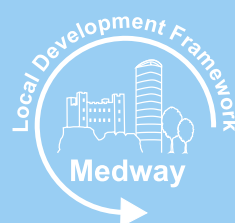




Medway Monitoring Report 2013

Volume 2 - Tables

December 2013



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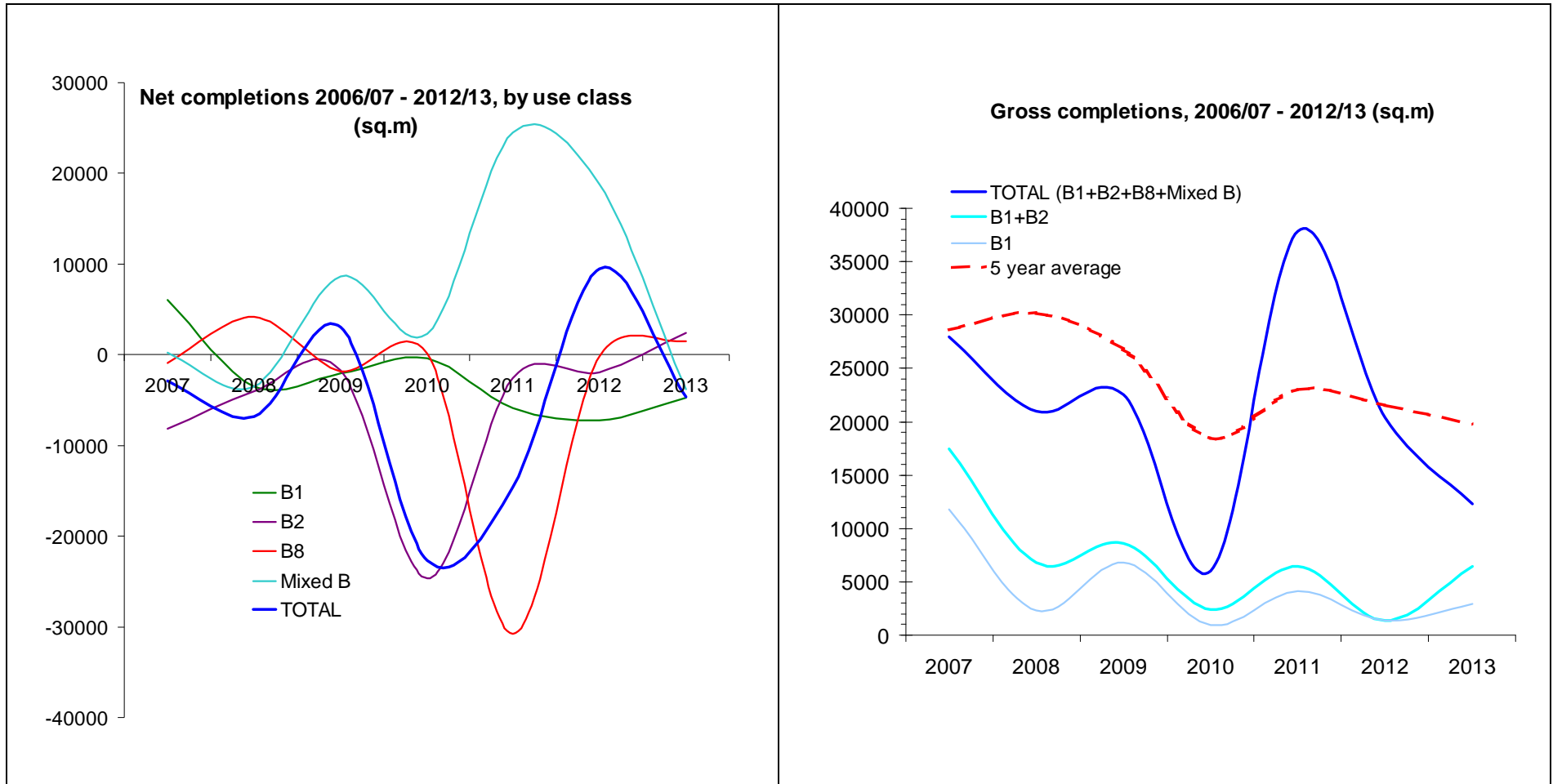
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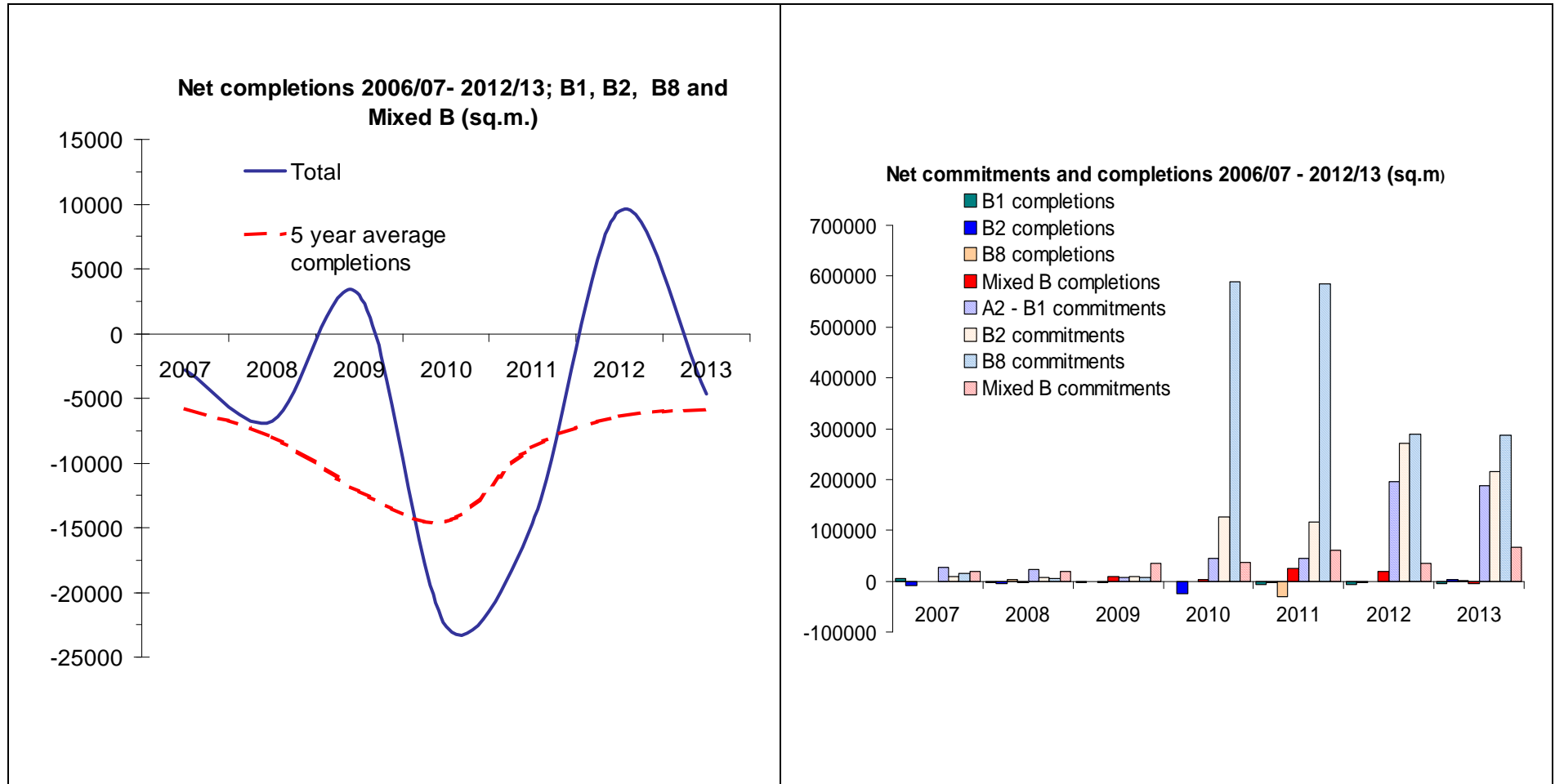
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1) Employment Land Availability Tables and Data

Employment graphs





Previously developed land

Employment land completed by previously developed land (sq.m)						
	B1 gross	B2 gross	B8 gross	Mixed B	Total	Total %
Non PDL	0	3203	2241	0	5444	44
PDL	2955	302	1972	1654	6883	56
Total	2955	3505	4213	1654	12327	-

