

**Appendix 4 other large sites**

<b>Site</b>	<b>Site allocation reference in the Site Allocations Local Plan (SALP) and three Vision 2031 Local Plans</b>	<b>Planning application reference where applicable</b>	<b>Evidence to support the deliverability (in terms of availability, suitability and achievability), of sites, showing evidence there will be completions within five years</b>	<b>Progress being made towards the submission of an application</b>	<b>Progress with site assessment work</b>	<b>Relevant information about site viability, ownership constraints or infrastructure provision</b>	<b>Anticipated start date and delivery rate (where applicable refer to rate of delivery compared to that shown in previous trajectory)</b>
Land off Cavendish Road, <b>Clare</b>	RV11(b)	Full planning application with resolution to approve DC/17/1252/FUL	<p>The site is allocated within the Rural Vision 2031 local plan (RV11(b)) as suitable for residential development with an indicative capacity of 64 dwellings. A development brief for the site was prepared in September 2016.</p> <p>Planning application with resolution to approve for 53 dwellings with associated access, infrastructure and landscaping.</p>	N/A		None known	Land Charter Homes Group owns the site and there is an agricultural tenant. There is good prospect the site will be implemented within the next five years
Land off Burwell Road, Exning	SA12a	<p>Planning application with resolution to approve for 205 units subject to s106 agreement. DC/21/0152/FUL.</p> <p>Hybrid Planning Application - A. Full planning for 205 dwellings, garages, new vehicular accesses, pedestrian/cycle accesses, landscaping and associated open space and B. Outline planning -</p>	<p>The site is allocated within the SALP (SA12a) as suitable for residential development with an indicative capacity of 205 dwellings.</p> <p>The residential part of the application is a full application proposal. The s106 agreement is at an advanced stage in preparation.</p>	N/A		The site is owned by Crest Nicholson.	It is anticipated a start on site can begin next year, with most of the site completed in the 5 year period and the remaining 43 units coming forward in year 6.

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		early years education facility					
School Road, <b>Great Barton</b>	RV18		<p>The site is allocated within the Rural Vision 2031 Local Plan (RV18) as suitable for residential development with a capacity of 40 dwellings. The neighbourhood plan for Great Barton allocates under policy GB3 up to 150 dwellings (including 30% affordable housing) or any higher number of dwellings included in any future adopted development brief for the site pursuant to Policy RV18 of the Rural Vision Local Plan Document</p> <p>The site is available for development and regarded as viable.</p> <p>There are no known constraints affecting delivery of the site.</p>		The owners confirm site assessment work is in progress.	<p>There are no known infrastructure constraint.</p> <p>The site is owned by Suffolk County Council.</p>	The site is expected to commence towards the end of the five year period, with the site continuing to be built up thereafter.
Former Castle Hill School, <b>Haverhill</b>	HAV5(c)	Formal pre-application	<p>The site of the former Castle Hill Primary School became surplus to requirements following school reorganisation. The site is available for development.</p> <p>The site is allocated within the Haverhill</p>	Following formal pre-application, a development brief is being worked up, which will follow with a planning application.	There are no known infrastructure constraints	The site is owned by Barley Homes who will develop the site.	There is a good prospect the site could be delivered within the five year period.

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			<p>Vision 2031 local plan (HAV5(c)) as suitable for residential development with an indicative capacity of 25 dwellings.</p> <p>There are no known constraints affecting delivery of the scheme.</p>				
District Council Offices, College Heath Road, <b>Mildenhall</b>	SA5(b)		<p>The site is considered suitable for housing development. The site lies within the settlement boundary and has been allocated for housing in the SALP (ref SA5(b)) with indicative capacity for 89 units. The site is registered on West Suffolk's brownfield register.</p> <p>A bid has been submitted to Homes England for accelerated delivery funding. Land assembly is in the process of being agreed in principle with a significant portion of the site within OPE ownership.</p> <p>Delivery is anticipated in 2023 to 2025 at a rate of 45 and 44 units per year.</p>	A planning application is expected to be submitted next year	Initial viability assessment for the site has been undertaken.	The site has been vacated. The previous occupiers of this site relocated to the Mildenhall hub site in 2021 thus vacating the site SA5(b) for development. There has been a slippage to this timetable. Previously envisaged.	Anticipate delivery in the five year period. A cautious approach has been taken of expected delivery rate, representing a slippage on delivery envisaged in the previous trajectory, although it could come forward sooner in line with Homes England accelerated programme.
Land off Turnpike Road, <b>Red Lodge</b>		DC/19/2128/FUL	Full planning permission approved 19 July 2021 for 25 units.	N/A		The applicants are Bluecrest Developments.	The site has full planning permission which was granted after 31 March

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						There are no known constraints to the development coming forward.	2021, therefore it has been necessary to include it within other large site list.