

Five Year Housing Supply Statement for Chorley

September 2017



Introduction

1. The National Planning Policy Framework (the Framework) sets out that local planning authorities should identify and update annually a supply of specific deliverable sites sufficient to provide five years' worth of housing against their housing requirements.
2. This statement covers the five year period 1st April 2017 – 31st March 2022 and replaces the September 2016 Five Year Housing Supply Statement for Chorley. It sets out the housing requirement for the five year period and then assesses the land supply available to deliver the requirement.
3. Overall the statement concludes that there is sufficient land available across the Borough with an **8.6 year deliverable housing supply** over the period 2017-2022.

Five Year Housing Requirement

4. Central Lancashire Core Strategy Policy 4 sets out a housing requirement of 417 dwellings per annum in Chorley over the period 2010-2026 which is the starting point for calculating the five year supply. This equates to a total of 6,672 dwellings over the plan period. At April 2010 Chorley had prior under-provision of 162 dwellings, which Policy 4 requires the Council to make up over the remainder of the plan period. Therefore, at April 2010 the housing requirement for the Borough was 6,834 dwellings.
5. Table 1 sets out housing completions over the period 1st April 2010 to 31st March 2017. It identifies that 4,136 dwellings have been completed in the period and there is a surplus of 1,055 dwellings above the requirement for that period (taking into account the prior under-provision of 162 dwellings). Deducting the completions from the housing requirement of 6,834 dwellings leaves a requirement of 2,698 dwellings over the 9 year period April 2017 to March 2026. The annual target over this period is therefore 300 dwellings, with a total of 1,500 dwellings required over the five year period.

Table 1: Chorley housing supply in relation to Core Strategy requirements

Plan period (1 st April-31 st March)	Cumulative requirement	Net completions	Cumulative net completions	Over or under supply to date
2010/11	579*	527	527	-52
2011/12	996	552	1,079	+83
2012/13	1,413	638	1,717	+304
2013/14	1,830	582	2,299	+469
2014/15	2,247	723	3,022	+775
2015/16	2,664	597	3,619	+955
2016/17	3,081	517	4,136	+1,055

*417+162 under-provision at April 2010

6. Paragraph 47 of the Framework states that there should be an additional buffer of 5% (moved forward from later in the plan period) to ensure choice and competition in the market for land. It states that where there has been a record of persistent under delivery of housing, local planning authorities should increase the buffer to 20% to provide a realistic prospect of achieving the planned supply and to ensure choice and competition in the market for land.
7. There is no record of persistent under-delivery of housing within Chorley Borough therefore it is not considered that the five year supply buffer should be increased to 20%. Housing completion levels have exceeded the requirement of 417 dwellings every year since 2010 (and also during 2009/10) and construction is currently actively taking place on a range of sites throughout the Borough. Chorley is currently exceeding its housing requirements by 1,055 units.
8. After adding the 5% buffer, the total housing requirement for the five year period 1st April 2017 – 31st March 2022 is **1,575 dwellings** which is 315 dwellings per annum.

Assessment of Deliverable Five Year Housing Supply

9. The Framework 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 requirement. It defines 'deliverable' as follows:

"To be considered deliverable, sites 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 and in particular that development of the site is viable. Sites with planning permission should be considered deliverable until permission expires, unless there is clear evidence that schemes will not be implemented within five years, for example they will not be viable, there is no longer a demand for the type of units or sites have long term phasing plans."

10. Further guidance is provided in paragraph 31 of the National Planning Practice Guidance (NPPG) which states that deliverable sites for housing could include those that are allocated for housing in the development plan and sites with planning permission that have not been implemented unless there is clear evidence that schemes will not be implemented within five years. It also states that planning permission or allocation in a development plan is not a prerequisite for a site being deliverable and local planning authorities will need to provide robust, up to date evidence to support the deliverability of sites, ensuring that their judgements are clearly and transparently set out.
11. The assessment of the deliverable five year supply is set out below. It includes an analysis of allocated sites, both with and without planning permission, and windfall sites. The windfall sites are split into sites of 10 or more dwellings and sites of less than 10 dwellings. It also includes a windfall allowance which is an estimate of the number of new dwellings on sites of less than 10 dwellings that will be permitted and built in the five year period.

Allocated sites

With planning permission

12. Appendix 1 sets out a schedule of all sites allocated for housing in the Chorley Local Plan 2012-2026 with planning permission that have not yet been fully implemented. In total 1,839 dwellings are available on these sites. An assessment of the deliverability of these sites has been undertaken to determine how many of these dwellings are likely to be built in the five year period.
13. The Council has discounted dwellings on a number of sites where there is clear evidence that they are unlikely to be implemented within five years, due to concerns over their viability, a lack of demand for the type of units permitted or because the site has longer term phasing plans. This is shown in the site schedule.
14. The schedule identifies that there are **1,627 dwellings** deliverable on allocated sites with planning permission.

Without planning permission

15. Appendix 2 sets out a schedule of all sites allocated for housing in the Chorley Local Plan 2012-2026 without planning permission. In total 1,082 dwellings are available on these sites. An assessment of whether these sites are likely to come forward in the five year period has been undertaken.
16. The schedule identifies that there are **299 dwellings** deliverable on allocated sites without planning permission.

Windfall sites

Sites of 10 or more dwellings with planning permission

17. Appendix 3 sets out a schedule of all windfall sites of 10 or more dwellings with planning permission that have not yet been fully implemented. In total 536 dwellings are available on these sites. An

assessment of the deliverability of these sites has been undertaken to determine how many of the dwellings are likely to be built in the five year period.

18. The Council has discounted dwellings on a number of sites where there is clear evidence that they are unlikely to be implemented within five years, due to concerns over their viability, a lack of demand for the type of units permitted or because the site has longer term phasing plans. This is shown in the site schedule.
19. The schedule identifies that there are **391 dwellings** deliverable on windfall sites of 10 or more dwellings with planning permission.

Sites of less than 10 dwellings with planning permission

20. Appendix 3 also sets out a schedule of all windfall sites of less than 10 dwellings with planning permission that have not been fully implemented. In total 329 dwellings are available on these sites.
21. Based on an analysis of the completion rates of small sites in Chorley in recent years this figure has been reduced by 30% to reflect the fact that some permissions will expire and development of other sites will not be fully completed within the five year period.
22. This results in **230 dwellings** on smaller windfall sites with planning permission being recorded as deliverable for the five year period.

Windfall allowance

23. Paragraph 48 of the Framework states that Local Planning Authorities may make an allowance for windfall sites in the five year supply if they have compelling evidence that such sites have consistently become available in the local area and will continue to provide a reliable source of supply. Any allowance should be realistic having regard to the Strategic Housing Land Availability Assessment, historic windfall delivery rates and expected future trends, and should not include residential gardens.
24. In accordance with Paragraph 48 of the Framework, Chorley makes an allowance for windfall sites of less than 10 dwellings in the five year supply as our records show that they have consistently become available. Applications will also be approved over the five-year supply period for dwellings on windfall sites of more than 10 units. However, an allowance has not been calculated for these larger sites.

Planning permissions on windfall sites

25. Planning permissions granted for dwellings on windfall sites of less than 10 dwellings since 2004 have been analysed to inform the windfall allowance. Table 2 below sets out the number of permissions granted each year. Sites that did not result in a net gain and permissions on residential gardens have been excluded from the analysis.