Floorspace supply

Total Floorspace supply 2006/07-2012/13					
	B1	B2	B8	Mixed B	Total
Completed floor space 2006/07 – 2012/13 (net)	-17840	-40580	-27747	47104	-39063
Floor space with planning permission as at 31/3/2013 (net)	188221	215389	286789	67155	757554
Floor space with planning permission as at 31/3/2013 (percentage)	24.8	28.4	37.9	8.9	100
Total supply (sq.m)	170381	174809	259042	114259	718491

Floorspace (sq.m) with planning permission 2007-2013						
2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
67,917	54,192	58,792	797,320	809,010	790,812	757,554

Table 1: B1 - B8 planning consents

Planning consents valid 1 April 2012 to 31 March 2013

Section 1: Development completed by 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Town centre							
MC101998	13-15 Railway Street CHATHAM	NTA Monitor Ltd	0.03	535	0	0	0
MC120126	105 High Street ROCHESTER	Mr M Wright	0.00	12	0	0	0
Sub-total for Town centre			0.03	547	0	0	0
Non town centre							
MC102042	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	0.72	136	0	0	0
MC111915	Oaks Business Village Revenge Road Lordswood CHATHAM	Form Ltd	0.01	57	0	0	0
MC112379	Buttercrook Wharf Vicarage Lane Hoo ROCHESTER	Saga Fashions	0.57	992	0	0	0
MC112465	96 Hopewell Drive CHATHAM	Clinicare	0.52	770	0	1972	0
MC112579	Bellwood Cottages Ratcliffe Highway Hoo ROCHESTER	A C Goatham & Son	3.00	0	3203	2241	0
MC120583	33 Laker Road ROCHESTER	Brookshire Capital and Polar Speed Distribution Ltd	0.06	206	207	0	0
MC121744	Medway City Estate Neptune Close Frindsbury ROCHESTER	ASD Transport	0.31	0	95	0	0
MC122566	Invicta Business Centre Bredgar Road Twydall GILLINGHAM	Borough Green Developments Ltd	0.93	0	0	0	1654

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Table 1: B1-B8 planning consents, Section 1: Development completed

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC122976	Dockside Outlet Centre Maritime Way Chatham Maritime CHATHAM	Capita Alternative Fund Services Ltd	0.02	247	0	0	0
		Sub-total for Non town centre	6.14	2408	3505	4213	1654
		TOTAL	6.17	2955	3505	4213	1654

Notes. Only consents creating new floorspace are shown.
Permissions prior to 1 April 2005 will not include the category Mixed B

Section 2: B1 - B8 planning consents not started at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Town centre							
MC103843	201-207 Station Road Rainham GILLINGHAM	Mr Dinnes Riverside Motoring Centre Ltd	0.11	0	22	0	0
MC110166 #	Adjacent to Staples Medway Street CHATHAM	A2 Dominion	0.37	227	0	0	0
MC110167 #	Adjacent to Bus Station Medway Street CHATHAM	Medway Council	0.52	256	0	0	0
MC122779	82 Jeffery Street GILLINGHAM	Mr B Khambay	0.00	570	0	0	0
MC20042030	Rochester Riverside Corporation Street ROCHESTER	SEEDA & Medway Council	34.68	12000	0	0	0
MC20082007	Alloy Wheels Priory Road Strood ROCHESTER	Helvig Ltd	4.00	6500	5568	3150	0
Sub-total for Town centre			39.68	19553	5590	3150	0
Non town centre							
MC091932	Medway City Estate Commissioners Road Strood ROCHESTER	Mr Smith Sounding Board Property Ltd	1.63	0	0	0	5623
MC101241	Twydall Enterprise Centre Lower Twydall Lane Twydall GILLINGHAM	Mr R Perrin	0.31	0	0	0	693
MC101485	Kingsnorth Industrial Estate Eschol Road Kingsnorth ROCHESTER	Middlebroad Ltd	0.51	0	0	0	679
MC103248	Riverside Estate Sir Thomas Longley Road Medway City Estate ROCHESTER	Mr Ahmed	0.02	74	0	0	0

Medway Monitoring Report December 2013- Volume 2 Tables

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC110009	Water Gardens and Landscape Centre Dillywood Lane Higham ROCHESTER	Vali group	0.19	308	0	0	0
MC110606	Neptune Close Anthonys Way Frindsbury ROCHESTER	Veetee Rice Ltd	2.12	528	1622	1443	0
MC111394	Beechings Industrial Estate Beechings Way Twydall GILLINGHAM	MEMS Power Generation	0.63	0	2190	0	0
MC112163	Medway City Estate Anthonys Way Frindsbury ROCHESTER	Veetee Foods Ltd	1.46	17	0	0	0
MC112756	Chatham Docks Pier Road GILLINGHAM	Peel Land and Property (Ports no.3) Ltd	14.66	0	0	0	40516
MC112893	Fenn Street Industrial Estate Ratcliffe Highway St Mary Hoo ROCHESTER	Food Machinery Co Ltd	0.27	438	0	0	0
MC120324	Sir Thomas Longley Road Anthonys Way Frindsbury ROCHESTER	Volker Highways Ltd	0.73	74	215	100	0
MC120363	4 London Road Strood ROCHESTER	Mr Fortag	0.01	99	0	0	0
MC120758 #	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	3.07	263	0	0	0
MC121028	Commissioners Road Strood ROCHESTER	Sounding Board Properties Ltd & Module 2	1.58	0	0	0	4020
MC121186	Chatham Docks Pier Road GILLINGHAM	Hy-Ten Ltd	0.07	720	1440	0	0
MC121374	611 Maidstone Road ROCHESTER	Industrial Property Investment Fund c/o Canmoor Developments	0.73	0	0	0	3600
MC121543	Commissioners Road Strood ROCHESTER	Sounding Board Properties Ltd and Module 2	0.09	0	0	0	516
MC121736	Chambros House Bailey Drive GILLINGHAM	Medway Community Healthcare	0.31	900	0	0	0

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Table 1, Section 2: B1 - B8 planning consents not started

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC121791 #	Former Cement Works Formby Road Halling ROCHESTER	Redrow Homes (Easter)	80.00	1000	1000	1000	0
MC121838	Mackays Revenge Road/Badger Road Lordswood	CPI Mackays	3.69	12728	0	0	0
MC122146	8 Chestnut Avenue Walderslade CHATHAM	Peach Contractors Ltd	0.16	100	0	0	0
MC122748	Beechings Industrial Estate Beechings Way Twydall GILLINGHAM	Mems Power Generation	0.19	110	0	0	0
MC122889	Cliffe Yard Anthonys Way Frindsbury ROCHESTER	Cliffe House Ltd	0.10	0	252	0	0
MC122890	Cliffe Yard Anthonys Way Frindsbury ROCHESTER	Cliffe Contractors Retirement Fund	0.28	0	793	0	0
MC20090417	Between Knight Road and Roman Way Strood ROCHESTER	Lafarge Cement UK	27.19	3200	0	0	7100
MC20091628	National Grid Property Holdings Grain Road Grain ROCHESTER	National Grid Property Holdings Ltd	164.02	150065	150000	164685	0
Sub-total for Non town centre			304.03	170624	157512	167228	62747
TOTAL			343.71	190177	163102	170378	62747

* *Outline consent*

Subject to S106 not yet signed

^ *Subject to referral to Secretary of State*

Notes. Only permissions creating new floorspace are shown.

