



**Dover District**

**Housing Supply Technical Paper  
2019**

December 2019

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# Executive Summary

# one Executive Summary

## 1 Executive Summary

- The National Planning Policy Framework (NPPF) was updated in 2018 and early 2019. The update places an onus on Local Planning Authorities (LPAs) to demonstrate the deliverability of major sites of 10+ dwellings with outline planning consent, permission in principle and identified on a brownfield register for their inclusion within a 5 year housing supply calculation.
- At 1 April 2019 Dover District Council (the Council) has a Local Housing Need of 629 dwellings per annum, which means a requirement of 3,145 dwellings over the five year period (2019-2024).
- The Council at 1 April 2019 can demonstrate 5.30 years worth of housing supply measured against the governments housing land supply calculation.
- During the monitoring year 2018/19 there were 446 dwellings (net) completed.
- Dover District Council has a housing delivery test result of 92% for the reporting years, 2016-17, 2017-18, 2018-19, and this position results in a requirement to place a 5% buffer on the 5 year housing supply calculation, and for the Council to produce a Housing Delivery Action Plan (HDAP).
- Actions for the Council's future housing supply calculations include: revised engagement processes with site promoters and developers to address the new NPPF requirements for evidencing deliverability; developing evidence based phasing and delivery rates for the District; and, consideration of the emerging policies within the new Dover District Local Plan and their impact on housing supply.

## two Introduction

### 2 Introduction

**2.1** The NPPF (paragraph 73) states that LPAs should identify and update annually a supply of specific deliverable sites sufficient to provide a minimum of five years' worth of housing against their housing requirement set out in adopted strategic policies, or against their local housing need where strategic policies are more than five years old.

**2.2** The five-year housing land supply calculation is a comparison between the anticipated supply of new homes against the number of new homes that are required to be built within the district, in the next five years.

**2.3** A formal assessment is conducted on five-year housing land supply annually, with a year start date of April 1st to March 31st. This report sets out the housing supply position in Dover District at 1st April 2019. It will inform the Council's Authority Monitoring Report (AMR) and will help guide the determination of planning applications where housing supply is identified as an issue.

**2.4** The relevant five-year period is April 2019 to March 2024.

## three Housing Requirement

### 3 Housing Requirement

**3.1** Paragraph 60 of the NPPF states that in order to determine the minimum number of homes needed, strategic policies should be informed by a local housing need assessment, conducted using the standard method in national planning guidance – unless exceptional circumstances justify an alternative approach which also reflects current and future demographic trends and market signals. As Dover District Council's Core Strategy is more than five years old, the Council's should now rely on the Government's standard method for assessing local housing need as the starting point for the five year housing supply calculation.

**3.2** The Ministry of Housing, Communities and Local Government (MHCLG) have made it clear that at present, the baseline of 2014-based Household Projections should be used for calculating local housing need. The Government state that the 2014 rather than the 2016 projections will help meet their aspiration of delivering 300,000 homes per annum.

**3.3** A worked example of how this calculation currently applies to the District is provided at Appendix 1. This shows that using household growth projections of 2014 and most recent affordability ratio of 9.19 (2018) released 28th March 2019, **the current Local Housing Need figure for Dover District is 629 dwellings per annum (dpa), which equates to 3,145 dwellings over the five year period (2019-2024).**

## four Methodology

### 4 Methodology

**4.1** National Planning Guidance requires the Council's annual assessment of a five year housing land supply to be carried out robustly and based on up-to-date and sound evidence. This section sets out the methodology applied to the calculation of Dover District's five-year housing supply.

#### Past under-delivery

**4.2** As identified in Chapter 3, the Council is currently required to use the standard method for assessing local housing need, as the starting point for the five year housing supply calculation.

**4.3** How past under-delivery is accounted for when applying the standard local housing need figure is detailed within the Planning Practice Guidance<sup>(1)</sup>. This states that *"Where the standard method for assessing local housing need is used as the starting point in forming the planned requirement for housing, Step 2 of the standard method factors in past under-delivery as part of the affordability ratio, so there is no requirement to specifically address under-delivery separately when establishing the minimum annual local housing need figure."*

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#### Appropriate buffer

**4.4** Paragraph 73 of the NPPF indicates that the supply of specific deliverable sites should in addition include a buffer (moved forward from later in the plan period), ranging from 5%-20% depending on circumstances.

**4.5** Footnote 39 of the NPPF indicates that the application of the 5% buffer will come into effect as of November 2018, should a LPA achieve HDT result of 85% or more.

**4.6** The HDT is an annual measurement of housing delivery in the area of relevant plan-making authorities. The HDT is a percentage measurement of the number of net homes delivered against the number of homes required over a rolling three year period. Detailed guidance of how the test is applied is set out within the [Housing Delivery Test Measurement Rule Book](#).

**4.7** Of key relevance to Dover, are the transitional arrangements for a district with a housing requirement of more than five years old. Paragraph 21 of the rulebook states that the minimum annual Local Housing Need figure is replaced by household projections in all aspects of the HDT measurement for the transition years 2015-16, 2016-17 and 2017-18. After the transition years the annual local housing need figure is then applied.

## four Methodology

**4.8** The consequence of this for Dover District is, that the housing requirement figure for the HDT will be derived from 2012 household projections for years 2016/17, the 2014 household projections for years 2017/18 and the local housing need figure for 2018/19.

**4.9** Specifically, the HDT calculation is the total net homes delivered over three year period divided by total number of homes required over three year period, presented as a percentage.

**4.10** The number of household completions, <sup>(2)</sup>over the last three year period, applied against homes required under the transitional arrangements as described above, are as follows:

Table 4.1

HDT	2016/17	2017/18	2018/19	Total
Total Completions	465	440	446	<b>1,351</b>
Housing Requirement	392	481	598	<b>1,471</b>
Percentage	119%	91%	75%	<b>92%</b>

**4.11** To note, the application of the Local Housing Need figure to 2017/18 creates a significantly stepped increase in requirement compared to the earlier years of the HDT. Subsequently, the Council has a HDT result of 92% and accordingly, a 5 % buffer can be applied to the five year housing supply calculation. **This equates to a requirement of 3,302 dwellings (3,145x1.05) over the five year period (2019-2024).** In addition, a test result of 92% also requires the Council to produce a HDAP within 6 months of the results being published by the MHCLG.

2 As reported as part of the Housing Flow Reconciliation and adjusted in line with the rulebook - <https://www.gov.uk/government/collections/net-supply-of-housing>



# five Components of the Housing Supply

## 5 Components of the Housing Supply

**5.1** The Council's housing supply figure is comprised of the following factors: extant planning permissions, extant site allocations set out in the Core Strategy (2010) and Land Allocations Local Plan (2015) and the Council's small sites windfall allowance.

**5.2** Extant permissions are sites with planning permission for residential development that are either not started or under construction at 31st March of the survey year. Allocations are those sites identified in the Local Plan that are clearly evidence to come forward for development. Windfall sites are sites not specifically identified in the development plan that are expected to come forward based on historically completion rates.

### Deliverability

**5.3** What constitutes a “deliverable site” is defined within the Glossary of the NPPF and Planning Practice Guidance. The definition now places an onus on LPAs to demonstrate the deliverability of major sites (10+ dwellings) with outline planning consent, permission in principle or identified on a Brownfield Land Register. Minor sites (<10 dwellings) and major sites with detailed consent or prior notification are to be considered deliverable unless there is clear evidence that they will not be delivered within five years. The definition reads as:

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

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

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

**5.4** National Planning guidance provides more detail on how deliverability can be evidenced and includes:

- *current planning status – for example, on larger scale sites with outline or hybrid permission how much progress has been made towards approving reserved matters, or whether these link to a planning performance agreement*

## five Components of the Housing Supply

*that sets out the timescale for approval of reserved matters applications and discharge of conditions;*

- *firm progress being made towards the submission of an application – for example, a written agreement between the local planning authority and the site developer(s) which confirms the developers' delivery intentions and anticipated start and build-out rates;*
- *firm progress with site assessment work; or*
- *clear relevant information about site viability, ownership constraints or infrastructure provision, such as successful participation in bids for large-scale infrastructure funding or other similar projects.*

### Common considerations and assumptions

**5.5** To ensure all information regarding the deliverability of sites included within the housing supply is as accurate as possible; all sites with an extant planning permission are subject to annual site survey by the Council's Planning Monitoring Officer.

**5.6** Regular contact is maintained with representatives of all major sites with extant planning permission and that have been allocated within the development plan. As a minimum, the Council seek comments regarding the anticipated phasing from these representatives at least once every 12 months.

**5.7** Engagement with site representatives is in the form of invitation to respond to either a paper or electronic questionnaire. The questionnaire is designed to identify a sites progress towards being built out, with detail requested on anticipated stages of planning consent, development lead-in time and build out rates. Responses are captured and dated in either paper or electronic format.

**5.8** The phasing of all sites will be dependent upon factors including where that site is in the planning process, date of any planning approval, the number and status of any pre-commencement conditions, remediation/contamination, upfront infrastructure, and other significant external factors. An officer assessment and conclusion is made on all phasing information provided to the Council.

**5.9** In drawing the officer conclusion, consideration is given to the planning status of the site, evidence of deliverability obtained and assumed benchmarks for lead-in times and build rates. In some circumstances, the phasing of very large for sites extend beyond the five year trajectory and remaining development plan period. To ensure transparency, officer conclusions has been provided within the site information contained in the appendices.

## five Components of the Housing Supply

### Non-major sites with planning permission

**5.10** In accordance with the revised NPPF definition of deliverability, non-major sites (sites of less than 10 dwellings) that have detailed consent, outline planning permission or prior notification are considered deliverable during the period their permission remains extant, unless there is clear evidence that the site will not be implemented or begin to deliver within the five year period.

**5.11** There is no reason to apply any lapse rate to the deliverability of these sites as the presumption in the definition of deliverable in the NPPF is that these sites will be delivered unless there is clear evidence to the contrary. These sites will therefore be phased for completion within the five year period.

**5.12** When phasing non-major sites, the Council will apply the following assumptions:

- Sites that are under construction will be phased from Year 1.
- Sites that are not started will be phased from Year 2 and will take into account of whether demolition has occurred, the decision date and whether conditions have been discharged.
- Prior approvals on non-major sites will be phased in the same way as sites with detailed planning consents.
- Where applications are due to expire in the monitoring period these will be phased from Year 1 (i.e before they expire), unless there is clear evidence that the development is not deliverable, in which case it will not be phased on the HIA.
- Unless losses have been accounted for in previous HIAs, the net housing figure will be phased.

**5.13** In total, there are **480 dwellings** on non-major sites considered deliverable and therefore included within the five year housing supply calculation. The detail of all sites included within this component of the supply and phased trajectory for each is set out within Appendix 2.

### Major sites with detailed planning consent

**5.14** Major sites with full planning permission will be considered to be deliverable in accordance with the NPPF unless there is clear evidence that homes will not be delivered within five years. These sites will be phased as starting within the five year period, informed by site promoter evidence and known lead-in and delivery rates assumptions.

**5.15** In total, there are **1,131 dwellings** on major sites with detailed planning consent and prior notification which are considered deliverable within the five year period, and therefore included within the five year housing supply calculation. The detail of all sites included within this component of the supply, phased trajectory and commentary regarding deliverability for each are set out within Appendix 3.

## five Components of the Housing Supply

### Major sites with outline planning permission

**5.16** Major sites with outline planning permission will only be considered to be deliverable in accordance with the NPPF if there is clear evidence that the housing completions will begin on site within five years.

**5.17** A very cautious approach has been taken when including major sites with outline planning permission within the five year housing land supply. And only those sites where there is detailed planning consent activity or a developer attached are included. This may include, the submission of a reserved matters application, and/or detailed evidenced on lead-in times and delivery rates.

**5.18** In total, there are **1,430 dwellings** on major sites with outline planning permission considered deliverable within the five year period and therefore included within the five year housing land supply calculation. The detail of all sites included within this component of the supply and phased trajectory for each are set out within Appendix 4.

### Allocations

**5.19** Extant site allocations set out in the Core Strategy (2010) and Land Allocations Local Plan (2015) will only be considered to be deliverable in accordance with the NPPF if there is clear evidence that the housing completions will begin on site within five years.

**5.20** As with major sites with outline planning permission, a very cautious approach has been taken with respect to including allocations within the five year housing supply. Only those sites where there is current planning activity including detailed evidence of developer lead-in times and delivery rates are included.

**5.21** In total, there are **323 dwellings** on allocated sites considered deliverable within the five year period and therefore included within the five year housing supply calculation. The detail of all sites included within this component of the supply and phased trajectory for each are set out within Appendix 5.

### Windfalls

**5.22** The NPPF defines windfalls as sites not specifically identified in the development plan. The Council therefore considers all sites not allocated for housing in the Adopted Development Plans (2010 Core Strategy, 2015 Land Allocations Local Plan and saved policies from the 2002 Dover District Local Plan) to be windfall.

**5.23** Paragraph 70 of the NPPF states that local planning authorities can make an allowance for windfall development in their five year supply if there is compelling evidence that they will 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.

## five Components of the Housing Supply

**5.24** A continuing review is taken of the average number of windfall dwellings completed per annum since the adoption of the Core Strategy in 2010. Windfall sites have been identified using the revised NPPF definition that includes all sites not identified through a development plan, rather than those just on previously developed land. This approach identifies an overall historic average windfall delivery rate of **166 dwellings per annum**. A summary of windfall completions is set out below in Table 5.1 whilst a full breakdown of sites contributing to this is set out in Appendix 6.

Table 5.1

Year	Windfalls on sites of more than 5 units	Windfalls on sites of less than 5 units	Total Windfalls
2018/2019	50	62	112
2017/2018	58	99	157
2016/2017	89	60	149
2015/2016	116	87	203
2014/2015	94	83	177
2013/2014	112	27	139
2012/2013	99	66	165
2011/2012	179	61	240
2010/2011	74	74	148
<b>Average</b>	<b>97</b>	<b>69</b>	<b>166</b>

**5.25** As required by paragraph 70 of the NPPF, in applying a windfall allowance within the five year housing supply, this needs to consider future trends as well as historic windfall delivery rates. The most significant impact is likely to be the adoption of the new Local Plan, however the likely implications arising from this on the windfall allowance cannot be known until a draft of this plan is published.

**5.26** In view of this, and in taking an extremely cautious approach, the Council will only be applying a windfall allowance in the five year housing supply from sites of less than five dwellings. This takes into account the HELAA methodology of site selection for the new local plan in that only sites above this size are to be considered as potential new allocations. Historically sites of less than five dwellings have contributed significantly to new housing in the District and we anticipate that they will continue to do so.

