Road	0	0	0	3	No BC evidence to confirm commencement*
19/01390/OUT	Rear of 5	Retford Road	0	0	0	1	No BC evidence to confirm commencement*
19/01338/FUL	Rear of Aysgarth House	Spital Road	0	0	0	4	No BC evidence to confirm commencement*
Bothamsall							
19/00761/COU	Barns at Manor Farm	Main Street	0	0	0	1	No BC evidence to confirm commencement*
19/00774/PDN	The Courtyard	Lound Hall	0	0	0	7	No BC evidence to confirm commencement*
Carburton							
20/00551/FUL	Woodlands	Ollerton Road	0	0	0	1	No BC evidence to confirm commencement*
Carlton in Lindrick							
17/00001/FUL	Breck House	Blyth Road	0	0	0	1	No BC evidence to confirm commencement*

Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
17/00791/FUL	Gateway Community Centre 24-28	Sycamore Road	0	0	0	6	No BC evidence to confirm commencement*
18/00496/RES	50	High Road	0	0	0	3	No BC evidence to confirm commencement*
18/00538/FUL	Field House Farm	Church Lane	0	0	0	2	No BC evidence to confirm commencement*
18/00572/FUL	North House Farm	The Green	0	0	0	1	No BC evidence to confirm commencement*
18/00607/RSB	Land adjacent 2	Long Lane	0	0	1	0	Under construction
18/00634/FUL	North House Farm	The Green	0	0	0	2	No BC evidence to confirm commencement*
18/00697/FUL	North House Farm	The Green	0	0	0	2	No BC evidence to confirm commencement*
19/00336/RSB	Adjacent to 30	Warwick Avenue	0	0	0	4	No BC evidence to confirm commencement*
19/01536/FUL	North House Farm	The Green	0	0	0	2	No BC evidence to confirm commencement*
<b>Clarborough/Welham</b>							
18/00084/FUL	West of Welham Hall	Little Gringley Lane, Welham	0	0	0	1	No BC evidence to confirm commencement*

## Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/01169/PDN	The Cart Shed Clarborough Grange Farm	Howbeck Lane	0	1	0	0	Complete post 1st April 2020
19/00540/FUL	Wynbar	Church Lane	0	1	0	0	Complete post 1st April 2021
19/00878/FUL	Rear of Apple Tree Cottage	Big Lane	0	0	0	1	No BC evidence to confirm commencement*
19/01026/PDN	Drive End	Little Gringley Lane, Welham	0	0	0	1	No BC evidence to confirm commencement*
19/01225/OUT	Orchard House	Big Lane	0	0	0	4	No BC evidence to confirm commencement*
Clayworth							
17/00302/FUL	Leyfield Farm	Laeyfield Farm Access	0	0	0	3	No BC evidence to confirm commencement*
Cuckney/Norton							
18/01604/FUL	Land west of Stone Cottage	Budby Road	0	0	2	0	Under construction
Darlton							
15/01007/PDN	Pear Tree Farm	Broadgate	0	0	0	1	No BC evidence to confirm commencement*
18/00784/RSB	Pear Tree Farm	Broadgate	0	0	0	1	No BC evidence to confirm commencement*
Dunham-On-Trent							

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
17/00811/RSB	The Old Vicarage	Darlton Road	0	0	0	1	No BC evidence to confirm commencement*
18/00072/FUL	Home Farm	The Green	0	0	0	1	No BC evidence to confirm commencement*
18/01629/FUL	Land adjacent to April Cottage	The Green	0	0	1	1	No BC evidence to confirm commencement*
19/01322/OUT	Land adjoining The Mount	Upper Row	0	0	0	1	No BC evidence to confirm commencement*
East Drayton							
15/09/00010	Land and buildings	Church Lane	0	0	1	0	Under construction
17/00799/RES	Land to the side of Damon	Low Street	0	0	1	0	Under construction
17/00922/FUL	Land adjacent The Bungalow	Top Street	0	0	0	1	No BC evidence to confirm commencement*
19/01201/FUL	Harrowside	Top Street	0	0	0	1	No BC evidence to confirm commencement*
East Markham							
16/10/00023	Farm buildings at Field House Farm,	Great North Road	0	4	0	0	Complete post 1st April 2020
15/00348/FUL	Land adj Northolme	Priestgate	0	0	1	0	No BC evidence to confirm commencement*
15/00907/FUL	Asquiths Garage	High Street	0	0	1	0	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
16/00557/RSB	Land opposite Holly House	High Street	0	0	0	9	No BC evidence to confirm commencement*
16/01088/COU	Holly Mount	Low Street	0	0	0	1	No BC evidence to confirm commencement*
17/00593/OUT	The Yews	High Street	0	0	0	1	No BC evidence to confirm commencement*
18/00093/RES	Land at Rachel	Top Cart Gaps	0	0	0	1	No BC evidence to confirm commencement*
18/00252/RES	Plot 6	Beckland Hill	0	0	0	1	No BC evidence to confirm commencement*
18/00265/RSB	Plot 7	Beckland Hill	0	0	0	1	No BC evidence to confirm commencement*
18/00423/RES	Plot 4	Beckland Hill	0	1	0	0	Complete post 1st April 2020
18/00851/FUL	Land opposite Ivy House	High Street	2	1	0	0	Complete post 1st April 2020
18/00894/RSB	Plot 3	Beckland Hill	0	0	1	0	Under construction
18/00918/RES	Plot 5	Beckland Hill	0	1	0	0	Complete post 1st April 2020
18/01187/RES	Plot 8&9	Beckland Hill	0	0	0	2	No BC evidence to confirm commencement*
18/01344/OUT	Land adjacent to Ashlea	Plantation Road	0	0	0	1	No BC evidence to confirm commencement*
19/00388/FUL	Wayside	High Street	0	0	0	1	No BC evidence to confirm commencement*

## Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
19/00980/RES	Land west of	Askham Road	0	0	0	9	No BC evidence to confirm commencement*
19/01312/OUT	Adjacent Highfield House	High Street	0	0	0	3	No BC evidence to confirm commencement*
19/01459/PIP	Rosedean Farm	Mark Lane	0	0	0	9	No BC evidence to confirm commencement*
20/00114/COU	Salisbury House	York Street	0	0	0	7	No BC evidence to confirm commencement*
20/00444/FUL	Land adjoining The Wishbone	Beckland Hill	0	0	0	3	No BC evidence to confirm commencement*
20/00460/COU	Barn at	Askham Road	0	0	0	1	No BC evidence to confirm commencement*
Eaton							
18/01532/FUL	South Lodge	London Road	0	0	0	6	No BC evidence to confirm commencement*
Elkesley							
16/00286/FUL	The Bungalow	Brough Lane	0	0	0	4	No BC evidence to confirm commencement*
18/00623/FUL	Manor Farm	Twyford Lane	0	0	0	5	No BC evidence to confirm commencement*
18/01197/FUL	Robin Hood Inn	High Street	0	0	0	4	No BC evidence to confirm commencement*
19/01152/FUL	Manor Farm	Twyford Lane	0	0	0	4	No BC evidence to confirm commencement*
Everton							

Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
14/00387/RSB	Micklebring Lodge	Nutcroft Way	0	0	1	0	Under construction
16/01711/FUL	Carr Hill Farm	Pasture Lane	0	0	0	1	No BC evidence to confirm commencement*
17/00611/HSE	Pear Tree Farm	Gainsborough Road	0	0	1	0	Under construction
17/00702/FUL	Hall Farm	Gainsborough Road	0	0	1	0	Under construction
18/00632/FUL	Stonegate Farm	Bawtry Road	0	0	0	7	No BC evidence to confirm commencement*
18/01461/FUL	Hall Farm	Gainsborough Road	0	0	0	1	No BC evidence to confirm commencement*
19/00401/FUL	Sandy Garth	Mattersey Road	0	0	0	1	No BC evidence to confirm commencement*
19/00385/RES	Land off	Mattersey Road	0	0	0	5	No BC evidence to confirm commencement*
19/00915/OUT	West of Thyme Cottage	Chapel Lane	0	0	0	1	No BC evidence to confirm commencement*
19/01632/RES	West of Stonegate Farm	Bawtry Road	0	0	0	9	No BC evidence to confirm commencement*
<b>Gamston</b>							
16/00981/FUL	Brewery House Cottage	Muttonshire Hill	0	0	0	1	No BC evidence to confirm commencement*
17/00831/FUL	Junction of Rectory Lane	Sandy Lane	0	0	0	1	No BC evidence to confirm commencement*



## Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
17/01333/COU	Jockey House Cottage	Brick Yard Road	0	0	0	1	No BC evidence to confirm commencement*
19/00054/FUL	Old Elms	Rectory Walk	0	0	0	8	No BC evidence to confirm commencement*
<b>Gringley-On-The-Hill</b>							
23/04/00035	Land off	High Street	0	0	1	0	Under construction
23/05/00021	Coach House/outbuilding at The Old Vicarage	High Street	0	0	1	0	Under construction
20/00737/FUL	Colley Hill Cottage	High Street	0	0	0	2	No BC evidence to confirm commencement*
<b>Grove</b>							
16/01267/FUL	Home Farm	Main Street	0	0	0	1	No BC evidence to confirm commencement*
18/00809/FUL	Building at Blacksmiths Cottage	Main Street	0	0	0	1	No BC evidence to confirm commencement*
<b>Harworth/ Bircotes</b>							
13/00012/FUL	Rear of	Galway Mews	0	0	1	4	Under construction
13/00267/FUL	Southbourne	Tickhill Road	0	0	1	0	Under construction
14/01619/FUL	Syringa Court	Main Street	0	0	8	0	Under construction
18/00750/FUL	Hawthorns Bungalow	Bawtry Road	0	0	0	1	No BC evidence to confirm commencement*
19/00367/COU	127B	Bawtry Road	0	0	0	2	No BC evidence to confirm commencement*

Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
19/01088/FUL	Adjoining 2	Colliery Road	0	0	0	2	No BC evidence to confirm commencement*
19/01117/FUL	St Patricks Church	Grosvenor Road	0	0	4	0	Under construction
20/00184/FUL	25-27	Rutland Crescent	0	0	0	5	No BC evidence to confirm commencement*
<b>Haughton</b>							
18/01176/COU	Water Mill House	Walesby Road	0	0	0	-1	No BC evidence to confirm commencement*
18/01296/FUL	Decoy House	Walesby Road	0	0	1	0	Under construction
<b>Hayton</b>							
17/00504/FUL	Waterside Cottage	Church Lane	0	0	0	1	No BC evidence to confirm commencement*
<b>Headon cum Upton</b>							
27/09/00004	Thorpe Farm	Thorpe Street	3	0	0	2	3 complete, 2 No BC evidence to confirm commencement*
27/11/00017	Brickyard Farm	Greenspots Lane	0	0	1	0	Under construction
19/00896/FUL	Headon Manor Farm	Greenspots Lane	0	0	0	1	No BC evidence to confirm commencement*
<b>Hodsock/ Langold</b>							
62/12/00005	Hodsock Cottage	Hodsock Lane	0	0	1	0	Under construction
14/01194/FUL	Park View	Church Street	0	0	2	0	Under construction

## Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
17/00575/OUT	Wood Yard	Cemetery Road	0	0	0	7	No BC evidence to confirm commencement*
18/01120/FUL	Dyscarr Grange Care Home	Doncaster Road	0	0	0	7	No BC evidence to confirm commencement*
20/00603/FUL	Land adjacent 3	Laburnum Road	0	0	0	1	No BC evidence to confirm commencement*
Holbeck							
15/01675/FUL	Holbeck Hall Farm	Park Lane	0	4	0	0	Complete post 1st April 2020
19/01523/FUL	Holbeck Hall Farm	Park Lane	0	2	0	0	Complete post 1st April 2020
Laneham							
17/01008/OUT	Land fronting Eagle House	Main Street	0	0	0	1	No BC evidence to confirm commencement*
19/01422/FUL	Building at Manor House	Clayhough Lane	0	0	0	1	No BC evidence to confirm commencement*
Lound							
18/01325/FUL	22	Town Street	0	0	0	1	No BC evidence to confirm commencement*
19/01512/OUT	Rear of The Bluebell Inn	Town Street	0	0	0	1	No BC evidence to confirm commencement*
Marnham							
17/00721/FUL	The Grange	Holme Lane	0	0	0	5	No BC evidence to confirm commencement*
Mattersey							

Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
16/00252/FUL	Stone House	Main Street	0	0	0	1	No BC evidence to confirm commencement*
17/00200/COU	Mattersey Hill Farm	Ranskill Road	0	0	0	1	
17/00746/OUT	National Ministry Centre	Retford Road	0	0	0	7	No BC evidence to confirm commencement*
18/00136/RES	OS field 6346	Thorpe Road	1	0	0	2	1 complete, 2 No BC evidence to confirm commencement*.
18/01074/FUL	Land at Laurels Farm	Main Street	0	0	0	5	No BC evidence to confirm commencement*
18/01416/FUL	Mattersey Grange Farm	Broomfield Lane	0	0	0	3	No BC evidence to confirm commencement*
18/01522/FUL	North of 4	Thorpe Road	0	0	0	4	No BC evidence to confirm commencement*
19/01538/OUT	Adjacent Gilberts Croft	Thorpe Road	0	0	0	5	No BC evidence to confirm commencement*
Misson							
17/00223/OUT	Land north east of	Gibdyke	0	0	0	6	No BC evidence to confirm commencement*
19/00430/PDN	Morton Villa Farm	Springs Road	0	0	0	2	No BC evidence to confirm commencement*
19/00618/FUL	Bank End Farm	Bank End	0	0	0	1	No BC evidence to confirm commencement*

## Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
19/01402/RES	Adjoining Delfin Cottage	Slaynes Lane	0	0	0	1	No BC evidence to confirm commencement*
Misterton							
33/06/00008	30	Gringley Road	1	0	3	0	1 complete, 3 under construction
33/10/00055	Land off	Albion Terrace	0	0	6	0	Under construction
13/00133/RES	11	Gringley Road	1	0	0	1	1 complete, 1 No BC evidence to confirm commencement*
18/00056/FUL	Land adjacent 29	Gringley Road	0	2	0	0	2 complete since 1st April 2020
18/00661/OUT	Notts CC Depot	Station Road	0	0	0	5	No BC evidence to confirm commencement*
18/01053/FUL	Rear of 123	Station Road	0	0	0	1	No BC evidence to confirm commencement*
19/00795/OUT	West of The Old Barn	Church Street	0	0	0	4	No BC evidence to confirm commencement*
19/01600/RES	Plot 1 Marsh Dene	Stockwith Road	0	0	0	1	No BC evidence to confirm commencement*
19/01631/RES	Plot 2 Marsh Dene	Stockwith Road	0	0	0	1	No BC evidence to confirm commencement*
Nether Langwith							
19/00776/OUT	The Barn	Main Road	0	0	0	1	No BC evidence to confirm commencement*
Normanton-On-Trent							

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/00366/RSB	Land North of	Fledborough Road	0	0	0	1	No BC evidence to confirm commencement*
18/00612/RSB	Mylyn	South Street	1	0	0	1	1 complete, 1 No BC evidence to confirm commencement*
18/00662/FUL	South of The Grange	South Street	0	0	0	1	No BC evidence to confirm commencement*
18/01211/RES	Adjacent Holly Crest	Brotts Road	0	0	4	0	Under construction
19/00270/PDN	Holly Crest Barns	Brotts Road	0	0	0	2	No BC evidence to confirm commencement*
North Leverton/ Habbleshthorpe							
35/03/00009	Land & Buildings at Prebendary Farm, Habbleshthorpe	Habbleshthorpe Road	4	0	1	0	4 complete, 1 under construction
15/00634/FUL	Rose Cottage	Main Street	1	0	0	1	1 complete, 1 No BC evidence to confirm commencement*
16/00691/FUL	Nandina House	Southgore Lane	0	0	1	0	Commenced
18/00045/RES	The Old Plough	Main Street	0	0	0	2	No BC evidence to confirm commencement*
17/01286/RSB	East of Fingle House	Fingle Street	0	0	0	1	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/00690/RSB	The Cottage (Plum Tree Court)DN22 0AN	Main Street	0	0	9	0	No BC evidence to confirm commencement*
18/01369/FUL	Plot 2 The Old Plough	Main Street	0	0	0	1	No BC evidence to confirm commencement*
19/00708/OUT	Land at Orchard Lodge	Southgore Lane	0	0	0	9	No BC evidence to confirm commencement*
20/00004/FUL	Olinda	Southgore Lane	0	0	0	9	No BC evidence to confirm commencement*
North & South Wheatley							
16/00868/FUL	South of Lydgate House	Low Street	0	0	0	1	No BC evidence to confirm commencement*
16/01411/FUL	Land at Narnia	Eastfield	0	0	0	2	No BC evidence to confirm commencement*
17/00188/FUL	Cherry Tree Cottage	Low Street	0	0	0	1	No BC evidence to confirm commencement*
17/00638/FUL	Land adjacent to Whitegates	Top Pasture Lane	0	0	1	1	1 under construction
17/01152/FUL	Rear of The Old Plough	Top Street	0	0	0	3	No BC evidence to confirm commencement*
17/01660/FUL	Laburnum House	Low Street	0	0	0	3	No BC evidence to confirm commencement*
17/01666/RSB	Solent	Top Street	0	0	0	1	No BC evidence to confirm commencement*

