

CHELTENHAM

Local development framework

RESIDENTIAL LAND
AVAILABILITY IN
CHELTENHAM BOROUGH

• **August 2010**

1. INTRODUCTION

- 1.1 This report records the results of a survey of all sites with planning permission for housing in the Cheltenham Borough Council administrative area between 1st April 2009 and 31st March 2010. The number of dwellings completed, under construction, and not started was recorded. The survey is carried out every 12 months in order to maintain an up-to-date record of house building in the Borough. The data in the report is current data as of 1st April 2010 and is used to monitor Cheltenham's development plan.
- 1.2 Appendix 1 contains schedules of housing completions for each ward and dwellings lost to other uses in the Borough during 2009/10. Appendix 2 contains schedules of sites with planning permission but not yet completed. Appendix 3 contains schedules of sites for which a resolution to grant planning permission has been made by the Council subject to the completion of a planning obligation or consultation with the Department for Communities and Local Government (DCLG). Appendix 4 lists planning permissions which expired during 2009/10. Appendix 5 lists the Adopted Local Plan 2006 sites allocated for development with current status, this updates the position reported in the Annual Monitoring Report (AMR) 2009.
- 1.3 An amendment has been made to 2008/09 housing figures resulting in 3 additional dwellings being added to the housing stock. Site Reference SPA1012 (357/359 High Street) originally had planning permission for 9 flats in 2005 however a new application for 12 flats was subsequently submitted in 2006 but was not recorded in the housing monitoring process, due to the terminology used which stated "Erection of 12 bedroom hostel", as a hostel would not fall under Use Class Order C3 Dwelling Houses. However, this issue has been raised by the Housing Enabling Officer and an agreement has been made that this application should be classed as C3 and that it should be included within the housing monitoring. The application was not for a hostel but for 12 individual self-contained flats. As a result the gross completions for 2008/09 should be 321 dwellings with a net completion of 285 dwellings. Table 1 has been amended to reflect the changes.
- 1.4 A planning application for 7 dwellings at Best Mate Inn, 258 Swindon Road was refused in 2008 but later approved on appeal. As a result our monitoring system had not included this within last year's commitments. Therefore, uncompleted dwellings for 2008/09 should be 1,298 dwellings (not 1,291) and amendments have been made to Tables 2 and 3.
- 1.5 To avoid this problem from reoccurring there has been a change to the monitoring system for this year's survey where all planning permissions approved including those that went to appeal have been included.
- 1.6 Site Reference SPA1141 (Land at Crab Tree Place, Hudson Street and Manser Street) was previously recorded as having an expected loss of 65 dwellings however the actual loss was 85 and not 65 dwellings. This change has been reflected in this year's report.

2. COMPLETIONS

Additions

- 2.1 During 2009/10, changes within the housing stock resulted in a gross increase in the Borough of 300 dwellings. The number of completions this year has continued to fall from previous years (2006/07 = 1,012 dwellings, 2007/08 = 576, 2008/09 = 321). This is due to large sites being completed in previous years as well as the current economic climate. This year the only large site that was completed was Equinox, GCHQ Benhall (44), however most completions took place at GCHQ Oakley site with 83 new dwellings being completed.
- 2.2 300 (100%) completed dwellings were on previously-developed (brownfield) land. This has exceeded the target of 80% set for Cheltenham in the Adopted Local Plan (2006). 141 (47%) of the total involved redevelopment of non-residential sites (GCHQ Oakley/retail units/public houses); 28 (9.33%) resulted from infill development; 33 (11%) through redevelopment of

housing sites; 18 (6%) from previously developed vacant/derelict land; 22 (7.33%) from Conversions; 1 (0.33%) from subdivisions; and a further 57 (19%) from changes of use. This year has seen a fall in infill developments compared to last year from 15.41% to 9.33%.

- 2.3 7 out of the 28 new dwellings from infill development were developed in rear gardens. This equates to 2.33% of the total completion. The 7 new dwellings came from 6 approved planning applications.
- 2.4 194 (64.67%) of completed dwellings were on sites of less than 0.4 hectare (1 acre); 23 (7.67%) were on sites between 0.4 and 1 hectare and 83 (27.67%) on sites of over 1 hectare (2.5 acres). The majority of this year's completions were on small sites due to the large sites having been completed in previous years and no other large sites coming forward. Looking at the net capacity and area size of completed sites, Cheltenham has achieved on average 46.5dph.
- 2.5 Changes were made to National Planning Policy Statement 3 (PPS3) following the new coalition Government's announcement on 9th June 2010. With immediate effect; private residential gardens are now excluded from the definition of previously developed land; and the national indicative minimum density of 30 dwellings per hectare is deleted from paragraph 47 (of PPS3). It was considered that the impact of the previous policy approach, as set out in PPS3, was that the combination of a national target for brownfield land (60%), alongside the definition of gardens as brownfield land, had meant local authorities felt forced into granting planning permission for unwanted development on garden land simply to maintain the brownfield target.
- 2.6 8,081 dwellings (see Table 1) have been added to the housing stock within the Borough since mid-1991, the start of the period covered by the Structure Plan Second Review (18 $\frac{3}{4}$ years). This is an annual average of 430 dwellings, a slight fall compared to the previous year (438 dwellings).

Losses

- 2.7 25 dwellings were lost to residential use during 2009/10; losses arising within the housing stock itself are included in the figures in paragraph 2.1.

Net completions

- 2.8 Taking account of additions and losses, there was a net increase in the housing stock in 2009/10 of 275 dwellings.
- 2.9 There has been a net increase of 7,408 dwellings in the housing stock within the Borough since mid-1991, the start of the period covered by the Structure Plan Second Review (see Table 1). This is an annual average of 389 dwellings.

Affordable housing completions

- 2.10 36 affordable homes were completed during 2009/10. 25 of these were completed through a planning obligation on a private housing development at the GCHQ Oakley site (phase 2), where the outline planning permission and S106 planning agreement was issued several years ago. 10 homes were built by a housing association on land in its ownership and one existing property in Springbank (formerly used as a doctor's surgery) was converted to affordable housing by Cheltenham Borough Homes.

3.0 LAND AVAILABLE

Planning permissions during 2009/10

- 3.1 Planning permission (including completion of determined planning obligations) was granted for 80 sites, which will result in a gross increase of 262 dwellings to Cheltenham's housing stock.

Planning permissions for affordable housing

- 3.2 2 of the 80 residential planning permissions that were granted in 2009/10 included the provision of affordable housing. One was a supported housing scheme at Waterloo Street for 7 dwellings and the other, for 48 affordable dwellings, is phase one of the St.Paul's regeneration scheme (Hudson St./Manser St.).
- 3.3 There are 22 affordable dwellings to be delivered from previous approved planning permissions.
- 3.4 There are two planning permissions granted in 2009/10 that have not started on site, the former Baylis Haines and Strange garage site at Albion St./Gloucester Place and 125 Hesters Way Road, which include at least 68 affordable housing dwellings to be provided through planning gain.

Outstanding planning permissions

- 3.5 At 1st April 2010, 1,135 dwellings were not completed. Of these 77 were under construction and 1,058 not yet started.
- 3.6 1,113 (98.06%) of the uncompleted dwellings are on brownfield sites. 771 (67.93%) of the total available dwellings are on sites involving redevelopment of non-residential uses (GCHQ sites/former car garage/funeral directors/Public House). The largest outstanding sites are GCHQ Oakley (330 dwellings) and Baylis Haines and Strange (161 dwellings).

Losses

- 3.7 At 1st April 2010, there were outstanding planning permissions involving the loss of 102 dwellings to demolition and non-residential use. Losses arising from changes within the housing stock are included within the figures in paragraph 3.5.

Net permissions

- 3.8 Taking account of additions (1,135) and losses (102), at 1st April 2010 planning permission existed for a net addition to the housing stock of 1,033 dwellings. This does not include other firm commitments (see paragraph 3.9)

Other firm commitments

- 3.9 In addition to the outstanding planning permissions at 1st April 2010, 54 dwellings are the subject of a resolution by Planning Committee to grant planning permission subject to the completion of a planning obligation or consultation with DCLG. However following discussions with Development Control, out of the 54 dwellings, only 27 dwellings will come forward. Please see Appendix 3 for highlighted sites that will come forward.
- 3.10 27 (100%) of these commitments are on brownfield sites. These include 4 dwellings (15%) from Infill; 4 dwellings (15%) from Conversions; and 19 dwellings (70%) from Change of Use.
- 3.11 There were 2 other firm commitments involving the loss of 2 existing dwellings.

4.0 EXPIRED PERMISSIONS

- 4.1 Planning permissions for 108 dwellings expired in 2009/10. Since mid-1991, planning permissions for 469 dwellings have expired, an average of 23 a year.

5.0 GLOUCESTERSHIRE STRUCTURE PLAN Second Review

- 5.1 Regular surveys of Residential Land Availability, which monitor house completions and commitments, are required to monitor progress towards meeting the Structure Plan housing

quantum, and also to inform the Local Development Framework and the Government's National Land Use Database (NLUD).

- 5.2 The Second Review of the Gloucestershire Structure Plan, which covers the period mid-1991 to mid-2011, was approved in November 1999. It includes a net housing requirement for Cheltenham Borough of 7,350 dwellings and forms part of the development plan for Cheltenham until mid-2011. In the context of preparing this report the key change has been the abolition of Regional Spatial Strategies. This is important given that Gloucestershire Structure Plan reaches the end of its plan period in 2011 and Local Authorities were reliant upon housing requirements set out in approved and emerging Regional Spatial Strategies. With the abolition of the Regional Spatial Strategy for the South West there is no up to date statistical baseline against which to monitor. This position will be monitored and updated in the AMR and future RLA's.

Completions

- 5.3 Net completions since the beginning of the Structure Plan period are shown in Table 1. This includes an estimate of dwellings lost during the period 1991-1997. Only partial records of losses were kept for this period, since the First Alteration of the Structure Plan made an allowance for losses in its housing requirements. The Second Review makes no such allowance and losses are now recorded in this document. The estimate of 100 dwellings includes both dwellings lost to other uses and losses arising from changes within the housing stock.

TABLE 1: Net completions in Cheltenham Borough from mid-1991

Year	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001
Completions	123	402	306	445	392	173	227	181	370	485	449
Losses	100							3	1	76	32
Net change	1,968							178	369	409	417

* 1991 half year only

Year	2002	2003/04	2004/05	2005/06	2006/07	2007/08	2008/09	2009/10	2010/11	Total
Completions	439	801	605	474	1012	576	321	300		8,081
Losses	22	242	15	22	79	20	36	25		673
Net change	417	559	590	452	933	556	285	275		7,408

*2003/04 was for the period of 15 months

** 2011 half year only

Commitments

- 5.4 Commitments at 1st April 2010 are shown in Table 2. Taking account of all factors, Cheltenham is projected to meet the Structure Plan with an over provision of 1,632 dwellings. However, it should be noted that only 419 of an estimated total of 700 dwellings at GCHQ Oakley are likely to be implemented before mid-2011. There are 3 phases related to the site, phase 1 has consent for 262 dwellings and is near to completion. A further 157 dwellings from phase 2 is also near to completion therefore phase 1 and 2 will be completed before mid 2011, totalling 419 dwellings. However it is unlikely that the 281 dwellings from phase 3 will be built before mid-2011, this position will continue to be monitored. In this case, there will still be an over provision of 1,351 dwellings (residual - 281). An outstanding application of 700 dwellings for the site was permitted in 1998 which will not lapse due to reserve matters being granted for part of the total scheme. Therefore the estimated total number of dwellings for the site still remains at 700. This position will be updated in the 2011 Residential Land Availability report.