## five Components of the Housing Supply

**5.27** The windfall contribution from small sites of less than five new dwellings to the overall supply of housing is **69 dwellings per annum** - based on the annual average of past trends from this source since adoption of the Core Strategy in 2010.

**5.28** The contribution from small windfall sites is considered appropriate for the last two years of the five years housing supply (from 2022/23 to 2023/24). This is to avoid any double counting because windfall sites contributing in the first three years are likely to have already received planning permission, and are counted within the extant permissions.

**5.29** Therefore, in applying two years' worth of 69 dwellings per annum, **a total windfall allowance of 138 units** is considered justified as deliverable within the five year period and therefore included within the five year housing supply calculation.

**5.30** Notwithstanding the above, it is recognised that windfall sites of five dwellings or more will continue to make a significant contribution to the Council's Housing Supply up to the adoption of a new Local Plan. Not taking this source of supply into account as part of the 5 year calculation may be viewed as overly pessimistic. However, it is considered that by taking such an approach, a significant buffer is built into the calculation, making it as robust as possible.

**5.31** To note, the Council's windfall aspect of the housing supply is being fully reassessed and will form part of housing supply evidence base accompanying the new Local Plan.

# six Five Year Housing Supply Assessment

## 6 Five Year Housing Supply Assessment

**6.1** Table 6.1 provides an overview of the Council's deliverable 5 year housing supply using the components described within section 5.

Table 6.1

<b>Housing Requirement</b>	A. Housing target for 5 year period (629 dpa x 5)	3,145
	B. Plus the required buffer of 5% requirement (3,145 x 0.05)	157
	<b>C. Total Housing Requirement</b> (A + B)	<b>3,302</b>
<b>Supply</b>	D. Non-Major Applications	480
	E. Major Applications with detailed consent	1,131
	F. Major Applications with Outline Permission	1,430
	G. Allocated sites	323
	H. Windfall Allowance	138
	<b>I. Total Housing Supply</b> (D + E + F + G + H)	<b>3,502</b>
<b>Total</b>	J. Housing Supply Surplus (I - C)	200
	<b>K. Total Five Year Supply</b>  Total Housing Supply (3,182) / Requirement (3,302) X 5	<b>5.30</b>

## six Five Year Housing Supply Assessment

**6.2** At 1st April 2019, there is **5.30 years of housing supply** which equates to a surplus of 200 dwellings once an additional 5% buffer has been taken into account. Accordingly, it is considered that the above assessment demonstrates that the Council can demonstrate a five year housing supply for the purpose of paragraph 11 of the revised NPPF.



## seven Future Actions

### 7 Future Actions

**7.1** To help support the Council in producing subsequent 5 year supply calculations, it is appropriate at this stage to outline future actions.

#### **Housing delivery action plan**

**7.2** The action plan will be published as a separate document to this paper, and will focus on the Council strategies for increasing the number of completed new dwellings.

#### **Revised site promoter questionnaire**

**7.3** Revisions will be made to the survey questionnaires given out to site promoters to provide clear direction on what the Council considers appropriate evidence on site deliverability to be.

#### **Locally evidence phasing methodology**

**7.4** Further development of evidenced lead-in times and build out rates from averaged completed dwellings within the District since the adoption of the Councils Core Strategy.

#### **Emerging policies within the new Local Plan**

**7.5** As the Council progresses development of the new Local Plan, future 5 year housing supply calculations will need to be considerate of emerging policies within the Plan.

# Local Housing Need Calculation

# one Local Housing Need Calculation

## Appendix 1 Local Housing Need Calculation

### Step 1 - Setting the baseline

Set the baseline using national [household growth projections](#), the area of the local authority. Taking the most recent projections, calculate the projected average annual household growth over a 10 year period (this should be 10 consecutive years, with the current year being the first year).

The 2014 household growth projections were published July 12<sup>th</sup> 2016.

For Dover the relevant data is on the tab labelled 406 at row 327. This shows that the projection for 2029 is 56,555 households, which when taken against the projection for 2019 of 51,803 households, equates to 4,752 households over the 10 year period, creating the average need of **475 PA**

### Step 2 – Use ONS Local Affordability Ratios data (Dover's median affordability ratio)

Then adjust the average annual projected household growth figure (as calculated in step 1) based on the affordability of the area.

The most recent [median workplace based affordability ratios](#) published by the Office for National Statistics at a local authority level, should be used.

For Dover the relevant data is on Table 5c row 265 which shows the latest published figure (2018) is **9.19**

### Step 3 – Apply the adjustment formula to get the adjustment factor

Taken from the guidance

Picture 1.1

$$\text{Adjustment factor} = \left( \frac{\text{Local affordability ratio} - 4}{4} \right) \times 0.25$$

So for Dover the calculation is:

1. 9.19 – 4 = 5.19
2. 5.19 / 4 = 1.2975
3. 1.2975 x 0.25 = **0.3244**

### Step 4 – Use the above to calculate the Local Housing Need

Again taken from the guidance

# one Local Housing Need Calculation

Picture 1.2

Local housing need = (1+adjustment factor) x projected household growth

4.  $1.3244 \times 475 = 629$

## Step 5 – Capping the level?

A cap may then be applied which limits the increase in the minimum annual housing need figure an individual local authority can face. How this is calculated depends on the current status of relevant strategic policies for housing.

Where these policies were adopted within the last 5 years (at the point of making the calculation), the local housing need figure is capped at 40% above the average annual housing requirement figure set out in the existing policies.

This also applies where the relevant strategic policies have been reviewed by the authority within the 5 year period and found to not require updating.

Where the relevant strategic policies for housing were adopted more than 5 years ago (at the point of making the calculation), the local housing need figure is capped at 40% above whichever is the higher of:

- a. the projected household growth for the area over the 10 year period identified in step 1; or
- b. the average annual housing requirement figure set out in the most recently adopted strategic policies (if a figure exists).

For Dover, our 2010 adopted Core Strategy figure of 505 would be the appropriate figure to use. As 40% equates to 707 dpa no capping of the figure is required.

# Phasing of Non-Major sites

# two Phasing of Non-Major sites

## two Phasing of Non-Major sites

APPLICATION number	Site Address/Allocation	No of Units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Comment
13/00747	Land rear of 100 Folkestone Road, Dover	1	1					1	
13/00502	Plot adjacent to Summerhome, 104 Wellington Parade, Kingsdown, Deal, CT14 8AT	1	1					1	
14/00193	Land rear of 77 London Road and adjacent to 1 Matthews Place, Dover	1	1					1	
14/00276	Woods Bay & Mops Bay Studios, The Esce, Kingsdown	0		1				1	0 Not phased. Net gain of 0.
15/00110	Rockwell Lower Road, Staple	0		1				1	0 Not phased. Net gain of 0.
15/00146	San Pla, Victoria Road, Kingsdown, CT14 8DY	2						2	0 Not phased. Permission expired.
15/00176	Site at 90 Cliff Road, Deal, CT14 6GG	2	2					2	
15/00326	Site adjoining 3 Valley View, Wigmore Lane, Eythorne, CT15 4AU	1	1					1	
14/01058	Land Rear of No 7, Church Lane, Deal, CT14 9DD	2	1					1	
15/00442	60 London Road, Dover, CT17 0SP	2	2					2	
14/00818	28 The Strand & Channel View, York Road, Walmer, CT14 7ED	1	1					1	
15/00763	Site at Lindley, Station Road, St. Margaret's-at-Cliffe, Dover, CT15 6ER	1	1					1	0 Not phased application expired
15/00694	Site adjacent to 3 Herschell Road East, Walmer, CT14 7SQ	1	1					1	
15/00871	Old Tractor Shed, Langdon Avenue, Ash, CT3 2BP	1	1					1	
15/00113	9 Clarence Road, Capel le Ferne	1	1					1	
15/00460	Woodville, The Street, Preston, CT3 1EB	1	1					1	0 Not Phased application expired
15/00899	Orchard Lea, The Street, Staple	4	3					4	
15/00336	Denne Court Farm, Hemmell, Woodnesborough, CT13 0EG	3						3	0 Application not phased as permission expired
15/00996	Robesland Bungalow, White Cliffs Caravan Park, New Dover Road, Kingsdown, CT14 8EU	0						0	0 Net figure 0. Not phased.
15/00449	Site at East Side Farm, The Street, East Langdon, CT15 5JF	1	1					1	
15/00910	Site adjacent to Church Hill, Stanley Road, Deal, CT14 7BT	1	1					1	1 This pp expires Jan 2019 but is replaced by 19/00112.
15/01060	Box Tree Cottage, Hargman's Lane, Ringwood, CT14 8HW	1	1					1	
15/00638	Land at Upton House, 4 Mill Lane, Shepherdswell	3	1					1	
15/00701	Anchorage & Collingwood Cottage, Collingwood Road, St. Margaret's-at-Cliffe, CT15 6EZ	1	1					1	
15/01228	8 Harold Street, Dover, CT16 1SF	-1	-1					-1	
15/00986	Coach House, High Street, Wingham, CT3 1AB	1	1					1	
15/00198	Land to the rear of 20, Archers Court Road, Whitfield, CT16 9HP	1	1					1	
14/00059	Former Carpark Site, Adjacent to The Manor House, Upper Street, Kingsdown, CT14 8EU	4	4					4	Net gain 0. Not phased 0 Application has expired remove from meet audit
15/01239	The Old Farmhouse, Hammill Road, Woodnesborough, CT13 0EQ	0						0	
16/00042	Former Bakery Site and land to rear of Hillside, High Street, Eastry, CT13 0HE	1	1					1	
16/00007	Land and outbuildings (east of and including 4 & 5, The Drove way, St. Andrew's Lane, CT15 6NH	4	4					4	
16/00052	4 Priority Street Dover, CT17 9AA	1	1					1	
15/00123	Land at 191 and Forge Bungalow, London Road, Temple Ewell	9	7	3				10	DDC site survey showed units to be nearly complete. Officer conclusion all units to be delivered in the first and second year of the supply
16/00135	Willow Tree Cottage, The Old Fairground, High Street, Wingham, CT3 1BU	2						2	0 Not phased application expired
16/00361	Land Adjoining 458 Dover Road, Walmer, CT14 7PQ	1	1					1	
16/00055	The Wilderness and The Former All Saints Church, Church Lane, West Stourmouth, CT3 1HS	2	1	2				4	
16/00189	Poultton Farm, Poultton, Hougham, CT15 7DP	4	2					4	
16/00226	Charles Lister Court, Lister Close, Dover, CT17 0TP	-1	-1					-1	
15/01221	Land adjacent to Sessions House, Staple Road, Wingham, CT3 1LX	4	4		3			4	
17/00120	Ambulance Depot, Winchelsea Road, Dover, CT17 9TT	9	4	5				9	

## two Phasing of Non-Major sites

APPLICATION number	Site Address/Location	No of Units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Comment
16/00834	Land adjacent to Mundells, Cherry Lane, Great Mongeham, CT15 4LL (DHG)	1	1					1	
15/00936	Land at The Outriggers, Chapel Lane, Ashley, Sutton, CT15 5HZ	1	1					1	
15/01073	1 Malvern Road, Dover	7	4	3				7	New application 16.00468 has been granted planning permission
16/00507	Site at The Old Court House, Pipers Hill, Nonington, Dover, CT15 4LL	1	1					1	
16/00592	30 Castle Street, Dover, CT16 1PJ	2	2					2	
16/00736	Priority Street, Dover, CT17 9JW	2	2					2	
16/00740	Green Lane, Dover, Dover, CT17 8BP	1	1					1	
16/01154	Tractor Shed at High Barn, Upper Golestone Farm, Upper Golestone, Ash, CT3 2DN	1	1					1	
16/00048	Site at Summerfield Farm, Barnsole Road, Barnsole, Staple, CT3 1LD	1	1					1	
16/01080	Agricultural Buildings, Sun Valley Farm, London Road, Temple Ewell, CT16 3DJ	2	2					2	
15/01182	Site rear of 162 Folkstone Road, Vale View Road, Dover, CT17 9NP	3	3					3	C2 accommodation, net gain divided by 1.8 ratio.
16/01224	Barns at Highbles, Old Court Hill, Nonington, CT3 3HS	2	2					2	
15/01243	Land at North End, Channel View Road, Dover, CT17 8JT	1	1					1	
18/00044	Soburn, Feldeiland Lane, Worth, CT14 0BX	1	1					1	
16/00947	24 Westcourt Lane, Shepherdswell, CT15 7PT	2	2					2	
16/01159	45 High Street, Dover, CT16 1EB	1	1					1	
16/01271	24 Hayward Close, Deal, CT14 9PJ	1	1					1	
16/01384	Deaconard Farm, Deacon Lane, Preston, CT3 1HN	3	2					3	
16/00470	Land opposite The Row, Barnsole Road, Barnsole, Staple, CT3 1LE	4		4				4	
16/01266	Site Adjoining The Cottage, St Monica's Road, Kingsdown, CT14 8XZ	1	1					1	
16/01285	Southgate, 17 Granville Road, St Margaret's Bay, CT15 6DB	0						0	No net gain on application - not phased
18/00080	Crookshard Farm Barns, Crookshard Hill, Wingham	3		3				3	
16/01209	180 Clarendon Street, Dover, CT17 9RE	1	1					1	
17/00089	Potting Shed, Layham Garden Centre & Nursery, Lower Road, Staple, CT3 1LH	1	1					1	
17/00104	Barn at Summerfield Farm, Barnsole Road, Barnsole, Staple, CT3 1LD	2	2					2	
16/01427	Calf House, Solton Manor Farm, Solton Lane, East Langton, CT15 5JB	1	1					1	
17/00065	9 Blighs Street, Dover, CT16 1BD	1	1					1	
16/01206	Protea House, Waterloo Crescent, Dover, CT17 9BW	9	9					9	
17/00082	22-24 Castle Street, Dover, CT16 1PW	4	4					4	
17/00538	Outbuilding at Dambidge Oast Farm, Staple Road	2	2					2	
17/00157	Great Mongeham Farm, Cherry Lane, Great Mongeham	4	4					4	
17/00070	83 High Street, Dover	1	1					1	
17/00123	Belfrage Hotel 18-19, East Cliff, Dover	9	9					9	C2 - net gain on application has been divided by the ratio 1.8
17/00899	Ryder House, 115-116 London Road, Dover	5	5					5	
17/00942	Wolverton Court, Alkham Valley Road, Alkham, CT15 7DS	2	2					2	C2 - net gain on application has been divided by the ratio 1.8
17/00913	2a York Road, Walmer, Deal	1	1					1	
17/00900	Land adl to Alice Cottage, Cherry Lane, Great Mongeham	3	3					3	
17/01073	Marley Farm Nurseries, Marley Lane, Finglesham	1	1					1	
17/00284	Barn at Shattering Court Farm, Shattering, Wingham	1	1					1	
17/00163	2 New Street, Dover	1	1					1	
17/00488	2b New Street, Dover	2	2					2	
17/00358	Flats 3 & 4 10 Prince of Wales Terrace, Deal	-1	-1					-1	
17/00317	322 London Road, Dover	2	2					2	
17/01080	Land adjacent to 16 Granville Road, St Margaret's Bay	1	1					1	
16/01342	Land adjacent to the Hope Inn, Canterbury Road, Lydden, CT15 7ET	1	1					1	
17/00010	1 Luckett Cottages, The Street, Preston	1	1					1	