Table 2: Number of dwellings permitted on small windfall sites of less than 10 dwellings

	Plan period (1 st April-31 st March)												
	2004 /05	2005 /06	2006 /07	2007 /08	2008 /09	2009 /10	2010 /11	2011 /12	2012 /13	2013 /14	2014 /15	2015 /16	2016 /17
Number of dwellings permitted (net)	19	31	31	52	68	35	74	60	116	96	91	116	122

26. Over the period 2004 to 2017 on average 70 dwellings were permitted on small windfall sites each year. It should be noted that from February 2004 until November 2006 strict controls were in place on the granting of permission for new housing on windfall sites, which only allowed such development if it met certain designated exceptions; these controls were lifted on small sites in November 2006, although some restrictions remained in place on sites of 10 dwellings or more, until September 2008. These restrictions acted to reduce the number of applications permitted on small windfall sites from 2004/05 – 2006/07.

Completions on windfall sites

27. Table 3 analyses when the dwellings permitted on small windfall sites since 2004 were completed over the five year period from being permitted. It also records how many of these dwellings expired in the five year period and how many were not completed in the five year period but the permission was still extant.
28. Planning permissions for small windfall sites after the 2012/13 plan period have not been included in the assessment as the five year period for those applications would run into current five year supply period.
29. Using this data the percentage of dwellings completed each year over the five year period from being permitted has been calculated along with the percentage that were on sites where permission expired and those on sites where permission was extant after the five year period. These percentages have been rounded up or down for simplification and to reduce the effect of individual sites skewing the figures. They will be used when calculating the windfall allowance to be added to the five year supply.

Table 3: Analysis of completions on small windfall sites

Plan period (1 st April-31 st March)	Number of dwellings permitted	Completions year 1	Completions year 2	Completions year 3	Completions year 4	Completions year 5	Expired	Extant after 5 years
2004/05	19	2004/05 6	2005/06 5	2006/07 0	2007/08 0	2008/09 -1	4	5
2005/06	31	2005/06 11	2006/07 7	2007/08 3	2008/09 7	2009/10 1	0	2
2006/07	31	2006/07 4	2007/08 4	2008/09 1	2009/10 12	2010/11 1	8	1
2007/08	52	2007/08 2	2008/09 3	2009/10 17	2010/11 10	2011/12 2	10	8
2008/09	68	2008/09 -1	2009/10 18	2010/11 11	2011/12 16	2012/13 4	4	16
2009/10	35	2009/10 6	2010/11 12	2011/12 5	2012/13 4	2013/14 0	4	4
2010/11	74	2010/11 -1	2011/12 4	2012/13 21	2013/14 19	2014/15 4	14	13
2011/12	60	2011/12 2	2012/13 8	2013/14 19	2014/15 12	2015/16 5	8	6
2012/13	116	2012/13 8	2013/14 34	2014/15 15	2015/16 19	2016/17 0	23	17
Total	486	37	95	92	99	16	75	72
Total %	100%	7.6%	19.5%	18.9%	20.4%	3.3%	15.4%	14.8%
% used to calculate windfall allowance	-	8%	20%	19%	20%	3%	15%	15%

Windfall allowance

30. The five year supply windfall allowance is calculated based upon the assumption that the average rate of planning permissions granted on small windfall sites between 2004 and 2017 (70 dwellings) continues at the same rate throughout the five year period, although this may be an underestimate as it includes a period of time when windfall housing restrictions were in place.
31. The final row of Table 3 identifies the proportion of dwellings completed each year since 2004 over the five year period since being granted permission. It identifies that on average 8% of dwellings were completed within the first year of being permitted, 20% within the second year, 19% within the third year, 20% within the fourth year and 3% within the fifth year. It also identifies that on average 15% of applications expired and 15% were not completed in the five year period but the permission remained extant. These percentages have been applied to calculate the predicted number of

dwelling that will be permitted and built on small windfall sites over the next five years, as set out in Table 4.

Table 4: Predicted completions on small windfall sites over five year period 2017 - 2022

Plan period (1 st April-31 st March)	Predictions						Total completions
	Number of dwellings permitted	Completions year 1 (2017/18)	Completions year 2 (2018/19)	Completions year 3 (2019/20)	Completions year 4 (2020/21)	Completions year 5 (2021/22)	
2017/18	70	6	14	13	14	2	49
2018/19	70		6	14	13	14	47
2019/20	70			6	14	13	33
2020/21	70				6	14	20
2021/22	70					6	6
Total	350	6	20	33	47	49	155

32. Based on the assumption of 70 dwellings being permitted each year, Table 4 estimates that of those 70 dwellings permitted in 2017/18, 6 will be completed within the first year of being permitted (year 1), 14 will be completed in 2018/19 (year 2), 13 will be completed in 2019/20 (year 3), 14 will be completed in 2020/21 (year 4) and 2 will be completed in 2021/22 (year 5). This equates to 49 dwellings being completed in the five year period as it is assumed that 15% of the 70 dwellings will expire and 15% will not be completed within five years so are not included in the five year supply. The same approach has been applied to estimate how many dwellings permitted in the remainder of the five year period will be built by 31st March 2022.

33. Over the five year period as a whole an additional **155 dwellings** are predicted to be completed on small windfall sites and will be included in the five year supply.

Total Five Year Housing Supply: 1st April 2017 – 31st March 2022

34. The table below shows that at April 2017 there was a total of 2,702 (net) deliverable dwellings which is an **8.6 year deliverable housing supply over the period 2017 – 2022** based on the annual requirement of 315 dwellings which includes a 5% buffer.

Table 5: Five year supply summary

Site Source	Deliverable Dwellings
Allocated sites with planning permission	1,627
Allocated sites without planning permission	299
Windfall sites of 10 or more dwellings with planning permission	391
Windfall sites of less than 10 dwellings with planning permission (discounted by 30%)	230
Windfall allowance	155
Total	2,702

Chorley Five Year Supply April 2017 – March 2022: Allocated Sites with Planning Permission

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
Adlington									
HS1.24	Land adjacent to Bolton Road	12/00741/OUTMAJ 15/00506/REMMAJ 16/00431/MNMA 16/01127/REM 16/01126/REM	158	46	46	112	8	112	112 dwellings left to be built at April 2017, 8 of which were under construction. Assuming a completion rate of 30 dwellings per annum, which is lower than this year's completion rate, it is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Stewart Milne</i>
Buckshaw Village									
HS1.21	Group 1 (parcels without reserved matters or full planning permission)	08/00910/OUTMAJ	306 (estimated)	0	0	306	0	306	306 dwellings estimated on the remaining 5 parcels without reserved matters or full planning permission, based on 35 dwellings per hectare. An email from Persimmon Homes identifies the proposed number of dwellings and indicative start dates for these remaining parcels. In total they are proposing 420 dwellings, however as reserved matters applications have not yet been submitted the estimated figure of 35 dwellings per hectare as used in the housing land availability will also be used in the five year supply. A reserved matters planning application for Parcels H1a and M1 is expected to be submitted within the next month. 116 dwellings are estimated on these parcels (160 dwellings proposed by developer) and it is planned to start in early 2018. A build out rate of 40 dwellings per annum is proposed therefore the parcels would be completed in the five year period and have been included in the five year supply. Parcel H1b(i) is planned to start in 2018/19 and 84 dwellings are estimated on this parcel (130 dwellings proposed by developer). A build out rate of 40 dwellings per annum is proposed therefore the parcel would be completed in the five year period and has been included in the five year supply. Parcel H1b(ii) is planned to start in 2018 and 94 dwellings are estimated on this parcel (120 dwellings proposed by developer). A build out rate of 70 dwellings per annum is proposed as the affordable dwellings will be run as a separate site therefore the parcel would be completed in the five year period and has been included in the five year supply. Parcel H1d is expected to start in 2021 and 12 dwellings are estimated on this parcel (10 dwellings proposed by developer) therefore it is likely to be completed in the five year period and has been included in the five year supply. <i>Developer: Persimmon Homes</i>
	Parcel H1A, Group 1	08/00910/OUTMAJ 13/01132/REMMAJ 14/01152/REM 14/01231/REMMAJ	93	75	33	18	14	18	18 dwellings left to be built at April 2017, 14 of which were under construction. It is predicted that all of these dwellings will be completed in first year of the five year period. <i>Developer: Redrow Homes</i>