**TABLE 2: Gloucestershire Structure Plan Second Review housing requirements:
Cheltenham Borough: 1st April, 2010**

Requirement mid 1991 - mid 2011		7350
Net Completions since mid - 1991		7408
Gross planning permissions at 1.4.10	Under construction	77
	Not started	1058
Net other firm commitments		25
Local Plan allocations		536
Expected losses		-122
Completions and commitments at 1.4.10		8982
Residual to mid - 2011		-1632
(Deduct 281 from GCHQ Oakley site)		-1351

6.0 LOCAL PLAN ALLOCATIONS – UPDATED IN MAY 2010

6.1 There are seven sites allocated for development in policies PR1 and PR2 of Cheltenham Borough Local Plan, 2006. After assessment of the sites as part of Cheltenham's Strategic Housing Land Availability Assessment (SHLAA) and the Civic Pride project, the estimated number of dwellings to be developed has been revised based on more up to date information.

- Land at Lansdown Road (policy PR1)
- Land at St. Margaret's Road (policy PR2)
- Land at St. George's Place/St. James' Square (policy PR2)
- Land at Portland Street (policy PR2)
- Land at Cheltenham Spa railway station (policy PR2)
- Land at Midwinter (policy PR2)

For further information on the above sites, please see Appendix 5.

7.0 5-YEAR SUPPLY OF LAND FOR HOUSING

7.1 PPS 3 requires Local Planning Authorities from 1st April 2007 to assess and demonstrate the extent to which existing plans already fulfil the requirement to identify and maintain a 5 year supply of deliverable land for housing. For further information on PPS 3, please visit: www.planning-inspectorate.gov.uk or www.communities.gov.uk.

7.2 With the abolition of the Regional Spatial Strategy for the South West there is no up to date statistical baseline against which to determine a 5 year land supply for Cheltenham and as such the five year supply document for 2010 has not been produced. This position will be monitored and updated as appropriate.

7.3 Gloucester City, Cheltenham and Tewkesbury Borough Councils are currently updating the SHLAAs, expected to be completed summer 2010 and will be available via www.gct-ics.org.

7.4 In addition the six districts of Gloucestershire are working together to identify the development requirements of the county to fill the policy vacuum following the abolition of the RSS.

Notes

For each planning application listed in the attached appendices the following information is provided:

- site reference number
- planning application number
- nature of permission
- date of planning permission or date of resolution by Planning Committee
- site address
- nature of development

For sites available, the following information is provided:

- gross number of dwellings
- number of existing dwellings (loss)
- net number of dwellings
- number of dwellings completed (c)
- number of dwellings under construction (u/c)
- number of dwellings not started (n/s)

Other abbreviations used are:

- c/u – Change of use
- sub – Subdivision
- dph – Dwellings per hectare
- rss – Regional Spatial Strategy
- shlaa – Strategic Housing Land Availability Assessment

Definitions

Change of use - A change in the way that land or buildings are used (see Use Classes Order). Planning permission is usually necessary in order to change from one 'use class' to another.

Infill - Intensification of sites (such as existing back gardens), together with infilling between buildings (such as where a gap between buildings exist).

Other Redevelopment - Redevelopment of other uses

Residential Redevelopment - Redevelopment of housing

Subdivision - Subdivision of existing housing

Appendix 1

Sites completed (including residential losses) 2009/10

DWELLINGS COMPLETED DURING 2009/10**ALL SAINTS**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
ALS1070	06/01731/FUL	11/02/2008	3-5 Hewlett Road	Construction of a three storey building comprising six apartments, change of use of part of ground floor and basement and extension of existing building to provide studio apartment and one bedroom dwelling.	8
ALS1090	07/00060/FUL	13/03/2007	41 All Saints Terrace	Demolition of number 41 All Saints Terrace and erection of pair semi-detached houses.	2
ALS1097	07/01541/COU	10/12/2007	101 Hewlett Road	Conversion of existing dwelling to two self-contained flats.	2
ALS1105	09/00579/COU	23/06/2009	10 Princes Street	Change of use of ground floor shop to a self contained flat with alterations to the front elevation. Demolition of part of existing rear extension.	1
TOTALS				Under 0.4 hectare	13
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	13

DWELLINGS COMPLETED DURING 2009/10**BATTLEDOWN**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
BAT1010	07/01757/FUL	12/02/2008	Land at Brigs Meadow, Ashley Road, PLOT 2	Erection of detached house (plot 2).	1
BAT1010A	08/00209/FUL	25/04/2008	Land At Brigs Meadow Ashley Road	Construction of a new dwelling and associated drive.	1
PIT1004	06/00352/REM	25/05/2006	GCHQ Oakley, Priors Road	GEORGE WIMPEY - 159 dwellings, creating a total number of 262 dwellings for phase 1.	17
PIT1004	07/01465/REM	17/04/2008	GCHQ Oakley, Priors Road	GEORGE WIMPEY - Residential development for Phase 2A consisting of 104 dwellings and associated works.	39
PIT1004	07/01296/REM	17/04/2008	GCHQ Oakley, Priors Road	CHARLES CHURCH - Residential units for Phase 2 consisting of 53 dwellings, including 2 bed apartments, 3 and 4 bed houses and associated works.	27
TOTALS				Under 0.4 hectare	1
				0.4 - 1 hectare	1
				Over 1 hectare	83
				All Sites	85

DWELLINGS COMPLETED DURING 2009/10**BENHALL & THE REDDINGS**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
BTR1005	06/01089/FUL	12/02/2007	Land To The Rear Of North Road East & Oakbrook Drive	Erection of 13 no. dwellings with associated garages following the demolition of two properties.	13
BTR1007	07/01322/REM	23/11/2007	Land at 1 Beechurst Cottage The Reddings	Erection of a detached bungalow to the front.	1
BTR1008	08/00310/FUL	17/04/2008	1 Springfield Close	Construction of detached dwelling and single garage, and formation of new vehicular access (revised scheme).	1
TOTALS				Under 0.4 hectare	2
				0.4 - 1 hectare	13
				Over 1 hectare	0
				All Sites	15

DWELLINGS COMPLETED DURING 2009/10**CHARLTON KINGS**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
CHK1064	08/00586/FUL	21/08/2008	Duke Of York 315-317 London Road	Conversion of existing public house to form 3 dwellings and erection of 6 new dwellings within the curtilage.	6
CHK1065	99/50572/FUL	11/02/2000	3 Ash Close	Conversion and extension to 4 shops with flats over to provide 12 No. 1 bed houses.	12
TOTALS				Under 0.4 hectare	18
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	18

DWELLINGS COMPLETED DURING 2009/10**CHARLTON PARK**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
CHP1019	09/00577/FUL	23/07/2009	Land r/o 108 Charlton Lane	Erection of two dwellings and associated works including new vehicular access on land to the rear of 108 Charlton Lane.	2
TOTALS				Under 0.4 hectare	2
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	2

DWELLINGS COMPLETED DURING 2009/10 COLLEGE

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
COL1050	05/00883/COU	06/01/2006	54 - 56 Bath Road	Conversion of office accommodation to residential (7 apartments).	7
COL1062	07/01059/COU	26/09/2007	128 High Street	Change of use of second and third floors from bank premises (use class A2) to seven self contained flats (use class C3). COU	7
COL1063	07/01277/COU	06/11/2007	The Mews Montpellier Retreat	Change of use from Class B1 (upholstery workshop) to Class C3 (single residential dwelling).	1
COL1066	08/00627/FUL	23/07/2008	7 Suffolk Square	Conversion and extension of existing coach house to provide new two storey, one bedroom dwelling.	1
COL1070	09/00166/COU	03/04/2009	Lower Ground Floor 5 Rodney Road	Change of use of part lower ground floor from vacant office/storage space to residential unit.	1
TOTALS				Under 0.4 hectare	17
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	17

DWELLINGS COMPLETED DURING 2009/10 HESTERS WAY

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
HEW1001.C	06/00447/REM	27/12/2006	Equinox - GCHQ Benhall Gloucester Road	Erection of a residential development comprising of 15 houses and 29 apartments, including associated car parking and landscaping.	9
TOTALS				Under 0.4 hectare	0
				0.4 - 1 hectare	9
				Over 1 hectare	0
				All Sites	9

DWELLINGS COMPLETED DURING 2009/10**LANSDOWN**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
LAN1107	04/01314/FUL	19/12/2006	65-69 St. Georges Place	Demolition of existing buildings to allow for replacement by building containing 9no. 2 bedroom apartments. Also see SPA1049 for 67-69 St. Georges Place. These two applications cannot be completed separately, it will be one or the other.	9
LAN1109A	08/00759/COU	30/07/2008	Basement Prospect House Parabola Road	Change of use from offices to single dwelling.	1
LAN1135	08/00505/COU	22/05/2008	Atticus House Lansdown Place Lane	Change of use of ground floor offices (B1) and first floor studio flat to a single residential unit.	1
LAN1148	08/00857/FUL	05/08/2008	9 Royal Parade Bayshill Road	Alterations, renovation and conversion of existing building from four flats into one maisonette and two flats.	3
LAN1149	08/01027/COU	21/08/2008	Overton Lodge 88 St Georges Road	Change of use from Use Class A4 to Use Class C3 to provide 3no. self-contained units at basement/lower ground floor level.	3
LAN1153	09/00904/COU	13/08/2009	18 Royal Crescent	Change of use from Class B1 (offices) to Class C3 (single residential dwelling) - no alterations to building proposed.	1
TOTALS				Under 0.4 hectare	18
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	18

DWELLINGS COMPLETED DURING 2009/10**LECKHAMPTON**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
LEC1028	08/01074/FUL	02/09/2008	216 Leckhampton Road	Erection of a pair of semi detached houses following demolition of existing building.	2
LEC1029	08/01396/FUL	09/12/2008	15 Leckhampton Road	Alterations and conversions from shop to three dwellings.	3
LEC1030	07/00669/FUL	30/10/2009	May Hill Shurdington Road	Demolition of existing dwelling and erection of 2 x new dwellings (semi-detached).	2
TOTALS				Under 0.4 hectare	7
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	7

DWELLINGS COMPLETED DURING 2009/10**OAKLEY**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
OAK1010	06/01308/FUL	26/02/2007	212 Hewlett Road	Erection of two storey extension to provide 8 new flats.	8
OAK1016	09/00609/REM	23/06/2009	24 Lynworth Place	Erection of an attached dwelling with ancillary works.	1
TOTALS				Under 0.4 hectare	9
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	9

DWELLINGS COMPLETED DURING 2009/10**PARK**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
PAR1115	08/01654/COU	07/04/2009	6 Upper Bath Street	Conversion of former Mission Hall (garage and workshop) with single storey side extension to create 2 independent dwellings.	2
PAR1118	09/00960/COU	02/09/2009	Moorend Park Hotel 11 Moorend Park Road	Removal of precast concrete garage, lean-to flat roof store and side extension and conversion and extension to existing building to form 9 apartments, with minor external works to existing car parks. Minor internal alterations to lower ground and second floor plans to provide two additional single bedroom flats to provide a total of 11 apartments.	11
TOTALS				Under 0.4 hectare	13
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	13