## two Phasing of Non-Major sites

APPLICATION number	Site Address/Location	No of Units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Comment
18/00610	1 Luckett Cottages, The Street, Preston	-1	-1					-1	This is a separate application from 17/00040
16/00442	Three Tuns, The Street, Staple	8	1	2	8			2	
17/00197	48-50 London Road, Dover	1	1	2				2	
17/00201	Land at junction of Winehouse Lane & Chapel Street, Capel-le-Ferne	4	1	3				4	
18/00563	Land between The Vineries and April Cottage, New Street, Ash	2	1					1	
17/00292	Land next to St Martin's Northbourne Road, Great Mongeham	1	1	1				1	
17/00297	Canon, Downs Road, East Studdal	1	1					1	
17/00297	Land adjoining Sunbowl, Stone Road, Eastly	3	1					1	
17/00297	Land at 11.15 Folkestone Road, Lydden	0						0	
17/01142	Land at 11.15 Folkestone Road, Lydden	8			8			8	
17/00756	34, 36 Castle Street & 1-2 Russell Street, Dover	4		4				4	
17/00815	56 Golf Road	1	1					1	
17/00838	Site adjacent to 128 Chapel Street, Capel-le-Ferne	1	1					1	
17/00916	Barn at Staple Farm, Durrock Road, Staple	3	3					3	
17/00984	Brick Coast Upper Goldstone Farm, Copp Street, Ash	1	1					1	
17/01254	Agricultural Building at Court Farm, Peabrook Lane, Preston	1	1					1	
17/00656	Site at Sunrise, Copp Street, Ash	1	1					1	
17/00657	Barn A, Gos's Hall, Gosshall Lane, Ash	2	2					2	
17/00420	227-228 London Road, Dover	1	1					1	
17/00481	Southlands Farm, Kneil Lane, Ash	3	3					3	
17/00272	3 Market Square, Dover, CT16 1LZ	8	8					8	
17/00628	Land adjacent to 13 High Street, Wingham	1	1					1	
17/00861	Site south of Marlborough Road, Deal, CT14 9UE	9	9					9	
17/00802	Agricultural Buildings at Newlands Farm, Stonelep Road, East Studdal	3	3					3	
17/00295	Land adjacent to Station Mews & NW of Staffey Road, Deal	1	1	2				2	
17/00295	Land at 11, The Street, Deal	2	2					2	
16/00021	Land 1/6 Coach House & 4-5 Thorne Road, Swarbrickwell	1	1					1	
16/00032	Deacon Landscapes Management, Wootton Lane, Wootton	8	2	4	2			8	
16/01242	G1 Mongeham House, Northbourne Road, G1 Mongeham	1	1					1	
17/01216	Land between 34 & 35 Canterbury Road, Lydden	1	1					1	
16/01219	Heathers, Elmstone, Preston, CT3 1HH	0	1					1	
17/00874	Barn at Guilford Farm, Singledge Lane, Coldred	3	3					3	
17/01121	Dublin Mill of War PH, Lower Road, River	8	5	3				8	
17/01531	Site at Draines Farm, Draines Road, Woodnesborough	0	1					1	
17/01406	Trees and land at the end of Park Lane, Park Lane, Preston	2	2					2	
17/01256	Geshrika, Victoria Road, Kingsdown, CT14 8DY	1	1					1	
17/01474	3 Channel Lea, Wallmer	1	1					1	
17/01328	Agricultural Building & access at Broadfields Farm, Lydden	3	3					3	
17/01465	15 Bench Street, Dover	1	1					1	
18/00034	28 Castle Street, Dover	4	4					4	
17/01304	15 Castle Street, Dover	1	1					1	
17/01369	1 High Street, Dover	1	1					1	
16/00530	53 St. Andrew's Church, Deal	1	1					1	
16/00564	Land to the rear of Inliffes, Glen Road, Kingsdown	1	1					1	This application is in addition to 17/00564. Equals 2 dwellings in garden of Inliffes
18/00675	Inliffes, Glen Road, Kingsdown	1	1					1	
17/01109	Land adj to The Homestead, Homestead Lane, East Studdal	4		4				4	
17/01504	Land adj to Pegasus, London Rd, Sholden	2	2					2	
18/01109	10 Chequer Lane, Ash	1	1					1	Object not phased
17/01137	36 & 38 The Drove Way, St Margarets Bay	0						0	
17/00994	11 Rectory Road, Deal	1	1					1	
17/00802	115 New Street, Ash	2	2					2	
18/00045	Agricultural Buildings, Lower Rowling Farm, Lower Rowling	3	3					3	Further PA has been gtd under 19.002.18.09.05.19 for conversion of this barn to a dwelling
17/01236	Newsole Farm Barn, Singledge Lane, Whitfield	2	2					2	

## two Phasing of Non-Major sites

APPLICATION number	Site Address/Location	No of Units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Comment
17/01240	Land adj to 100 Church Lane, Deal	1	1					1	
17/01192	Quincey, Sherwater Road, Preston	0		1				1	
17/01288	Land between 15 & 17 Froborough Close, Woodnesborough	2	2					2	
17/01279	Land adj to 49 New Street, Ash	2	2					2	
17/01188	Basement, 18 Castle Street, Dover	1	1					1	
17/01098	50 & 51 Biggin Street, Dover	7	7					7	
17/01234	The Black Barn, Great Knell Farm, Knell Lane, Ash	2		2				2	
17/01264	Eastwood Manor, High Street, Wingham	2		2				2	
17/01267	Land adjoining Priory Lane, The Green, Kingsdown	2		2				2	
15/02092	Gatlings, 19 Dover Road, Sandwich	8			8			8	
16/01029	Land adjoining 1 Catherine Cottages, Alkham Valley Road, Alkham	1		1				1	
16/01101	Land (beyond) to the west of Sraahfleet, Victoria Road, Kingsdown	1		1				1	
16/01336	130 Canterbury Road, Lydden	1		1				1	
16/01387	Land adjacent to 120 New Street, Ash	2	2					2	
16/01444	land adjacent to The Crawn, Westcourt Lane, Shepherdswell	2		2				2	
16/01467	Site at Statenborough Farm Cottage, Falderland Lane, Worth	1		1				1	
18/01052	Agricultural Storage Building, East Street Farm, East Street, Ash	3		3				3	
16/01490	Units 1 & 2 Former Cold Stores, East Street Farm, East Street, Ash	2		2				2	
17/00425	Land adjacent to 75 Trinity Place, Deal	1		1				1	
18/01379	84 Archers Court Road, Whitfield	1		1				1	C2 application gross gain divided by 1.8 = 2 (2.2), minus 1 unit
17/00623	38a Walmer Castle Road, Walmer	1		1				1	
17/00134	1 & 2, Alphege Road, Dover	2		2				2	2.C2 application gross gain and loss divided by 1.8
13/00118	Silverley, Egerton Road, Temple Ewell	1		1				1	
16/01412	Plough, Filling Station, Folkestone Road, Dover	9			9			9	
17/00448	Former Old Chapel Tea Shop, Sea Street, St Margarets	1		1				1	
18/00747	241 London Road, Dover	1		1				1	
18/00665	355 London Road, Deal	1		1				1	
18/00376	Faircreeks & Land rear of Alkham Valley Road, Alkham	1		1				1	
18/00122	Land rear of 16-20 Park Street & fronting West Street, Deal	1		1				1	
18/00717	87B Crabble Hill, Dover	-1		-1				-1	
18/00104	23 High Street, Deal	1		1				1	
18/00176	2 Soudes Road, Deal	1		1				1	
18/00665	25 Centre Walken, Sandwich	1		1				1	
18/00665	27 High Street, Dover	2		2				2	
18/00348	72 Church Street, Dover	1		1				1	
18/00410	Bowling Green Taverns, 184 Church Path, Deal	1		1				1	This application replaces 17.00825 on the survey
18/00142	Land adjoining 6 Ash Road, Aylesham	1		1				1	This application replaces 15.00220
17/01230	land rear of 17 Manor Road & adjoining 437 Folkestone Road, Dover	1		1				1	
18/00544	Land rear of 9 Hill Drive, Estanty	1		1				1	
18/00718	The Black Barn, Lower Street, Timanstone	1		1				1	
18/00877	Agricultural Buildings, Dambidge Farm, Staple Road, Wingham	4		2	2			4	
18/00837	Sandhills Farm, Sandhills, Ash	1		1				1	
18/00155	The Pigery (Land between Overhill and Berneo), Northbourne Road, East Studdal	1		1				1	
18/00485	59 Biggin Street, Dover	1		1				1	
18/00465	7 Cisle Street, Dover	3		3				3	
18/00450	209 Folkestone Road, Dover	3		3				3	
18/00572	Land rear of 49 Church Lane, Deal	1		1				1	This application is a renewal of application 15.00530
18/00851	147 New Dover Road, Capel-elleme	1		1				1	This application replaces 15.00220
18/00488	Land rear of 97 London Road, Deal	1		1				1	

## two Phasing of Non-Major sites

APPLICATION number	Site Address/Location	No of Units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Comment
18/00431	Dair House, 23 St Margarets Road, St Margarets Bay	1		1				1	This application replaces 16/01024
18/00350	50 Mongeham Road, Deal	0	1					1	
18/00440	23 Tempair Street, Dover	1		1				1	
18/00067	The Forge, 83 Church Hill, Shepherdswell	1		1				1	
18/00356	7 Market Square, Dover	1		1				1	
18/00593	Resthaven, Queens Road, Ash	2		2				2	This application replaces 17/01250
18/00139	Braddon House, 34 Helena Road, Capel le Ferne	-10			-10			-10	Loss of 19 beds - C2 Accommodation Loss on this application divided by ratio of 1.8 = 11 + 1 gain on application, overall loss of -10
18/00451	Bressay, St Vincent Road, St Margarets at Cliffe	1	1					1	
18/00382	Old Barn House, Townsend Farm Road, St Margarets at Cliffe	1	1					1	
17/00752	Swordford, The Avenue, Temple Ewell	1		1				1	C2 accommodation - addition of 2 beds, divided by ratio of 1.8 = 1 net gain on application
18/00797	Agricultural Buildings at Great Ware Farm, Ware Farm Road, Ash	3		3				3	
17/01446	Land to the rear of 159 and 611 Malson Dieu Road, Dover	2		2				2	
17/00931	Land at Cowgate Hill, Dover	6		6				6	
17/00704	Beacon Church and Christian Centre, London Road, Dover	9		9				9	
17/01536	43-45 & land adjoining, Randolph Road, Dover	5		5				5	C2 Accommodation - 12 existing units will be lost to create 30 C2 units. The ratio of 1.8 has been applied to the gain on application - 30/1.8 = 17 (rounded) - 12 = 5 net gain on the application.
18/00502	104-106 High Street, Deal	1	1					1	
18/00862	58 Mill Road, Deal	1	1					1	
18/00869	134 Crabble Hill, Dover	1	1					1	
18/00795	113 London Road, Deal	1	1					1	
18/00044	85 London Road, Dover	1	1					1	
18/00546	First & Second Floors, 96 High Street, Deal	1	1					1	
18/00545	127-129 High Street, Deal	2	2					2	
17/01462	123-125 Bangs Street, Deal	1	1					1	
17/01447	Land at Vicarage Lane, Timenstone	1	1					1	
18/00649	23 Chamberlain Road, Dover	1	1					1	
18/00668	The Flax, 114 Dover Road, Sandwich	1	1					1	
18/00463	Laybourne House, 88 Leysburne Road, Dover	1	1					1	
18/00492	Litwood Youth Centre, 92 Mill Road, Deal	3	3					3	
18/00606	Land adjacent to 180 London Road, Deal	1	1					1	
18/00648	104-106 West Street, Deal	1	1					1	
18/00317	Winchmole, 48 Salisbury Road, St Margarets Bay	1	1					1	Replaces 14/00940 on survey
18/01070	59 Glaston Road, Walmer	0						0	Not phased as no overall addition to the housing stock, however it is change from 1 to 2 bedroom accommodation
18/00786	Land to the south of Stable End, Jubilee Road, Worthing	1	1					1	
17/00483	Solleys Farm House, The Street, Worthing	1	1					1	
18/01040	Meadowside, Stoneheap Road, East Studdal	0						0	Not phased as no net gain it is change from 2 bedroom house to 4 bedroom house
18/00282	The White House, 3 St Margarets Road, St Margarets Bay	1	1					1	
18/01072	1 & 2 Criggle Burginlowe, Lodge Lane, Denon	0						0	Not phased as no net gain on application. Change in bedrooms from (one 1 bed bungalow and one 2 bed bungalow to two 3 bed bungalow
18/01098	28 Wichekeas Street, Dover	1	1					1	
18/01029	51 Church Lane, Deal	1	1					1	
18/00816	Site (to 89-91), Falesstone Road, Dover	1	1					1	
18/00751	Land between 5 & 6 Woodside Close, Kearsney	2	2					2	
18/01117	Derwent, Common Lane, River	1	1					1	
18/00591	1a Victoria Street, Dover	2	2					2	
18/00978	Land adjacent to 57 New Street, Ash	1	1					1	
18/01089	The Old Butchers, 31 High Street, Wingham	1	1					1	
18/01166	Agricultural Buildings at Millands Farm, Stourmouth Road, Preston	2	2					2	
18/01145	Minters Barn, Durlock Road, Ash	1	1					1	This replaces Prior Approval 17/00995
18/01308	Rookery Farm, Longmeate Road, Preston	3	3					3	This replaces Prior Approval 17/01059
18/01227	5 Allensby Avenue, Deal	1	1					1	
18/01197	26 Tempair Street, Dover	2	2					2	