## Five Year Housing Supply from 1 April 2020

[illegible]



# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
15/00384/RSB	Garage at the Old Mill	Station Road	0	0	1	0	Under construction
17/00390/FUL	Land at The Old Mill	Station Road	0	0	0	1	No BC evidence to confirm commencement*
17/00492/OUT	Rear of York Lodge	Ravenshill Close	0	0	0	1	No BC evidence to confirm commencement*
17/00939/FUL	West of Wood Lea	Great North Road	1	3	0	1	3 complete since 1st April 2020
18/00989/FUL	Folly Nook House	Folly Nook Lane	0	0	0	9	No BC evidence to confirm commencement*
Retford							
14/01269/FUL	5-11	Bridgegate	0	0	7	0	Under construction
14/01599/COU	Land at the Coach House	The Crescent	0	0	0	1	No BC evidence to confirm commencement*
15/00336/FUL	The Queens Hotel	Queen Street	0	6	0	0	6 complete since 1st April 2020
15/01511/COU	Former King Edward VI School	London Road	0	0	0	1	No BC evidence to confirm commencement*
16/00775/PDNM	Barn at Pond Farm	Little Gringley	0	0	0	1	No BC evidence to confirm commencement*
16/01334/COU	12	Exchange Street	0	1	0	0	1 complete since 1st April 2020
16/01795/RSB	124	Ollerton Road	0	0	0	1	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
17/00049/FUL	Land fronting ledale	London Road	0	0	0	1	No BC evidence to confirm commencement*
17/00442/RSB	Rear of 2	Longholme Road	0	0	1	0	Under construction
17/00955/RSB	Rear of 55-57	Moorgate	0	0	0	3	No BC evidence to confirm commencement*
17/01006/FUL	26-28	Grove Street	0	0	0	6	No BC evidence to confirm commencement*
17/01059/OUT	South of Swans Quay	Thrumpton Lane	0	0	0	7	No BC evidence to confirm commencement*
17/01418/FUL	Land at 4	Badgers Chase	0	0	0	1	No BC evidence to confirm commencement*
17/01541/FUL	Rear of 106	Bigsby Road	0	0	0	1	No BC evidence to confirm commencement*
17/01542/FUL	Rear of The Chase	Park Lane	0	0	0	4	No BC evidence to confirm commencement*
17/01551/FUL	Willow Cottage Farm	Grove Coach Road	0	0	0	1	No BC evidence to confirm commencement*
18/00023/COU	19B	Grove Street	0	0	0	2	No BC evidence to confirm commencement*
18/00141/FUL	Land adjacent 17 (Plot 1-4)	Durham Grove	0	0	1	3	Under construction
18/00270/FUL	Adjacent 1	Blackstope Lane	0	0	0	1	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/00427/PDN	Barns at White House Farm	Grove Lane	0	0	0	1	No BC evidence to confirm commencement*
18/00558/COU	Northern Inn 57	Cobwell Road	0	0	0	4	No BC evidence to confirm commencement*
18/00907/RSB	Land at 56	Ordsall Park Road	0	0	0	1	No BC evidence to confirm commencement*
18/00908/OUT	Adjacent 20	Ordsall Road	0	0	0	1	No BC evidence to confirm commencement*
18/0912/RSB	West Retford Hall	Rectory Road	0	0	0	3	No BC evidence to confirm commencement*
18/01002/FUL	Adjacent Grange Farm	Ollerton Road	0	0	0	1	No BC evidence to confirm commencement*
18/01394/FUL	Garage site	Welbeck Road	0	2	0	0	2 complete since 1st April 2020
19/00194/FUL	46-50	Bridgegate	0	0	0	4	No BC evidence to confirm commencement*
19/01012/FUL	Albert Hall	Albert Road	0	0	0	4	No BC evidence to confirm commencement*
19/01077/PDN	11	Albert Road	0	1	0	0	1 complete since 1st April 2020
19/01113/FUL	120	High Street	0	0	0	1	No BC evidence to confirm commencement*
19/01501/COU	25-27	Devonshire Road	0	0	0	1	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
19/01617/FUL	West of 28	Milnercroft	0	0	0	2	No BC evidence to confirm commencement*
20/00271/FUL	North of 21 & south of 33	Union Street	0	0	0	5	No BC evidence to confirm commencement*
20/00319/FUL	The Flying Scotsman	Hallcroft Road	0	0	0	3	No BC evidence to confirm commencement*
20/00592/FUL	88	Albert Road	0	2	0	0	2 complete since 1st April 2020
20/00644/FUL	21	Bridgegate	0	4	0	0	4 complete since 1st April 2020
Rhodesia							
17/00506/FUL	South of 63	Mary Street	0	0	0	9	No BC evidence to confirm commencement*
20/00429/FUL	Land west of	Robertson Grove	0	0	0	2	No BC evidence to confirm commencement*
Saundby							
18/00988/COU	Stables at Croft House	Gainsborough Road	0	0	0	1	No BC evidence to confirm commencement*
Scrooby							
17/00759/NMA	Plot 2 Holmefield Farm	Chapel Lane	0	1	0	0	1 complete since 1st April 2020
South Leverton							
15/01392/FUL	The Bungalow	Meetinghouse Lane	0	0	1	0	Under construction
19/00429/OUT	Land at Priory Farm	Retford Road	0	0	0	5	No BC evidence to confirm commencement*

Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
19/01034/FUL	Land at New Stud Farm	Retford Road	0	0	0	2	No BC evidence to confirm commencement*
<b>Sturton-Le-Steeple</b>							
46/08/00002	Annexe at Springs Barn	Spring Lane	0	0	1	0	Commenced
46/11/00032	Orchard Cottage	Cross Street	1	0	1	0	Under construction
16/01540/RES	Land south of Rose Cottage	Leverton Road	0	0	5	0	Under construction
17/00898/FUL	Spring Cottage	Springs Lane	0	0	0	1	No BC evidence to confirm commencement*
17/01673/FUL	Littlewood House	Wheatley Road	0	0	0	1	No BC evidence to confirm commencement*
18/00627/RES	Land adj Blacksmiths Cottage	Cross Street	2	1	4	0	2 complete since 1st April 2020, 4 under construction
<b>Styrrup/ Oldcotes</b>							
15/01063/FUL	White House Farm	Main Street	0	0	1	0	Under construction
19/00126/RES	White House Farm	Main Street	0	0	0	1	No BC evidence to confirm commencement*
20/00568/FUL	Plot 2 White House Farm	Main Street	0	0	0	1	No BC evidence to confirm commencement*
<b>Sutton-Cum-Lound</b>							
17/01137/OUT	Land off Mattersey Road	Lound Low Road	0	0	0	2	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/01175/OUT	West of	Sutton Lane	0	0	0	9	No BC evidence to confirm commencement*
19/00990/RES	Plot 4 & 5	Lound Low Road	0	0	2	0	Under construction
19/00920/FUL	Plot 8	Lound Low Road	0	0	0	1	No BC evidence to confirm commencement*
20/00772/FUL	Plot 1	Mattersey Road	0	0	0	1	No BC evidence to confirm commencement*
20/00960/PDN	Land off	Station Road	0	0	0	1	No BC evidence to confirm commencement*
Torworth							
17/01063/FUL	Barn 4 Manor Farm	Great North Road	0	0	0	1	No BC evidence to confirm commencement*
19/00138/FUL	Barn 2 Manor Farm	Great North Road	0	0	0	1	No BC evidence to confirm commencement*
19/00959/COU	Barn 3 Manor Farm	Great North Road	0	0	0	1	No BC evidence to confirm commencement*
19/01285/FUL	The Separatist	Great North Road	0	0	0	8	No BC evidence to confirm commencement*
Treswell							
14/01097/FUL	Gate Cottage	Rampton Road	0	1	0	0	Completed since 1st April 2020
20/00453/FUL	The Yews	Town Street	0	0	0	1	No BC evidence to confirm commencement*

## Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
20/00218/FUL	Greenacres	Rectory Road	0	0	0	1	No BC evidence to confirm commencement*
Tuxford							
50/05/00022	Eastfield Farm,	Lincoln Road	0	0	1	0	Under construction
50/11/00037/R	14A - 18A	Eldon Street	0	0	1	0	Under construction
13/00040/RSB	Land at 11	Ollerton Road	0	0	1	0	Under construction
16/01427/RSB	The Vicarage	Lincoln Road	0	0	1	0	Under construction
17/00254/COU	Former Maltings	Eldon Street	0	0	0	5	No BC evidence to confirm commencement*
18/01466/RSB	Adjacent to 1A (Hope Cottage)	Blenheim Avenue	0	0	1	0	Under construction
19/00028/FUL	Garage site	Haynes Close	0	0	0	4	No BC evidence to confirm commencement*
19/00925/FUL	Tuxford Methodist Church	Newcastle Street	0	0	0	1	No BC evidence to confirm commencement*
19/00794/OUT	Adjacent Mount View	Markham Road	0	0	0	5	No BC evidence to confirm commencement*
19/01176/FUL	Pump Farm	Lincoln Road	0	0	0	1	No BC evidence to confirm commencement*
19/01417/FUL	South of Brickyard Cottage	Eldon Street	0	0	0	4	No BC evidence to confirm commencement*
Walkeringham							

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
15/01266/FUL	Brickmakers Arms	Fountain Hill Road	0	0	6	0	Under construction
17/00654/FUL	Twigmoor	Gringley Road	0	0	0	1	No BC evidence to confirm commencement*
17/01090/FUL	Land north of Meadow View	Birdcroft Lane	0	0	0	3	No BC evidence to confirm commencement*
19/00649/OUT	Adjacent Ashfield Lodge	Stockwith Road	0	0	0	1	No BC evidence to confirm commencement*
19/01548/OUT	Adjacent to The Laurels	Station Road	0	0	0	3	No BC evidence to confirm commencement*
19/01581/FUL	The Hazels	Caves Lane	0	0	0	1	No BC evidence to confirm commencement*
Wallingwells							
19/00634/COU	The Coach House	Wallingwells Hall	0	0	0	-1	No BC evidence to confirm commencement*
West Drayton/Rockley							
17/01553/COU	Markham Moor House	Old London Road	0	0	0	2	No BC evidence to confirm commencement*
19/00022/RES	2 Harehill Croft	Main Street	0	1	0	0	Completed since 1st April 2020
West Markham							
15/00685/FUL	Springvale Farm	Springvale Road	0	0	1	0	Under construction
16/00733/COU	Unit 1 College Farm	Main Street	0	0	1	0	Under construction



# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
16/00511/COU	Unit 2 College Farm	Main Street	0	0	1	0	Under construction
17/00220/RSB	Clinton House	Milton Road	0	0	0	1	No BC evidence to confirm commencement*
West Stockwith							
55/10/00013	Land at Dairy Farm	North Carr Road	2	0	0	2	2 complete, 2 No BC evidence to confirm commencement*
17/00720/FUL	Plot 6	North Carr Road	0	0	0	1	No BC evidence to confirm commencement*
19/00193/FUL	Land at Dairy Farm	North Carr Road	0	0	0	1	No BC evidence to confirm commencement*
19/00473/RSB	Land at Dairy Farm	North Carr Road	0	1	0	0	Completed since 1st April 2020
19/00477/FUL	Chestnut Farm	Main Street	0	0	0	2	No BC evidence to confirm commencement*
Wiseton							
16/01331/COU	Barns at Grange Farm	Main Road	0	0	0	1	No BC evidence to confirm commencement*
19/00902/FUL	Wiseton Stables	Main Road	0	0	0	3	No BC evidence to confirm commencement*
Worksop							
02/08/00358	1	Overend Road	0	1	0	0	Completed since 1st April 2020
02/08/00399	The Croft	Chesterfield Road	0	0	2	0	Under construction

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
02/10/00093/R	Claverton	Sparken Hill	0	0	1	0	Under construction
02/11/00026	Plot 9 & 10 & Rear of Ivy Cottage	Old Gateford Road	0	0	2	0	Under construction
02/11/00027	Studio Cottage	Old Gateford Road	0	0	1	0	Under construction
12/01077/FUL	2	Sherwood Road	0	0	6	0	Under construction
12/01302/RES	Land at 28	Sparken Hill	0	0	1	0	Under construction
12/01503/RENU	Plot 1 - 8 Rear of Ivy Cottage	Old Gateford Road	2	1	4	1	1 completed since 1st April 2020, 4 under construction, 1 No BC evidence to confirm commencement*
13/01312/COU	112B	Kilton Hill	0	0	2	0	Under construction
15/00022/RSB	Former Walkers Car Park	Westgate	0	0	4	0	Under construction
15/00154/FUL	148	Cheapside	0	0	2	0	Under construction
15/00236/FUL	Ox Pastures Farm	Broad Lane	0	0	0	1	No BC evidence to confirm commencement*
15/00604/FUL	Arlington House	Sparken Hill	0	0	1	0	Under construction
15/01302/FUL	Former Black Swan Inn	Pilgrim Way	0	0	0	6	No BC evidence to confirm commencement*
16/00466/COU	Barns at Gateford House	Old Gateford Road	0	1	0	0	Completed since 1st April 2020
16/00596/FUL	Land between 93 and 95	Kingston Road	0	2	0	0	Completed since 1st April 2021

Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
16/01033/FUL	Garage site r/o Black Swan Inn	Pilgrim Way	0	0	0	2	No BC evidence to confirm commencement*
16/01068/FUL	Ratcliffe Grange Farm	Mansfield Road	0	0	1	0	Under construction
16/01356/FUL	Rear of 8-10	South View	0	0	1	0	Under construction
17/00058/FUL	31-33	Bridge Street	0	0	0	9	No BC evidence to confirm commencement*
17/00141/FUL	Barrowby House, 9	Highland Grove	7	1	0	0	Completed since 1st April 2020
17/00489/COU	67	Newcastle Avenue	0	0	0	2	No BC evidence to confirm commencement*
17/00770/RSB	16-18	Park Street	0	0	1	3	Under construction
17/00794/RSB	Rear of 10	Carlton Avenue	0	0	0	1	No BC evidence to confirm commencement*
17/00935/RSB	Rear of 387 to 395	Gateford Road	0	0	4	0	Under construction
17/01047/FUL	Garage site	Coleridge Road	2	2	0	0	Completed since 1st April 2020
17/01221/PDN	Former Trax FM	White Hart Yard	0	0	0	4	No BC evidence to confirm commencement*
17/01429/FUL	58 & 60	Furnival Street	0	0	0	-2	No BC evidence to confirm commencement*
17/01485/FUL	28	Watson Road	0	0	0	2	No BC evidence to confirm commencement*
17/01712/RSB	Adjacent 280	Mansfield Road	0	0	0	5	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
18/00199/FUL	West of 2	Gateford Avenue	0	0	1	0	Under construction
18/00485/FUL	17	Queen Street	0	0	0	1	No BC evidence to confirm commencement*
18/00493/FUL	64	Gateford Road	0	0	0	3	No BC evidence to confirm commencement*
18/00518/COU	Manton Inn 157	Cheapside	0	0	0	4	No BC evidence to confirm commencement*
18/01276/FUL	47	Potter Street	0	0	0	1	No BC evidence to confirm commencement*
18/01568/RSB	Rear of 30	Clinton Street	0	0	0	1	No BC evidence to confirm commencement*
19/00076/FUL	Former Communal Centre	Lanchester Gardens	0	0	0	1	No BC evidence to confirm commencement*
19/00082/RSB	3 Garages	Gateford Road	0	0	0	2	No BC evidence to confirm commencement*
19/00326/FUL	French Horn	Potter Street	0	0	0	5	No BC evidence to confirm commencement*
19/00335/COU	91-93	Raines Avenue	0	0	0	2	No BC evidence to confirm commencement*
19/00386/COU	43-45	Carlton Road	0	0	0	3	No BC evidence to confirm commencement*
19/00408/FUL	101	John Street	0	0	0	3	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
19/00501/FUL	108-110	Bridge Street	0	0	0	9	No BC evidence to confirm commencement*
19/00530/OUT	Park Cottage	Blyth Road	0	0	0	1	No BC evidence to confirm commencement*
19/00535/COU	97	Raines Avenue	0	0	0	-1	No BC evidence to confirm commencement*
19/00740/COU	The Anchor Inn	Eastgate	0	8	0	0	No BC evidence to confirm commencement*
19/00776/OUT	58	Retford Road	0	0	0	1	No BC evidence to confirm commencement*
19/00901/FUL	Former garage site	Gateford Road	0	0	0	2	No BC evidence to confirm commencement*
19/01094/FUL	Adjacent Manton Inn, 157	Cheapside	0	0	0	4	No BC evidence to confirm commencement*
19/01133/FUL	The Grafton 157-161	Gateford Road	0	0	0	8	No BC evidence to confirm commencement*
19/01185/FUL	106	Bridge Street	0	0	0	3	No BC evidence to confirm commencement*
19/01209/FUL	The Nook 62A	Park Street	0	0	0	1	No BC evidence to confirm commencement*
19/01494/FUL	Old Norfolk Arms	Norfolk Street	0	0	0	2	No BC evidence to confirm commencement*
20/00040/PDN	27	Ely Close	0	0	0	1	No BC evidence to confirm commencement*