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
	Parcel H2, Group 1	14/00635/REMAJ 14/01232/REMAJ 16/00046/REM 16/00110/REM	58	37	26	21	14	21	21 dwellings left to be built at April 2017, 14 of which were under construction. It is predicted that all of these dwellings will be completed in the first year of the five year period. <i>Developer: Charles Church</i>
	Parcel H1c, Group 1	15/01037/REMAJ 16/00999/REMAJ	166	28	28	138	39	138	138 dwellings left to be built at April 2017, 39 of which were under construction. An email from the developer states that this parcel is likely to be completed by 2020/21 therefore all dwellings have been included in the five year supply. <i>Developer: Persimmon Homes</i>
HS1.22	Southern Commercial Quarter Central Core	08/01100/REMAJ 10/00334/FULMAJ 10/01052/REMAJ 12/01001/REMAJ	83	52	17	31	0	31	31 dwellings left to be built at April 2017 (West Block), none of which were under construction. It is predicted that all of these dwellings will be completed in the early to middle years of the five year period. <i>Developer: Eden Park Development Ltd</i>
	Parcel N & Parcel WF	12/00463/REMAJ 15/00675/FULMAJ	94	73	0	21	21	21	21 dwellings left to be built at April 2017, all of which were under construction. It is predicted that all of these dwellings will be completed in the first year of the five year period. <i>Developer: Redrow Homes</i>
Chorley									
HS1.2	Vertex Training And Conference Centre (Duxbury Park), Little Carr Lane	08/01044/OUTMAJ 10/00888/OUTMAJ 10/00946/REMAJ 11/00453/REMAJ 12/00269/REMAJ 12/00510/OUTMAJ 12/00842/FULMAJ	126	125	2	1	1	1	1 dwelling left to be built at April 2017, which was under construction. It is predicted that this dwelling will be completed in the first year of the five year period. <i>Developer: Arley Homes</i>
	Duxbury Park Phase 2 Between Myles Standish Way And Duxbury Gardens	13/00178/FULMAJ 15/00482/FULMAJ	68	15	15	53	23	53	53 dwellings left to be built at April 2017, 23 of which were under construction. It is predicted that all of these dwellings will be completed in the early to middle years of the five year period. <i>Developer: Rowland Homes</i>
HS1.7	Talbot Mill, From Street	07/01426/FULMAJ 11/00875/FULMAJ	149	0	0	149	0	120	Land remediation and contamination works started in 2015 however construction of the dwellings has not yet started. An email from the applicant states that terms have been agreed with a housebuilder and construction of the dwellings is expected to start around April 2018. Assuming a completion rate of 30 dwellings per annum, 120 dwellings would be completed in the five year period. <i>Developer: St Francis Group</i>
HS1.9	Chorley Rugby Union, Chancery Road	13/00082/FULMAJ 14/00429/FULMAJ	50	33	28	17	10	17	17 dwellings left to be built at April 2017, 10 of which were under construction. It is predicted that all of these dwellings will be completed in the first year of the five year period. <i>Developer: Persimmon Homes</i>

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
HS1.10	Grundy's Farm, Clover Road	16/00303/FULMAJ	27	0	0	27	0	26	The site has planning permission for 27 dwellings but a dwelling is to be demolished therefore the net number of dwellings is 26. Site clearance works were underway in April 2017. An email from the developer states that completion is expected in February 2018. <i>Developer: Chorley Community Housing</i>
HS1.13	Site Of Former Social and Athletic Club, Duke Street	12/01247/FULMAJ	70	56	12	14	8	14	14 dwellings left to be built at April 2017, 8 of which were under construction. It is predicted that all of these dwellings will be completed in the early years of the five year period. <i>Developer: Fellows Homes</i>
HS1.14	Land to the north of Eldon House, Brooke Street	11/00566/FULMAJ 14/00698/FUL	15	14	0	1	1	1	1 dwelling left to be built at April 2017 which was under construction. It is predicted that this dwelling will be completed in the first year of the five year period. <i>Developer: Elmwood Construction LLP</i>
	W M Lawrence And Sons, Lyons Lane	12/00045/FULMAJ 16/00132/FULMAJ 16/00390/FUL	13	0	0	13	13	13	13 dwellings left to be built at April 2017, all of which were under construction. It is predicted that all of these dwellings will be completed in the first year of the five year period. <i>Developer: Elmwood Construction LLP</i>
HS1.16	Former Initial Textile Services, Bounded By Botany Brow and Willow Road	11/00871/FULMAJ 12/01015/FULMAJ 13/00993/FULMAJ 14/01225/MNMA 15/00028/FUL	43	10	10	33	0	33	33 dwellings left to be built at April 2017, none of which were under construction. An email from the developer states that the remaining dwellings will either commence at the end of this year or following completion of another development at the end of 2018. In either case it is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Elmwood Construction LLP</i>
HS1.20	Land East of Ackhurst Lodge, Southport Road	16/00857/FULMAJ	59	0	0	59	0	59	Development of the site had not started in April 2017 however an application to discharge pre-commencement conditions is currently under consideration. An email from the developer states that completion is expected in early 2019. <i>Developer: Miller Homes</i>
Clayton Brook/Green									
HS1.30	Land north of Swansey Lane and bounded by the Elms, Swansey Lane	14/00199/FULMAJ 16/00374/FULMAJ 16/01136/FUL	37	0	0	37	14	37	37 dwellings left to be built at April 2017, 14 of which were under construction. It is predicted that all of these dwellings will be completed in the early to middle years of the five year period. <i>Developer: Fellows Homes Ltd</i>
Clayton-le-Woods									
HS1.31	Land South Of Cuerden Farm And Woodcocks Farm and Land North Of Caton Drive, Wigan Road	10/00414/OUTMAJ 11/01085/OUTMAJ 13/00138/REMMAJ 14/00730/REMMAJ 16/00202/MNMA	294	216	59	78	47	78	78 dwellings left to be built at April 2017, 47 of which were under construction. It is predicted that all of the dwellings will be completed in the early to middle years of the five year period. <i>Developer: David Wilson Homes and Taylor Wimpey</i>