# Phasing of Major sites with Full Planning Permission

# three Phasing of Major sites with Full Planning Permission

# three Phasing of Major sites with Full Planning Permission

APPLICATION number	Site Address/location	Number of units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units phased beyond 2023/24	Comment
17/01388	The Old Spring Offices, Chantion Green, Dover, CT16 1AP	39		39				39	0	No contact from site promoter/landowner to Housing Delivery Survey. DDC survey indicates that site cleared, building control activity. Officer conclusion units phased in year 3 to allow time for discharge of conditions and build out.
16/00180	Aylesham Village Expansion, (Phase 2B), Aylesham (Baratz Homes)	277	24					24	0	BDW Kent have stated that remaining units will be delivered 19/20. Officer conclusion phase units in first year of the supply
16/00385	Phase 1B2 & 1B3 Aylesham Village Expansion, Aylesham (Persimmon Homes)	162	66					66	0	Persimmon Homes have stated that remaining units on application are under construction. Officer conclusion all remaining units complete first year of supply based on strong past delivery trends.
15/00878	Phase 1 & Sub Phase JA, WUE (land south east of Archers Court Road, Whitfield) (Phillip, Kerns - Richmond Park)	90	1					1	0	Officer conclusion that remaining units on this site will be complete monitoring year 19/20, based on past delivery rates and building control records.
17/01525	Phase J, WUE, Whitfield	32	10	22				32	0	Detailed matters application, building control activity on site, previous phase nearing completion. Officer conclusion phasing as indicated, based on past delivery and officer information.
17/00856	Phase 'A' - Whitfield Urban Extension Whitfield	26			13	13		26	0	DDC are the applicants for this site. Housing Development Manager has stated 13 units in 21/22 & 13 units 22/23. Officer conclusion agree with proposed phasing. Phase 1A2 have started phasing 13 units in 19/20, 40 units in 20/21, 40 units in 21/22 & 40 units in 22/23. DDC survey showed site to be under construction, recent building control activity. Officer conclusion agree with proposed phasing.
16/00136	Land on the south side of Singlede Lane, Whitfield	133	13	40				133	0	Site owner has stated phasing of 15 units in 19/20, 20 units in 20/21, 20 units in 21/22, 20 units in 22/23, 20 units 23/24, 25 units 24/25, 25 units 25/26, 25 units 26/27, 25 units 27/28, 25 units 28/29, 25 units 29/30. Application 16.00046 has been granted on 05.02.19 to VOC of planning permission 01.01167. Officer conclusion agreed with proposed phasing, as indicated.
01/01167	Land north of River Stour & including part of Sandwich Ind Estate, Ramsgate Road	303	15	20	20	20	20	0	134	Home England have provided phasing for this phase of the development as 13 units in 19/20, 26 units in 20/21. Officer conclusion agreed phasing as indicated.
06/01465	Buckland Paper Mill, Crabble Hill, Dover	115	13	26				0	0	Site developer has stated phasing of 18 units in 19/20, 12 units in 20/21 & 17 units 21/22, planning conditions being discharged. Officer conclusion agreed proposed phasing.
18/00079	Site at Buckland Mill, Crabble Hill, Dover	44	18	12	14			44	0	Reserved matters application 16.00050 granted 12.06.18 to change the density in remaining parts of the site. Further full application for 8 new units granted on survey as separate entry. Officer conclusion that all of the remaining units will be complete in first year of the supply based on past delivery and building control records.
15/00256	Land at Salvoan, North and South of Grove Road, Preston, CT3 1EF (Preston Garage)	20	9					9	0	Site currently being actively marketed as a self-build. Phase 1 of this development sold and built out. Quinn Estates have stated that the 5 units under construction will be completed 19/20, the other plots will be completed over a two year period. Officer conclusion to allow + two years to proposed phasing to allow for the plots to be built as it is a self build development.
17/01431	Land SW at Hammill Brickworks, Hammill Road, Woodnesborough	18	5	5	5	3		18	0	DDC site survey shows work under construction on site, with building control records. An application for Non Material Amendments has been submitted and is pending decision. Officer conclusion phasing as indicated.
14/00361	Land off Station Road, Walmer, CT14 7RH	223	23	50	50	50	50	223	0	DDC site survey showed site cleared, planning conditions being discharged, application for Non Material Amendments has been granted, previous phases of this development are built out. Officer conclusion phasing as indicated.
16/01484	Former Farwick Site, Coombe Valley Road, Dover, CT17 0EP	16	8	8				16	0	DDC site survey showed development to be nearly completed, building control records show that there are some completion certificates in the monitoring year 2019/20. Officer conclusion units delivered in the first year of the supply.
16/00502	Land off Aik Lane	23	23					23	0	Developer has advised that work commenced on site in August 2015, previous DDC survey shows that site has been cleared and ready for start, with building control records for site. Officer conclusion phasing as indicated.
15/01184	Land rear of 114 Canterbury Road, Widdon, Dover	31	8	20	3			31	0	Malcolm Jarvis Homes stated phasing of 15 units in 19/20 & 10 units in 20/21. Officer conclusion that all of the remaining units delivered in first year of supply based on past delivery rates of this developer.
15/00525	Land south of New Dover Road, Copole-Ferne (Jarvis Homes)	40	25					25	0	574 application 17.01056 granted permission 27.02.18. Planning agent states that he believes owner might be considering options for development of the site. Officer conclusion to be conservative over phasing, as indicated.
11/00928	Southern Water Pumping Station, S1 Richards Road, Deal	14	14		14			14	0	DDC site survey shows building works to be well underway on site. Officer conclusion all of the units delivered in first year of the supply.
17/00810	Anchor Works, West Street, Deal	12	12					12	0	DDC site survey showed building works to be underway. Planning agent stated that all of the remaining units will be delivered within next two years.
16/00017	Land at North Barrack Site (East Section) Trafalgar Drive	30	20	6				26	0	Officer conclusion agreed phasing as indicated.
17/00776	The Cube, St Radigunde Road, Dover	27	18	9				27	0	DDC site survey showed work under way on site and building control activity. Full planning application 19.00357 has been granted permission on 05.09.2019. Officer conclusion phasing as indicated.
17/00982	2-9 Cambridge Terrace, Dover	25	25					25	0	Site under construction with all units currently being marketed, planning agent stated phasing for site is 25 units in 19/20. Officer conclusion agreed proposed phasing.
17/00387	Part of Wingham Court, Hawarden Place, Canterbury Road, Wingham	8	8					8	0	C2 Accommodation set gain on application divided by the ratio 1.8, planning conditions discharged and building control activity. Planning agent states phasing of 7 units in 20/21 & 8 units in 21/22. DDC phase only 8 units due to the application of the 1.8 ratio, officer conclusion 8 units delivered in 19/20.
17/00892	Former Greyhound PH, Dorman Avenue South	17	7	10				17	0	Landowner states that he/she is currently considering options for the site. Officer conclusion phased conservatively to allow site to be built out.
14/00240	Eastry Hospital, Mill Lane, Eastry	100		30	40	30		100	0	Planning application 19.00572 submitted to vary conditions 2, 5, 15, 22, 30 & 31 from 14.00240, still pending consideration. Officer conclusion first units to be delivered within year three of the supply to allow time to determine application, based on officer information of the site.

# three Phasing of Major sites with Full Planning Permission

APPLICATION number	Site Address/Location	Number of units Permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units phased beyond 2023/24	Comment
16/03/426	Land to the rear of Hylen Drive and Roman Close, Church Lane, Shobden	70	36	34				70	0	Planning conditions are being discharged and Building Control records show that the initial notice has been accepted. Site phased in line with information provided from Resumption Homes in a completed Housing Delivery survey dated 05/06/2019, past delivery trends on adjacent site Reserved Matters 13.00945 and officer assessment.
16/03/161	Bideley Nursery, The Street, Worth	32	15					15	0	DDC site survey showed construction to be well underway on site. Full application 18.00663 is pending consideration to increase net number of units by 4. Developer stated phasing is remaining units to be delivered in first year of supply. Officer conclusion agreed with proposed phasing.
18/00390	Aylesham Sports Club, Burgess Road, Aylesham	18			17			17	0	Landowner has stated that they are looking to sell the site with planning permission for development. Officer conclusion phased within year three of supply to allow for sale and new developer to come on board.
18/00277	Former William Muge House & Snellgrove House, Leysburne Road, Herold Street and Godeyne Road, Dover	65	20	20	25			65	0	DDC site survey showed units to be under construction. Developer has stated phasing of all units in 2021. Officer conclusion staggered delivery/phasing as indicated based on the number of separate buildings on site.
17/03/515	Land between Homeleigh & Unnsdale, Northbourne Road, Great Mongeham	12			6	6		12	0	Landowner states that site is being sold with expectations that it will complete at the end of the year. Officer conclusion that units will start to be delivered in years three and four of the supply. Allowing time for the sale of the land and a new developer to come on board.
17/00826	Weighside House, Sandwich Road, Whitfield	14	13					13	0	DDC site survey shows that Weighside House has been demolished and there is Building Control activity for this site, developer states phasing of site as 14 units in 19/20. Officer conclusion agreed with proposed phasing.
	<b>ADD NEW LINE ABOVE THIS LINE IF REQUIRED</b>									
<b>TOTALS</b>			<b>400</b>	<b>226</b>	<b>263</b>	<b>162</b>	<b>80</b>			



# Phasing of Major sites with Outline Planning Permission

# four Phasing of Major sites with Outline Planning Permission

# four Phasing of Major sites with Outline Planning Permission

APPLICATION number	Site Address/Location	Number of units permitted	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2024	Comment
15/00260	Fernes Countryside Barracks, Dover Road, Gusham, CT16 1HL (Offices/Ms2)	64	10	20	34			64	0	Reserved Matters application 18.00861 granted planning permission 18.04.19. Homes England has started 10 units in March 21, 20 units in 20/21 & 14 units in 21/20. Officer conclusion 20 units in 20/21 & 34 units in 21/22
15/00332	Land adjacent to allotments, Folkestone Road, Dover, CT17 9JU	29		14	15			29	0	Reserved Matters application 18.01377 has been submitted and is currently pending a decision. Officer conclusion 14 units in 20/21, 15 units in 21/22 to allow time for detailed application.
15/00230	Land on the West side of Albert Road, Deal, CT14 9RB	142		15	42	42	43	142	0	Reserved Matters (18.00892) granted permission on the 17.04.2019. Work has started on site as per this hybrid application. Officer conclusion units start to be delivered in year two of the supply as per indicated phasing
16/01049	Land off Chequer Lane, Ash	90		20	50	30		20	0	Reserved Matters 19.00690 has been submitted and is pending consideration. Householder connected to the site has stated 20 units in 19/20, 50 units in 20/21 & 20 units in 21/22. Officer conclusion some year 10 housebuilders phasing to allow for reserved matters determination.
17/00114	Land at Gore Lane, Eastly	50		20	30			50	0	Promoter has stated 20 units in 20/21 and 30 units in 21/22 confirmed that there is a developer attached to the scheme. 573 application submitted 0 officer conclusion + one year to promoter's phasing to allow 573 determination
14/00058	Discovery Park, Ramsgate Road, Sandwich, CT13 9ND	500		20	100	100	100	320	180	Landowner has stated phasing of 107 units 20/21, 100 21/22, 100 22/23, 100 23/24 & 93 24/25. Kent County Council firmly supports the housing delivery at Discovery Park site and has been having active discussions with the applicant in relation to highways issues. SLEP Accountability Board has recognised the good progress made on this site in relation to the activities undertaken to resolve the Environment Agency's planning conditions. The applicant has stated that they are currently in discussions with the Environment Agency to resolve the conditions. Officers conclusion agreed phasing with applicant through 20 units in 20/21 to allow more time for detailed matters application and lead to times
18/00051	Bramley Hedge, Tower Street, Dover	10		5	5			10	0	Reserved Matters 19.00419 granted permission on 02.09.19, building control activity. Officer conclusion as per indicated phasing
16/01450	Land adjacent to Fernfield Lane, Hawkinge	19						0	19	Landowner has indicated phasing of 6 units 20/21, 6 21/22 & 7 22/23. no developer attached, no reserved matters. Officer conclusion remove from first five years
17/00487	Land Opposite 423-499 Dover Road, Walmer	85		30	45			85	0	Landowner stated phasing of 30 units 19/20, 45 20/21, 10 21/22 there is developer attached, no reserved matters submitted. Officer conclusion + one year for reserved matters + one year for site preparation.
16/01247	Land at White Post Farm, Sandwich Road, Ash	30						0	30	Landowner stated phasing of 30 units 19/20, 45 20/21, 10 21/22 there is developer attached, no reserved matters submitted. Officer conclusion + one year for reserved matters + one year for site preparation. Details were withheld due to confidentiality, no reserved matters submitted. Officer conclusion remove from first five years.
07/01081	Ableton Village Expansion, Ableton	1210		125	125	125	65	445	0	Council owned site. Development agreement in place. 2 housebuilders on site, BOW and Persimmon. Houses selling well. Phasing informed by activity on site, past delivery trends on the site, discussions with officers and information from developer.
10/01010	Whitfield Urban Extension, Whitfield, CT16 (Remainder of the O/L)	1250		35	75	75	75	265	675	Reserved Matters 18.01119 for further 51 units approved 09.05.19 Reserved Matters 19.00025 for further 51 units approved 08.08.19 Officer conclusion phasing as indicated
10/01011	Whitfield Urban Extension, (land to east of Sandwich road and north west of Napchester Road) Whitfield, Dover	100						0	0	Reserved Matters 18.01348 for 248 units granted permission 02.04.19. Officer conclusion as per indicated phasing based on past delivery. 675 of their knowledge of allocation.
<b>ADD NEW LINE ABOVE THIS LINE IF REQUIRED</b>										
			10	254	446	417	203			
<b>TOTALS</b>										