DWELLINGS COMPLETED DURING 2009/10
PITTVILLE

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
PIT1049	05/00626/FUL	14/07/2005	Corner Cottage/Lawnswood Wellington Square	Demolition of existing bungalow and house, construction of 8no. apartments and 4 no. mews houses, access road and landscaping.	12
PIT1059	08/00186/FUL	07/04/2008	96 Winchcombe Street	Conversion and redevelopment to create 10 No. flats and 1 No. B1 unit.	10
PIT1066	07/00760/LBC	27/07/2007	Wellington Lodge Wellington Square	Convert two dwellings to a single dwelling.	1
PIT1072	08/00213/COU	31/03/2008	R/O 98 Winchcombe Street	Change of use from garage to mews type dwelling to front Trinity Lane.	1
PIT1073	06/01626/COU	14/12/2006	41 Selkirk Street	Change of use from office premises to 2 x 1 bedroom flats.	2
PIT1077	09/00710/COU	08/07/2009	35 Selkirk Street	Change of use of part of the ground floor shop (A1) to residential accommodation (C3) to form 2 no. one bedroom apartments and 2 no. two bedroom apartments, with pedestrian access via Glenfall Street.	4
TOTALS				Under 0.4 hectare	30
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	30

DWELLINGS COMPLETED DURING 2009/10
PRESTBURY

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
PRE1024	08/00855/FUL	17/01/2008	The Willows Swindon Lane	Erection of a semi detached chalet style bungalow. In addition: 08/00482/FUL (1 dwelling) and 06/01168/FUL (2 dwellings) therefore resulting a total number of 4 dwellings.	2
PRE1032	06/01398/FUL	31/10/2006	Quince Cottage Bay Tree Court	Conversion and extension of dwelling to form four self-contained flats.	4
PRE1033	06/01949/FUL	20/02/2007	101 New Barn Lane	Erection of a detached house with garage and creation of a new vehicular access to New Barn Lane.	1
PRE1045	09/00084/FUL	26/03/2009	Land r/o 42 and 44 Linden Avenue	Erection of a detached bungalow to the rear of 42 and 44 Linden Avenue.	1
TOTALS				Under 0.4 hectare	8
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	8

DWELLINGS COMPLETED DURING 2009/10**SPRINGBANK**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
SPR1011	08/01361/COU	17/11/2008	9 Peter Pennell Close	Change of use from Doctor's Surgery to a Dwelling.	1
TOTALS				Under 0.4 hectare	1
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	1

DWELLINGS COMPLETED DURING 2009/10**ST. MARK'S**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
LAN1048	04/00309/FUL	22/04/2004	4 Rowanfield Road	Erection of 1 house.	1
TOTALS				Under 0.4 hectare	1
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	1

DWELLINGS COMPLETED DURING 2009/10**ST. PAUL'S**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
SPA1099	05/01005/FUL	23/09/2005	58 -60 St. Paul's Road	Erection of 17 apartments on 4 floors and 1no 2 storey house.	18
SPA1139	07/01406/FUL	28/12/2007	Land r/o 21 St. Pauls Street North	Erection of a new dwelling.	1
TOTALS				Under 0.4 hectare	19
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	19

DWELLINGS COMPLETED DURING 2009/10**ST. PETER'S**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
SPE1054	06/00866/FUL	20/12/2006	Land r/o 143 Gloucester Road	Erection of two bed dwelling to the rear in accordance with revised plans dated 10/11/06.	1
SPE1060	08/00471/COU	22/05/2008	The Bath House 89 New Street	Change of use and extensions to provide seven one bedroom and studio apartments.	7
SPE1062	08/00903/FUL	11/06/2009	New Penny 84 Gloucester Road	Construction of new build flats 3no 1 bed, 9no 2 bed, with associated vehicular and pedestrian access. Note former public house now demolished.	12
SPE1064	08/01477/COU	23/01/2009	220 Gloucester Road	Change of use from a single dwelling into 4 self contained flats.	4
TOTALS				Under 0.4 hectare	24
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	24

DWELLINGS COMPLETED DURING 2009/10**SWINDON VILLAGE**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
SWV1018	07/01236/COU	31/10/2007	Apple Tree Cottage Hayden Road	Alterations and sub-division of existing dwelling to create an additional dwelling unit.	1
TOTALS				Under 0.4 hectare	1
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	1

DWELLINGS COMPLETED DURING 2009/10**UP HATHERLEY**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
TOTALS				Under 0.4 hectare	0
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	0

DWELLINGS COMPLETED DURING 2009/10**WARDEN HILL**

Site Ref	App No.	Date	Address	Site Description	Dwellings completed during year
WAR1004	08/01096/FUL	18/09/2008	Land Between 56 & 62 Windermere Road	Erection of 10 no. flats for extra care supported housing with communal facilities in a one and two storey building.	10
TOTALS				Under 0.4 hectare	10
				0.4 - 1 hectare	0
				Over 1 hectare	0
				All Sites	10

DWELLINGS COMPLETED DURING 2009/10**CHELTENHAM BOROUGH**

				Dwellings completed during year	
TOTALS				Under 0.4 hectare	194
				0.4 - 1 hectare	23
				Over 1 hectare	83
				All Sites	300

TYPE OF DEVELOPMENT

TOTAL GREENFIELD	0	0.00%	TOTAL BROWNFIELD	300	100.00%
Land not previously developed (GF)	0	0.00%	Subdivision of existing housing (SUB)	1	0.33%
			Flats above shops (FOS)	0	0.00%
			Previously developed vacant/derelict non-housing land and buildings (PDV)	18	6%
			Intensification of existing areas (INFILL)	28	9.33%
			Redevelopment of housing (RR)	33	11%
			Redevelopment of other uses (OR)	141	47%
			Redevelopment of car parks (CP)	0	0.00%
			Change of use from non-residential (COU)	57	19%
			Conversion from non-residential (CON)	22	7.33%
			Land previously allocated for other uses (ALO)	0	0.00%

RESIDENTIAL LOSSES DURING 2009/10**CHELTENHAM BOROUGH**

Site Ref	App No.	Date	Address	Site Description	Losses During Year
ALS1090	07/00060/FUL	13/03/2007	41 All Saints Terrace	Demolition of number 41 All Saints Terrace and erection of pair semi-detached houses.	1
ALS1097	07/01541/COU	10/12/2007	101 Hewlett Road	Conversion of existing dwelling to two self-contained flats.	1
BTR1005	06/01089/FUL	12/02/2007	Land To The Rear Of North Road East & Oakbrook Drive	Erection of 13 no. dwellings with associated garages following the demolition of two properties.	2

Site Ref	App No.	Date	Address	Site Description	Losses During Year
LAN1135	08/00505/COU	22/05/2011	Atticus House Lansdown Place Lane	Change of use of ground floor offices (B1) and first floor studio flat to a single residential unit.	1
LAN1148	08/00857/FUL	05/08/2008	9 Royal Parade Bayshill Road	Alterations, renovation and conversion of existing building from four flats into one maisonette and two flats.	4
LAN1150	08/01005/COU	20/08/2008	Basement Flat 29 St Georges Road	Change of use of basement from Use Class C3 to Use Class A2.	1
LEC1028	08/01074/FUL	02/09/2008	216 Leckhampton Road	Erection of a pair of semi detached houses following demolition of existing building.	1
LEC1030	07/00669/FUL	30/10/2009	May Hill Shurdington Road	Demolition of existing dwelling and erection of 2 x new dwellings (semi-detached).	1
OAK1006	05/01047/COU	18/08/2005	32 Lynworth Court Lynworth Place	Erection of extension and C/U of flat from residential use to provide communal facilities.	1
PAR1118	09/00960/COU	02/09/2009	Moorend Park Hotel 11 Moorend Park Road	Removal of precast concrete garage, lean-to flat roof store and side extension and conversion and extension to existing building to form 9 apartments, with minor external works to existing car parks. Minor internal alterations to lower ground and second floor plans to provide two additional single bedroom flats to provide a total of 11 apartments.	1
PIT1049	05/00626/FUL	14/07/2005	Corner Cottage/Lawnswood Wellington Square	Demolition of existing bungalow and house, construction of 8no. apartments and 4 no. mews houses, access road and landscaping.	2
PIT1059	08/00186/FUL	07/04/2008	96 Winchcombe Street	Conversion and redevelopment to create 10 No. flats and 1 No. B1 unit.	1
PIT1066	07/00760/LBC	27/07/2007	Wellington Lodge Wellington Square	Convert two dwellings to a single dwelling.	2
PRE1024	08/00855/FUL	24/07/2008	The Willows Swindon Lane	Erection of a semi detached chalet style bungalow. In addition: 08/00482/FUL (1 dwelling) and 06/01168/FUL (2 dwellings) therefore resulting a total number of 4 dwellings.	2
PRE1032	06/01398/FUL	31/10/2006	Quince Cottage Bay Tree Court	Conversion and extension of dwelling to form four self-contained flats.	1
SPE1062	08/00903/FUL	11/06/2009	New Penny 84 Gloucester Road	Construction of new build flats 3no 1 bed, 9no 2 bed, with associated vehicular and pedestrian access. Note former public house now demolished.	1
SPE1064	08/01477/COU	23/01/2009	220 Gloucester Road	Change of use from a single dwelling into 4 self contained flats.	1
SWV1018	07/01236/COU	31/10/2007	Apple Tree Cottage Hayden Road	Alterations and sub-division of existing dwelling to create an additional dwelling unit.	1
TOTALS					25

Appendix 2

Sites available (including residential losses) 2009/10

SITES AVAILABLE: 1st APRIL 2010
ALL SAINTS

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
ALS1048	09/01646/FUL	04/01/2010	1 Berkeley Street	Two storey extension to provide additional self contained accommodation.	1	0	1	0	0	1	
ALS1069	06/01919/FUL	14/08/2007	Post Office Vehicle Depot Carlton Street	6 x residential houses and 2 x offices.	6	0	6	0	0	6	
ALS1093	07/00333/COU	02/05/2007	18 & 18A Portland Street	Change of use of upper floors to residential accommodation (2 Self-contained flats).	2	0	2	0	0	2	
ALS1094	07/00651/COU	13/09/2007	10-12 Winchcombe Street	Change of use of 1st, 2nd & 3rd floors from A2/A3 into 6 self-contained flats (revised application).	6	0	6	0	0	6	
ALS1099	08/00685/FUL	27/06/2008	Rear of 58 Fairview Road	Redevelopment to provide 4no. apartments above retained ground floor warehouse.	4	0	4	0	0	4	
ALS1100	08/00372/FUL	26/03/2009	Baylis Haines & Strange Gloucester Place	Demolition of all buildings and construction of 161 dwellings and associated landscaping; 296 sqm of B1 office accommodation, 736 sqm of accommodation comprising A1 and/or, A2 and/or A3 uses; basement car and cycle parking; car parking off Fishers Lane;	161	0	161	0	0	161	
ALS1101	08/01632/LBC	26/01/2009	97 Albion Street	Internal and external alterations to facilitate a change of use from watch repairs to residential unit.	1	0	1	0	1	0	
ALS1103	09/00038/COU	06/03/2009	2 North Place (lower ground+ground floors)	Change of use of ground and lower ground floors from office (A2) to 2 self-contained flats.	2	0	2	0	0	2	
ALS1104	09/00248/COU	21/04/2009	1st floor 84 Fairview Road	Change of use of first floor showroom to two residential units.	2	0	2	0	0	2	
ALS1106	09/01576/FUL	11/01/2010	18 - 20 Albion Street	Erection of 14no. flats (11no. two bed and 3no. one bed) and 135sq.m. office space (use class B1).	14	0	14	0	0	14	
ALS1107	09/01678/FUL	29/01/2010	3A Sherborne Place	Erection of independent dwelling unit following demolition of existing garage building.	1	0	1	0	0	1	
ALS1108	10/00207/COU	23/03/2010	85 Hewlett Road	Change of use of ground floor and basement area from Use Class B2 (meat processing place) to Use Class C3 (residential unit) with associated alterations to building.	1	0	1	0	0	1	
TOTALS											
					Under 0.4 hectare	40	0	40	0	1	39
					0.4 - 1 hectare	161	0	161	0	0	161
					Over 1 hectare	0	0	0	0	0	0
					All Sites	201	0	201	0	1	200