Permissions prior to 1 April 2005 will not include the category Mixed B

Section 3: B1 - B8 development under construction at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Town centre							
MC102594	Temple Park Priory Road Strood ROCHESTER	Helvig Ltd	0.73	0	0	732	3268
MC120339	2 North Street Strood ROCHESTER	Basi Construction	0.03	44	0	0	0
Sub-total for Town centre			0.76	44	0	732	3268
Non town centre							
MC110001	Horsted Centre Maidstone Road CHATHAM	Countryside Properties	6.00	2500	0	0	0
MC112029	Land at Bailey Drive GILLINGHAM	London & Stamford Investments Ltd	2.88	0	0	0	12169
MC121824	Plots 1/1A Wardens Site Sir Thomas Longley Road Frindsbury KKB Plant Services Ltd ROCHESTER		0.25	770	0	0	0
MC122556	Unit 1 Campus Way GILLINGHAM	Sussex Partnership NHS Foundation Trust	0.08	175	0	0	0
MC123019	25 Commercial Road Strood ROCHESTER	Auto Repair (Medway) Ltd	0.07	0	185	0	0
MC20011342	Land south of Kent Terrace Canterbury Lane Rainham GILLINGHAM	Beckett Pension Fund (London) Ltd	0.53	0	0	0	2350
MC20011628	Steelfields Ltd Gads Hill GILLINGHAM	Steelfields Ltd	0.70	0	0	690	0
MC20042266	Elm Court Estate Capstone Road GILLINGHAM	Elm Court Estates Developments Ltd	0.03	149	148	0	0
MC20051195	Fort Horsted Primrose Close CHATHAM	Avondale Environmental Services Ltd	0.30	446	563	130	0

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Table 1, Section 3: B1 - B8 development under construction

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20080370	Kingsnorth Industrial Estate Eschol Road Hoo ROCHESTER	Goodman	109.00	20752	115120	115120	0
MC20090020	Ancaster Garage Site Station Road Strood ROCHESTER	Bellway Homes Ltd	0.33	333	0	0	0
Sub-total for Non town centre			120.17	25125	116016	115940	14519
TOTAL			120.93	25169	116016	116672	17787

Notes. Only consents creating new floorspace are shown.

Permissions prior to 1 April 2005 will not include the category Mixed B.

Consents are monitored as a whole, there may be some completed floorspace within any consent but this will not be recorded as completed until the entire consent is complete.

Section 4: Planning consents which have resulted in a B1 - B8 floorspace loss due to reconstruction/redevelopment during the year to 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Town centre							
MC102594	Temple Park Priory Road Strood ROCHESTER	Helvig Ltd	-0.73	0	0	-2336	0
MC103171	14 Manor Road CHATHAM	Mr M Smith	-0.03	0	-92	0	0
MC120907	R/O 329 High Street ROCHESTER	Mr Gleeson	-0.02	-312	0	0	0
MC120939	110A The Brook CHATHAM	Mr D Yates	-0.02	-50	0	0	0
Sub-total for Town centre			-0.80	-362	-92	-2336	0
Non town centre							
MC092257	9 New Road Avenue CHATHAM	Sylenta Properties Ltd	-0.02	-198	0	0	0
MC110046	127A Bredhurst Road Wigmore GILLINGHAM	Mr M O'Connell	-0.06	-144	0	0	0
MC112203	1 New Road ROCHESTER	Rochester Independent College	-0.11	-594	0	0	0
MC120370	92-94 Hopewell Drive CHATHAM	Mr S Arnold CPC (Kent)	-0.02	-3000	0	0	0
MC120384	92-94 Hopewell Drive CHATHAM	Mrs C Croft Complete Professional Care Ltd	-0.02	-1398	0	0	0
MC120385	92-94 Hopewell Drive CHATHAM	Mrs C Croft Complete Professional Care Ltd	-0.02	-1232	0	0	0

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Table 1, Section 4: Planning consents which have resulted in a B1 - B8 floorspace loss

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC120583	33 Laker Road ROCHESTER	Brookshire Capital and Polar Speed Distribution Ltd	-0.06	-413	0	0	0
MC120744	1a Hilda Road CHATHAM	MHS Homes	-0.11	0	-990	0	0
MC121374 #	611 Maidstone Road ROCHESTER	Industrial Property Investment Fund c/o Canmoor Developments	-0.73	0	0	0	-2837
MC122556	Unit 1 Campus Way GILLINGHAM	Sussex Partnership NHS Foundation Trust	-0.08	-291	0	0	0
MC122566	Invicta Business Centre Bredgar Road Twydall	Borough Green Developments Ltd	-0.93	0	0	0	-2646
MC122784	62 Watling Street GILLINGHAM	Mr K Uppal	-0.02	-74	0	0	0
MC123019	25 Commercial Road Strood ROCHESTER	Auto Repair (Medway) Ltd	-0.07	0	0	-346	0
Sub-total for Non town centre			-2.24	-7344	-990	-346	-5483
TOTAL			-3.04	-7706	-1082	-2682	-5483

Demolition has taken place on this site but it cannot be determined that this is in connection with this consent and that works connected with the consent have started. In some instances the demolition may have taken place for other purposes. Normally demolition does not count towards implementation to allow the consent to remain in perpetuity.

Notes.

Only consents with floorspace in the categories for this table are shown.

This table includes all consents where the existing floorspace has been removed from use, whether or not the whole works have been completed. It can include redevelopment/reconstruction/change of use whether or not new floorspace has been created.

Where there is replacement floorspace for the loss shown, an equivalent entry will exist in the appropriate development completed or the development under construction table. Permissions prior to 1 April 2005 will not include the category Mixed B.

Section 5: Potential loss of B1 - B8 floorspace in planning consents not started at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Town centre							
MC110167 #	Adjacent to Bus Station Medway Street CHATHAM	Medway Council	-0.52	0	-176	0	0
MC110293	9-11 The Brook CHATHAM	OMC Investments Ltd	-0.06	-1096	0	0	0
MC111820	185 High Street GILLINGHAM	Red House Properties Ltd	-0.01	-70	0	0	0
MC111823	11-15 High Street Strood ROCHESTER	Senshin Karate Academy/SKA Martial Arts & Fitness Centre	-0.07	-170	0	0	0
MC122735	95 High Street ROCHESTER	The French Hospital	-0.26	-562	0	0	0
MC122779	82 Jeffery Street GILLINGHAM	Mr B Khambay	0.00	-652	0	0	0
Sub-total for Town centre			-0.91	-2550	-176	0	0
Non town centre							
MC092258	15-19 New Road CHATHAM	Mr J Salter	-0.12	-760	0	0	0
MC101241	Twydall Enterprise Centre Lower Twydall Lane Twydall GILLINGHAM	Mr R Perrin	-0.31	0	0	0	-351
MC101485	Kingsnorth Industrial Estate Eschol Road Kingsnorth ROCHESTER	Middlebroad Ltd	-0.51	0	-679	0	0
MC110009	Water Gardens and Landscape Centre Dillywood Lane Higham ROCHESTER	Vali group	-0.19	-182	0	0	0
MC110078	59 Maidstone Road ROCHESTER	Mr M Sagar	0.00	-74	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC110289	Station Road Strood ROCHESTER	Bellway Homes Ltd	-0.13	0	0	-170	0
MC110606	Neptune Close Anthonys Way Frindsbury ROCHESTER	Veetee Rice Ltd	-2.12	-408	0	0	0
MC111206	3 Old Road CHATHAM	Mr S Bell	-0.08	0	-227	0	0
MC111266	62 New Road CHATHAM	Mr M Cameron	-0.01	-50	0	0	0
MC111394	Beechings Industrial Estate Beechings Way Twydall GILLINGHAM	MEMS Power Generation	-0.63	0	-1890	0	0
MC112105	101 Berengrave Lane Rainham GILLINGHAM	Mr G Harris	-0.04	0	-80	0	0
MC112212	Merryboys Stables Merryboy Road Cliffe Woods ROCHESTER	Mr Gill	-0.02	-58	0	0	0
MC112531	Fronting Church Street ROCHESTER	Mr J Parker	-0.01	-70	0	0	0
MC112756	Chatham Docks Pier Road GILLINGHAM	Peel Land and Property (Ports no.3) Ltd	-14.66	0	0	0	-12000
MC112893	Fenn Street Industrial Estate Ratcliffe Highway St Mary Hoo ROCHESTER	Food Machinery Co Ltd	-0.27	-421	0	0	0
MC120461	Tesco Store Cuxton Road Strood ROCHESTER	Tesco Stores Ltd	-1.85	-190	-2014	-91	0
MC120801	Cement Works Formby Road Halling ROCHESTER	Redrow Homes Eastern	-0.38	0	0	0	-1028
MC121000	43 and 44 Chalk Pit Hill CHATHAM	Coombe Bank Homes Ltd	-0.05	0	-216	0	0
MC121028	Commissioners Road Strood ROCHESTER	Sounding Board Properties Ltd & Module 2	-1.58	0	-55000	0	0
MC121467	The Old Pattern Store Burns Road GILLINGHAM	INOv8 Homes	-0.02	0	-247	0	0

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Table 1, Section 5: Potential loss of B1 - B8 floorspace in planning consents not started

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC121736	Chambros House Bailey Drive GILLINGHAM	Medway Community Healthcare	-0.31	-1400	0	0	0
MC121838	Mackays Revenge Road/Badger Road Lordswood CHATHAM	CPI Mackays	-3.69	-5483	0	0	0
MC121966	26-36 Napier Road GILLINGHAM	Mr Sangha	-0.20	-163	0	0	0
MC122568	Colonial House Quayside Chatham Maritime CHATHAM	Medway Energy Ltd	-2.61	-14645	0	0	0
MC122903	134A Luton Road Luton CHATHAM	Mr J Karvel	-0.04	-178	0	0	0
MC20090417	Between Knight Road and Roman Way Strood ROCHESTER	Lafarge Cement UK	-27.19	0	-3200	0	0
MC20091113	133-145 Canterbury Street GILLINGHAM	Mr S Uppal S. Uppal & Sons	-0.07	-493	0	0	0
Sub-total for Non town centre			-57.11	-24575	-63553	-261	-13379
TOTAL			-58.02	-27125	-63729	-261	-13379

* *Outline consent*

Subject to S106 not yet signed

^ *Subject to referral to Secretary of State*

Notes. Only consents with floorspace in the categories for this table are shown.