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
	Land north of Lancaster Lane and bounded by Wigan Road and Shady Lane	12/00941/OUTMAJ 13/00803/OUTMAJ 13/00822/REMMAJ 14/00541/REM 14/00867/REM 14/01003/REMMAJ 15/00664/REMMAJ 16/00469/REM	160	47	28	113	48	113	113 dwellings left to be built at April 2017, 48 of which were under construction. Assuming a completion rate of 30 dwellings per annum, all of the dwellings would be completed in the five year period. <i>Developer: Redrow Homes</i>
	Land north of Lancaster Lane and bounded by Wigan Road and Shady Lane	14/00951/OUTMAJ	220	0	0	220	0	153	A reserved matters planning application is expected to be submitted within the next few weeks. An email from the developer states that a start on site is planned to commence in October 2017 with construction of the dwellings planned to start in January 2018. A build out rate of 36 dwellings per annum is proposed. It is therefore predicted that 153 dwellings will be completed in the five year period (36 x 4.25 years). The site is expected to be completed by January 2024. <i>Developer: Lovell</i>
Coppull									
HS1.33	Former Discover Leisure Site, Chapel Lane	13/00560/FULMAJ 14/01273/FULMAJ	117	111	46	6	6	6	6 dwellings left to be built at April 2017, all of which were under construction. It is predicted that all of these dwellings will be completed in the first year of the five year period. <i>Developer: Seddon Homes</i>
Eccleston									
HS1.49	Land adjacent 75 Towngate	15/01246/FUL 16/01191/FUL	7	0	0	7	2	7	7 dwellings left to be built at April 2017, 2 of which were under construction. It is predicted that all of these dwellings will be completed in the early years of the five year period. <i>Developer: Westchurch Homes</i>
Euxton									
HS1.39	Land at Sylvesters Farm (surrounding 89 Euxton Lane)	16/00380/OUTMAJ	170	0	0	170	0	140	A reserved matters planning application is currently under consideration for 140 dwellings. An email from Rowland Homes states that subject to the application being approved in August they expect to make a start in September and expect that the development would take approximately 4 years to complete. It would therefore be completed in the five year period. The deliverable number of dwellings has been reduced to 140 to reflect the new application. <i>Developer: Rowland Homes</i>
HS1.41	37 - 41 Wigan Road	07/00974/OUT 08/01052/OUTMAJ 10/00573/FUL 10/00398/REM 11/00874/FUL	12	9	1	3	2	3	3 dwellings left to be built at April 2017, 2 of which were under construction. It is predicted that all of these dwellings will be completed in the early years of the five year period. <i>Developer: W Marsden & Sons</i>
Whittle-le-Woods									
HS1.43A	Land West of Lucas Lane	11/00992/OUTMAJ 12/01244/REMMAJ 14/00563/REMMAJ 15/00520/REM	122	99	18	23	16	23	23 dwellings left to be built at April 2017, 16 of which were under construction. It is predicted that all of these dwellings will be completed in the early years of the five year period. <i>Developer: Redrow Homes</i>

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
HS1.43C	Land west of Leatherlands Farm, Moss Lane	14/00900/OUTMAJ 16/00247/FULMAJ	34	0	0	34	0	34	Development of the site had not started in April 2017 however a planning application to discharge pre-commencement conditions is currently under consideration. It is therefore predicted that all the dwellings will be completed in the middle and later years of the five year period. <i>Developer: Morris Homes</i>
	Leatherlands Farm, Moss Lane	16/00509/FULMAJ	45	0	0	45	0	45	Development of the site had not started in April 2017 however several planning applications to discharge pre-commencement conditions have been approved. It is therefore predicted that all of the dwellings will be completed in the middle and later years of the five year period. <i>Developer: Wainhomes</i>
HS1.44	Land on Bank of Quarry Hill, Hill Top Lane	14/00849/FUL 16/00138/FUL	8	4	4	4	4	4	4 dwellings left to be built at April 2017, all of which were under construction. It is predicted that all of these dwellings will be completed in the first year of the five year period. <i>Developer: Fellows Homes Ltd</i>
HS1.53	Little Quarry, Hill Top Lane	12/01134/OUTMAJ	85	0	0	85	0	0	A reserved matters planning application is currently under consideration . However there is uncertainty about the deliverability of this site due to issues relating to filling works required and associated permission required from Lancashire County Council for waste operations. It has therefore not been included in the five year supply. <i>Developer: Ruttle Plant Holdings Ltd</i>
TOTAL			2,889	1,050	373	1,839	291	1,627	

Chorley Five Year Supply April 2017 – March 2022: Allocated Sites without Planning Permission

Site Ref	Address	Dwellings Allocated in Local Plan	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
Adlington				
HS1.26	Fairport, Market Place	31	0	No evidence that the site will come forward in the five year period.
Chorley				
HS1.1	Eaves Green, off Lower Burgh Lane	320	120	The site was allocated for 419 dwellings but 99 have been built. 3 full planning applications are currently under consideration on part of the site, amounting to a maximum of 301 dwellings. The applications are recommended to be approved subject to a s106 agreement which is currently being drawn up. It is estimated that development could start on-site in year 2 of the five year period. Assuming a completion rate of 30 dwellings per annum, 120 dwellings are expected to be completed in the five year period.
HS1.5	Cowling Farm	158	0	The Council are preparing a joint masterplan with the HCA and a land exchange is currently taking place. No evidence that the housing allocation will come forward in the five year period.
HS1.8	Botany Bay/Great Knowley	200	90	The Council have worked with the landowners to develop a masterplan for the site. An outline planning application is expected to be submitted in the next few months. It is predicted that development could commence in year 3 of the five year period following approval of reserved matters. Assuming a completion rate of 30 dwellings per annum this would result in 90 dwellings being completed in the five year period.
HS1.17	Cabbage Hall Fields	11	0	No evidence that the site will come forward in the five year period.
HS1.18	Rydal House, Chorley Hall Road	26	14	A planning application is currently under consideration for 14 dwellings on part of the site. It is predicted that these dwellings will be approved and completed in the five year period.
HS1.19	Land adjacent to Northgate	21	0	No evidence that the site will come forward in the five year period.
Clayton Brook/Green				
HS1.29	Westwood Road	23	0	No evidence that the site will come forward in the five year period.
Coppull				
HS1.34	Regent Street	22	0	No evidence that the site will come forward in the five year period.
HS1.36	Coppull Enterprise Centre, Mill Lane	49	75	A planning application is currently under consideration for the development of 75 dwellings on the site. It is expected to be approved subject to a s106 agreement being agreed. The developer has indicated that development will commence by the end of the year subject to the planning application being approved. It is predicted that all of these dwellings will be completed in the five year period.
HS1.38	Mountain Road	22	0	No evidence that the site will come forward in the five year period.
Euxton				
HS1.40	Land at end of Dunrobin Drive	36	0	No evidence that the site will come forward in the five year period.
HS1.42	Land at Greenside	17	0	No evidence that the site will come forward in the five year period.
Whittle-le-Woods				
HS1.43B	Land East of Lucas Lane	107	0	No evidence that the site will come forward in the five year period. A planning application was submitted in 2013 but there are issues with viability and the application has not progressed.
Rural Local Service Centres and Other Places				
HS1.46	Land at Drinkwater Farm, Windsor Drive, Brinscall	10	0	No evidence that the site will come forward in the five year period.
HS1.52	Pole Green Nurseries, Charnock Richard	29	0	No evidence that the site will come forward in the five year period. A previous planning permission on the site expired in 2014.
TOTAL		1,082	299	