SITES AVAILABLE: 1st APRIL 2010

BATTLEDOWN

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
BAT1016	08/00216/OUT	17/04/2008	224 London Road	Erection of single dwelling to rear of 224 London Road.	1	0	1	0	0	1	
BAT1023	08/01439/FUL	05/12/2008	Land adj. 12 Battledown Drive	Proposed detached house (as amended by e-mail from agent received 5.12.08 deleting detached garage from the scheme).	1	0	1	0	0	1	
BAT1033	08/00719/FUL	24/07/2008	Land r/o 7-9 Ryeworth Road	Construction of three dwellings at land to the rear of 7 - 9 Ryeworth Road.	3	0	3	0	0	3	
BAT1034	08/00923/FUL	18/11/2008	Land opposite 5 Coltham Fields	Erection of a pair of semi detached dwellings.	2	0	2	0	2	0	
BAT1035	09/00228/FUL	28/05/2009	136 &138 London Road	Construction of five new dwellings in two blocks at 136 & 138 London Road following demolition of existing dwellings.	5	2	3	0	5	0	
BAT1036	09/00699/FUL	25/06/2009	Ham Hill Farm North Ham Road	Erection of a new dwelling and associated landscaping following the demolition of the existing building.	1	1	0	0	0	1	
BAT1037	09/01049/COU	26/08/2009	116 Ryeworth Road	Change of use of single dwelling back to two dwellings.	2	0	2	0	0	2	
CHK0146	08/00485/FUL	23/05/2008	Land adj. The Gray House (Kings Welcome) Harp Hill	Erection of a 4 bedroom bungalow and garage.	1	0	1	0	0	1	
CHK1009	08/01633/OUT	06/02/2009	Land adj. Field House Ashley Road	Outline application for the erection of a dwelling.	1	0	1	0	0	1	
PIT1004	06/00352/REM 07/01465/REM 07/01296/REM	25/05/2006 17/04/2008 17/04/2008	GCHQ Oakley, Priors Road	GEORGE WIMPEY - 159 dwellings, creating a total number of 262 dwellings for phase 1. GEORGE WIMPEY - Residential development for Phase 2A consisting of 104 dwellings and associated works. CHARLES CHURCH - Residential units for Phase 2 consisting of 53 dwellings, including 2 bed apartments, 3 and 4 bed houses and associated works.	700	0	700	370	13	317	
TOTALS					Under 0.4 hectare	16	2	14	0	7	9
					0.4 - 1 hectare	1	1	0	0	0	1
					Over 1 hectare	700	0	700	370	13	317
					All Sites	717	3	714	370	20	327

SITES AVAILABLE: APRIL 2010

BENHALL & THE REDDINGS

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
BTR1006	07/00885/FUL	07/08/2007	Kordofan Old Reddings Road	Construction of a detached three bed dwelling to the side of the existing property.	1	0	1	0	0	1
BTR1010	08/00697/FUL	18/09/2008	Land adj. Glenleigh The Reddings	Proposed new dwelling on plot of land to the side of Glenleigh.	1	0	1	0	0	1
BTR1011	08/00622/FUL	18/05/2009	9 Daylesford Close	Erection of two bungalows.	2	0	2	0	0	2
TOTALS										
					Under 0.4 hectare	4	0	4	0	4
					0.4 - 1 hectare	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0
					All Sites	4	0	4	0	4

SITES AVAILABLE: 1st APRIL 2010

CHARLTON KINGS

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
CHK1038	02/00723/COU	04/09/2007	Coxhorne Farm London Road	Conversion of group of traditional agricultural buildings to four dwellings and related works.	4	0	4	0	0	4	
CHK1062	08/00041/FUL	17/04/2008	Land at 36 Copt Elm Road	Erection of a detached dwelling adjacent to the existing building.	1	0	1	0	0	1	
CHK1064	08/00586/FUL	21/08/2008	Duke Of York 315-317 London Road	Conversion of existing public house to form 3 dwellings and erection of 6 new dwellings within the curtilage.	9	0	9	6	3	0	
CHK1066	07/01287/OUT	07/05/2009	Land Opp. The Lodge Balcarras Road	Erection of 1 house (outline).	1	0	1	0	0	1	
CHK1067	09/00793/FUL	23/07/2009	5 Gravel Pitt Cottages London Road	Erection of a detached dwelling.	1	0	1	0	0	1	
CHK1068	09/01250/FUL	14/10/2009	Buckle Grange Brevel Terrace	Erection of single storey rear extension, with additional accommodation in roofspace, following demolition of existing garage and side extension. Erection of new dwelling attached to existing dwelling and provision of parking for both the existing and ne	1	0	1	0	0	1	
CHK1069	09/01354/COU	13/11/2009	42 Brookway Road	Conversion of existing annex into an independent dwelling (retrospective).	1	0	1	0	0	1	
TOTALS											
					Under 0.4 hectare	18	0	18	6	3	9
					0.4 - 1 hectare	0	0	0	0	0	
					Over 1 hectare	0	0	0	0	0	
					All Sites	18	0	18	6	3	9

SITES AVAILABLE: 1st APRIL 2010

CHARLTON PARK

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
CHP1014A	09/01404/FUL	20/01/2010	21 Old Bath Road	Erection of dwelling at the rear of 21 Old Bath Road with frontage to College Gate following demolition of existing garages on site.	1	0	1	0	0	1	
CHP1020	06/01850/FUL	10/04/2007	Land r/o 174 Old Bath Road	New dwelling to rear.	1	0	1	0	1	0	
CHP1023	07/00895/FUL	14/08/2007	Land adj. 105 Charlton Lane	Construction of detached dwelling.	1	0	1	0	0	1	
CHP1024	07/01167/FUL	17/10/2007	R/O 172 Old Bath Road	New bungalow to rear.	1	0	1	0	0	1	
CHP1025	09/01168/FUL	19/11/2009	Land r/o 14 Old Bath Road	Erection of a chalet style bungalow (with accommodation within the roofslope) to the rear.	1	0	1	0	0	1	
TOTALS					Under 0.4 hectare	5	0	5	0	1	4
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	5	0	5	0	1	4

SITES AVAILABLE: 1st APRIL 2010

COLLEGE

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
COL1052	09/00276/REM	28/05/2009	Karenza Naunton Parade	Details of appearance, landscaping, layout and scale relating to a proposed development comprising 13 dwellings.	13	1	12	0	0	13	
COL1056	10/00075/COU	17/03/2010	Micklinton Hotel 12 Montpellier Drive	Change of use of guest house to single dwelling.	1	0	1	0	0	1	
COL1057	05/01415/FUL	13/07/2006	6-8 St. Lukes Road	2no. 3 storey houses to replace existing car repair garage.	2	0	2	0	2	0	
COL1065	08/00254/FUL	23/04/2008	5 Clare Street	Demolition of existing garage/workshop, erection of residential annexe to main house.	1	0	1	0	0	1	
COL1067	08/01108/COU	01/10/2008	Lonsdale Guest House Montpellier Drive	Change of use from Use Class C1 (guest house) to Use Class C3 (single residential dwelling).	1	0	1	0	0	1	
COL1068	08/01652/FUL	30/01/2009	The Forge 2 Exmouth Street	Conversion of vacant industrial unit into a studio/workshop with ancillary gallery on the ground floor and a 1 bedroom apartment on the first floor.	1	0	1	0	0	1	
COL1071	09/00375/COU	07/05/2009	3 Suffolk Road	Change of use from A1 (first floor retail storage) to a 1 bed flat.	1	0	1	0	0	1	
COL1072	08/01693/FUL	12/05/2009	Montpellier House Montpellier Drive	Alterations to fourth floor and construction of new fifth floor to provide 3no. residential units together with an extension at basement level to provide car parking spaces for the new residential units, and associated works.	3	0	3	0	0	3	
COL1073	08/01704/FUL	14/05/2009	Costa Coffee 24 Promenade	Conversion of upper first and second floors to three self-contained residential units.	3	0	3	0	0	3	
COL1074	09/00615/FUL	23/06/2009	9 Montpellier Parade	Proposed single storey lean-to extension to rear of existing coach house and change of use to residential dwelling.	1	0	1	0	1	0	
COL1075	09/00608/COU	19/08/2009	34 Rodney Road	Change of use from A1 (shop) to C3 (2 bedroom flat) at ground floor.	1	0	1	0	0	1	
COL1076	09/01266/FUL	19/11/2009	131 Old Bath Road	Erection of 6 no. semi-detached dwellings following demolition of existing dwelling.	6	1	5	0	0	6	
COL1078	09/01583/COU	10/12/2009	Leeswood Hotel 14 Montpellier Drive	Change of use of guest house to single dwelling.	1	0	1	0	0	1	
COL1079	09/01745/FUL	14/01/2010	2 Fairhaven Street	Alterations and extension to 2 Fairhaven Street to form one additional dwelling.	1	0	1	0	0	1	
COL1080	10/00019/COU	02/03/2010	St Michaels 4 Montpellier Drive	Change of use from guest house to residential.	1	0	1	0	0	1	
TOTALS					Under 0.4 hectare	37	2	35	0	3	34
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	37	2	35	0	3	34

SITES AVAILABLE: 1st APRIL 2010
HESTERS WAY

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
HEW1016	07/00738/FUL	12/07/2007	1 Ellison Road	Single storey extension for self-contained annex for disabled accommodation.	1	0	1	0	0	1
TOTALS										
					Under 0.4 hectare	1	0	1	0	1
					0.4 - 1 hectare	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0
					All Sites	1	0	1	0	1

SITES AVAILABLE: 1st APRIL 2010
LANSDOWN

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
LAN1098	05/00420/COU	21/04/2005	2-3 Royal Crescent	C/U of former club building into 9no. dwellings (7 no. apartments and 2no. Duplex apartments).	9	0	9	0	0	9
LAN1111	05/00519/FUL	19/05/2005	Cantay House Yard 62 - 64 St. Georges Place	Demolition of existing buildings plus erection of 13no. 2, 3 and 4 storey residential apartments and refurbished coach house, flexible commercial space at ground and first floor levels, and associated undercroft and surface car parking.	13	0	13	0	0	13
LAN1112A	09/01567/FUL	17/12/2009	7 St Georges Terrace	Creation of self contained apartment at first floor, construction of WC at upper ground floor and replacement of existing metal windows with timber windows.	1	0	1	0	0	1
LAN1114	05/01107/COU	09/09/2005	9 Clarence Street	C/U for first and second floors from a hairdressers to a single dwelling.	1	0	1	0	0	1
LAN1115	05/01291/COU	10/10/2005	The Coach House Wyastone Hotel Parabola Road	C/U of the coach house from hotel rooms to private dwelling.	1	0	1	0	0	1
LAN1134	07/00143/COU	13/04/2007	Gransden Parabola Road	Change of use and extension of existing building to provide 12 apartments, construction of two storey building comprising of 2 apartments involving demolition of existing garage/restroom building.	14	0	14	0	0	14
LAN1141	07/01723/COU	31/01/2008	14 Eldorado Road	Change of use of part ground floor to form two self-contained flats (rest of property to remain as a single dwelling).	2	0	2	0	0	2