Consents prior to 1 April 2005 will not include the category Mixed B.

This table includes those consents for redevelopment/reconstruction/change of use which have not started where there is a loss of B1 – B8 floorspace.

Section 6: B1 - B8 planning consents expired without development at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Non town centre							
MC100150	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	Trustees of British Steel & British Airways Pension Funds	1.10	0	0	0	0
MC20010727	94 Bloors Lane Rainham GILLINGHAM	Mr & Mrs Delaney & The Kingdom Hall Trust	0.33	0	0	0	0
MC20021073*	98-108 Mercury Close ROCHESTER	MHS Homes	0.10	0	0	0	0
MC20022486	18 Magpie Hall Road CHATHAM	Mr B Gill	0.01	0	0	0	0
MC20030574	168 Delce Road ROCHESTER	Mr P Harlow	0.02	0	0	0	0
MC20041180	98-108 Shorts Way Borstal ROCHESTER	Mhs Homes Ltd	0.16	0	0	0	0
MC20042816	7-13 New Road CHATHAM	Mr A S Glausiusz	0.06	0	0	0	0
MC20060349	Sikh Temple & Community Hall Byron Road GILLINGHAM	Trustees of Guru Nanak Gurudwara	0.08	0	0	0	0
MC20061857	Court Farm Pilgrims Road Upper Halling ROCHESTER	Peter Lingham & Partners	0.15	0	557	0	0
MC20062165	5 New Road CHATHAM	Rexel Estate Ltd	0.02	0	0	0	0
MC20070159	Chegwel Drive Walderslade CHATHAM	Deanwood Developments Ltd	0.10	0	0	0	0
MC20072010	39-41 Mills Terrace CHATHAM	Hambridge Homes	0.27	0	0	0	0
MC20080877	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	The Trustee at The Hempstead Valley Shopping Centre	1.10	0	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20080890	47 Wainscott Road Wainscott ROCHESTER	Mr A Hodja	0.04	0	0	0	0
MC20081110	19-21 St Werbergh Crescent Hoo ROCHESTER	Mr D Luxton	0.05	0	0	0	0
MC20081230	4a Luton Road Luton CHATHAM	Mr Singh	0.02	0	0	0	0
MC20081624	294 Hempstead Road Hempstead GILLINGHAM	Mr Gallagher Hempstead Motor Co	0.10	0	5	0	0
MC20081664	8 Westcourt Street Brompton GILLINGHAM	Golfpot Ltd	0.04	0	0	0	0
MC20081879	Safety Bay House Warwick Crescent ROCHESTER	Alpha plc	0.48	0	0	0	0
MC20090102	208 Canterbury Street GILLINGHAM	Mr Cheema	0.02	0	0	0	0
MC20090195*	Earl Estate Community Centre Albatross Avenue Strood ROCHESTER	Healthcare Developments Ltd	0.21	0	0	0	0
MC20090446	Beluncle Halt Stoke Road Hoo ROCHESTER	Coleman & James (services) Ltd	0.07	227	0	0	0
MC20090889	Former Health Centre Sultan Road Lordswood CHATHAM	Avondale Designer Homes	0.19	0	0	0	0
MC20090924	The Old Rectory Rectory Road Cliffe ROCHESTER	Mr & Mrs Crearsey	0.03	0	0	0	0
MC20090931	43 Chaffinch Close CHATHAM	Mr J Druce	0.02	0	0	0	0
MC20091461	5-7 Canal Road Strood ROCHESTER	Mr A Jarret	0.15	0	0	0	0
MC20091673	94-100 Trafalgar Street GILLINGHAM	Mr A Rocco	0.12	0	0	0	0
MC20092265	2 Quinnell Street Rainham GILLINGHAM	Hidson Ltd	0.01	0	0	-63	0
MC20092639	Chatham Grammar School for Girls Rainham Road CHATHAM	The Governors Chatham Grammar School for Girls	0.13	0	0	0	0

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Table 1, Section 6: B1 - B8 planning consents expired without development

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
Sub-total for Non town centre			5.17	227	562	-63	0
Town centre							
MC20052430	146 High Street ROCHESTER	Medway Rewind Services Ltd	0.02	0	0	0	0
MC20060126	73 High Street ROCHESTER	Mr F Iles	0.02	0	0	0	0
MC20070546	Foundary Wharf High Street ROCHESTER	Mr Y Zenagui	0.03	0	0	0	0
MC20081788	3-11 Granary Close Rainham GILLINGHAM	Mr D Dilgit	0.10	0	0	0	0
MC20090172	1A Victoria Street GILLINGHAM	Consol Suncentre (Southeast) Ltd	0.01	0	0	0	0
MC20090598	274-280 High Street CHATHAM	The New Art Centre	0.01	0	0	0	0
MC20090764	27 The Paddock CHATHAM	Cloisterhams Ltd	0.12	0	0	-108	0
MC20090957	140 High Street Rainham GILLINGHAM	Gainbrook Ltd	0.01	0	0	0	0
MC20091351	113 Station Road Rainham GILLINGHAM	Mr J R Hall Sarumdale Ltd	0.05	0	0	0	0
MC20091870	98 High Street CHATHAM	Womans Royal Voluntary Service	0.02	161	0	0	0
MC20091901	202-206 High Street CHATHAM	Meeaus Development	0.05	0	0	0	0
Sub-total for Town centre			0.44	161	0	-108	0
TOTAL			5.61	388	562	-171	0
* Outline permission							

Notes. Only consents with floorspace in the categories for this table are shown.

Permissions prior to 1 April 2005 will not include the category Mixed B

Where losses have occurred under a superseded number, these will not be recorded again on subsequent applications, in order to avoid double counting.

Section 7: B1 - B8 planning consents excluded at 31 March 2013

P/P No.	Location	Applicant	Area (ha)	B1 (sq.m.)	B2 (sq.m.)	B8 (sq.m.)	Mixed B (sq.m.)
Town centre							
MC100523 #	Temple Park Priory Road Strood ROCHESTER	Helvig Ltd	0.61	0	0	-1404	2336
<i>Reason for exclusion: Superseded by MC102594</i>							
MC101095 #	82 Jeffery Street GILLINGHAM	Legstone Builders Ltd	0.14	0	-750	0	0
<i>Reason for exclusion: Superseded by MC122779</i>							
MC102505 #	Temple Park Priory Road Strood ROCHESTER	Helvig Ltd	0.64	0	-372	0	0
<i>Reason for exclusion: Superseded by MC102594</i>							
MC20021518 #	Old Foundry Lane off High Street ROCHESTER	J P Knight Ltd	0.05	0	0	-130	0
<i>Reason for exclusion: Superseded by MC20060218 and subsequently MC20070546</i>							
MC20090848 #	14 Manor Road CHATHAM	Mr M Smith	0.03	0	-92	0	0
<i>Reason for exclusion: Superseded by MC103171</i>							
MC20091020 #	201-207 Station Road Rainham GILLINGHAM	Riverside Motoring Centre	0.11	0	35	0	0
<i>Reason for exclusion: Superseded by MC103843</i>							
MC20092401 #	259-261 High Street ROCHESTER	Downley Garages Directors Pension Fund	0.13	-689	0	0	0
<i>Reason for exclusion: Superseded by temporary consent MC122827</i>							