# Five Year Housing Supply from 1 April 2020

Application Number	Name/ number	Street/ Road Name	Completions from previous years	Completions 2020/2021	Under Construction 2020/2021	Remaining Capacity 2020/2021	Status
20/00083/FUL	47	Potter Street	0	0	0	9	No BC evidence to confirm commencement*
20/00132/FUL	Chemodex	Canal Road				-1	No BC evidence to confirm commencement*
20/00243/PDN	185	Calton Road	0	0	0	1	No BC evidence to confirm commencement*
20/00269/FUL	63A	Bridge Street	0	0	0	1	No BC evidence to confirm commencement*
20/00270/FUL	63	Bridge Street	0	0	0	2	No BC evidence to confirm commencement*
20/00373/FUL	Rear of 411 and 413	Gateford Road	0	0	1	0	Under construction
20/00399/OUT	Woodfield	Sparken Hill	0	0	0	1	No BC evidence to confirm commencement*
20/00495/FUL	Rear of 243	Sandy Lane	0	0	0	1	No BC evidence to confirm commencement*
20/00645/RES	Land between 34 & Loren	Highland Grove	0	0	0	2	No BC evidence to confirm commencement*
			38	61	133	622	

## Appendix 3. Bassetlaw historic build rates and lead in periods (2016 to 2019)

Settlement	Site Name	Date outline permission granted (If applicable)	Date Full permission granted/ application decided	Planning ref.	Greenfield / brownfield	Lead in period from date granted outline pp to 1st completion (years)	Lead in period from date granted full pp to 1st completion (years)	Total number of dwellings	Completions from previous years	Dwellings Delivered 1/4/2016 to 31/3/2017	Dwellings Delivered 1/4/2017 to 31/3/2018	Dwellings Delivered 1/4/2018 to 31/3/2019	Dwellings Delivered 1/4/2019 to 31/3/2020	Dwellings remaining to build	Sites 50 dwellings or more - Highest build rate in a full delivery year	Sites under 50 dwellings - Highest build rate in a full delivery year	Notes
Carlton in Lindrick	Doncaster Road	N/a	Mar-19	18/01148/FUL	Greenfield	-	0	151	-	-	-	-	22	129	22	-	Avant Homes. Lower yield due to time taken to prepare site
Langold	Doncaster Road	N/a	Jun-15	14/01622/FUL	Brownfield	-	4	14	0	0	0	0	14	0	-	14	Completed withn 1 year
Worksop	Keats Crescent	N/a	Jul-14	13/01491/FUL	Brownfield	-	1	40	12	26	2	-	-	0	-	26	N/a
Worksop	Portland School	Mar-13	Mar-15	02/11/00040 & 14/01149/RES	Brownfield	3.0	1	88	0	23	47	18	-	0	47	-	N/a
Worksop	Cophall House	N/a	Feb-15	14/01626/PDN	Brownfield	-	1	12	0	0	12	-	-	0	-	12	Completed withn 1 year
Worksop	Gateford Park Barratts)	May-15	Mar-17	16/01487/RES	Greenfield	2.0	0	250	0	0	3	73	88	86	88	-	Maintaining a very high rate of delivery.
Worksop	Gateford Park (Jones Homes)	May-15	Jun-17	17/00033/RES	Greenfield	3.0	1	168	0	-	-	13	14	141	14	-	Much lower rate of delivery than Barratts on the same site. Harworth Colliery Jones Homes site is delivering higher levels.
Worksop	Abbey Grove, Abbey Street	N/a	Jun-17	17/00215/FUL	Brownfield	-	2.5	52	0	-	-	-	52	0	52	-	Apartments completed within 1 year.
Worksop	Stanton House, 43 Westgate	N/a	Apr-15	13/00471/RENU	Brownfield	-	4	10	0	-	-	-	10	0	-	10	Over 55s homes. Completed within 1 year.
Harworth	Hawkins Close	Feb-15	Nov-17	17/01073/RES	Brownfield	4.0	2	24	0	0	0	0	24	0	-	24	Completed within 1 year
Harworth	Bryndale, Scrooby Road	N/a	Feb-18	16/00473/FUL	Brownfield	-	1	24	0	-	0	0	24	0	-	24	Completed withn 1 year
Harworth	Kier Homes, Former Colliery	Mar-11	Mar-18	17/01575/RES	Brownfield	8.0	1	125	0	0	0	0	33	92	33	-	N/a