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
LAN1142	08/00085/FUL	13/03/2008	Well Place Well Place	Demolition of existing bungalow, garage and summer house. Making good and modifications to boundary walls. Construction of 7no. new dwellings and garage.	7	1	6	0	0	7	
LAN1143	08/00106/COU	13/03/2008	Fulshaw Lodge 53 Christchurch Road	Change of use and conversion from nursery school to residential and erection of rear extension to provide 8 no. flats with associated landscape works and car parking (revised scheme).	8	0	8	0	0	8	
LAN1145	08/00208/LBC	07/04/2008	24 Lansdown Place	Demolition of existing garage/stores and erection of a mews dwelling.	1	0	1	0	0	1	
LAN1152	09/00763/COU	24/07/2009	14 Rotunda Terrace	Change of use of upper floors from offices (B1) to residential (C3) including internal alterations, alterations to rear windows and external steps to the rear.	1	0	1	0	0	1	
LAN1154	09/00856/COU	20/08/2009	70 Lansdown Crescent Lane	Change of use of ground floor from Use Class B1 (office) to Use Class C3 (residential).	1	0	1	0	0	1	
LAN1155	09/01453/COU	04/12/2009	7 Lansdown Place	Conversion of existing storage space to create two flats in basement.	2	0	2	0	0	2	
SPA0151	92/00475/PC	28/05/1992	Old Fire Station St. James' Square	C/U to shop & 1 flat. Work proceeds intermittently with long gaps between.	1	0	1	0	1	0	
TOTALS											
					Under 0.4 hectare	62	1	61	0	1	61
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	62	1	61	0	1	61

SITES AVAILABLE: 1st APRIL 2010

LECKHAMPTON

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
TOTALS										
					Under 0.4 hectare	0	0	0	0	0
					0.4 - 1 hectare	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0
					All Sites	0	0	0	0	0

SITES AVAILABLE: 1st APRIL 2010
OAKLEY

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
OAK1011	07/00160/OUT	08/10/2007	Land r/o 11 & 15 Cleeve View Road	Erection of 3 four-bedroomed houses and approval of layout, scale, appearance and access.	3	0	3	0	0	3	
OAK1012	07/01334/FUL	14/11/2007	William Hill Ltd, 106 Whaddon Road	Extension to enlarge commercial premises and provide additional residential unit.	1	0	1	0	0	1	
OAK1014	07/01700/FUL	29/01/2008	Land at Medway Court, Whaddon Road	Erection of 4no. one bedroom flats with associated bin and cycle storage.	4	0	4	0	4	0	
OAK1015	09/00358/FUL	28/05/2009	141 Prestbury Road	Erection of 9 flats.	9	0	9	0	0	9	
OAK1017	09/01270/FUL	13/11/2009	185 Priors Road	Proposed new dwelling.	1	0	1	0	1	0	
OAK1018	09/01688/FUL	04/01/2010	17 Hayes Road	Erection of 2 No. two bedroom dwellings following demolition of existing bungalow.	2	1	1	0	0	2	
TOTALS											
					Under 0.4 hectare	20	1	19	0	5	15
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	20	1	19	0	5	15

SITES AVAILABLE: 1st APRIL 2010
PARK

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
PAR1084	04/00855/FUL	31/05/2006	5 Victoria Retreat	1 new dwelling.	1	0	1	0	0	1
PAR1085	07/00821/COU	02/08/2007	Land r/o 47 Shurdington Road	Change of use from storage to single dwelling.	1	0	1	0	1	0
PAR1103	09/00011/FUL	19/02/2009	Regent Place, 79 The Park	Demolition of existing dwellings no.79 and no. 81 The Park to facilitate construction of detached development containing 10 no. two bedroom apartments and associated site works.	10	2	8	0	0	10
PAR1112	08/01203/FUL	07/10/2008	60-62 Suffolk Road	Demolition and construction of new retail unit and four flats.	4	0	4	0	4	0
PAR1116	09/00554/FUL	21/07/2009	119B Bath Road	Erection of a single mews dwelling following demolition of an existing workshop.	1	0	1	0	0	1
PAR1119	09/01107/COU	23/09/2009	57 Great Norwood Street	Change of use from health & beauty salon (sui generis) to 2 no. self-contained flats (Use Class C3).	2	0	2	0	2	0
PAR1120	09/00097/FUL	05/10/2009	14 Graddon Road	Change of use from motor repair workshop to form one flat at lower ground floor level and one flat at upper ground floor level, and the erection of 3no. two storey dwellings to rear of the site, fronting onto Suffolk Street.	5	0	5	0	0	5

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
PAR1121	09/01145/FUL	14/10/2009	Old Substation Southwood Lane	Erection of a single private dwelling following the demolition of existing substation.	1	0	1	0	1	0	
PAR1122	09/00601/FUL	07/01/2010	Coach House 87 Andover Road	Erection of a single dwelling to the rear following demolition of existing structure.	1	1	0	0	0	1	
PAR1123	09/01661/COU	22/02/2010	Garden Flat 10 St Stephens Road	Change of use of basement from 1no. self-contained flat to 2no. bedsits together with associated building works.	2	1	1	0	0	2	
TOTALS											
					Under 0.4 hectare	28	4	24	0	8	20
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	28	4	24	0	8	20

SITES AVAILABLE: 1st APRIL 2010

PITTVILLE

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
PIT1053	10/00009/FUL	03/03/2010	61 Fairview Street	Conversion and extension of existing building to form 1no. Dwelling.	1	0	1	0	0	1
PIT1054	08/00868/FUL	05/08/2008	Signcraft Ltd, Warwick Place	Demolition of existing premises and erection of new building to accommodate a mixed-use development comprising six residential units and two office sites.	6	0	6	0	0	6
PIT1065	07/00378/OUT	13/06/2007	24 - 28 Sherborne Street	Site re-development to provide 2 x ground floor office units with 6 x apartments above following demolition of the existing building on site.	6	0	6	0	0	6
PIT1067	08/01276/FUL	05/11/2008	Land r/o 22 Albert Place, Back Albert Place	Retrospective application for demolition of workshop and erection of new build 2 bedroom dwelling.	1	0	1	0	1	0
PIT1068	08/00475/REM	23/10/2008	35-37 Windsor Street	Reserved matters application following consent 06/01773/OUT for replacement of existing industrial buildings with new offices, residential care accommodation and housing.	10	0	10	0	0	10
PIT1069	07/01474/FUL	31/01/2008	122 Winchcombe Street	Conversion from offices into two two bedroomed flats, two one bedroomed flats and two studio flats with no external alterations (total 6 dwelling units).	6	0	6	0	6	0
PIT1070	07/01589/COU	08/01/2008	Glenfall Lawn Pittville Circus Road	Change of use of existing Ukranian Association Building (Use Class Sui Generis) to single dwelling (Use Class C3).	1	0	1	0	1	0
PIT1074	08/01245/FUL	06/01/2009	3-5 Prestbury Road	Conversion of existing empty storage space for existing A1 use to form 1 no. two bed flat and 1 no. three bed flat.	2	0	2	0	0	2

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
PIT1075	07/01608/FUL	29/04/2009	19 Pittville Crescent	Erection of a block of 11 apartments and a coach house, with associated access, parking and landscaping following demolition of existing dwelling.	12	1	11	0	0	12	
PIT1076	09/00136/FUL	01/07/2009	18 Evesham Road	Conversion of building from 4 flats to 2, erection of conservatory to rear, solar panels to rear roof and new railings and gate to front.	2	4	-2	0	0	2	
PIT1078	09/01356/COU	26/11/2009	Regency Nursing Home 98 Evesham Road	Conversion of building into two residential dwellings following demolition of four storey rear extension.	2	0	2	0	0	2	
PIT1079	09/01610/COU	22/12/2009	22 Cleevemount Road	Change of use from shop and flat to 2no. two bedroom self-contained flats.	2	1	1	0	2	0	
TOTALS											
					Under 0.4 hectare	41	6	35	0	10	31
					0.4 - 1 hectare	10	0	10	0	0	10
					Over 1 hectare	0	0	0	0	0	0
					All Sites	51	6	45	0	10	41

SITES AVAILABLE: 1st APRIL 2010

PRESTBURY

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
PRE1013	08/00332/FUL	17/04/2008	Land at Subajan, Mill Lane	Construction of two detached houses with garages.	2	0	2	0	0	2
PRE1026	05/00526/FUL	24/05/2005	Oakley, Swindon Lane	Demolition of existing 4 bedroom dwelling and replacement with new 4 bedroom dwelling.	1	1	0	0	0	1
PRE1028	04/00397/FUL	15/09/2005	Spring Cottage, Blacksmiths Lane	Erection of a detached dwelling house rear of Spring Cottage.	1	0	1	0	0	1
PRE1030	08/00769/REM	15/07/2008	The Workshop, Blacksmiths Lane	Application for the approval of reserved matters for one dwelling.	1	0	1	0	1	0
PRE1040	07/00592/FUL	19/07/2007	The Chestnuts, Cleavelands Drive	Demolition of existing dwelling and construction of 9 no. new residential dwellings.	9	1	8	0	0	9
PRE1041	07/01113/FUL	14/02/2008	Land r/o Oak Cottage, Blacksmiths Lane	Construction of detached dwelling.	1	0	1	0	1	0
PRE1042	08/01164/FUL	18/09/2008	Land r/o 7 Corfe Close	Construction of detached 3 bedroom bungalow, detached single garage and associated works.	1	0	1	0	1	0
PRE1043	08/01208/FUL	23/10/2008	Land r/o 6 Corfe Close	Construction of a two bedroom detached bungalow to the rear garden of the existing property.	1	0	1	0	0	1

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
PRE1044	08/01699/COU	11/02/2009	Prestbury House, The Burgage	Change of use from Use Class C1 (hotel and letting rooms) to Use Class C3 (residential) to provide 9 no. self-contained units (amended scheme).	9	0	9	0	0	9	
PRE1046	08/01629/FUL	05/11/2009	Moat Corner Spring Lane	Demolition of existing bungalow, erection of two storey replacement dwelling.	1	1	0	0	0	1	
TOTALS											
					Under 0.4 hectare	18	3	15	0	3	15
					0.4 - 1 hectare	9	0	9	0	0	9
					Over 1 hectare	0	0	0	0	0	0
					All Sites	27	3	24	0	3	24