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20100207 #	95 High Street ROCHESTER	The Governors & Directors of The French Hospital	0.26	-562	0	0	0
		<i>Reason for exclusion: Superseded by MC122735</i>					
ME980002 **	R/O 327-335 High Street ROCHESTER		0.12	0	-600	0	0
		<i>Reason for exclusion: Further development unlikely</i>					
		Sub-total for Town centre	2.09	-1251	-1779	-1534	2336
Non town centre							
MC100273 #	Beechings Way Industrial Estate Beechings Way GILLINGHAM	Mr Jarvis MEMS Power	0.19	110	0	0	0
		<i>Reason for exclusion: Superseded by MC122748</i>					
MC103579 #	Tesco Store Charles Street Strood ROCHESTER	Tesco Stores Ltd	1.85	-190	-2014	-91	0
		<i>Reason for exclusion: Superseded by MC120461</i>					
MC20001413 #	Land south of Kent Terrace Canterbury Lane Rainham GILLINGHAM	Beckett Pension Fund	1.29	600	300	0	0
		<i>Reason for exclusion: Superseded by MC20011342</i>					
MC20001594 #	Old Pattern Store Burns Road GILLINGHAM	Mr J Ellwell	0.02	0	-247	0	0
		<i>Reason for exclusion: Superseded by MC20031343</i>					
MC20010184 #	Gillingham Business Park Off Bailey Drive GILLINGHAM	Secretary of State for Health	2.88	11425	0	0	0
		<i>Reason for exclusion: Superseded by MC20050943 and subsequently MC20071248</i>					

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20021139 #	1A Ross Street ROCHESTER	G S & J G Lee	0.01	-62	-62	0	0
		<i>Reason for exclusion: Superseded by MC20040786</i>					
MC20021897 #	139-145 Canterbury Street GILLINGHAM	Mr Uppal	0.05	0	0	-101	0
		<i>Reason for exclusion: Expired in 2009, subsequent applications have been refused Superseded by MC20091113</i>					
MC20031285 #	2 Ash Tree Lane CHATHAM	Ward Construction (Investments) Ltd	0.95	-312	0	-1714	0
		<i>Reason for exclusion: Superseded by MC20050814</i>					
MC20031343 #	The Old Pattern Store Burns Road GILLINGHAM	Mr L Woolends	0.02	0	-247	0	0
		<i>Reason for exclusion: Superseded by MC20081343</i>					
MC20032452 #	22-26 Victoria Street ROCHESTER	Lakehurst Developments Ltd	0.46	292	0	-4989	0
		<i>Reason for exclusion: Partly superseded by MC20071529 and MC103859</i>					
MC20040795 #	6 Afghan Road and land adj. to 10 Lumsden Terrace CHATHAM	Mr D McAllister	0.07	0	-197	0	0
		<i>Reason for exclusion: Superseded by MC20050543</i>					
MC20040962 #	35 Avery Way Allhallows ROCHESTER	Mr M J Campbell	0.07	0	-780	0	0
		<i>Reason for exclusion: Superseded by MC20052109 and subsequently MC20071036</i>					
MC20041214 #	Former AKZO Chemical Works Pier Road GILLINGHAM	Berkeley Homes (Eastern) Ltd	8.40	-3280	-8734	0	0
		<i>Reason for exclusion: Superseded by MC120758</i>					

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20050109 #	Cliffe Yard Anthonys Way Strood ROCHESTER	Cliffe Contractors Retirement Fund	0.28	0	793	0	0
		<i>Reason for exclusion: Superseded by MC20100078</i>					
MC20050229 #	Mid Kent College, Horsted Maidstone Road CHATHAM	Mid Kent College	8.11	2480	0	0	0
		<i>Reason for exclusion: Superseded by MC110001</i>					
MC20050586 #	Sir Thomas Longley Road Frindsbury ROCHESTER	Forwardvote Ltd	2.00	200	1000	1057	0
		<i>Reason for exclusion: Superseded by MC20062067</i>					
MC20050587 #	Sir Thomas Longley Road Frindsbury ROCHESTER	Forwardvote Ltd	1.20	200	987	1000	0
		<i>Reason for exclusion: Superseded by MC20062066</i>					
MC20050814 #	2 Ash Tree Lane CHATHAM	Wards Homes Ltd	0.95	-312	0	-1714	0
		<i>Reason for exclusion: Superseded by MC20100182</i>					
MC20050943 #	Gillingham Business Park Bailey Drive GILLINGHAM	Secretary of State for Health	2.88	11425	0	0	0
		<i>Reason for exclusion: Superseded by MC20071248</i>					
MC20052109 #	35 Avery Way Allhallows ROCHESTER	AMD Properties Ltd	0.07	0	-780	0	0
		<i>Reason for exclusion: Superseded by MC20071036</i>					
MC20052395 #	28 Balmoral Road GILLINGHAM	Aztech Design & Build Ltd	0.01	0	-138	0	0
		<i>Reason for exclusion: Superseded by MC121645</i>					
MC20060166 #	Tesco Stores Commercial Road Strood ROCHESTER	Tesco Stores Ltd	0.30	0	-730	0	0
		<i>Reason for exclusion: Superseded by MC103579</i>					

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Table 1, Section 7: B1-B8 planning consents excluded

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20061836 #	117-119 Pier Road GILLINGHAM	Berkeley Homes (Eastern) Ltd	0.39	365	0	0	0
		<i>Reason for exclusion: Superseded by MC20072260</i>					
MC20062066 #	Sir Thomas Longley Road Frindsbury ROCHESTER	Forwardvote Ltd	1.20	320	890	890	0
		<i>Reason for exclusion: Superseded by MC120324</i>					
MC20062067 #	Sir Thomas Longley Road Frindsbury ROCHESTER	Forwardvote Ltd	1.20	200	0	860	0
		<i>Reason for exclusion: Superseded by MC121824</i>					
MC20070246 #	3 Old Road CHATHAM	Mr S H Bell	0.08	0	-227	0	0
		<i>Reason for exclusion: Superseded by MC111206</i>					
MC20070757 #	Cliffe Yard Chaucer Close Frindsbury ROCHESTER	Cliffe Contractors Retirement Fund	0.10	0	252	0	0
		<i>Reason for exclusion: Superseded by MC20100074</i>					
MC20071036 #	35 Avery Way Allhallows ROCHESTER	A M D Property Group	0.07	0	-780	0	0
		<i>Reason for exclusion: Superseded by MC20080406</i>					
MC20071248 #	Land off Bailey Drive GILLINGHAM	London and Stamford Investments Ltd	2.88	0	0	0	12169
		<i>Reason for exclusion: Superseded by MC112029</i>					
MC20071529 #	22-26 Victoria Street ROCHESTER	Future Homes UK	0.02	0	0	-66	0
		<i>Reason for exclusion: Superseded by MC110006</i>					
MC20071943 #	101 Berengrave Lane Rainham GILLINGHAM	Mr & Mrs R Harris	0.04	0	-80	0	0
		<i>Reason for exclusion: Superseded by MC112105</i>					

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Table 1, Section 7: B1-B8 planning consents excluded

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>B1 (sq.m.)</i>	<i>B2 (sq.m.)</i>	<i>B8 (sq.m.)</i>	<i>Mixed B (sq.m.)</i>
MC20072153 # 3000	Former Cement Works Formby Road Halling ROCHESTER	Cemex (UK) Operations Limited		80.66	0	0	0
<i>Reason for exclusion: Superseded by MC121791</i>							
MC20072260 ^	117-119 Pier Road GILLINGHAM	Berkeley Homes	0.47	365	0	0	0
<i>Reason for exclusion: Implementation unlikely</i>							
MC20081121 #	Bellwood Cottages Ratcliffe Highway Hoo ROCHESTER	A C Goatham & Son Ltd	3.00	0	2292	2363	0
<i>Reason for exclusion: Superseded by MC112579</i>							
MC20081343 #	The Old Pattern Store Burns Road GILLINGHAM	INOV8 Homes Ltd	0.02	0	-247	0	0
<i>Reason for exclusion: Superseded by MC121467</i>							
MC20090682 #	43 & 44 Chalk Pit Hill CHATHAM	Combe Bank Homes Ltd	0.05	0	-216	0	0
<i>Reason for exclusion: Superseded by MC121000</i>							
MC20100074 #	Cliffe Yard Chaucer Close Frindsbury ROCHESTER	Cliffe Contractors Retirement Fund	0.10	0	252	0	0
<i>Reason for exclusion: Superseded by MC122889</i>							
MC20100078 #	Cliffe Yard Anthonys Way Frindsbury ROCHESTER	Cliffe Contractors Retirement Fund	0.28	0	793	0	0
<i>Reason for exclusion: Superseded by MC122890</i>							
Sub-total for Non town Centre			122.65	23826	-7920	-2505	15169
TOTAL			124.74	22575	-9699	-4039	17505

Application superseded,

** Further development unlikely

Notes. Only consents with floorspace in the categories for this table are shown.