Five Year Housing Supply from 1 April 2020

Settlement	Site Name	Date outline permission granted (If applicable)	Date Full permission granted/ application decided	Planning ref.	Greenfield / brownfield	Lead in period from date granted outline pp to 1st completion (years)	Lead in period from date granted full pp to 1st completion (years)	Total number of dwellings	Completion s from previous years	Dwellings Delivered 1/4/2016 to 31/3/2017	Dwellings Delivered 1/4/2017 to 31/3/2018	Dwellings Delivered 1/4/2018 to 31/3/2019	Dwellings Delivered 1/4/2019 to 31/3/2020	Dwellings remaining to build	Sites 50 dwellings or more - Highest build rate in a full delivery year	Sites under 50 dwellings - Highest build rate in a full delivery year	Notes
Harworth	Jones Homes, Former Colliery	Mar-11	Mar-18	17/01566/RES	Brownfield	8.0	1	71	0	-	0	0	29	42	29	-	Higher annual delivery than Gateford site.
Harworth	Former Colliery	Mar-11	May-13	61/09/00052 12/01784/RES	Brownfield	3.0	1	118	35	45	36	2	-	0	45	-	N/a
Harworth	Piggeries, Scrooby Road	N/a	Dec-10	61/10/00012	Greenfield	-	7	39	0	0	10	29	-	-	29	29	N/a
Harworth	Thompson Avenue	N/a	Feb-14	13/01394/FUL	Brownfield	-	1	71	25	30	16	-	-	0	30	-	N/a
Harworth	Land at Plumtree Farm	N/a	Jun-15	13/00793/FUL	Greenfield	-	1	250	4	41	54	56	65	95	65	-	Developer: Persimmon Homes.
Retford	Fairy Grove Nursery	N/a	Aug-13	01/11/00284	Brownfield	-	5	34	0	0	0	18	16	0	-	18	N/a
Retford	West Hill Road, Ordsall	Aug-13	Jan-14	13/01025/RES	Brownfield	2.0	1	198	16	89	48	28	17	0	89	-	N/a
Retford	Rector's Gate	N/a	Mar-13	01/11/00242 01/11/00239	Brownfield	-	3	14	0	2	11	1	-	0	-	11	N/a
Retford	Retford Oak's School	N/a	Feb-15	14/00803/FUL	Brownfield	-	1	68	0	6	44	18	-	0	44	-	N/a
Retford	Former Newell and Jenkins Factory, Thrumpton Lane	N/a	May-09	01/08/00182	Brownfield	-	3	76	45	6	1	0	4	20	6	-	N/a
Retford	Amcott Way	N/a	Mar-13	01/4/00242	Greenfield	-	5	49	0	0	0	8	18	23	-	18	N/a



Settlement	Site Name	Date outline permission granted (If applicable)	Date Full permission granted/ application decided	Planning ref.	Greenfield / brownfield	Lead in period from date granted outline pp to 1st completion (years)	Lead in period from date granted full pp to 1st completion (years)	Total number of dwellings	Completions from previous years	Dwellings Delivered 1/4/2016 to 31/3/2017	Dwellings Delivered 1/4/2017 to 31/3/2018	Dwellings Delivered 1/4/2018 to 31/3/2019	Dwellings Delivered 1/4/2019 to 31/3/2020	Dwellings remaining to build	Sites 50 dwellings or more - Highest build rate in a full delivery year	Sites under 50 dwellings - Highest build rate in a full delivery year	Notes
Retford	Tiln Lane	Sep-18	Jun-19	14/00503/OUT 18/01445/RES	Greenfield	1.0	0	175	0	0	0	0	6	169	-	-	Development commenced within months of permission being granted. This is not a full delivery year and has not been taken into consideration in the assumptions on annual delivery.
Retford	Kennilworth Nurseries, London Road	N/a	Mar-18	16/01777/FUL	Greenfield / Brownfield	-	1	113	-	-	-	3	23	87	23	-	N/a
Retford	King Edward VI School, London Road	-	Jan-13	12/01312/FUL	Brownfield	-	1	52	24	6	9	6	4	3	9	-	N/a
Misterton	Fox Covert	-	Apr-04	51/02/00015	Brownfield	-	2	55	36	9	4	4		0	9	-	N/a
Rhodesia	Shireoaks Road	-	Jun-17	16/00725/FUL	Brownfield	-	1	80	0		0	11	26	43	26	-	N/a
Shireoaks	Wood End Farm	-	Sep-18	18/00648/RES	Greenfield	-	1	73	0	-	-	-	28	45	28	-	Site preparation in first months. Expect a higher delivery rate once established.
Shireoaks	Land rear of St. Luke's, Shireoaks Common	Jan-16	Oct-17	14/00223/OUT & 17/00271/RES	Greenfield	2.0	1	167	0	0	0	16	43	108	43	-	N/a
Average (mean) lead in period						3.6	2										