SITES AVAILABLE: 1st APRIL 2010

SPRINGBANK

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
HEW1005	00/00601/FUL	04/04/2005	36 Springbank Way	1 new house.	1	0	1	0	0	1	
SPR1001	07/01755/OUT	09/02/2009	Winners, 125 Hester's Way Road	Erection of 5 dwellings and 17 apartments for affordable occupation.	22	0	22	0	0	22	
SPR1012	08/01503/FUL	19/12/2008	The White House, Kingsmead Road	Conversion of The White House, Kingsmead Road, Cheltenham from B1 use into 2no. residential units. Provision of 2no. residential units in adjoining building, together with access for housing and consented Nursing Home.	4	0	4	0	0	4	
SPR1013	09/01503/COU	23/11/2009	23 William Gough Close	Conversion from an extension of a dwelling to a separate dwelling.	1	0	1	0	1	0	
SPR1014	09/01847/FUL	05/02/2010	2 Hallmead Close	Two storey dwelling on land adjacent to 2 Hallmead Close.	1	0	1	0	0	1	
TOTALS											
					Under 0.4 hectare	29	0	29	0	1	28
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	29	0	29	0	1	28

SITES AVAILABLE: 1st APRIL 2010
ST. MARK'S

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
STM1032	04/02027/FUL	04/08/2005	Cotterills Bar, 2 Devon Avenue	Erection of two blocks of residential accommodation comprising 21 one and two bedroom apartments on site of former public house.	21	0	21	0	0	21	
STM1037	07/00296/FUL	19/04/2007	Land r/o 4 Libertus Road	Erection of two new dwellings.	2	0	2	0	0	2	
STM1038	06/01906/OUT	23/05/2007	Land r/o 21 Libertus Road	Outline application for the erection of a new dwelling (2bed bungalow) in rear garden.	1	0	1	0	0	1	
STM1039	09/00058/REM	20/03/2009	St Marks Hall, Rowanfield Road	Erection of a pair of two storey semi-detached dwellings to front of the site and a detached dwelling to the rear following the demolition of the existing Church Hall and ancillary buildings.	3	0	3	0	0	3	
STM1040	08/00729/FUL	20/08/2008	1 Oldfield Crescent	Proposed new dwelling at land to the rear of Oldfield Crescent, fronting Griffiths Avenue.	1	0	1	0	1	0	
STM1041	09/00085/FUL	30/04/2009	Land Adjacent To 88 Tennyson Road	Re-building of former shop with flat over (previously demolished due to fire damage), construction of 9 additional new flats, and formation of new vehicular access onto Tennyson Road following demolition of 88 Tennyson Road.	8	1	7	0	0	8	
STM1042	08/00580/FUL	06/08/2008	8 Libertus Road	Two storey rear extension, rear dormer window and internal alterations to provide 3 no. one bedroom flats with alterations to access and parking to front.	3	0	3	0	0	3	
TOTALS											
					Under 0.4 hectare	39	1	38	0	1	38
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	39	1	38	0	1	38

SITES AVAILABLE: 1st APRIL 2010
ST. PAUL'S

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
SPA0197	08/00092/FUL	12/06/2008	Murray House, St. Pauls Street South	Conversion and extensions to form 8 no. self contained flats.	8	4	4	0	0	8
SPA1127	07/00098/FUL	21/03/2007	Land adj. 32 Midwinter Avenue	Pair of three bedroom semi-detached houses.	2	0	2	0	0	2
SPA1138	07/01389/FUL	22/11/2007	9 St. Pauls Lane	Proposed house to the rear.	1	0	1	0	0	1
SPA1140	07/01445/FUL	21/12/2007	Land r/o 24 Marle Hill Parade	3 no. proposed dwellings.	3	0	3	0	3	0

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
SPA1141	07/01720/DEM CON 09/01495/FUL	22/01/2008 20/01/2010	Land At Crab Tree Place, Hudson Street And Manser Street	Demolition of 2-42 (consecutive) Crabtree Place, 29-51 (odd) and 34-56 (even) Manser Street, 17-35 (odd) and 34-52 (even) Hudson Street as part of the St Pauls Regeneration Project. Erection of 48no. dwellings and a community centre, provision of an area of public open space and associated works and alterations to the street facades of the existing houses along Hudson Street, Manser Street and no's 52,54,56,58,60 and 62 Hanover Street.	48	85	-37	0	0	48	
SPA1142	08/00339/FUL	25/04/2008	Garden Cottage, Malthouse Lane	Extension to dwelling and construction of new attached dwelling.	1	0	1	0	0	1	
SPA1143	08/00403/FUL	01/08/2008	46 Cleveleland Street	Erection of two dwellings to the front and six flats to rear following removal of existing buildings (plumber's merchants).	8	0	8	0	0	8	
SPA1144	08/00573/FUL	12/08/2008	32 St. Pauls Street North	Proposed demolition of existing buildings and erection of 10 apartments.	10	0	10	0	0	10	
SPA1145	08/00479/OUT	01/09/2008	Land r/o 249 Swindon Road	Erection of 10no. flats on land to the rear of 249 Swindon Road following the demolition of the existing single storey steel framed building.	10	0	10	0	0	10	
SPA1146	08/01550/FUL	30/01/2009	16-20 Swindon Road	Demolition of Saracen's social club building and erection of 14 residential flats.	14	0	14	0	0	14	
SPA1147	08/00408/FUL	23/12/2008	Ellisa and Hazelmere, Hungerford Street	Erection of 4no. two bedroom flats at Ellisa & Hazelmere, Hungerford Street following demolition of existing bungalows (revised scheme).	4	2	2	0	0	4	
SPA1149	09/00168/FUL	01/05/2009	28A Brunswick Street	Conversion and extension of existing outbuilding to form single dwelling.	1	0	1	0	0	1	
SPA1150	09/00908/FUL	23/07/2009	Land r/o 113 & 115 Brunswick Street	Erection of a detached dwelling on land to the rear of 113 & 115 Brunswick Street.	1	0	1	0	1	0	
SPA1151	09/01244/FUL	24/11/2009	Thomas House St Margarets Road	Demolition of Thomas House, St Margarets Road & 1 St Margarets Parade and construction of mixed use building comprising commercial unit (classes A1, A2, B1) on ground floor, and 9 one bedroom and 4 two bedroom flats (total 13 flats) at ground, first, seco	13	1	12	0	0	13	
SPA1152	08/01613/FUL	03/04/2009	85 St Pauls Road	Erection of two storey rear extension to contain two flats following demolition of existing extension.	2	0	2	0	0	2	
SPA1152A	08/01615/FUL	03/04/2009	85 St Pauls Road	Conversion of existing dwelling to form two flats.	2	1	1	0	0	2	
TOTALS					Under 0.4 hectare	80	8	72	0	4	76
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	48	85	-37	0	0	48
					All Sites	128	93	35	0	4	124

SITES AVAILABLE: 1st APRIL 2010

ST. PETER'S

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
SPE1005A	09/01508/FUL	19/01/2010	69 Alstone Lane	Erection of new dwelling attached to 69 Alstone Lane and associated parking.	1	0	1	0	0	1
SPE1030	07/00242/REM	17/04/2007	Land adj. 24 Bloomsbury Street	Erection of an end terrace dwelling.	1	0	1	0	0	1
SPE1048	06/00983/FUL	15/02/2007	Former Alpha Filling Station, Queens Road	Mixed use development including: retail unit (use class A1, floor area 369 square metres), 14No. 2 bed apartments and 1No. business unit (use class B1).	14	0	14	0	14	0
SPE1049	07/00007/FUL	14/03/2007	5 Arle Road	Erection of two dwellings.	2	0	2	0	0	2
SPE1050	08/01484/FUL	15/12/2008	Land r/o 150 Arle Road	Erection of a single storey dwelling and double garage.	1	0	1	0	0	1
SPE1051	07/01099/COU	20/09/2007	Dorrian Court, 131 St. Georges Road	Change of use of lower ground, ground and first floor of existing building from eleven bed sitting rooms to six one bedroom apartments and construction of two storey extension to provide two additional one bedroom apartments involving demolition of existing rear extensions.	8	0	8	0	0	8
SPE1052	06/01460/FUL	20/04/2007	55A Alstone Avenue	Erection of detached bungalow.	1	0	1	0	0	1
SPE1053	07/00026/FUL	23/07/2007	Former Excell Eggs Site, 29 New Street	Redevelopment of site for 7 residential units and new commercial building.	7	0	7	0	0	7
SPE1055	07/00803/FUL	27/11/2007	Land adj. Former Fletcher And Hamilton Engineering, Grove Street	A mixed use development of 13 x one and two bed apartments and one office unit.	13	0	13	0	0	13
SPE1056	07/01370/FUL	13/12/2007	29-31 Millbrook Street	Construction of 8 x one-bed flats, 6 x two-bed flats, 183 sq.m of commercial space including 14 parking spaces.	14	0	14	0	0	14
SPE1058	07/00975/FUL	19/12/2007	Land r/o 156A Arle Road	Two dwellings in rear garden.	2	0	2	0	0	2
SPE1059	07/01640/COU	17/01/2008	360 High Street	Conversion and change of use of existing shop (A1) and single family dwelling to a hot food takeaway (A5) and three self contained one bedroom flats.	3	1	2	0	0	3
SPE1061	08/00723/FUL	13/08/2008	Land adj. Grove House, Grove Street	Construction of 10 self contained residential units and 75 sq.m of commercial space.	10	0	10	0	0	10
SPE1063	08/00749/FUL	18/09/2008	300 High Street	Alterations to shopfront. Alterations to first and second floor to create 2 separate residential units.	2	0	2	0	0	2
SPE1065	08/01707/FUL	19/02/2009	Land r/o 83 Queens Road	Erection of a detached dwelling on land to the rear of 83 Queens Road.	1	0	1	0	0	1
SPE1067	09/00346/FUL	30/04/2009	77 Queens Road	Erection of detached dwelling on land to the rear of 77 Queens Road.	1	0	1	0	0	1

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
SPE1068	08/01686/FUL	08/05/2009	St Peters Church Tewkesbury Road	Extension to recreation hall to include a one bed flat; glazed link to the church building; new windows; installation of solar panels; skateboard area and associated landscaping.	1	0	1	0	1	0	
SPE1069	09/00484/FUL	23/07/2009	Mark Baynes Motors Grove Street	Erection of 3 storey building with 2 storey rear annexe to accommodate 1no. ground floor commercial unit and 5no. residential units following demolition of existing industrial unit.	5	0	5	0	0	5	
SPE1070	08/01271/FUL	16/09/2009	Jubilee Engineering 9 Stoneville Street	Erection of 7 dwellings following demolition of existing workshop.	7	0	7	0	0	7	
SPE1071	09/01199/COU	09/10/2009	M And D Engineering Grove Street	Alterations to existing B1 light industrial/workshop building to include change of use of upper floor to residential unit.	1	0	1	0	0	1	
TOTALS					Under 0.4 hectare	95	1	94	0	15	80
					0.4 - 1 hectare	0	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0	0
					All Sites	95	1	94	0	15	80

SITES AVAILABLE: 1st APRIL 2010

SWINDON VILLAGE

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	
SWV1014	05/00489/OUT	13/07/2005	127 Windyridge Gardens	Proposed new dwelling to side of 127 Windyridge Gardens.	1	0	1	0	1	0	
SWV1021	08/01378/FUL	20/11/2008	Belmont, Hyde Lane	Replacement dwelling.	1	1	0	0	0	1	
SWV1022	08/01678/FUL	16/06/2009	33 Waterloo Street	Demolition of former police station, house and garage and erection of 7 special needs flats with ancillary offices for support staff.	7	1	6	0	0	7	
SWV1023	07/01527/FUL	28/07/2008	Best Mate Inn 258 Swindon Road	Erection of seven flats with parking following demolition of existing public house.	7	0	7	0	0	7	
TOTALS					Under 0.4 hectare	8	0	8	0	1	7
					0.4 - 1 hectare	8	2	6	0	0	8
					Over 1 hectare	0	0	0	0	0	0
					All Sites	16	2	14	0	1	15