Permissions prior to 1 April 2005 will not include the category Mixed B.

Where losses have occurred under a superseded number, they will not be recorded again on subsequent applications, in order to avoid double counting.

Permissions identified as superseded will show within the system while the subsequent decision remains valid.

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Table 1, Section 7: B1-B8 planning consents excluded

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Section 8: B1 - B8 summary statistics; Planning consents valid 1 April 2012 to 31 March 2013

	B1 (sq.m.)	B2 (sq.m.)	B8 (sq.m.)	Mixed B (sq.m.)
Completions				
Development completed in survey period	2955	3505	4213	1654
Lost due to redevelopment/reconstruction	-7706	-1082	-2682	-5483
	-4751	2423	1531	-3829
Commitments				
Not started	190177	163102	170378	62747
Under construction	25169	116016	116672	17787
Completed but vacant	0	0	0	0
	(215346)	(279118)	(287050)	(80534)
Potential losses	-27125	-63729	-261	-13379
	188221	215389	286789	67155
Exclusions				
Expired	388	562	-171	0
Other exclusions	22575	-9699	-4039	17505
	22963	-9137	-4210	17505

Notes. Permissions prior to 1 April 2005 will not include the category Mixed B.
The data in the exclusions section is for information only.

Section 9 – Employment pipeline sites (B1 – B8)

SiteRef	SiteName	SiteSource	Potential Use	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Total
0050	Lodge Hill, Chattenden*	Medway Local Plan 2003	B1 B2 B8	Yes	0	0	0	0	0
0102	1-35 High Street, Chatham (Grays Garage)	MLP 2003 Allocation	B1	Yes	0	-2318	0	0	-2318
0137	Civic Centre Strood	Urban Capacity Study	B1	Yes	0	2000	0	0	2000
0243	Chatham Retailing, Clover/Richard/Rhode/High Sts	Medway Local Plan 2003	B1	Yes	0	0	5951	0	5951
0249	Sorting Office, The Paddock, Chatham	Urban Capacity	B1	Yes	0	0	-678	0	-678
0378	Rochester Airfield	Medway Local Plan 2003		Yes	0	42961	0	0	42961
0571	47-48 Second Avenue Industrial Estate	Planning Permission	B1 B8	No	0	276	0	0	276
0598	R/O 329 - 337 (Featherstones) High St ROCHESTER	MLP 2003 Allocation/Call	B1	Yes	0	0	3600	0	3600
0643	Plot D, Kingsnorth Industrial Estate	Planning Permission	B2	No	0	525	0	0	525
0644	Sundridge Tackle, Hoo Industrial Estate	Planning Permission	B1/B2/B8	No	0	560	0	0	560
0645	Net-Tex Agricultural Ltd, Hoo Industrial Estate	Planning Permission	B8	No	0	110	0	0	110
0651	13a Maritime Close, Medway City Estate	Planning Permission	B1 B2	No	0	244	0	0	244
0652	Wilds Yard, Clipper Close, Frindsbury	Planning Permission	B1 B2	No	0	620	0	0	620
0654	Land adjoining Southern House, Anthony's Way	Planning Permission	B1/B2/B8	No	0	2062	0	0	2062
0656	Court Farm, Pilgrims Road, Upper Halling	Application	B2	No	0	557	0	0	557
0657	Watermill Wharf, Canal Road, Strood	Planning Permission	B1	No	0	458	0	0	458

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SiteRef	SiteName	SiteSource	Potential Use	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Total
0676	Cuxton Station, Station Road, Cuxton	Planning Permission	B1	No	0	103	0	0	103
0686	Three Acre site, Roman Way, Strood	Call for sites	B1/B2/B8	No	0	4440	0	0	4440
0724	BAE Systems, Rochester	Call for sites	B1 B8	No	0	11147	0	0	11147
0726	1-21 St Clements House, Corporation Street	Call for sites	B1	Yes	386	0	0	0	386
0728	10-40 Corporation Street, Rochester	Call for sites	B1	Yes	0	386	0	0	386
0731	46-86 Corporation Street, Rochester	Call for sites	B1	Yes	0	386	0	0	386
0761	Chatham Waterfront	Call for Sites	B1	Yes	0	5149	0	0	5149
0804	Former Officers Mess, Maidstone Road, Chatham	Call for Sites	B1	No	0	2800	0	0	2800
0822	Land at Robins and Day (Peugeot), High St, Rochester	Call for sites	B1	Yes	0	-1660	0	0	-1660
0829	Medway Bridge Marina, Manor Lane, Rochester	Call for sites	B1 B2	No	0	-199	0	0	-199
0845	Woolmans Wood Caravan Site	Withdrawn H&MU DPD	B1 B2 B8	No	0	4536	0	0	4536
0860	Land at High St, Union St and New Road, Chatham	Development Brief	B1	Yes	0	0	0	590	590
0862	296-310 High Street, Chatham	Development Brief	B1	Yes	0	0	2040	0	2040
0869	Wickes, New Cut, Chatham	Development brief		Yes	0	0	0	30865	30865
0875	Retail Core(High St,Jeffrey St,King St) Gillingham	Development Framework	B1	Yes	0	0	4750	0	4750
0876	BT Switch Centre, Green Street, Gillingham	Development Framework	B1	No	0	0	0	0	0
	Total				386	75143	15663	31455	122647

* Uncertainty over Lodge Hill therefore no figures have been included

Section 10: Industrial Estates and Business Parks

Within Medway most industrial activities/businesses are to be found within the following estates. Further employment and retail uses are planned within various development briefs and areas where there are policy commitments (these are detailed in the tables above).

Site Name	Ward	Extent of site in hectares	Local Plan Designation
2-10 Cuxton Road, Strood	Strood South	0.32 ha	White land, ED3, T15
Ballard Business Park, Strood	Strood South	1.67 ha	Employment land ED1
Beechings Way Industrial Estate	Twydall	9.22 ha	Employment land ED1 (B1/B2/B8 uses; loss to other uses will not be permitted – excluding mixed use areas).
Bridgewood Business Park, Rochester	Rochester	3.74 ha	Employment land ED1 (B1/B2/B8 uses)
Castle View, Rochester	River	0.71 ha	Part of Action Area – mixed use: ED2 (B1/B2 uses) S7, ED12, D13, R9, CF6, L13, H1, H3
Chatham Maritime, Chatham	River	58.02 ha	Mixed use zone ED2 (B1(a)), S8, ED12, ED13, BNE12, CF3, CF6, CF7, L11, L13, H1
Historic Dockyard, Chatham	River	26.37 ha	ED12 (Tourist attractions & facilities), S9, BNE12, BNE20, CF7, L11
Chatham Port, Chatham/Gillingham	River	55.36 ha	Employment land ED1 (B1/B2 uses), ED9, T7
Commercial Road, Strood	Strood South	1.12 ha	Part of Action Area ED2 (B1/B2/B8) S10, H1, H3, T15
Courteney Road, Gillingham	Rainham Central	22.09 ha	Employment land ED1 (B1/B2 uses)
Cuxton Industrial Estate, Cuxton	Cuxton & Halling	0.9 ha	White land within tidal flood plain ED3, CF13, BNE31
Elm Court Industrial Estate, Gillingham	Lordswood & Capstone	3.53 ha	Employment Land ED3 (B1 uses), ED4
Fenn Street Industrial Estate, Hoo		1.78 ha	Employment land ED3 (B1 uses).
Fort Horsted	Rochester South & Horsted	5.43 ha	Scheduled Ancient Monument ED3 (B1 uses), BNE20
Gads Hill, Gillingham	Gillingham North	3.8 ha	Employment land ED1 (B1/B2/B8 uses)
Gillingham Business	Watling	56.18 ha	Employment land ED1