Chorley Five Year Supply April 2017 – March 2022: Windfall Sites

Sites of 10 or more dwellings with planning permission

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
Adlington									
2642	White Bear Marina, Park Road	10/00812/FULMAJ	48	26	0	22	0	0	This permission relates to the change of use of 48 leisure moorings to residential moorings. 26 moorings had become residential by April 2017. There is uncertainty over the deliverability of the remaining moorings therefore they have not been included in the five year supply. <i>Developer: British Waterways Marinas Ltd</i>
Chorley									
2502	Hospital car park, Preston Road	09/00033/OUTMAJ 13/00076/OUTMAJ 16/00236/OUTMAJ	28	0	0	28	0	0	The site has outline planning permission for 28 dwellings. It also has temporary planning permission for use a hospital car park until July 2019 therefore redevelopment of the site is unlikely until after this date. The outline planning permission has been renewed several times as well as the temporary planning permission for use as a car park. Given the uncertainty regarding the delivery of this site it has not been included in the five year supply. <i>Developer: W Marsden & Sons</i>
2613	The Eagle and Child Hotel, 20 Pall Mall	08/00111/FULMAJ 14/01079/FULMAJ 15/00369/FUL	14	0	0	14	0	14	Development of the site had not started in April 2017. An email from the developer states that they are hoping to commence this site by the end of 2017 with completion expected by the end of 2018. However there are still some highways issues that need resolving, if these are not resolved by the end of the year this site will be put on hold and another site will be developed instead. This site would then commence following completion of the other site. In either case it is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Elmwood Construction LLP</i>
3093	Shaftesbury House, Stratford Road	15/00361/FULMAJ	13	5	5	8	8	8	8 dwellings left to be built at April 2017, all of which were under construction. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Mr Edward Barnard</i>
3125	Land 200m North of Derian House, Euxton Lane	15/00224/OUTMAJ	125	0	0	125	0	90	The site has outline planning permission for 125 dwellings. A reserved matters application has been approved for the employment part of the development. A reserved matters application for the residential part of the development is expected in the next year. Subject to the reserved matters application being approved, construction of the dwellings could realistically start in year 3 of the five year period. Assuming a completion rate of 30 dwellings per annum, the deliverable number of dwellings for this site in the five year period is 90. <i>Developer: Euxton Lane Developments</i>

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
3138	Gillibrand Arms, Collingwood Road	14/01214/FULMAJ	22	0	0	22	0	22	Development of the site had not started in April 2017. An email from the developer states that these dwellings are expected to be completed by March 2018. <i>Developer: Chorley Community Housing</i>
3139	Brock Mill, Brock Road	15/00686/FULMAJ	12	0	0	12	0	12	Development of the site had not started in April 2017. The developer advises that these dwellings are expected to be completed by February 2018. <i>Developer: Progress Housing Group</i>
3169	Bonny Greenhalgh & Co, Back Ashby Street	16/00116/OUTMAJ	12	0	0	12	0	12	The site has outline planning permission for 12 dwellings. It is predicted that all of these dwellings will be completed in the five year period following approval of reserved matters. <i>Developer: Mr Dean Horricks</i>
3184	Lingmell House, Water Street	16/00678/P3PAJ 16/00754/FUL	33	0	0	33	0	33	Development of the site had not started in April 2017. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Hollinwood Homes Ltd</i>
3207	Sumner House, 29-33 St Thomas's Road	16/01140/P3PAJ	43	0	0	43	43	43	43 dwellings left to be built at April 2017, all of which were under construction. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: The Heaton Group</i>
Coppull									
3188	Garages 30m North of 1 Shelley Close	16/00336/FUL	10	0	0	10	10	10	10 dwellings left to be built at April 2017, all of which were under construction. An email from the developer states that these dwelling are expected to be completed by December 2017. <i>Developer: Chorley Community Housing</i>
Other Areas									
1606	Bank Hall Coach House and barn, Liverpool Rd, Bretherton	98/00118/COU 02/00589/FUL	11	9	0	2	0	0	There are 2 dwellings left to be built on the site (conversion of coach house), the remaining dwellings were all completed by April 2004. It is unlikely that these dwellings will be completed in the five year period. <i>Developer: Lilford Ltd</i>
2559	Finnington Industrial Estate, Finnington Lane, Feniscowles	09/00825/OUTMAJ 12/01211/OUTMAJ 13/00948/FULMAJ	18	0	0	18	0	0	Development of the site had not started in April 2017. The planning permission expires in August 2017. There is uncertainty regarding the delivery of this site therefore it has not been included in the five year supply. <i>Developer: Units to Let (Northern) Ltd</i>
2619	Dog And Partridge, 30 Chorley Lane, Charnock Richard	10/00359/FULMAJ	28	27	0	1	0	0	There is 1 dwelling left to be built on the site, the remaining dwellings were all completed by April 2012. It is unlikely that this dwelling will be completed as the plot provides access through to the adjacent allocated housing site (HS1.52 – Pole Green Nurseries). <i>Developer: Arley Homes</i>

Site Ref	Address	Application Number	Dwellings Permitted	Dwellings Completed	Dwellings Completed April 2016 – March 2017	Dwellings Left To Be Built	Dwellings Under Construction at April 2017	Deliverable Dwellings April 2017 – March 2022 (Net)	Comments
2850	127A Station Road, Croston	12/00942/FUL 14/00315/FUL 15/00953/FULMAJ 15/01040/OUT 16/01032/REM 16/00292/FUL	11	0	0	11	0	11	Site clearance works were underway in April 2017. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Freedom House Investments Ltd</i>
2928	H W Moon Ltd, 56 Wood Lane, Heskin	13/00365/OUT 15/00281/REM 15/00282/FUL 16/00242/REM	10	0	0	10	5	10	10 dwellings left to be built at April 2017, 5 of which were under construction. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Warwick Construction (NW) Ltd</i>
2933	Bank Hall, Bank Hall Drive, Bretherton	09/01021/FULMAJ	35	0	0	35	0	35	Development of the site had not started in April 2017. The conversion of Bank Hall into 12 dwellings is expected to start in the next few months. The 23 new build dwellings are expected to commence following completion of the conversion. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: HTNW and Lilford Ltd</i>
2955	Chimney And Building, Withnell Fold Mill, Withnell Fold	12/00084/FULMAJ	37	0	0	37	0	0	Development of the site had not started in April 2017. There is uncertainty about when this development will come forward therefore it has not been included in the five year supply. <i>Developer: Primrose Holdings Ltd</i>
3044	Goodyear Business Park, Gorsey Lane, Mawdesley	14/00022/OUTMAJ 14/01218/REMAJ	56	0	0	56	0	56	Development of the site had not started in April 2017. Discussions have taken place with another developer and a reserved matters application is expected to be submitted in the next few months. It is predicted that all the dwellings will be completed in the five year period. <i>Developer: Bloor Homes</i>
3114	Star Paper Mill, Moulden Brow, Feniscowles	15/00475/OUTMAJ	25	0	0	25	0	25	The site has outline planning permission for 25 dwellings. A planning application to discharge conditions is expected to be submitted in the next few months. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Blackburn Waterside Regeneration Ltd</i>
3219	Gleadhill House Stud, Gleadhill House, Dawbers Lane	16/00633/OUTMAJ	12	0	0	12	0	10	The site has outline planning permission for 12 dwellings but 2 dwellings are to be demolished therefore the net number of dwellings is 10. It is predicted that all of these dwellings will be completed in the five year period. <i>Developer: Northern Trust</i>
TOTAL			603	67	5	536	66	391	