# Phasing of Allocations

# five Phasing of Allocations

# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2023/24	Comments
AY1	North of Aylesham	0						0	0	Allocation being taken forward. Outline app covering whole site. Council owned site. Development agreement. 2 housebuilders on site. Houses selling well. Phased under extant apps.
CP10	Connaught Barracks	436					86	86	350	Homes England site. Application for 64 units granted on this site and phased under extant apps. HA state that from the hybrid application 86 units under detailed consent phased 22/23, with outline element phased as 100 24/25, 100 26/27. Officer conclusion detailed consent element + one year for determination of application and outline element outside five years 2 outlines have been approved on this site for 1350 units in total. Officer conclusion balance of allocation outside of five years
CP11	Whitefield	4267						0	4267	
CP8	Dover Waterfront	266						0	266	No planning application submitted. Officer conclusion outside of five years
CP9	Mid Town	100						0	100	No planning application submitted. Officer conclusion outside of five years
LA3	Charlton Green Sorting Office	0						0		Allocation being taken forward. Planning permission granted. Site phased under extant apps.
LA4	Albany Place Car Park	15						0	15	No planning application submitted. Officer conclusion outside of five years
LA5	Manor View Nursery, Lower Road, Temple Ewell	11		5	6			11	0	Full Planning application 18.00888 granted permission 23.07.2019 for 14 dwellings. Agent confirms that they will be submitting a condition discharge application shortly and hope for work to commence on site before the end of the year. Officer conclusion phasing as indicated and agreed with agent.
LA6	Adjacent to the former Melbourne County Primary School	10						0	10	Problems with site access may delay the delivery of this site. In view of this the Council has phased this site later in the plan period to allow for these difficulties to be resolved.
LA7	Former TA Centre, London Road.	10						0	10	No information concerning the deliverability of this allocation. Therefore the Council has phased this later in the plan period to allow time for the site to come forward
LA8	Coombe Valley	392						0	220	No planning application submitted. Officer conclusion outside of five years No application submitted. Homes England have confirmed phasing 50 23/23, 50 23/24 and 50 24/25, no further details provided. Officer conclusion outside of the first five years.
LA9	Buckland Paper Mill	150						0	150	

# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2023/24	Comments
LA10	Factory Building, Lorne Road	8						0	0	Site not phased as building now in use as micro brewery.
LA10	Land off Dunedin Drive	8						0	8	No applications submitted, officer conclusion outside of the first five years
LA10	Land off Wycherley Crescent	10						0	10	No applications submitted, officer conclusion outside of the first five years
LA10	Westmount College, Folkstone Road	100						0	100	No applications submitted, officer conclusion outside of the first five years
LA10	Old Park, Old Park Hill (Elysium park)	0						0	0	Allocation built out. Not phased.
LA12	Land to the north west Sholden New Rd (Sholden new Fields)	0						0	0	Allocation built out. Not phased.
LA13	Land between Deal and Sholden (Timperly Place)	0						0	0	Allocation built out. Not phased.
LA14	51-77 Station Road, Walmer, Deal	0						0	0	Full permission granted for whole of allocation. Phased under extant applications.
LA15	Stalco Engineering, 126 Mongeham Road	36		10	25			35	0	Full Planning permission issued on the 19.09.19 (18.00764) Officer conclusion 0 site phased as indicated in agreement with agent
LA15	Former Deal County Primary School	0						0	0	Allocation built out. Not phased.
LA15	Land to the rear of 133-147 St Richard's Road	0			10	11		21	0	Allocation was for 40 units, full plans application submitted for 21 units to address mitigation issue, site promoter has stated phasing 10 20/21, 11 21/22. The application has been granted subject to completion of S106 agreement. Officer conclusion + one year to stated phasing for S106 sign off.
LA16	Land west of St. Barts Road and South of Woodnesborough Road (Abbey Homes)	120			20	50	50	120	0	Full planning application granted subject to completion of a S106 agreement. Housebuilders website states properties available from Spring 2020. Officer conclusion + one year to developers stated availability to address S106 completion.

# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased Beyond 2023/24	Comments
LA17	Land adj Sandwiche Technology School, Deal Road	60					30	30	30	Site promoter stated phasing 30 units 20/21, 30 units 21/22, no planning application submitted but developer attached to the site. Officer conclusion strong intent to develop 30 units in year five and 30 units in year six.
LA20	Land at Chequer Lane, Molland Lea, Ash	0						0	0	Permission granted for 90 units. Phased under extant apps.
LA21	Land between Cherry Garden Lane and 79 Sandwiche Road, Ash	95						0	0	Officers in discussion with owners to bring forward part of the site (50 units). The Council aware through discussions with agent that there might be some issues with bringing the whole site forward at present time. Therefore officer conclusion phase portion of the site but outside of the five year supply to allow the site to be delivered.
LA22	Land at Millfield, Ash	0						0	0	Permission granted for 10 units. Phased under extant apps.
LA23	Former Council Yard, Molland Lea	5					5	5	0	Site promoter stated that local scout group in conjunction with KCC are leading the project. Officer conclusion strong indication for development.
LA23	67-99 Sandwiche Road, Ash	0						0	0	Amendment to settlement confines. No phasing required.
LA23	Land at The Vineries & 111 and New Street, Ash	0						0	0	Planning permission granted for 2 units. Phased under extant apps. Detailed matters approved under 18/00563
LA23	Gullton Farm, Gullton	0						0	0	Amendment to settlement confines. No phasing required.
LA24	Land to the south of New Dover Road, between Capel Court Caravan Park and Helena Road, Capel (Jarvis Homes)	0						0	0	An application has been granted for 40 dwellings 15/00525. Site phased under extant apps.
LA25	Land to the north of the junction of Capel Street and Winehouse Lane, Capel le Ferne	0						0	0	Permission granted for 4 units. Phased under extant apps.
LA26	Land between 107 & 127 Capel Street, Capel	40						0	34	Outline application submitted, no developer attached. Officer conclusion phase outside of the first five years.



# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2023/24	Comments
LA27	Gore Field, Gore Lane, Eastry	0						0	0	0 Phased under Extant Applications
LA28	Eastry Court Farm, Eastry	0						0	0	0 Amendment to settlement confines. No phasing required.
LA29	Eastry Hospital, Eastry	0						0	0	0 Phased under Extant Applications
LA30	The Old Chalk Pit, Heronden Road, Eastry	20						0	0	No applications submitted, officer conclusion phase outside of the first five 20 years
LA30	Land to the west of Gore Lane	0						0	0	0 Permission granted for 3 units. Phased under extant apps.
LA32	Land off Mill Lane, Shepherdswell	0						0	10	No information about the status of this site. Therefore removed from the HIA for the moment.
LA32	Land at 4 Mill Lane	0						0	0	0 Permission granted for 3 units. Phased under extant apps.
LA33	Builders Yard, 67 High St, Wingham	0						0	0	An application has been granted for the whole of the allocation site and is fully built out
LA33	Land North of College Way	0						0	0	An application has been granted for the whole of the allocation site and is fully built out
LA33	Land to the south of Staple Rd and north of Goodstone Road	0						0	0	0 Amendment to settlement confines. Site not phased.
LA34	Land north of Langdon Primary school, East Langdon	0						0	0	0 Application granted for 10 dwellings. Site phased under extant apps.

# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2023/24	Comments
LA35	East Studdal Nursery, East Studdal	30						0	30	Outline application approved, site being marketed. Officer conclusion remove from first five years.
LA35	Homestead Lane	0						0	0	Amendment to settlement confines. Site phased under extant permission 17/01/09
LA36	Sweetbriar Lane, Evington	50						0	50	No application submitted, no developer attached. Officer conclusion remove from first five years.
LA36	Land adjacent to Homestead, Eythorne	25						0	25	No planning submitted, developer interested but not attached. Officer conclusion outside of the first five years.
LA36	Land adjacent to Homestead, Eythorne							0	0	
LA36	Land to east of Adelaide Rd, Eythorne	0						0	0	Amendment to settlement confines. Site not phased
LA36	Land adjacent to 2 Shepherdsweil Rd, Eythorne	0						0	0	Amendment to settlement confines. Site not phased
LA37	Land at Northbourne Road, Great Mongeham	0						0	0	Phased under Extant Applications
LA37	Great Mongeham Farm, Cherry Lane	0						0	0	Permission for 4 units. Phased under extant apps.
LA37	Mongeham Farm, Mongeham Rd	0						0	0	Amendment to settlement confines. Site not phased
LA37	Land between Alice Cottage and Walstead Great Mongeham	0						0	0	An outline application has been granted for 3 dwellings. Phased under extant apps.

# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2025/26	Comments
LA38	Land between the village hall and The Bothy, Upper Street, Kingsdown	0						0	0	0 Permission granted for 4 units. Phased under extant apps.
LA39	Land between Innisfree and Glen Lodge, Glen Rd, Kingsdown	0						0	0	Amendment to settlement confines. Site not phased
LA39	Land adjacent to Box Tree Cottage, Hangmans Lane, Ringwood	0						0	0	Permission granted for 1 unit. Phased under extant apps.
LA40	Land at Canterbury Road, Lydden (Pentland)	0						0	0	Permission granted for 31 units. Phased under extant apps.
LA41	Prima Windows, Essole Street, Nonington	35					15	15	20	Site being promoted by builder. No reserved matters submitted. Builder has stated phasing 16 units 20/21, 20 units 21/22 officer conclusion + two years on phasing for reserved matters and site preparation
LA42	Land at Lynton Mill Lane	0						0	0	Amendment to settlement confines. Site not phased
LA43	The Paddock, Townsend Farm, St Margarets at Cliffe	0						0	0	Allocation complete
LA44	Land at the Junction of Station Rd and Nelson Park Rd	0						0	0	Allocation complete
LA45	Land to the west of Orchard Lea, The Street	0						0	0	Permission granted for 4 units. Phased under extant apps.
LA46	Land between Stoneleigh and Nine Acres, The Street, Woodnesborough	0						0	0	Allocation complete
LA47	Land at Laslett's Yard and adjacent, Beacon Lane, Woodnesborough	0						0	0	Allocation complete

# five Phasing of Allocations

Policy/Site Reference	Site Address/Location	No of Units remaining on Allocation	Phasing 2019/20	Phasing 2020/21	Phasing 2021/22	Phasing 2022/23	Phasing 2023/24	Five Year Total	Units Phased beyond 2023/24	Comments
WDP01	Bisley Nursery Development ADD NEW LINE ABOVE THIS LINE IF REQUIRED	0						0	0	Application granted for full allocation. Phased under extant apps.
<b>TOTALS</b>		6299	0	15	61	61	186			

# Historic Windfalls

## Appendix 6 Historic Windfalls

Table 6.1

Year	Application No	Site Address/Location	Net Gain
18/19	15/00256	Land at Salvatori, North and South of Grove Road, Preston, CT3 1EF (Preston Grange)	17
18/19	16/00521	Land east of 1 & 2, Woodnesborough Lane, Eastry, CT13 0DX	12
18/19	17/00054	Site at King Lear PH, Old Folkestone Road, Aycliffe	8
18/19	17/00450	Railway Hotel, 85 Station Road, Walmer	7
18/19	16/00017	Land at North Barrack Site, (East Section) Trafalgar Drive	4
18/19	17/00489	Site at Kingdom Hall, North Military Road, Dover	4
18/19	18/00765	Church Farm, Church Lane, West Langdon	4
18/19	17/00903	1st, 2nd & 3rd floors, Riverside, 27 Castle Street, Dover	3
18/19	13/00798	97 & 97A High Street, Wingham	2
18/19	16/01115	Lenacre Court Farm, Lenacre Lane, Whitfield,	2
18/19	17/01360	28 Priory Hill	2
18/19	15/00292	Red Lion, Canterbury Road, Wingham	2
18/19	17/00548	Land adjacent to the White Horse, Church Hill, Eythorne	2
18/19	15/00821	Former Nursery and Builders Yard, The Forstal, Preston	2
18/19	16/01444	Land adjacent to The Caravan, Westcourt Lane, Shepherdswell	2
18/19	18/00199	Land on the north east side of Grove Road, Preston	2
18/19	18/00658	Caravan Plot 4, Rose Garden, Hay Hill	2
18/19	18/01350	North Court Cottage, West Stourmouth	1
18/19	17/00468	Site at 3 Malvern Meadow, Temple Ewell	1
18/19	16/00172	6 Park Avenue, Dover,	1
18/19	18/00596	9 St James Street, Dover	1

## six Historic Windfalls

18/19	17/01502	11 Maison Dieu Place	1
18/19	17/01498	Land to the rear of 48 Valley Road & Fronting Beresford Road, River	1
18/19	16/01034	Land adjacent to 36 Westside, East Langdon, CT15 5JG	1
18/19	18/00382	Old Barn House, Townsend Farm Road, St Margarets at Cliffe	1
18/19	16/01249	Red Lion PH, Kingsdown Road, St Margaret's-at-Cliffe	1
18/19	15/00490	Upper Freedown, Kingsdown Road, St Margaret's at Cliffe	1
18/19	17/00698	Limes Business Centre, 6 Broad Street, Deal	1
18/19	14/00852	22 Harold Road, Deal	1
18/19	17/01400	297 London Road, Deal	1
18/19	16/00282	Land adjacent to Wychway, The Rise, Kingsdown	1
18/19	17/00268	Forge House & land rear of Dover Road, Ringwould	1
18/19	18/00106	Hygeia, 106 Wellington Parade, Kingsdown	1
18/19	17/00383	Land at and adjoining Gillows, Hawksdown, Walmer	1
18/19	17/00648	32 Station Road, Walmer	1
18/19	11/00430	35 Ark Lane, Deal	1
18/19	13/00972	Part of, 86 Liverpool Road, Walmer, Deal	1
18/19	18/00950	313 Dover Road, Walmer, Deal	1
18/19	14/00556	Folly Cottage, 14 High Street, Wingham	1
18/19	16/00666	1 The Old Fairground, High Street, Wingham	1
18/19	16/01384	Deaconland Farm, Deacon Lane, Preston	1
18/19	17/01392	Preston Garage, The Street, Preston	1
18/19	16/00947	24 Westcourt Lane, Shepherdswell,	1
18/19	16/00212	Barn at Barton Farm, Westmarsh, Ash,	1
18/19	17/00731	The Diary, Drove Farm, Drainless Road, Eastry	1
18/19	14/00642	Hammill Brickworks, Hammill, Woodnesborough	1