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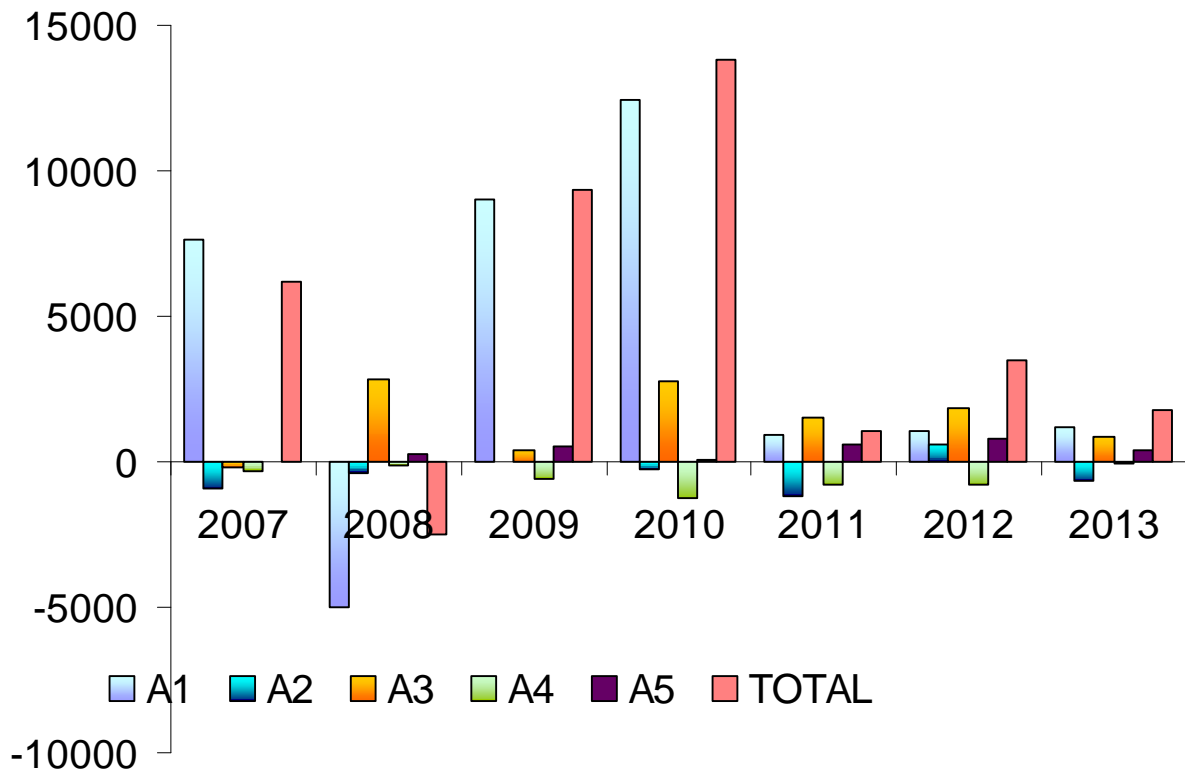
Park, Gillingham			(B1/B2/B8 uses), ED5 (B1 uses) for undeveloped Health Authority Land.
Hoo Industrial Estate, Hoo	Peninsula	7.5 ha	Employment land within the tidal flood plain. ED1 (B1 use), CF13, BNE46
Hopewell Drive, Chatham	Princes Park	3.83 ha	Employment land ED1 (B1/B2/B8 uses) however reasoned justification states, to safeguard residential amenity only B1 uses will be permitted.
Isle of Grain	Peninsula	595.52 ha	Employment land, most of the site within the tidal flood plain. ED1 (B1/B2/B8 uses - B1 development restricted to B1 (c)), S13, ED5 (B1/B2/B8 uses - B1 development restricted to B1(c)), ED7, ED8, CF13, T10, BNE2, BNE3, BNE23, BNE24, BNE46, L3
Kingsnorth Industrial Estate, Hoo	Peninsula	243.7 ha	Employment land within the tidal flood plain and Strategy Area. ED1 (B1/B2/B8 uses - B1 development restricted to B1 (c) except where the development makes provision for increased accessibility by means other than the private car), S12 (as ED1), ED5 (as ED1), ED7, ED8, CF13, T10, BNE2, BNE3, BNE23, BNE24, BNE46
Lordswood Industrial Estate, Chatham	Lordswood & Capstone	8.76 ha	Employment land ED1 (B1/B2/B8 uses)
Lower Twydall Lane, Gillingham	Twydall	0.48 ha	Employment land ED1 (B1 use)
Medway City Estate, Frindsbury	Strood Rural	99.02 ha	Employment land ED1 (B1/B2/B8 uses), T10, R10
Otterham Quay Lane, Rainham	Rainham North	4.46 ha	White land within tidal flood plain ED3, CF13, BNE45
Otterham Quay Lane, Canterbury Lane, Rainham	Rainham North	1.68 ha	Employment land ED1 (B1/B2 uses), ED5
Pier Road, Gillingham	Gillingham North	12.67 ha	Employment land ED1 (B1/B2/B8 uses), ED9, T7
Railway Street	Gillingham	1.46 ha	Employment land ED1

Industrial Estate, Gillingham	North		(B1/B2/B8 uses), however the reasoned justification only refers to B1.
Rochester Airfield Estate, Rochester	Rochester South & Horsted	18.61 ha	Employment land but part also of Action Area ED1 (B1/B2/B8 uses), S11 (high quality business, science technology development B1/B2/B8
Second Avenue, Chatham	Luton & Wayfield	5.31 ha	Employment land ED1 (B1 use)
Temple Industrial Estate, Strood	Strood South	37.18 ha	Part of an Action Area ED2 (B1/B2/B8 uses), S10 (appropriate B1/B2/B8 uses), H1, H3, BNE20.
Jenkins Dale, Chatham	Chatham Central	1.09 ha	White land ED3
Medway Valley Park Industrial Estate, Strood	Strood South	5.72 ha	Part of an Action Area ED2 (B1/B2/B8 uses), S10 (appropriate B1/B2/B8 uses), H1, H3, BNE20.

2) Retail Land Availability Tables and Data

Retail net completions

Net completions A1 – A5 2006/07 – 2012/13 (sq.m)



Approximately 70% of A2 office use lost has been to residential development.

Table 2: A1 - A5 planning consents

Planning consents valid 1 April 2012 to 31 March 2013

Section 1: Development completed by 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
Town centre								
MC104563	213 Station Road Rainham GILLINGHAM	Shepherd Neame Ltd	0.06	0	0	0	13	0
MC110400	Land East of London/Dover Railway Line Corporation Street ROCHESTER	Ms D Healy The Hyde Group	1.27	253	0	253	0	0
MC112839	18 Skinner Street GILLINGHAM	Mr A Papa	0.01	0	0	78	0	25
MC113017	Friary Place High Street Strood ROCHESTER	Aldi Stores Ltd	0.78	1449	0	0	0	0
MC120126	105 High Street ROCHESTER	Mr M Wright	0.00	12	0	0	0	0
MC120980	66 High Street GILLINGHAM	Mr Misiri	0.02	0	0	75	0	0
MC122278	Michael Gill Building Tolgate Lane Strood ROCHESTER	Café Express UK Ltd	0.01	28	0	27	0	0
MC130286	76 High Street CHATHAM	Mr A Rahman	0.02	73	0	0	0	0
MC20091206	2 Skinner Street GILLINGHAM	Mr M Omar	0.01	0	0	37	0	0
Sub-total for Town centre			2.16	1815	0	470	13	25
Non town centre								
MC091369	87 Richmond Road GILLINGHAM	Mr M Uzum	0.01	0	0	0	0	53

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC100204	13b Main Road Hoo ROCHESTER	Gelmane Investments	0.01	0	0	80	0	0
MC102042	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	0.72	136	0	136	136	136
MC110262	Gillingham Business Park Ambley Road GILLINGHAM	LPA Receivers of Tyburn Chancerygate	0.75	188	0	0	0	0
MC110888	The Honourable Pilot Will Adams Way GILLINGHAM	Whitbread PLC	0.84	0	0	72	0	0
MC112272	99 Watling Street GILLINGHAM	Mr J Ithayakumar	0.02	0	0	0	0	62
MC112443	8 Livingstone Circus GILLINGHAM	Mr S Aydin	0.01	0	0	0	0	35
MC113016	46 Silverweed Road, Weeds Wood CHATHAM	Mr and Mrs Parkes Parkes Butchers	0.01	0	0	0	0	84
MC122566	Invicta Business Centre Bredgar Road Twydall GILLINGHAM	Borough Green Developments Ltd	0.93	1654	0	0	0	0
MC122973	220 Chatham Hill Luton CHATHAM	Mr Ruck	0.02	0	60	0	0	0
MC130092	47a Luton High Street Luton CHATHAM	Mr J Blackwell	0.01	64	0	0	0	0
MC20090822	88 Canterbury Street GILLINGHAM	Mr S Mahmood	0.02	0	0	105	0	0
Sub-total for Non town centre			3.33	2042	60	393	136	370
TOTAL			5.50	3857	60	863	149	395

Notes. Only consents creating new floorspace are shown.
Consents prior to 1 April 2005 will not include the categories A4 or A5.