Sites of less than 10 dwellings with planning permission

Site Ref	Address	Settlement	Application Number	Dwellings Permitted	Dwellings Left To Be Built (Net)
3036	Tamarisk Beauty Shoppe, 98 Chorley Road	Adlington	14/00786/FUL	2	1
3112	Hudora Kennels, The Common	Adlington	14/01051/FUL	1	1
3162	Land 20m West of 6 Ellerbeck View, Castle House Lane	Adlington	16/00075/FUL	7	7
3163	1 Church Street	Adlington	16/00090/P3PAJ	3	3
3181	59 Church Street	Adlington	15/00215/OUT 15/00216/OUT	3	3
3194	40 Chorley Road	Adlington	16/00848/FUL	1	1
3055	4 Chorley Road, Heath Charnock	Adlington	14/01199/FUL	1	0
3105	Hole House Farm, Chorley Road, Heath Charnock	Adlington	15/00556/OUT	6	5
3165	25 Woodville Road, Heath Charnock	Adlington	15/01052/FUL	1	1
2629	21 Yarrow Road	Chorley	10/00655/FUL	1	1
2633	6 Weldbank Street	Chorley	10/00751/FUL	1	1
2804	The Builders Yard, Froom Street	Chorley	12/00059/FUL	4	4
2826	Land Including Grafton House and The Courtyard, Anderton Street	Chorley	12/00407/FUL 13/00130/FUL	5	3
2964	Land 20M North of 2 Clover Road, Jackson Road	Chorley	13/00146/OUT 16/00980/OUT	1	1
3011	22 St Thomas's Road	Chorley	14/00389/P3PAJ	1	1
3062	23 Guildford Avenue	Chorley	14/00487/OUT 16/00300/FUL	1	1
3071	3 Queens Road	Chorley	14/00704/FUL	1	1
3072	1 Queens Road	Chorley	14/00705/FUL	1	1
3081	St Peter's Vicarage, Harpers Lane	Chorley	14/01297/OUT 15/00936/FUL	5	5
3082	Astley Park Health and Fitness Club, 1-3 Park Road	Chorley	14/01237/FUL	1	1
3087	20 St Thomas's Road	Chorley	14/00324/FUL	1	1
3098	Tinklers House, Hoggs Lane	Chorley	15/00571/FUL	1	1
3121	Land East of roundabout, adjoining Council car park, George St	Chorley	15/00955/FUL	2	2
3122	Land adjoining 43 Weldbank Lane	Chorley	15/00982/OUT	2	2
3123	7 Albert Street	Chorley	13/00644/FUL 16/00270/FUL	2	2
3137	47 Clifford Street	Chorley	15/01192/FUL	2	1
3153	60 Park Road	Chorley	16/00045/FUL 16/00855/P3PAJ	1	1
3161	3 Oak Drive	Chorley	14/00376/OUT	1	1
3176	Boro Corn Mill, 48 Cunliffe Street	Chorley	16/00416/FUL	1	1
3192	Bennett House School, 332 Eaves Lane	Chorley	16/00756/FUL	1	1
3201	64 Brooke Street	Chorley	16/00909/FUL	3	3
3203	37 Cowling Brow	Chorley	13/00757/FUL	1	1
3213	The Moor Inn, 26 Moor Road	Chorley	16/00953/OUT	8	8
3215	Land 15m North of 60 Long Meadows	Chorley	16/01078/FUL	2	2
2558	Lilac Mount, 704 Preston Road	Clayton Brook/Green	09/00463/FUL	3	2
3004	Rodger Bank, Gough Lane	Clayton Brook/Green	13/00849/FUL	9	8
3061	41 Oak Croft	Clayton Brook/Green	14/00842/FUL	2	2
3136	Land rear of 438 Preston Road	Clayton Brook/Green	15/01178/FUL	1	1
3160	Land adjacent to The Bungalow, Chorley Old Road	Clayton Brook/Green	14/00309/FUL	1	1
3209	Land North of 73 Daisy Meadow	Clayton Brook/Green	16/00884/FUL	6	6
3210	Land North West of 65 Homestead	Clayton Brook/Green	16/00885/FUL	4	4
3211	Land South West of 7 Three Nooks	Clayton Brook/Green	16/00886/FUL	4	4
815	R/O 66-74 Mill Lane	Coppull	91/00222/OUT 93/00750/FUL	2	1

Site Ref	Address	Settlement	Application Number	Dwellings Permitted	Dwellings Left To Be Built (Net)
1682	R/O 42-44 Mill Lane	Coppull	00/00190/OUT 00/00701/FUL	2	1
2625	151 Preston Road	Coppull	10/00529/FUL	1	1
2989	186 Spendmore Lane	Coppull	13/01081/FUL	2	2
3018	Land 10m south of 37 Mill Lane	Coppull	14/00485/OUT	1	1
3022	341 Spendmore Lane	Coppull	14/00632/FUL	1	0
3102	1 Darlington Street	Coppull	12/00270/FUL	2	2
3111	Preston Road Methodist Church, Preston Road	Coppull	14/00969/OUT	2	2
3151	3 Clancutt Lane	Coppull	16/00005/OUT	1	1
3152	248 Spendmore Lane	Coppull	16/00021/P3PAN	1	1
3187	84 Clancutt Lane	Coppull	16/00743/FUL	1	0
3221	Land North of 2A South Road	Coppull	16/00869/FUL	2	2
2719	267 - 271 The Green	Eccleston	11/00308/FUL 11/00659/FUL	2	2
3024	Land to the south west of Ricmarlo, Preston Nook	Eccleston	14/00550/OUT 15/00719/FUL 16/00667/FUL	3	3
3025	Ricmarlo, Preston Nook	Eccleston	14/00551/OUT 15/00656/FUL	1	1
3039	Land behind 167 The Green and fronting onto Doctors Lane	Eccleston	14/00150/FUL	1	1
3053	Rear of 203 The Green	Eccleston	14/01248/OUT 15/00597/REM 16/00153/FUL 16/00477/FUL	2	1
3064	Land adjacent Lower House Cottage, Towngate	Eccleston	13/00675/FUL 15/00080/FUL	1	1
3089	The Windmill Hotel, The Green	Eccleston	14/01331/FUL	9	9
3130	Mill Lane Farm, Mill Lane	Eccleston	15/01025/FUL	1	1
3141	Land 15m North of 238 The Green	Eccleston	15/01067/OUT	1	1
3142	High Heyes Farm, Langton Brow	Eccleston	15/01085/FUL	1	1
3145	Lydiat Farm, 12 Lydiat Lane	Eccleston	16/00007/OUT	2	2
3164	Woodview, Preston Nook	Eccleston	16/00162/FUL	1	1
3170	Land 35m West of 19 Bannister Lane	Eccleston	16/00359/FUL	4	4
3224	1C Bradley Lane	Eccleston	17/00023/COU	0	-1
2321	Land Rear Of 31 To 39 Park Avenue And North Of 173 Wigan Road	Euxton	07/00497/FUL 08/00201/FUL 11/00070/FUL 12/00498/FUL	3	2
3063	Balshaw Villa, Balshaw Lane	Euxton	13/00985/OUT 15/00308/REM 16/00326/REM	1	1
3088	Land in-between school and 1 Primrose Hill Road	Euxton	14/01080/OUT 16/00711/REM	1	1
3097	Between 42 and 44 The Croft	Euxton	14/01112/OUT 15/01259/FUL	1	1
3110	Euxton Mills Hotel, Wigan Road	Euxton	15/00768/OUT	1	1
3116	Land adjacent Balshaw Villa, Balshaw Lane	Euxton	15/00635/FUL	2	2
3132	47 Wigan Road	Euxton	15/01036/FUL 16/00835/FUL	1	0
3227	Land North of Railway Public House, Wigan Road	Euxton	15/01092/OUT	9	9
1716	Croston Hall Stables, Grape Lane, Croston	Other Rural	00/00488/COU 04/01443/FUL 15/00540/FULMAJ	1	1
2105	Highfield Farm, Jolly Tar Lane, Coppull	Other Rural	05/00188/FUL	1	1
2348	69 Charter Lane, Charnock Richard	Other Rural	07/01068/OUT 08/00471/FUL 10/00298/FUL 10/01069/OUT 14/00110/OUT	4	3
2418	Agricultural Buildings At Howe Brook Farm, Bannister Green, Heskin	Other Rural	07/01340/FUL 12/00915/FUL 12/00917/FUL	2	2