SITES AVAILABLE: 1st APRIL 2010

UP HATHERLEY

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
LEC0027	T3143/G	17/05/1984	Land at Manor Farm, Chargrove Lane	22 new houses.	22	0	22	0	0	22
UPH1004	09/01203/FUL	21/01/2010	Southgrove, Cold Pool Lane	Erection of 4 bed detached house.	1	0	1	0	0	1
TOTALS										
					Under 0.4 hectare	1	0	1	0	0
					0.4 - 1 hectare	0	0	0	0	0
					Over 1 hectare	22	0	22	0	22
					All Sites	23	0	23	0	0

SITES AVAILABLE: 1st APRIL 2010

WARDEN HILL

Site Ref	App No	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S
LEC0002	05/00770/OUT	22/06/2005	Land at Hampton Close	05/00770/OUT: Erection of one dwelling. 8 plots at various times. Plots 2,4,5,6 & 7 built. Plot 1 added to garden of 2 and no extant permission. Permission (1997) for a bungalow on plot 3. Plot 8 remaining from part implemented permission. Therefore - 7 plots, 5 completions, 2 remaining. April 2008 - The remaining 2 dwellings are unlikely to be implemented.	7	0	7	5	0	2
WAR1003	07/01502/FUL	14/12/2007	62 Alma Road	Residential development consisting of 4 houses and 4 flats, demolition of existing shop and lock up garages (revision to previous refusal to include pitched roofs rather than barrelled roofs). OR	8	0	8	0	0	8
TOTALS										
					Under 0.4 hectare	15	0	15	5	0
					0.4 - 1 hectare	0	0	0	0	0
					Over 1 hectare	0	0	0	0	0
					All Sites	15	0	15	5	0

SITES AVAILABLE: 1st APRIL 2010**CHELTENHAM BOROUGH**

TOTAL GREENFIELD	22	1.94%	TOTAL BROWNFIELD	1113	98.06%
Land not previously developed (GF)	22	1.94%	Subdivision of existing housing (SUB)	5	0.44%
			Flats above shops (FOS)	0	0.00%
			Previously developed vacant/derelict non-housing land and buildings (PDV)	9	0.79%
			Intensification of existing areas (INFILL)	72	6.34%
			Redevelopment of housing (RR)	115	10.13%
			Redevelopment of other uses (OR)	771	67.93%
			Redevelopment of car parks (CP)	0	0.00%
			Change of use from non-residential (COU)	105	9.25%
			Conversion from non-residential (CON)	36	3.17%
			Land previously allocated for other uses (ALO)	0	0.00%

PERMISSIONS INVOLVING RESIDENTIAL LOSSES: 1st APRIL 2010 CHELTENHAM BOROUGH

(except those arising from alterations to existing residential floorspace, which are included in residential completions)

Site Ref	App No.	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	Expected Losses
ALS1102	08/01545/CAC	19/12/2008	20 Gloucester Place	Demolition of 20 Gloucester Place and associated works to 'make good' the party wall. OR	0	1	-1	0	0	0	1
BAT1035	09/00228/FUL	28/05/2009	136 & 138 London Road	Construction of five new dwellings in two blocks at 136 & 138 London Road following demolition of existing dwellings.	5	2	3	0	5	0	2
BAT1036	09/00699/FUL	25/06/2009	Ham Hill Farm North Ham Road	Erection of a new dwelling and associated landscaping following the demolition of the existing building.	1	1	0	0	0	1	1
BTR1009	09/00656/COU	17/07/2009	The Hayloft, The Reddings	Change of use from residential into an elderly peoples home, including extensions to the front and rear.	0	1	-1	0	0	0	1
COL1055	06/00339/COU	11/05/2006	Flat 14 Stagecoach House 3-4 Bath Street	C/U from penthouse apartment at top of building to business (B1). Currently office space at ground floor level with 14 residential units above.	0	1	-1	0	0	0	1
COL1076	09/01266/FUL	19/11/2009	131 Old Bath Road	Erection of 6 no. semi-detached dwellings following demolition of existing dwelling.	6	1	5	0	0	6	1
LAN1142	08/00085/FUL	13/03/2008	Well Place Well Place	Demolition of existing bungalow, garage and summer house. Making good and modifications to boundary walls. Construction of 7no. new dwellings and garage.	7	1	6	0	0	7	1
LAN1146	08/00444/COU	14/05/2008	College View, Douro Road	Change of use from residential (use class C3) to bed and breakfast accommodation (use class C1).	0	1	-1	0	0	0	1
LAN1151	09/00680/COU	07/07/2009	22 Montpellier Walk	Change of use of upper floors from residential (C3) to retail & ancillary retail space (A1).	0	1	-1	0	0	0	1
OAK1018	09/01688/FUL	04/01/2010	17 Hayes Road	Erection of 2 No. two bedroom dwellings following demolition of existing bungalow.	2	1	1	0	0	2	1
PAR1103	09/00011/FUL	19/02/2009	Regent Place 79 The Park	Demolition of existing dwellings no.79 and no. 81 The Park to facilitate construction of detached development containing 10 no. two bedroom apartments and associated site works.	10	2	8	0	0	10	2


Site Ref	App No.	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	Expected Losses
PAR1122	09/00601/FUL	07/01/2010	Coach House 87 Andover Road	Erection of a single dwelling to the rear following demolition of existing structure.	1	1	0	0	0	1	1
PAR1123	09/01661/COU	22/02/2010	Garden Flat 10 St Stephens Road	Change of use of basement from 1no. self-contained flat to 2no. bedsits together with associated building works.	2	1	1	0	0	2	1
PIT1075	07/01608/FUL	29/04/2009	19 Pittville Crescent	Erection of a block of 11 apartments and a coach house, with associated access, parking and landscaping following demolition of existing dwelling.	12	1	11	0	0	12	1
PIT1076	09/00136/FUL	01/07/2009	18 Evesham Road	Conversion of building from 4 flats to 2, erection of conservatory to rear, solar panels to rear roof and new railings and gate to front.	2	4	-2	0	0	2	4
PIT1079	09/01610/COU	22/12/2009	22 Cleevemount Road	Change of use from shop and flat to 2no. two bedroom self-contained flats.	2	1	1	0	2	0	1
PRE1026	05/00526/FUL	24/05/2005	Oakley Swindon Lane	Demolition of existing 4 bedroom dwelling and replacement with new 4 bedroom dwelling.	1	1	0	0	0	1	1
PRE1040	07/00592/FUL	19/07/2007	The Chestnuts Cleavelands Drive	Demolition of existing dwelling and construction of 9 no. new residential dwellings.	9	1	8	0	0	9	1
PRE1046	08/01629/FUL	05/11/2009	Moat Corner Spring Lane	Demolition of existing bungalow, erection of two storey replacement dwelling.	1	1	0	0	0	1	1
STM1041	09/00085/FUL	30/04/2009	88 Tennyson Road	Re-building of former shop with flat over (previously demolished due to fire damage), construction of 9 additional new flats, and formation of new vehicular access onto Tennyson Road following demolition of 88 Tennyson Road.	8	1	7	0	0	8	1
SPA0197	08/00092/FUL	12/06/2008	Murray House St. Pauls Street South	Conversion and extensions to form 8 no. self contained flats.	8	4	4	0	0	8	4
SPA1141	07/01720/DEMCON 09/01495/FUL	22/01/2008 20/01/2010	Land At Crab Tree Place, Hudson Street And Manser Street	Demolition of 2-42 (consecutive) Crabtree Place, 29-51 (odd) and 34-56 (even) Manser Street, 17-35 (odd) and 34-52 (even) Hudson Street as part of the St Pauls Regeneration Project. Erection of 48no. dwellings and a community centre, provision of an area of public open space and associated works and alterations to the street facades of the existing houses along Hudson Street, Manser Street and no's 52,54,56,58,60 and 62 Hanover Street.	48	85	-37	0	0	48	85


Site Ref	App No.	Date	Address	Site Description	Gross	Loss	Net	Total Comp	Net U/C	Net N/S	Expected Losses
SPA1147	08/00408/FUL	23/12/2008	Ellisa and Hazelmere Hungerford Street	Erection of 4no. two bedroom flats at Ellisa & Hazelmere, Hungerford Street following demolition of existing bungalows (revised scheme).	4	2	2	0	0	4	2
SPA1151	09/01244/FUL	24/11/2009	Thomas House St Margarets Road	Demolition of Thomas House, St Margarets Road & 1 St Margarets Parade and construction of mixed use building comprising commercial unit (classes A1, A2, B1) on ground floor, and 9 one bedroom and 4 two bedroom flats (total 13 flats) at ground, first, second and third floors (revised scheme).	13	1	12	0	0	13	1
SPA1152A	08/01615/FUL	03/04/2009	85 St Pauls Road	Conversion of existing dwelling to form two flats.	2	1	1	0	0	2	1
SPE1059	07/01640/COU	17/01/2008	360 High Street	Conversion and change of use of existing shop (A1) and single family dwelling to a hot food takeaway (A5) and three self contained one bedroom flats.	3	1	2	0	0	3	1
SPE1072	09/01320/COU	02/11/2009	20 Arle Gardens	Change of use to childminding business for a maximum of 12 children.	0	1	-1	0	0	0	1
SWV1021	08/01378/FUL	20/11/2008	Belmont Hyde Lane	Replacement dwelling.	1	1	0	0	0	1	1
SWV1022	08/01678/FUL	16/06/2009	33 Waterloo Street	Demolition of former police station, house and garage and erection of 7 special needs flats with ancillary offices for support staff.	7	1	6	0	0	7	1
TOTALS											122

Appendix 3

Sites subject to planning obligations or DCLG consultation (including losses) 2009/10

SITES SUBJECT TO PLANNING OBLIGATIONS OR DCLG CONSULTATION: 1ST APRIL 2010

 Yes, possible

 No, not likely

ALL SAINTS

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
ALS1064	03/00398/COU	06.12.05	Studio 3 Sherborne Place	Change of use from sign writers' studio to one no. residential unit. COU	1
Totals					1

BATTLEDOWN

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

BENHALL & THE REDDINGS

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
BTR1001	01/01595/COU	17.01.02	298A Gloucester Road	C/U from garage to 1 flat. COU	1
Totals					1

CHARLTON KINGS

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
CHK1018	00/00520/OUT	22.06.00	Land adj. 1 Little Herbert's Close	Erection of one dwelling. INFILL	1
Totals					1

CHARLTON PARK

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

COLLEGE

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
ALS1029	99/50591/COU	22.01.07	122 Bath Road	Change of use from office accommodation to 5 Self-Contained Residential units. COU	5
COL1019	02/00158/COU	15.01.07	Spa House, Oriel Terrace	Change of use of lower ground floor from offices to self-contained flat. COU	1
COL1025	02/01534/FUL	16.01.03	Land r/o 60 Bath Road	Erection of 2 storey dwelling fronting Sandford Street. INFILL	1
COL1069	03/01751/FUL	-	90 Bath Road	Conversion of dwelling into 4 flats with single storey rear extension. CON	4
Totals					11