## six Historic Windfalls

18/19	15/00323	Barn and Stables at Saunders House, Saunders Lane, Ash	1
18/19	17/00702	Land Fronting, 92A The Street, Ash	1
18/19	17/01418	30/32 The Street, Ash	1
18/19	16/00874	The Black Barn, Hoaden Court Farm, Overland Lane, Ash	1
18/19	17/01534	Land adjoining Fairways, Beacon Lane, Woodnesborough	1
18/19	18/01246	37 The Street, Ash	1
18/19	18/00041	31 Dorman Avenue North, Aylesham	1
18/19	16/01211	149 Capel Street, Capel-le-Ferne, CT18 7EY	0
18/19	15/00701	Anchorage & Collingwood Cottage, Collingwood Road, St. Margaret's-at-Cliffe, CT15 6EZ	0
18/19	15/00908	Cliffe Place, Station Road, St. Margaret's-at-Cliffe, CT15 6ES	0
18/19	16/00838	22, 24 & 24A, Mill Hill, Deal	0
18/19	16/01482	Largs, Mill Lane, Shepherdswell	0
	17/00277	Fairview House, 22 Park Avenue, Dover	0
	17/01382	64-65 High Street, Wingham	-1
<b>Total</b>			<b>112</b>
17/18	15/00256	Land at Salvatori, North and South of Grove Road, Preston, CT3 1EF (Preston Grange)	16
17/18	13/01099	149-156 Snargate Street, Dover	9
17/18	16/00867	91-95, Folkestone Road, Dover, CT17 9SD	9
17/18	10/01132	Former Car Sales site, St Martins Yard, East Side, Lorne Road, Dover	7
17/18	15/00120	Hope Inn, High Street, St Margaret's at Cliffe, CT15 6AT	6
17/18	16/01011	Rosehurst, 162 Church Path, Deal, CT14 9TU	6
17/18	16/01396	Queen Street Surgery & Access 13a Queen Street, Deal	5
17/18	05/01375	No 1 & land adjoining North Barrack Road, Walmer	4



## six Historic Windfalls

17/18	16/00041	Pilgrims Nook, Willow Woods Road, Sutton, CT15 5BH	4
17/18	15/00557	1 & 3 Lower Rowling Cottages, Rowling, Goodnestone, CT3 1PU	3
17/18	15/00947	Beulah House, 94 Crabble Hill, Dover, CT17 0SA	3
17/18	15/00639	Old School & Curfew House, Kingsdown Road, St. Margaret's-at-Cliffe, CT15 6AZ	3
17/18	16/00849	18 Salisbury Road, Dover, CT16 1EU	3
17/18	16/00594	180 London Road, Deal, CT14 9PT	3
17/18	17/00004	Doctors surgery, 13a Queen Street, Deal	3
17/18	10/00022	39 Adelaide Road, Elvington	2
17/18	11/00985	80-81 London Road, Dover	0
17/18	12/00770	Land Between 82 - 92, Wellington Parade, Walmer, CT14 8AD	2
17/18	13/00669	25 Cannon Street, Deal CT14 6QA	2
17/18	14/01018	Knapp Cottage, Old Park Hill, Dover, CT16 2GR	2
17/18	15/00636	42 The Strand, Walmer, CT14 7DX	2
17/18	15/00482	Guy's Cliff, Chalk Hill Road, Kingsdown, CT14 8DP	2
17/18	15/00926	105 Mill Hill, Deal, CT14 9ER	2
17/18	16/00702	Coach House, Old Downs Farm, Guilford Road, Sandwich Bay, CT13 9PF	2
17/18	16/00540	The Old Butchers, 31 High Street, Wingham, CT3 1AB	1
17/18	16/01017	Hillside, Collingwood Road, St. Margaret's-at-Cliffe, CT15 6EX	2
17/18	16/01418	26, 28 and 30, Fisher Street, Sandwich, CT13 9EJ	2
17/18	16/01433	32 Orchard Avenue, Deal, CT14 9RW	2
17/18	16/01315	Land to the rear of 39 & 41 including access strip, New Street, Ash, CT3 2BH	2
17/18	16/01119	Land adjacent to Marshlands, Jubilee Road, Worth, CT14 0DT	2

## six Historic Windfalls

17/18	16/01317	Land adjacent to 1 Church Farm Cottages, Jubilee Road, Worth	2
17/18	17/00313	Unit 3, West View Farm, Cop Street Road, Ash	2
17/18	17/00073	Land to the rear of 100 and access, Church Lane	2
17/18	10/01143	Sundown, 15 Watersend, Temple Ewell	1
17/18	11/00173	11A Archers Court Road, Whitfield	1
17/18	13/00424	Land adjoining 1 Ingleside Cottages, Gore Lane, Eastry, CT13 0ED	1
17/18	14/00157	9 & 10 Mansion Gardens & Land at DHB Club, Port Zone, Willingdon Road, Whitfield	-1
17/18	14/00367	Upper floors, 1 & 2 Church Street, Dover	1
17/18	14/00190	134-135 Snargate Street, Dover	1
17/18	14/00343	Land adjoining 49 Balmoral Road, Kingsdown	1
17/18	14/00534	Land rear of Fire Station, Reach Road, St Margaret's at Cliffe	1
17/18	14/00729	Land rear of 16 Gore Terrace, Eastry	1
17/18	14/00637	Clooneavin, Victoria Road, Kingsdown	1
17/18	13/01115	Rear of 44 Salisbury Road & fronting Park Avenue, Dover	1
17/18	14/00642	Hammill Brickworks, Hammill, Woodnesborough	1
17/18	14/01059	The Stable Block, adj to Great Knell Farm Cottage, Knell Lane, Ash	1
17/18	15/00205	Land r/o 14 - 16 Sandwich Road, Whitfield	1
17/18	15/00174	Site at St Andrew's Rectory, London Road, Dover, CT17 0TF	1
17/18	15/00471	215 London Road, Dover, CT17 0TD	0
17/18	15/00652	Land adjacent to Sagana Lodge, Gore Lane, Eastry, CT13 0ED	1
17/18	15/00896	Worth Depot, Deal Road, Worth, CT14 0BQ	1
17/18	15/01142	Land adjacent to 129 Mill Hill, Deal, CT14 9JB	1
17/18	15/01234	The Yard, 109 Station Road, Walmer, CT14 7RL	1

## six Historic Windfalls

17/18	16/00078	Site at No.s 7-9, Templar Road, Temple Ewell, CT16 3DL	1
17/18	16/00328	The Retreat, Old Roman Road, Martin Mill, CT15 5JY	1
17/18	16/00214	Land at Warden House Mews, Deal, CT14 9WD	1
17/18	16/00055	The Wilderness and The Former All Saints Church, Church Lane, West Stourmouth, CT3 1HS	1
17/18	16/00284	Church Hall, Stanley Road, Deal, CT14 7BT	1
17/18	16/00503	38 Cherry Tree Avenue, Dover, CT16 2NL	1
17/18	16/00009	62 Nursery Lane, Whitfield, CT16 3EX	1
17/18	16/00781	Land Opposite Forstal Cottage, The Forstal, Preston, CT3 1DT	1
17/18	15/00730	Land adjacent to 53, Church Path, Deal, CT14 9TH	1
17/18	16/00403	11 Vale View Road, Aylesham, CT3 3DB	1
17/18	16/00966	14 Norman Street, Dover, CT17 9RS	1
17/18	16/01174	Land Adjoining Nemesis, Queensdown Road, Kingsdown, CT14 8EF	1
17/18	16/01142	3 The Conifers, Cross Road, Walmer, CT14 9FZ	1
17/18	16/01334	161 Snargate Street, Dover, CT17 9BZ	1
17/18	16/01417	Site at Cressener's, Gore Lane, Eastry, CT13 0LN	1
17/18	16/01125	Dene Cottage, Meadow View Road, Shepherdswell, CT15 7PL	1
17/18	17/00014	1 & 2 North Corner Cottages, Saddlers Hill, Goodnestone	1
17/18	16/01268	Barn at Deerson Farm, Deerson Lane, Preston, CT3 1EX	1
17/18	17/00533	14 De Burgh Hill, Dover	0
17/18	16/00994	47 Castle Street, Dover	1
17/18	17/00325	Land rear of 22 St Leonards Road, Deal	1
17/18	17/00832	Land at Belvedere Gardens, Deal	1
17/18	17/00294	Land adjacent to Oak Farm Barn, The Street, Preston	1
17/18	17/00583	Land adj to 2 Ottawa House, Dover	1

## six Historic Windfalls

17/18	17/00411	Site at 279 St Richards Road, Deal	1
17/18	17/00276	108 Maison Dieu Road, Dover	1
17/18	16/00472	Land adjacent to 17 Downs Close, East Studdal, CT15 5BY	1
17/18	17/01359	8 Gerald Palmby Court, Western Road, Deal	1
17/18	16/00743	Site at St Faith's at Ash School, 5 The Street, Ash, CT3 2HH	-1
17/18	17/01037	115 High Street, Deal	-1
17/18	16/00980	20 The Marina, Deal, CT14 6NG	-2
<b>Total</b>			<b>157</b>
16/17	15/00256	Land at Salvatori, North and South of Grove Road, Preston, CT3 1EF (Preston Grange)	21
16/17	14/00642	Hammill Brickworks, Hammill, Woodnesborough	17
16/17	09/00873	Land at Golf Road/Cannon Street, Deal	13
16/17	15/01167	Land at and land rear of 104-106, Church Lane, Deal, CT14 9QL	12
16/17	15/00327	Site at, 43 Dola Avenue, Deal, CT14 9QH	9
16/17	07/00098	Site of King Lear PH, Old Folkestone Road, Aycliffe	6
16/17	16/00860	Grosvenor Mansions, including, 1-11 Queen Street, Deal, CT14 6ET	6
16/17	10/01132	Former Car Sales site, St Martins Yard, East Side, Lorne Road, Dover	5
16/17	14/00301	Land at corner of Beaconsfield Road and Millais Road, Dover	4
16/17	14/00432	137 Folkestone Road, Dover	4
16/17	15/00423	21 Market Street, Sandwich CT13 9DA	4
16/17	16/00385	117-120, Snargate Street, Dover, CT17 9DA	4
16/17	15/00083	Land at Elm Farm House, Archers Court Road, Whitfield	3
16/17	13/00132	9-15 Station Road, Walmer, Deal, CT14 7QR	2

## six Historic Windfalls

16/17	13/00700	8 St Georges Passage, Deal, CT14 6TA	2
16/17	14/00249	Site at 144 Canterbury Road, Lydden	2
16/17	15/00205	Land r/o 14 - 16 Sandwich Road, Whitfield	2
16/17	11/00127	45 Granville Road, St Margaret's Bay	1
16/17	11/00887	Site at 3 Herschell Road East, Walmer	1
16/17	12/00329	Ronaldene, Ellens Road, Deal, CT14 9JJ	1
16/17	12/00476	41 Stanhope Road, Deal, CT14 6AD	1
16/17	13/00195	Chitty's Mill, Lower Mill Lane, Deal, CT14 9AG	1
16/17	13/00779	Workshop Adjacent to, Northcote Road, Deal, CT14 7BZ	1
16/17	14/00233	2 The Old Fairground, High Street, Wingham	1
16/17	14/00190	134-135 Snargate Street, Dover	1
16/17	13/01044	Land rear of and 59 New Street, Sandwich	1
16/17	14/00245	The Follies, Downs Road, East Studdal	1
16/17	14/00912	Site rear of 15 Bewsbury Crescent, Whitfield	1
16/17	14/00909	43 Swaynes Way, Eastry	1
16/17	14/00913	Julia, Overland, Ash	1
16/17	14/00021	Land rear of Palmerston, Lighthouse Road, St Margaret's Bay	1
16/17	14/01146	Land adjacent to 162 Mongeham Road, Deal	1
16/17	14/01207	Site adjacent to 9 Orchard Avenue, Deal	1
16/17	14/01014	Site at Garden House, Kingsdown Hill, Kingsdown, CT14 8EA	1
16/17	15/00164	April Cottage, Ellens Road, Deal, CT14 9JJ	1
16/17	15/00193	Beggars Leap, Lower Mill Lane, Deal, CT14 9AG	1
16/17	15/00388	27 Victoria Road, Deal, CT14 7AS	1
16/17	15/00490	Upper Freedown, Kingsdown Road, St Margaret's at Cliffe	1
16/17	15/00502	The Ark, Short Street, Chillenden, CT3 1PR	1
16/17	15/00581	Longmete Barn, Longmete Road, Preston, CT3 1EY	1

## six Historic Windfalls

16/17	15/00296	Site R/O The Shrubbery, St Margarets Road, St. Margaret's Bay, CT15 6EQ	1
16/17	15/00662	Land r/o 37 Eythorne Road and fronting The Glen, Shepherdswell, CT15 7PG	1
16/17	15/00712	44 Salisbury Road, Dover, CT16 1EY	1
16/17	15/01240	Land to the rear of 100, Church Path, Deal, CT14 9TJ	1
16/17	15/01122	157 & 158 London Road, Dover, CT17 0TG	1
16/17	16/00310	The Spa Barn, Wallets Court Hotel, Dover Road, St. Margaret's-at-Cliffe, CT15 6EW	1
16/17	16/00370	199 London Road, Dover, CT17 0TF	1
16/17	16/00668	5 Ranelagh Road, Deal, CT14 7BG	1
16/17	16/00951	45 Castle Street, Dover, CT16 1PT	1
16/17	16/01306	Old Stables, East Side Farm, The Street, East Langdon, CT15 5JF	1
<b>Total</b>			<b>149</b>
15/16	04/00938	Prince of Wales House, Princes Street, Dover	20
15/16	13/00522	Bede and Dunstan Houses, College Road, Deal, CT14 6DA	16
15/16	09/00930	Quarterdeck and 37 Beach Street, Deal	14
15/16	13/00070	Charlton Centre, High Street, Dover, CT16 1TT	14
15/16	12/00700	Blue Berries Early Centre and Education Centre, 10 Dover Road, Sandwich	10
15/16	13/01008	St Johns Ambulance Hall, Mill Hill, Deal	10
15/16	13/00921	12-14, Castle Street, Dover, CT16 1PW	8
15/16	15/00256	Land at Salvatori, North and South of Grove Road, Preston, CT3 1EF	7
15/16	07/00098	Site of King Lear PH, Old Folkestone Road, Aycliffe	6
15/16	11/00639	30-30a Mill Hill, Deal	5
15/16	14/00642	Hammill Brickworks, Hammill, Woodnesborough	1