Site Ref	Address	Settlement	Application Number	Dwellings Permitted	Dwellings Left To Be Built (Net)
2439	Land 18m East Of Beechcroft, Brook Lane, Charnock Richard	Other Rural	08/00308/OUT 11/00298/OUT 12/00244/OUT 15/00078/OUT 15/00257/REM 16/01196/FUL	1	1
2506	Annbray, 29 Charter Lane, Charnock Richard	Other Rural	09/00016/OUT 11/00599/FUL	2	2
2512	267 Southport Road, Ulnes Walton	Other Rural	09/00151/FUL	1	1
2568	SE Of Windmill Farm, Windmill Lane, Brindle	Other Rural	09/01032/FUL	2	1
2704	Euxton Mill, Dawbers Lane, Euxton	Other Rural	10/00456/OUTMAJ 14/00913/REM	6	6
2709	94 Chorley Lane, Charnock Richard	Other Rural	10/00993/OUT 14/00510/OUT 16/00316/FUL	2	2
2743	Brook House Farm, Brook Lane, Charnock Richard	Other Rural	11/00804/FUL 12/00157/FUL	1	1
2753	Mynton Court, Withnell Fold, Withnell	Other Rural	12/00071/FUL	1	1
2820	Brindle Waterworks House, Pippin Street, Brindle	Other Rural	12/00363/FUL	1	1
2833	Land Opposite Hurst House Farm, Halfpenny Lane, Heskin	Other Rural	12/00539/FUL	2	2
2842	White House Farm, Crosse Hall Lane, Chorley	Other Rural	12/00748/FUL	1	1
2843	94 Chorley Lane, Charnock Richard	Other Rural	12/00771/FUL	1	1
2845	Barn Opposite Lowe Farm Cottage, Rawlinson Lane, Heath Charnock	Other Rural	12/00845/FUL	1	1
2852	Morris Barn, Dean Head Lane, Rivington	Other Rural	12/00949/FUL	1	1
2868	Grange House Mill, Smithy Lane, Mawdesley	Other Rural	12/01207/FUL 13/00917/FUL	1	1
2901	Close Gate Farm and Land to rear Buckholes Lane, Wheelton	Other Rural	12/01158/FULMAJ	1	1
2917	Land Between Grange House And Glen Haffy, Smithy Lane, Mawdesley	Other Rural	12/01206/OUT 15/00025/REM	1	1
2920	Bury Farm, Sandy Lane, Brindle	Other Rural	13/00064/FUL 16/00449/FUL	1	1
2942	The Engine House, Brinscall Mill Road, Wheelton	Other Rural	13/00390/FUL 16/00559/FUL	1	1
2961	26 Long Lane, Heath Charnock	Other Rural	13/00631/FUL	1	1
2984	Brown House Farm, Bolton Road, Anderton	Other Rural	13/00846/OUT 15/00937/OUT 16/00180/REM	1	1
2993	Brookmere Farm, Hall Lane, Mawdesley	Other Rural	13/00920/FUL 16/00256/MNMA	1	1
3003	Myrtle Cottage, Sandy Lane, Brindle	Other Rural	13/00940/FUL 16/00006/FUL	1	1
3010	Brindle Croft, New Lane, Eccleston	Other Rural	14/00394/FUL	1	1
3012	Highfield House Farm, Buckholes Lane, Wheelton	Other Rural	14/00294/FUL 16/00394/FUL	1	1
3032	Johnson House Farm, Ulnes Walton Lane, Ulnes Walton	Other Rural	14/00442/FUL 14/01315/FUL	2	1
3033	Land between 1 and 5 Town Lane, Charnock Richard	Other Rural	13/01224/FUL	1	1
3034	Green Farm, Wood Lane, Heskin	Other Rural	14/00952/FUL 17/00032/FUL	3	3
3043	Bramblewood Nursery, Wigan Lane, Heath Charnock	Other Rural	14/00626/FUL 16/01178/MNMA	1	1
3045	Land north to the rear of 34-42 and including 42 Chorley Lane, Charnock Richard	Other Rural	13/00600/FUL	8	8
3048	Waterstone House, 1A Dark Lane, Whittle-le-Woods	Other Rural	14/00966/FUL 15/01185/FUL	2	2
3049	Pear Tree House, Blue Stone Lane, Mawdesley	Other Rural	14/00931/FUL 16/00594/FUL	1	1
3051	Lostock Bridge Farm, Ulnes Walton Lane, Ulnes Walton	Other Rural	14/00781/FUL	1	1
3057	Hill Top Farm, Hill Top Lane, Whittle-le-Woods	Other Rural	14/01180/FUL	1	1
3059	Barn opposite Rivington Unitarian Chapel, Sheep House Lane, Rivington	Other Rural	14/00911/FUL	1	1
3069	Crabtree House, Hill House Lane, Brindle	Other Rural	14/01267/FUL	1	0
3073	Land between 386 and 392 Blackburn Road, Higher Wheelton	Other Rural	14/00601/OUT	2	2