HESTERS WAY

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

LANSDOWN

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
LAN1061	00/01119/COU	07.12.05	121 Promenade	Change of use from offices (B1) to four no. self contained flats including the installation of two no. new windows in the side and rear elevations. COU	4
LAN1071	01/00774/FUL	19.12.05	Highbridge, Malvern Road	Construction of double garage and flat. INFILL	1
Totals					5

LECKHAMPTON

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

OAKLEY

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
OAK1001	02/01010/OUT	15.01.07	Medway Court	Erection of a pair of semi detached dwellings.	2
Totals					2

PARK

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
PAR1042	01/00729/COU	22.01.07	Compass House, Lypiatt Road	Change of use of penthouse office to 1 no. residential unit.	1
Totals					1

PITTVILLE

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

PRESTBURY

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

SPRINGBANK

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

ST. MARK'S

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
STM1015	02/00234/FUL	15.01.07	259 Gloucester Road	Alterations and extension to existing building containing six bed-sitters to provide six flats (retaining ground floor shop)	6
Totals					6

ST. PAUL'S

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
SPA1148	01/01361/OUT	15/12/2005	168 St Pauls Road	Residential development and demolition of existing club house.	-
Totals					-

ST. PETER'S

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
SPE1003	03/00432/FUL	22.05.03	Land Between 43 & 45 Market Street	Erection of 1 no. dwelling. INFILL	1
SPE1066	99/50448/FUL	15.12.04	Market Street	Single aspect apartment development (24 units). INFILL	24
Totals					25

SWINDON VILLAGE

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

UP HATHERLEY

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
LEC1006	01/01201/OUT	12.12.05	4 The Hawthornes	Erection of single bungalow plus repositioning of existing double garage (UNLIKELY TO BE UNDERTAKEN: LEGAL DISPUTE WITH FORMER NEIGHBOUR)	1
Totals					1

WARDEN HILL

Site Ref	App No.	Cttee Date	Address	Proposal	No. of Dwellings
Totals					0

**SITES SUBJECT TO PLANNING OBLIGATIONS OR DCLG CONSULTATION:
1ST APRIL 2010**

CHELTENHAM BOROUGH

TOTAL GREENFIELD	0	0%	TOTAL BROWNFIELD	27	100%
Land not previously developed (GF)	0	0%	Subdivision of existing housing (SUB)	0	0%
			Previously developed vacant/derelict non-housing land and buildings (PDV)	0	0%
			Intensification of existing areas (INFILL)	4	15%
			Redevelopment of housing (RR)	0	0%
			Redevelopment of other uses (OR)	0	3%
			Redevelopment of car parks (CP)	0	0%
			Change of use from non-residential (COU)	19	70%
			Conversion (CON)	4	15%

**SITES SUBJECT TO PLANNING OBLIGATIONS OR DCLG CONSULTATION
INVOLVING RESIDENTIAL LOSSES:**

1st APRIL 2010

CHELTENHAM BOROUGH

Site Ref	App No	Cttee Date	Address	Site Description	Loss
COL1069	03/01751/FUL	-	90 Bath Road	Conversion of dwelling into 4 flats with single storey rear extension. CON	1
STM1015	02/00234/FUL	15.01.07	259 Gloucester Road	Alterations and extension to existing building containing six bed-sitters to provide six flats (retaining ground floor shop).	1
					2

Appendix 4

Planning permissions expiring/sites deleted 2009/10

PLANNING PERMISSIONS EXPIRED DURING 2009/10

Sit Ref	App No	Expiry Date	Address	Site Description	No of dwellings
ALS1077	04/02155/FUL	22/03/2010	66 & 70A Albion Street & 1A Gloucester Place	Erection of 20 residential apartments and 3no. retail units following demolition of buildings on site.	20
BAT1024	06/00771/FUL	06/07/2009	36 Beaufort Road	Demolition of outbuilding and erection of two storey dwelling attached to 36 Beaufort Road.	1
CHK1052	04/00730/FUL	02/08/2009	Northern Part Of East Court Site East End Road	Development of 23 new residential dwellings new access and parking.	23
CHK1057	06/00322/COU	26/04/2009	Oak House 57 Chase Avenue	Conversion of existing double garage into residential dwelling.	1
COL1045	04/01797/COU	11/12/2009	Co-op Store Bath Road	Upgrade 1no. two storey flat and change of vacant first floor area to 2no. single storey flats.	2
LAN1097	04/00243/COU	26/04/2009	14 Montpellier Spa Road	Subdivision of 6 beds to 3 flats.	3
LAN1099	03/01467/FUL	01/06/2009	Corner of Lansdown Place Lane/Lansdown Walk	Redevelopment of industrial units by 8 live/work units.	8
LAN1114A	06/01413/COU	01/11/2009	9 Clarence Street	creation of two bedroom dwelling on existing roof.	1
LAN1126	05/00415/FUL	18/08/2009	Land At And Adjacent Pembury House Lansdown Crescent	Single storey dwelling with vehicular access off Queens's Lane.	1
LAN1128	06/00558/FUL	28/09/2009	Grosvenor House 72 Lansdown Road	Conversion of existing building from funeral parlour with two flats above to four two-bedroomed flats, erection of an extension to the west comprising four two-bedroomed flats and two one-bedroomed flats and the erection of an extension to the east to provide two two-bedroomed houses (total 12 residential units, 10 flats and 2 houses)	12
LAN1133	07/00161/COU	19/03/2010	Montpellier Exchange Montpellier Walk	Change of use of first and second floors from offices (Class A2) to 2 no. self contained flats.	2
LEC1015	06/01652/FUL	20/12/2009	The View Leckhampton Hill	Construction of two dwellings involving demolition of existing dwelling.	2
LEC1020	06/01463/FUL	17/11/2009	273 Old Bath Road	Erection of a detached house in the garden of 273 Old Bath Road.	1
PAR1090	04/02152/FUL	16/02/2010	52 Painswick Road	Conversion of coach house to provide living accommodation and erection of a garage.	1
PAR1101	06/01010/COU	25/08/2009	48 Lypiatt Street	Conversion of existing dwelling into two flats.	2
PIT1057	06/01134/COU	19/09/2009	Lower Ground Floor 62 Prestbury Road	Change of use of lower ground floor into self contained flat.	1
PIT1060	06/01016/FUL	24/08/2009	Second Floor Bishopsgate House 94 All Saints Road	Conversion of second floor 2-bedroomed flat to one 1-bedroomed flat and one 2-bedroomed flat.	2
PIT1064	07/00084/COU	16/03/2010	11-17 Prestbury Road	Conversion of existing ground floor retail premises to 3no. retail units, conversion of existing first floor 6 bedroom flat into 1no. one bedroom flat, 1no. two bedroom flat and an extension to rear at first floor level to form a studio flat.	3
SPR1010	06/01879/COU	06/02/2010	Arle Court House Kingsmead Road	Conversion of existing dwelling to two dwellings.	2
STM1025	06/01006/FUL	22/08/2009	1 Cornwall Avenue	Erection of detached three bedroom dwelling.	1

Sit Ref	App No	Expiry Date	Address	Site Description	No of dwellings
SPA1118	04/02173/FUL	18/02/2010	56 Hanover Street	Proposed new dwelling attached to no. 56 Hanover Street as new terrace.	1
SPE1045	06/00457/FUL	17/05/2009	Belmont 102 Arle Road	Erection of a semi-detached four-bedroomed house.	1
SPE1047	06/00658/COU	30/06/2009	4 Gloucester Road	Change of use from house in multiple occupation (8 letting rooms) to four self-contained flats.	4
SWV1016	06/01071/FUL	26/09/2009	Aberdare Church Road	Demolition of existing bungalow and replacement bungalow.	1
SWV1017	07/00165/FUL	27/03/2010	Wymans Brook Shopping Centre Windyridge Road	Construction of ten apartments (7 x 2 bed and 3 x 1 bed) and a consulting room/surgery premises (Class D2) with ancillary offices with associated car parking, remodelling of existing car park/service yard.	10
WAR1000	03/01024/FUL	26/04/2009	56/62 Windermere Road	2 new houses.	2
TOTALS					108

NO. OF EXPIRED DWELLINGS IN CHELTENHAM BOROUGH FROM MID-1991

1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	Total
7	27	40	48	30	2	28	24	4	29	0	15	6	6	266

2005	2006	2007	2008	2009	2010									Total
11*	14	15	23	32	108									469

* The 2005 figure has been amended as ALS1048 was included as an expired planning permission in the 2005 Residential Land Availability Study. This is incorrect as permission was granted 26.06.01.

OTHER SITES DELETED

Site Ref	App No.	Decision Date	Address	Proposal	No. of Dwellings	Decision
TOTALS					0	

**Adopted Local Plan 2006 – Sites allocated for
(UPDATED IN MAY 2010) development**

Adopted Local Plan 2006 - Sites allocated for development (UPDATED IN MAY 2010)

Site	Area (ha)	Current land use	Proposed land use	Timescale	Current position
Land at Lansdown Road	1.28	Police Headquarters	Market housing (anticipated minimum 90 units, including 48 (40%) affordable housing)	Late 2013	<p>Initial feasibility work indicates capacity of around 90 residential units. There had been delay arising from identifying re-provision of the divisional headquarters and town centre police stations and in receiving approval from the Home Office. An alternative site had been identified and relocation of Police Headquarters is expected late 2013.</p> <p>Home Office approval has now been secured. It is anticipated that all policing facilities will be relocated from Lansdown Road by late 2013. Parts of the site may be delivered via a phased approach in the context of a development brief.</p> <p>Pre application discussions are ongoing. The Council has prepared an urban design concept statement to support pre application discussions.</p>
Land at St. Margaret's Road	1.13	Public car park (North Place)	Mixed use scheme comprising: Housing (approximately 232 units, including 10% townhouses); Relocation of Municipal Offices and provision of other civic uses totalling 700sqm approx; Commercial, retail and café provision; and 300 public car parking spaces).	2011/12	<p>Land at St Margaret's Road and Portland Street form part of a comprehensive redevelopment under the Civic Pride Project.</p> <p>The basis of the mixed use scheme currently being reconsidered in light of recession and potential developer response.</p> <p>The Municipal Offices highly unlikely to move to this site.</p>
Land at St. George's Place/St. James' Square	0.66	Car park (Chelt Walk), vacant land and buildings	Mixed use scheme comprising: Housing (approximately 8 units); and commercial development	2013/14	<p>Site falls under the Civic Pride Project. 8 dwellings considered and office space.</p> <p>EA Flood risk identifies zone in indicative flood risk zone 3. This requires a radical rethink of what is deliverable.</p>
Land at Portland Street	0.69	Public car park (Portland Street)	See comments made to land at St. Margaret's Road above.	2011/12	See comments on land at St. Margaret's Road above.
Cheltenham Spa Railway Station	3.30	Railway land, car parking, unused	Commercial, housing – (scope dependent on nature of scheme on a site with a number of constraints)	2016/17	Network Rail have aspirations to realise the potential of the site to reinvest in the train station, infrastructure and facilities.
Midwinter area	13.5	Active and derelict allotments, playing fields, amenity land, land formally allocated for recreational use	Housing (approximately 183 units)	2011/12	<p>The Council have consent of Secretary of State to dispose of the allotment land and have vacant possession.</p> <p>Planning application for approximately 183 residential units is expected Summer 2010 with delivery starting 2011/12.</p>