## six Historic Windfalls

15/16	10/01132	Former Car Sales site, St Martins Yard, East Side, Lorne Road, Dover	5
15/16	13/00095	Wheelwrights Arms P.H., Chaucer Crescent, Dover, CT16 2BN	4
15/16	13/01059	Land rear of 22-24 Mill Hill, Deal CT14 9EN	4
15/16	14/01090	107 London Road, Temple Ewell, Dover, CT16 3BY	4
15/16	15/00073	Land Rear of Cranbrook, Dover Road, Guston, Dover, CT15 5EN	4
15/16	14/00420	12 & 12A Delf Street, Sandwich	3
15/16	14/00082	10-12 South Court, Deal	3
15/16	11/00319	126-128 London Road, Dover	2
15/16	11/00787	25 High Street, Dover	2
15/16	12/00032	223 St Richards Road, Deal, CT14 9LF	2
15/16	12/00443	8 Clarendon Place, Dover, CT17 9QB	2
15/16	13/00309	Land rear of 19-37 Woodnesborough Road, Sandwich, CT13 0AA	2
15/16	13/01004	Site next to, 3 Warwick Road, Walmer, Deal, CT14 7HT	2
15/16	14/00072	Old Rectory Residential Home, Sandwich Road & 2, Gardners Close, Ash	2
15/16	15/00192	First & Second Floors, 60 Castle Street, Dover, CT16 1PJ	2
15/16	15/00245	Land to the rear of 84 & 86, Church Lane, Deal, CT14 9QL	2
15/16	15/00261	27-29, Coombe Valley Road, Dover, CT17 0TT	2
15/16	15/00132	Land Between 17 - 23, Cross Road, Deal, CT14 9LB	2
15/16	15/00348	6 Sondes Road, Deal, CT14 7BW	2
15/16	08/00750	1 Dickson Road, Dover	1
15/16	11/00214	29 Crabble Hill, Dover	1
15/16	11/00361	55 Westcourt Lane, Shepherdswell	1
15/16	12/00128	Land Rear of 147, London Road, Dover, CT17 0TG	1

## six Historic Windfalls

15/16	12/00234	Land R/O 124 Church Path, Deal, CT14 9TN	1
15/16	12/00541	The Nursery, Minnis Lane, River, Dover, CT15 7DN	1
15/16	12/00873	St Ives, New Road, Eythorne, CT15 4DF	1
15/16	12/00828	Part of 223A Telegraph Road, Deal, CT14 9DU	1
15/16	13/00030	Site R/O 273 & 275 & Access, St Richards Road, Deal, CT14 9LF	1
15/16	12/00112	Land Adjoining Bay Hill House, The Droveaway, St. Margaret's Bay, CT15 6DJ	1
15/16	13/00211	23 Cherry Tree Avenue, Dover, CT16 2NL	1
15/16	13/00424	Land adjoining 1 Ingleside Cottages, Gore Lane, Eastry, CT13 0ED	1
15/16	12/00730	Cardrona, Minnis Lane, River, Dover, CT17 0PT	1
15/16	13/00789	Part of Orchard House, Egerton Road, Temple Ewell, Dover, CT16 3AF	1
15/16	13/00926	Land adjacent 28 Priory Hill, Dover, CT17 0AA	1
15/16	14/00190	134-135 Snargate Street, Dover	1
15/16	14/00201	120 Sandown Road, Deal	1
15/16	14/00357	Land adjoining 52 Salisbury Road, St Margaret's Bay	1
15/16	14/00442	The Bull Inn, High Street, Eastry	1
15/16	13/00918	Site rear of 38 & 42 St Patricks Road & fronting Western Road, Deal	1
15/16	14/00143	site adjacent to Greenleaves, Kingsdown Hill, Kingsdown	1
15/16	14/00593	18A Beauchamp Avenue, Deal	1
15/16	14/00389	70 Liverpool Road, Walmer	1
15/16	14/00725	Finchley Farm, Overland, Ash	1
15/16	14/00623	4 St George's Passage, Deal	1
15/16	14/00740	Hazeldene, Alkham Valley Road, Alkham	1
15/16	14/00821	13 Westcourt Lane, Shepherdswell, Dover, CT15 7PT	1
15/16	14/00853	Pine Cottage, Manor Avenue, Deal	1



## six Historic Windfalls

15/16	14/00481	31 Kings Avenue, Sandwich Bay, Worth	1
15/16	14/01006	Land rear of 82-84 Canterbury Road, Lydden	1
15/16	14/01060	Land at 65 Eythorne Road, Shepherdswell	1
15/16	14/00493	Hope Inn, 144 Canterbury Road, Lydden	1
15/16	14/01215	Stables, The White House, Sandwich Road, Eastry	1
15/16	15/00158	26 Dorset Gardens, Walmer, CT14 7SS	1
15/16	15/00206	31 College Road, Deal, CT14 6DD	1
15/16	14/01118	61 Canterbury Road, Lydden, CT15 7ET	1
15/16	15/00333	2 The Old Print House, Russell Street, Dover, CT16 1PX	1
15/16	15/00522	Units 2A & 2B, West View Farm, Cop Street, Ash, CT3 2DN	1
15/16	15/00766	1A Erith Street, Dover, CT17 0EJ	1
15/16	15/00575	134 - 135, Snargate Street, Dover, CT17 9DA	1
15/16	15/01223	10 Tower Hamlets Road, Dover, CT17 0BJ	1
<b>Total</b>			<b>203</b>
14/15	09/00873	Land at Golf Road/Cannon Street, Deal	23
14/15	01/01167	Land north of River Stour & including part of Sandwich Ind Estate, Ramsgate Road, Sandwich	18
14/15	11/00665	Christchurch Mission Hall, 133 Folkestone Road, Dover	9
14/15	11/00940	152-154 Gladstone Road, Walmer, Deal, CT14 7EN	7
14/15	07/00098	Site of King Lear PH, Old Folkestone Road, Aycliffe	6
14/15	06/00176	Former Builders Yard, Widred Road, Dover	6
14/15	10/01069	Elvington Working Mens Club, Chaucer Road, Elvington	5
14/15	10/01132	Former Car Sales site, St Martins Yard, East Side, Lorne Road, Dover	5
14/15	10/00822	The Old Bakery, High Street, St Margaret's at Cliffe	5
14/15	12/00855	Cherry Tree Ph, 92 London Road, Dover, CT17 0SH	5

## six Historic Windfalls

14/15	11/01113	St Nicholas House, Queens Road, Ash CT3 2BR	1
14/15	11/00377	26-28, Mill Hill, Deal CT14 9EW	4
14/15	10/00520	1st, 2nd, 3rd, 4th & 5th floors, 4 Cannon Street, Dover	4
14/15	13/00672	Site R/O Amy Temple Cottages, Chapel Lane, St. Margaret's-at-Cliffe, Dover, CT15 6BN	3
14/15	13/00445	Land between 47 and 49 Adelaide Road, Elvington, Eythorne, Dover	3
14/15	12/00828	Part of 223A Telegraph Road, Deal, CT14 9DU	3
14/15	13/00655	43 Biggin Street, Dover, CT16 1DB	3
14/15	10/00488	144 Canterbury Road, Lydden	2
14/15	09/00135	Farthings, St Vincent Road, St Margaret's at Cliffe	2
14/15	14/00440	Land rear of 36-42 Court Road & fronting Station Drive, Walmer	2
14/15	12/00114	2-3, London Road, Dover, CT17 0ST	2
14/15	08/01119	Land adjoining 2 Chapel Street, Deal	2
14/15	12/01024	Each End House, Each End, Woodnesborough, Sandwich CT3 2BZ	1
14/15	12/00128	Land Rear of 147, London Road, Dover, CT17 0TG	1
14/15	12/00180	109 Maison Dieu Road, Dover, CT16 1RT	1
14/15	12/00797	Little Ewell, Barfrestone, Eythorne, Dover, CT15 7JJ	1
14/15	13/00300	Lynstead, 75 Salisbury Road, Walmer, Deal, CT14 7QL	1
14/15	12/00166	Highfield, Goretop Lane, Worth, Deal, CT14 0DJ	1
14/15	11/01047	The Ark, Short Street, Chillenden	1
14/15	12/00137	Biwandi, Sutton Road, Ripple, Deal CT14 8JB	1
14/15	13/00562	Capeling House, Gore Road, Eastry, Sandwich	1
14/15	13/00281	Clearways, Forge Lane, Whitfield, Dover, CT16 3LA	1
14/15	12/00938	St Margarets Lodge, Sea Street, St.Margaret's-at-Cliffe, Dover, CT15 6AR	1
14/15	13/00208	Land rear of, 30 Cross Road, Walmer, Deal, CT14 9LB	1

## six Historic Windfalls

14/15	14/00050	Arundel House, 101a Sandwich Road, Whitfield, CT16 3JG	1
14/15	13/00291	Part of Highfield, Vicarage Lane, Nonington, Dover	1
14/15	13/00471	19 Salisbury Road, St. Margaret's Bay, Dover, CT15 6DL	1
14/15	12/00947	Site R/O The Shrubbery, St Margarets Road, St. Margaret's Bay, CT15 6EQ	1
14/15	12/00733	Wembley, Flax Court Lane, Eythorne, CT15 4AB	1
14/15	11/00310	Vacant land between 15 & 21 Hardwicke Road, Dover	1
14/15	13/00561	Land at 1 Old Dover Road, Capel-le-Ferne, Folkestone, CT18 7HJ	1
14/15	13/00384	132 The Street, Ash	1
14/15	09/00360	Belvoir Cottage, Overland, Ash	1
14/15	12/00429	Clare Cottage & The Old Post Office, The Street, Eythorne, CT15 4BG	1
14/15	12/00375	Site R/O 43 Eythorne Road & Adjoining, 16 B The Glen, Shepherdswell, CT15 7PF	1
14/15	12/00528	10 St Georges Road, Deal, CT14 6BA	1
14/15	13/00027	Land adjacent to 4 Selway Court, Deal, CT14 9ET	1
14/15	13/00636	Former Kent Fire & Rescue Service, Fire Station, Reach Road, St. Margarets-at-Cliffe, CT15 6AE	1
14/15	14/00887	16 Godwyne Road, Dover	1
14/15	12/00335	Part of, 6 Clarence Road, Capel-le-Ferne, CT18 7LW	1
14/15	13/00353	Land r/o 124 Church Path, Deal, CT14 9TN	1
14/15	13/00951	Land adjacent to 51 Church Path, Deal, CT14 9TH	1
14/15	06/01239	23 De Burgh Hill	1
14/15	10/00227	Site r/o Manyana, fronting Bernard Gardens, Shepherdswell	1
14/15	13/00268	Land adjoining 41 Cross Road, Walmer, Deal, CT14 9LB	1
14/15	13/00408	21 Blenheim Road, Deal, CT14 7AJ	1

## six Historic Windfalls

14/15	13/00418	Site rear of 1 Templar Road, Temple Ewell, Dover, CT16 3DL	1
14/15	14/00321	Frith Lodge, 14 Frith Road, Dover	1
14/15	14/00640	Flat 1, Timber Section, The Old Flour Mill, London Road, Dover	1
14/15	14/00791	Land rear of 24 Court Road & fronting Station Drive, Walmer	1
14/15	08/00728	8 Attlee Avenue, Aylesham	1
14/15	10/00223	100 Old Folkestone Road, Aycliff	1
14/15	11/00500	20 Queen Street, Deal	1
14/15	12/00984	1 Laureston Place, Dover, CT16 1QX	1
14/15	13/00366	Site R/O Former Lagan Restaurant , 60 The Street, Ash, Sandwich, CT3 2EW	1
14/15	13/00388	St Michaels, 166 London Road, Temple Ewell, Dover, CT16 3DE	1
14/15	13/00483	115 Downs Road, Walmer, CT14 7TF	1
14/15	13/00764	Ratling Clinic, Ratling Road, Aylesham, Canterbury, CT3 3HN	1
14/15	14/00658	7 Goschen Road, Dover	1
14/15	14/00431	Flat 20, Old Flour Mill, London Road, Dover	1
14/15	12/00560	26 Castle Street, Dover, CT16 1PW	1
14/15	11/00308	43 & 45 Ark Lane, Deal	1
14/15	11/00977	16A Broad Street, Deal	1
14/15	13/00207	First floor, 3 Cannon Street, Dover, CT16 1BY	1
14/15	14/00558	Land rear of 11 Lower Road, River	1
14/15	14/00671	Keep House Tea Rooms, 1 Deal Castle Road, Deal	1
14/15	14/00483	Former Pharos office, 17 London Road, Dover	1
14/15	13/00175	Natwest Bank, 46 High Street, Wingham, Canterbury, CT3 1AA	1
14/15	14/00598	3 The Old Print House, Russell Street, Dover	1

## six Historic Windfalls

<b>Total</b>			<b>177</b>
13/14	11/01088	Manley House, Sandwich Road, Whitfield CT16 3LZ	32
13/14	09/00873	Land at Golf Road/Cannon Street, Deal	26
13/14	11/01113	St Nicholas House, Queens Road, Ash CT3 2BR	13
13/14	07/00098	Site of King Lear PH, Old Folkestone Road, Aycliffe	12
13/14	12/00455	59 The Marina, Deal, CT14 6NP	11
13/14	11/00664	Campbells Garage, 143 Kingsdown Road, Walmer	7
13/14	08/00869	Land r/o 14-56 Court Road, Station Drive, Walmer	6
13/14	11/00377	26-28, Mill Hill, Deal CT14 9EW	5
13/14	12/00856	Lord Nelson PH, 50 The Strand, Walmer, Deal, CT14 7DX	3
13/14	11/00568	Site at Pond Pasture, Church Street, Walmer	2
13/14	12/00678	Former Lagan Restaurant, 60 The Street, Ash, CT3 2EW	2
13/14	12/00930	25 Broad Street, Deal, CT14 6ES	2
13/14	12/00253	20 Millwall Place, Sandwich, CT13 9BQ	1
13/14	10/00270	9 Gilham Grove, Deal	1
13/14	10/00889	Fireside Cottage, High Street, St Margarets at Cliffe	1
13/14	10/00398	Royal Oak PH, Sandwich Road, Whitfield	1
13/14	11/00498	Mostyn, The Street, Preston	1
13/14	11/00586	Red Barns, Ewell Minnis, Alkham	1
13/14	11/00585	Land adj Morning Glory, Church Cliff, Kingsdown	1
13/14	11/00994	30-31 The Strand, Walmer	1
13/14	12/00162	New Bungalow, Pavilion Meadow, River, Dover, CT17 0RJ	1
13/14	12/00364	Site Adjacent 2 Salisbury Road, St. Margaret's Bay, Dover, CT15 6DP	1
13/14	12/00865	Darien, 56 Salisbury Road, St. Margaret's Bay, CT15 6DP	1