Site Ref	Address	Settlement	Application Number	Dwellings Permitted	Dwellings Left To Be Built (Net)
3074	Land north west of Lake View Nursing Home, Chorley Road, Withnell	Other Rural	14/00098/FUL	1	1
3075	Nook Farm, Holker Lane, Ulnes Walton	Other Rural	13/01124/FUL 15/00921/FUL	1	1
3079	The Barn, Dean Hall Lane	Other Rural	15/00058/FUL	1	1
3080	Barlow Farm, Wood Lane, Heskin	Other Rural	14/01300/FUL	2	2
3090	Garstang House Farm, Chapel Lane, Heapey	Other Rural	15/00355/P3PAO 15/00958/P3PAO 16/00683/FUL	2	2
3094	Coppull Moor Barn, Coppull Moor Lane	Other Rural	15/00368/FUL	1	1
3095	Baxters, The Longcroft, Ridley Lane, Mawdesley	Other Rural	15/00384/FUL	1	1
3096	Brinscall Hall Farm, Dick Lane, Brinscall	Other Rural	14/00975/FUL 14/00881/FUL	7	7
3100	Whittle Green Farm, Mill Lane, Charnock Richard	Other Rural	15/00612/P3PAO	2	2
3103	Town Lane Farm, Town Lane, Heskin	Other Rural	14/00982/FUL	1	1
3106	Calico Cottage, Lodge Bank, Brinscall	Other Rural	14/00419/FUL 15/00565/FUL	1	1
3107	Heron Wood Cottage, Lodge Bank, Brinscall	Other Rural	15/00710/FUL	1	0
3108	Car park adjacent to 48 Wood Lane, Heskin	Other Rural	15/00661/FUL	2	2
3113	5 The Orchard, Croston	Other Rural	15/00462/FUL	1	1
3115	Lowes Tenement Farm, Burgh Lane, Chorley	Other Rural	15/00488/FUL	1	1
3117	27 Charter Lane, Charnock Richard	Other Rural	15/00863/OUT 16/00327/REM	2	2
3119	Moody House, Higher House Lane, Heapey	Other Rural	15/00894/P3PAO	1	1
3124	The Mill Hotel, Moor Road, Croston	Other Rural	14/00761/OUTMAJ 16/00452/OUTMAJ	7	7
3127	Lady Hall Farm, Marsh Lane, Brindle	Other Rural	15/00966/FUL	1	1
3128	Moses Cockers Farm, Sheep House Lane, Rivington	Other Rural	15/00972/FUL	1	1
3131	Stables 40m south west of Horsemans Barn, Wood Lane, Heskin	Other Rural	15/01027/FUL	1	1
3133	Morris Farm, Hollin Lane, Heapey	Other Rural	14/01303/FUL	1	1
3140	Fishers Farm, Delph Lane, Charnock Richard	Other Rural	15/00991/FUL	1	1
3144	Withnell Barn Farm, Chorley Road, Withnell	Other Rural	15/01234/FUL	1	0
3146	Prospect House, Whins Lane, Wheelton	Other Rural	14/00603/FUL	1	1
3147	Brookside, Hall Lane, Mawdesley	Other Rural	15/00322/FUL	1	0
3148	Sandall Cottage, Riley Green, Hoghton	Other Rural	15/00570/FUL	1	0
3149	Leigh Farm, Marsh Lane, Brindle	Other Rural	15/00833/FUL	4	4
3150	Ellisland, Station Road, Hoghton	Other Rural	15/01232/OUT	1	1
3155	Yarrow Place, 32 Grape Lane, Croston	Other Rural	16/00093/FUL	2	1
3166	145 Town Lane, Whittle-le-Woods	Other Rural	15/01057/FUL	1	1
3167	Land 40m North of Prescott House Farm, Runshaw Lane, Euxton	Other Rural	16/00255/FUL	1	1
3171	Church House Barn, South Road, Bretherton	Other Rural	16/00067/FUL	1	1
3172	Two Acres, Blue Stone Lane, Mawdesley	Other Rural	16/00273/FUL	1	1
3174	White Friars, Park Hall Road, Charnock Richard	Other Rural	16/00366/FUL	1	1
3178	Clanranald, Blue Stone Lane, Mawdesley	Other Rural	16/00415/P3PAO	1	1
3179	Barn 10m East of Lock Farm, 154 Town Lane, Whittle-le-Woods	Other Rural	16/00512/FUL	1	1
3180	Highfield House, Jolly Tar Lane, Coppull	Other Rural	16/00622/FUL	1	1
3185	Land adjacent 3 Mercer Court, Rawlinson Lane, Heath Charnock	Other Rural	16/00498/FUL	2	2
3186	Barn at Lower Copthurst Farm, Birchin Lane, Brindle	Other Rural	16/00597/FUL	1	1
3190	Rigby's Garage, Blue Stone Lane, Mawdesley	Other Rural	16/00591/FULMAJ 16/01158/FUL	4	4
3191	Stables West of Verona, Wrennals Lane, Eccleston	Other Rural	16/00668/FUL	1	1
3193	Land between 55 and 61 Moor Road, Croston	Other Rural	16/00824/FUL	1	1

Site Ref	Address	Settlement	Application Number	Dwellings Permitted	Dwellings Left To Be Built (Net)
3195	Braemar, Cripple Gate Lane, Hoghton	Other Rural	16/00860/FUL	1	1
3196	Jumps Farm, 147 South Road, Bretherton	Other Rural	16/00877/FUL	1	1
3200	71 Town Lane, Charnock Richard	Other Rural	16/00903/FUL	1	0
3202	Land and buildings to the rear of Netherfield, Ulmes Walton Lane, Ulmes Walton	Other Rural	16/01024/FUL	1	1
3206	Barn at Drinkhouse Farm, Drinkhouse Road, Croston	Other Rural	16/01102/P3PAO	1	1
3212	Land adjacent Gilbertson Road, Rawlinson Lane, Heath Charnock	Other Rural	16/00905/FUL	1	1
3214	16 Burgh Hall Road, Chorley	Other Rural	16/01005/FUL	1	0
3216	Willow Field, Runshaw Lane, Euxton	Other Rural	16/01160/FUL	1	1
3222	Lynric Farm, Blue Stone Lane, Mawdesley	Other Rural	16/01061/FUL	3	3
3225	Chorley Equestrian Centre, Garstang House Farm, Heapey	Other Rural	17/00003/FUL	1	1
3228	Coppull Moor Lane Nurseries, Coppull Moor Lane, Coppull	Other Rural	15/01098/FUL	1	1
2493	Land 40m East Of 6 Woodside Avenue	Whittle-le-Woods	07/01034/FUL	2	2
2867	Land adjacent Dolphin Rise, Millstone Close	Whittle-le-Woods	12/01167/FUL 15/01202/FUL	1	1
3005	Kem Mill, Kem Mill Lane	Whittle-le-Woods	13/00715/FUL 16/01090/FUL	8	8
3006	25 Preston Road	Whittle-le-Woods	14/00058/OUT 16/00038/FUL	2	2
3008	Land opposite Fox Field, Kem Mill Lane	Whittle-le-Woods	14/00458/FUL	1	1
3029	30 Langdale Grove	Whittle-le-Woods	14/00384/FUL 16/01168/FUL	1	1
3038	Hardacre Barn, Hardacre Lane	Whittle-le-Woods	14/00527/FUL	1	1
3099	Two Corners Residential Care Home, 179 Preston Road	Whittle-le-Woods	15/00601/FUL	1	1
3134	Rambler Cottage, 86 Preston Road	Whittle-le-Woods	15/00359/FUL	3	1
3205	Brookfield, Kem Mill Lane	Whittle-le-Woods	16/01082/FUL	2	2
3208	Greenways, Parkside Drive South	Whittle-le-Woods	16/00800/OUT	1	1
3220	Duke of York Hotel, 144 Chorley Old Road	Whittle-le-Woods	16/00726/FUL	4	4
2202	Drinkwater Farm, Pike Lowe	Withnell/Brinscall	06/00167/FUL	3	2
3204	Land to the rear of 56 School Lane/Withnell Fold Old Road	Withnell/Brinscall	16/00714/OUT	4	4
3217	Brinscall Plumbing and Building Supplies, 17 Hartington Road	Withnell/Brinscall	16/00258/OUT	7	7
TOTAL				359	329