## six Historic Windfalls

13/14	12/00904	Seamark - Land Adj., The Droveaway, St. Margaret's Bay, Dover, CT15 6BZ	1
13/14	12/00979	Land at, 36 Mill Lane, Shepherdsweil, Dover, CT15 7LJ	1
13/14	11/00587	Part of Old Barn Cottage, Bonners Hill, Northbourne, CT14 0LD	1
13/14	13/00050	Land adjoining Tighnabraich, Pavilion Meadow, River, CT17 0RJ	1
13/14	13/00118	Silverley, Egerton Road, Temple Ewell, Dover, CT16 3AF	1
13/14	13/00334	7 Church Street, Dover, CT16 1LY	1
13/14	13/00571	Gufo Pazzo Cottage, Staple Road, Wingham, Canterbury, CT3 1LP	1
<b>Total</b>			<b>139</b>
12/13	10/00399	70 Maison Dieu Road, Dover	40
12/13	07/00394	78 Folkestone Road, Dover	23
12/13	07/00098	Site of King Lear PH, Old Folkestone Road, Aycliffe	12
12/13	09/00873	Land at Golf Road/Cannon Street, Deal	7
12/13	06/00787	66/68 Sandwich Road, Eythorne	6
12/13	10/00404	3 Peter Street, Dover	5
12/13	08/00342	New Plough Inn, 33 Middle Deal Road, Deal	4
12/13	10/00398	Royal Oak PH, Sandwich Road, Whitfield	2
12/13	08/00544	Methodist Church, 15a Belgrave Road, Dover	4
12/13	10/00336	Youth Club, Foxborough Hill, Woodnesborough	4
12/13	10/00149	11a Priory Road, Dover	3
12/13	08/00888	106 Maison Dieu Road, Dover	2
12/13	08/01283	9 Granville Road, Walmer	2
12/13	09/00438	309 London Road, Dover	2
12/13	10/00171	15 High Street, Deal	2

## six Historic Windfalls

12/13	10/00433	26a The Beach, Walmer	2
12/13	10/00257	10 Longfield Road, Dover	2
12/13	10/00979	12 Court Road, Walmer	2
12/13	11/00836	1 Castle Avenue, Dover	2
12/13	11/01101	Site adjoining 38 Orchard Avenue, Deal	2
12/13	12/00175	Franconia, 78 The Droveaway, St. Margaret's Bay, CT15 6DE	2
12/13	00/00475	Former Methodist Chapel, Moat Sole, Sandwich	1
12/13	05/00165	164 Snargate Street, Dover	1
12/13	08/00455	Hare & Hounds Car Park, 435 Folkestone Road, Dover	1
12/13	09/00544	132 New Dover Road, Capel le Ferne	1
12/13	09/00355	Flittermouse, Broad Lane, Betteshanger, Northbourne	1
12/13	09/01026	61 Valley Road, River	1
12/13	10/00219	8 Granville Road, Walmer	1
12/13	10/00326	Erebus, Dover Road, Guston	1
12/13	10/00481	Woodside, Agester Lane, Denton	1
12/13	10/00405	204 High Street, Deal	1
12/13	10/00763	252 St Richards Road, Deal	1
12/13	10/00417	Perry's Cottage, Hawarden Place off Canterbury Road, Wingham	1
12/13	10/00947	42 High Street, Dover	1
12/13	10/00927	3 Harnet Street, Sandwich	1
12/13	10/01151	18-20 Queen Street, Deal	1
12/13	10/00879	Land at Cedar Lodge, Canterbury Road, Wingham	1
12/13	11/00043	Goodnestone Stores, Saddlers Hill, Goodnestone	1
12/13	11/00157	43-45 Strand Street, Sandwich	1
12/13	11/00144	69 High Street, Wingham	1
12/13	11/00249	10 Grove Road, Walmer	1

## six Historic Windfalls

12/13	11/00360	Autumn Lodge, 10 Priory Gate Road, Dover	1
12/13	10/01198	3-4 Meadow Cottages, Rowling, Goodnestone	1
12/13	11/00806	Site adjoining 93 Campbell Road, Walmer	1
12/13	11/00785	72 & 74 Redsull Avenue, Deal	1
12/13	11/00912	Kingdom Hall, 12 Mill Hill, Deal	1
12/13	11/00799	4 Strand Street, Sandwich	1
12/13	11/00978	River Surgery, 110 London Road, River	1
12/13	12/00130	Kearsney House, 124 London Road, Temple Ewell, Dover, CT16 3BZ	1
12/13	11/01147	Plot adjoining Mer Vista, Chalk Hill Road, Kingsdown	1
12/13	12/00139	23 Harnet Street, Sandwich	1
12/13	12/00278	Site at Forge House, Dover Road, Ringwould, Deal, CT14 8HG	1
12/13	12/00432	Kings End Farm Cottage, Richborough Road, Sandwich, CT13 9JH	1
12/13	12/00537	Land Rear of, 18A Archers Court Road, Whitfield CT16 3HP	1
12/13	12/00856	Lord Nelson PH, 50 The Strand, Walmer, Deal, CT14 7DX	1
12/13	12/00934	Albin Gents Hair Stylist, 136 London Road, Dover, CT17 0TG	1
<b>Total</b>			<b>165</b>
11/12	05/01271	Former Astor County Primary School, Astor Avenue, Dover	59
11/12	09/00873	Land at Golf Road/Cannon Street, Deal	16
11/12	09/00067	Aylesham Health Centre, Boulevard Courrieres, Aylesham	12
11/12	07/01005	Site r/o 223a and 235 Telegraph Road, Deal	12
11/12	06/01139	33 London Road, River	12
11/12	07/00098	Site of King Lear PH, Old Folkestone Road, Aycliffe	12



## six Historic Windfalls

11/12	07/00975	12 Park Avenue, Dover	11
11/12	10/00837	306 London Road, Dover	9
11/12	10/00692	Site adjoining 12 Park View Close, Goodnestone	8
11/12	09/00257	R/o Marine Mews, Ravenscourt Road, Walmer	6
11/12	07/00473	Timber Section, Old Flour Mill, London Road, Dover	6
11/12	08/00214	The Chequers, The Street, West Hougham	5
11/12	09/00021	38 Orchard Avenue, Deal	5
11/12	10/00398	Royal Oak PH, Sandwich Road, Whitfield	3
11/12	06/00787	66/68 Sandwich Road, Eythorne	2
11/12	08/00869	Land r/o 14-56 Court Road, Station Drive, Walmer	1
11/12	09/01113	7 Cannon Street, Dover	3
11/12	08/00242	14 De Burgh Street, Dover	3
11/12	10/00231	88a Barton Road, Dover	3
11/12	10/00469	1st & 2nd floor offices, 60 Castle Street, Dover	2
11/12	10/00821	Little Toomer, North Court Road, Wingham	2
11/12	09/00772	St Albans House, 12-13 The Grove, Deal	2
11/12	10/00205	Part of The Sportsman PH, The Street, Sholden	2
11/12	07/01044	Land off Well Lane, St Margaret's at Cliffe	2
11/12	10/00053	Mount Pleasant Cottages, Chapel Lane, St Margaret's at Cliffe	2
11/12	06/00872	45 The Strand, Walmer	2
11/12	10/01066	236 Dover Road, Walmer	2
11/12	10/00182	Land adjoining 16 The Linces, Dover	1
11/12	06/01315	Site adjacent to 22 Lady Garne Road, West Hougham	1
11/12	07/00520	Green View Farm, Capel Street, Capel le Ferne	1
11/12	07/00598	11 Castle Avenue, Dover	1
11/12	10/00293	7 Cannon Street, Dover	1

## six Historic Windfalls

11/12	11/00017	86 Maison Dieu Road, Dover	1
11/12	06/00234	1 Wheelwrights Way, Eastry	1
11/12	08/00339	21 Adelaide Road, Elvington	1
11/12	08/00984	6 Green Lane, Eythorne	1
11/12	09/00171	Megs Dene, Agester Lane, Denton	1
11/12	10/01222	62 Westcourt Lane, Shepherdswell	1
11/12	11/00324	Yew Tree Inn, Barfrestone, Eythorne	1
11/12	11/00223	Campion, The Forstal, Preston	1
11/12	10/00002	Land adjoining 41 New Street, Ash	1
11/12	10/00267	St John's Hall, 53 High Street, Wingham	1
11/12	09/00474	77 Folkestone Road, Dover	1
11/12	10/00282	Orange Tree PH, 357 Folkestone Road, Dover	1
11/12	10/00449	2 Winchelsea Road, Dover	1
11/12	10/00132	32 Albert Road, Deal	1
11/12	10/00410	Site r/o Ingleside and The White Horse, London Road, Sholden	1
11/12	11/00086	Land between 28 and 32 Church Path, Deal	1
11/12	09/00043	The Yews, Addelam Road, Deal	1
11/12	06/00870	21 Stanley Road, Deal	1
11/12	09/00173	Old Fisherman's Cottage, Cold Store, South Court, Deal	1
11/12	10/00508	61 Beach Street, Deal	1
11/12	12/00005	Kilgour House, 22 Gilford Road, Deal	1
11/12	08/00100	Site adjoining Northdown, The Rise, Kingsdown	1
11/12	08/00291	Garden House, Kingsdown Hill, Kingsdown	1
11/12	10/00829	Casa Mia, John's Green, Sandwich	1
11/12	08/01113	Site r/o Wavehill, Salisbury Road & fronting The Drove, St Margaret's Bay	1
11/12	06/01104	The Old Post Office, High Street, St Margaret's at Cliffe	1

## six Historic Windfalls

11/12	07/00191	The Sheilings, Foreland Road, St Margarets Bay	1
11/12	10/00128	Flat 16 Wellington Court, Dover Road, Walmer	1
11/12	10/00771	Basement Storeroom, Wellington Court, Dover Road, Walmer	1
11/12	10/00010	R/o 43 Bewsbury Cross Lane, Whitfield	1
11/12	10/00174	Land r/o 18A Archers Court Road, Whitfield	1
<b>Total</b>			<b>240</b>
10/11	08/00410	Magnus House, 81-83 Mill Hill, Deal	16
10/11	08/01196	Alderden House, Hawksdown Road, Walmer	14
10/11	07/00113	26-28 Mill Hill, Deal	10
10/11	08/01042	36 High Street, Deal	10
10/11	08/00016	Warehouse, Worthington Street, Dover	8
10/11	10/00836	16 Victoria Park, Dover	6
10/11	08/01306	Site rear of 94 Crabble Hill, Dover	5
10/11	08/00869	Land r/o 14-56 Court Road, Station Drive, Walmer	3
10/11	07/01005	Site r/o 223a and 235 Telegraph Road, Deal	2
10/11	10/00419	19 Castle Avenue, Dover	2
10/11	08/01314	29 Pencester Road, Dover	3
10/11	09/00247	41 Eythorne Road, Shepherdswell	2
10/11	07/00706	1 Popsal Cottage, Popsal Lane, Wingham	2
10/11	09/00066	47 New Street, Ash	2
10/11	07/01454	158 Clarendon Place, Dover	2
10/11	09/01042	Renaissance PH, 37 Folkestone Road, Dover	2
10/11	10/00709	9 Mill Road, Deal	2
10/11	09/00772	12-13 The Grove, Deal	2
10/11	10/00585	1st & 2nd floors, 12-16 Victoria Road, Deal	2

## six Historic Windfalls

10/11	09/00367	Duke of York's Royal Military School, Deal Road, Guston	2
10/11	08/01137	232 London Road, Dover	2
10/11	09/00802	Boar's Head - Land to north, Astor Avenue, Dover	2
10/11	06/00730	19 Granville Road, Walmer	2
10/11	08/00292	Mill Cottage, Coldblow, Nonington	1
10/11	02/00786	12 Lorne Road, Dover	1
10/11	09/00899	104 Maison Dieu Road	1
10/11	08/01187	Land rear of 1 Belmont Terrace, Gore Road, Eastry	1
10/11	08/00297	Land north east 40 Eythorne Road, Shepherdswell	1
10/11	08/00744	Tresor, Wigmore Lane, Eythorne	1
10/11	08/01364	Orchard Lea, The Street, Staple	1
10/11	09/00303	Old Fire Station, Canterbury Road, Wingham	1
10/11	09/00958	Site adjoining 12 Chequer Lane, Ash	1
10/11	03/00546	The Hermitage, 148 Canterbury Road, Lydden	1
10/11	07/01423	59 Canterbury Road, Lydden	1
10/11	08/00722	78 Farthingloe Road, Dover	1
10/11	05/00656	Land rear of 22-24 Sutherland Road, Deal	1
10/11	08/00282	Land rear of 8 Sutherland Road, Deal	1
10/11	09/00808	Land rear of 110 London Road, fronting Bowling Green Lane, Deal	1
10/11	09/01032	Land rear of 30 Orchard Avenue, Deal	1
10/11	10/00117	Alexandra House, 2-4 St Leonards Road, Deal	1
10/11	07/00818	Land rear of 53 Cross Road, Deal	1
10/11	09/00792	17 Mill Hill, Deal	1
10/11	07/00788	58 High Street, Deal	1
10/11	09/00426	5 South Court, Deal	1
10/11	09/01174	Wardley, 47 & 47A The Marina, Deal	1

## six Historic Windfalls

10/11	10/00508	61 Beach Street, Deal	1
10/11	09/00386	Land north east of Cambria, Upper Street, Kingsdown	1
10/11	09/00741	Part of Rommy Cuddy, Kingsdown Hill, Kingsdown	1
10/11	10/00226	Site rear of 43 Balmoral Road, Kingsdown	1
10/11	05/01064	Land adjoining and rear of Orchard House, 1 Luckhurst Road, River	1
10/11	07/01283	Land adjoining Foxberry, 34 Cowper Road, River	1
10/11	08/00918	Sladden Farm House, Alkham Valley Road, Alkham	1
10/11	08/01049	Loganberry Farm, Minnis Lane, River	1
10/11	10/00668	Dour House, 45 London Road, River	1
10/11	08/01150	Channel Heights, The Droveaway, St Margaret's Bay	1
10/11	09/00223	Ugly Duckling PH, Station Road, Martin Mill	1
10/11	09/01084	Site rear of The Moorings, Salisbury Road, Fronting Cavenagh Road, St Margaret's Bay	1
10/11	09/01121	Terra Vista, Lighthouse Road, St Margaret's Bay	1
10/11	09/00118	137 London Road, Dover	1
10/11	09/00454	125 London Road, Dover	1
10/11	11/00018	14 West Street, Dover	1
10/11	05/00358	50 North Barrack Road, Walmer	1
10/11	08/00077	Land adjoining 1 Downs Road, Walmer	1
10/11	08/00664	Varians, 38 Dover Road, Walmer	1
10/11	10/00129	Penrose, Wellington Parade, Walmer	1
10/11	10/00294	4 Cambridge Road, Walmer	1
10/11	07/00971	Land rear of 8 Forge Lane, Whitfield	1
10/11	10/00042	Site adjoining 44 Nursery Lane, Whitfield	1
<b>Total</b>			<b>148</b>