Section 2: A1 - A5 planning consents not started at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
Town centre								
MC090291	351 High Street ROCHESTER	Mr C Featherstone Featherstones Ltd	0.02	0	158	0	0	0
MC101974	12 Railway Street CHATHAM	Mr N Panisar	0.01	0	0	107	0	0
MC103270	Land east of London/Dover Railway Line Corporation Street ROCHESTER	Crest Nicholson Regeneration Ltd	2.20	24	93	25	0	0
MC103838	332 High Street CHATHAM	Mr Balasuramaniam	0.01	12	0	0	0	0
MC104405	334 High Street CHATHAM	Mr Lau	0.01	41	0	0	0	0
MC110166 #	Adjacent to Staples Medway Street CHATHAM	A2 Dominion	0.37	227	227	227	227	227
MC110167 #	Adjacent to Bus Station Medway Street CHATHAM	Medway Council	0.52	256	256	256	256	256
MC110293	9-11 The Brook CHATHAM	OMC Investments Ltd	0.06	0	0	366	0	0
MC110476	389-391 High Street CHATHAM	Mr Lucey	0.06	100	0	0	0	0
MC111401	183-187 High Street CHATHAM	Pentagon Co-Ownership A&B SARL	0.04	111	110	111	0	0
MC112022	14 High Street Strood ROCHESTER	Mr S Mohammad	0.01	0	0	0	0	60
MC112932	141 High Street ROCHESTER	Victoria and Bull Properties Ltd	0.07	0	0	284	283	0
MC120571	150 High Street GILLINGHAM	Mr Cheema	0.01	52	0	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC120798	146 High Street ROCHESTER	Medway Rewinds	0.02	0	0	49	0	0
MC120810	4 North Street Strood ROCHESTER	Mr A Guvriel	0.04	85	0	0	0	0
MC121774	225 High Street CHATHAM	Whitehead Monckton	0.01	0	66	0	0	0
MC122779	82 Jeffery Street GILLINGHAM	Mr B Khambay	0.00	423	0	0	0	0
MC130202	65-67A High Street Rainham GILLINGHAM	Pizza Hut UK Ltd	0.02	0	0	0	0	147
MC20042030	Rochester Riverside Corporation Street ROCHESTER	SEEDA & Medway Council	34.68	1283	1467	1282	1560	1560
Sub-total for Town centre			38.15	2614	2377	2707	2326	2250
Non town centre								
MC092626	Land at Cross Street CHATHAM	Medway Council	0.76	2390	1040	0	0	0
MC100329	251 Canterbury Street GILLINGHAM	Mr Kanabar	0.01	0	0	48	0	0
MC102067	Chatham Pump House Leviathan Way CHATHAM	SEEDA	0.53	0	0	509	220	0
MC102125	Anthony's Way Medway City Estate Frindsbury ROCHESTER	Sainsburys Supermarkets Ltd	7.85	9354	0	0	0	0
MC102916	124 Pier Road GILLINGHAM	Mr I Kingsley-Smith J.V. Enterprises Ltd	0.18	360	0	0	0	0
MC103833	4 Admirals Walk Walderslade CHATHAM	Mr Gregg	0.01	0	0	87	0	0
MC104574	49 Peveral Green Parkwood GILLINGHAM	Mr D Coskun	0.01	0	0	0	0	75
MC110289	Station Road Strood ROCHESTER	Bellway Homes Ltd	0.13	39	38	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC112756	Chatham Docks Pier Road GILLINGHAM	Peel Land and Property (Ports no.3) Ltd	14.66	8182	806	806	806	806
MC112871	153 Maidstone Road ROCHESTER	Mr Ahmed	0.03	0	0	129	0	0
MC120363	4 London Road Strood ROCHESTER	Mr Fortag	0.01	0	33	0	0	0
MC120461	Tesco Store Cuxton Road Strood ROCHESTER	Tesco Stores Ltd	1.85	8978	0	412	0	0
MC120758 #	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	3.07	261	261	261	0	0
MC121017	99 Bill Street Road Frindsbury ROCHESTER	Mrs A Arumgam	0.02	16	0	0	0	0
MC121541	108 Frindsbury Road Strood ROCHESTER	Family Funeral Service	0.01	4	0	0	0	0
MC121791 #	Former Cement Works Formby Road Halling ROCHESTER	Redrow Homes (Easter)	80.00	0	0	425	425	0
MC121870	McDonalds, Medway Valley Park Roman Way Strood ROCHESTER	McDonalds Restaurants Ltd	0.10	0	0	7	0	0
MC121873 ^	Hempstead Valley Shopping Centre Hempstead Valley Drive Hempstead GILLINGHAM	The Trustees of Hempstead Valley Shopping Centre	1.59	6850	103	676	0	0
MC121925	67 Duncan Road GILLINGHAM	Mr Copur	0.01	0	0	32	0	32
MC121945	84 Watling Street GILLINGHAM	Zavros Properties Ltd	0.02	0	0	133	0	0
MC122131	72 Avery Way Allhallows ROCHESTER	Mr Kanon	0.01	103	0	0	0	0
MC122627	9 Kestrel Road Lordswood CHATHAM	Mr Parviz Ghodsimuman	0.01	0	0	0	0	49
MC122696	128-130 Delce Road ROCHESTER	Mr Shahid	0.02	84	0	0	0	0
MC122707	41 Garfield Road GILLINGHAM	Mrs Gentle	0.01	18	0	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC122751	135 Walderslade Road Walderslade CHATHAM	Greene King plc	0.25	0	0	0	35	0
MC130140	58 Silverweed Road, Weeds Wood CHATHAM	Mr N Cordrey	0.01	0	0	104	0	0
MC130189	McDonalds Restaurant Godden Way GILLINGHAM	McDonalds Restaurants Ltd	0.22	0	0	7	0	0
MC20090417	Between Knight Road and Roman Way Strood ROCHESTER	Lafarge Cement UK	27.19	450	0	450	450	450
MC20091628	National Grid Property Holdings Grain Road Grain ROCHESTER	National Grid Property Holdings Ltd	164.02	60	0	60	0	60
Sub-total for Non town centre			302.60	37149	2281	4146	1936	1472
TOTAL			340.75	39763	4658	6853	4262	3722

* *Outline consent*

Subject to S106 not yet signed

^ *Subject to referral to Secretary of State*

Notes. Only permissions creating new floorspace are shown.
Permissions prior to 1 April 2005 will not include the categories A4 or A5.

Section 3: A1 - A5 development under construction at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
Town centre								
MC120906	146 High Street ROCHESTER	Medway Rewinds	0.02	0	0	11	0	0
MC122232	121 James Street GILLINGHAM	Hurkan Sayman & Co	0.00	2	0	0	0	0
MC20050195	260 High Street CHATHAM	Mr A K Dovedi	0.03	185	0	0	0	0
Sub-total for Town centre			0.05	187	0	11	0	0
Non town centre								
MC091836	25 Church Street Hoo ROCHESTER	Mr T Taggart	0.04	153	0	85	0	0
MC100288	The Royal Engineers Goudhurst Road Twydall GILLINGHAM	Mr Yeung Yeungs Oriental Buffets	0.07	0	0	241	0	16
MC110001	Horsted Centre Maidstone Road CHATHAM	Countryside Properties	6.00	200	0	0	0	0
MC111282	Eastern Bypass Wainscott Road Wainscott ROCHESTER	Crest Nicholson (Eastern Ltd)	1.31	69	0	0	0	0
MC112091	47 Wainscott Road Wainscott ROCHESTER	Mr A Hodja	0.04	32	0	0	0	0
MC120527	Former Astra Site Courteney Road Rainham GILLINGHAM	Scotco Restaurants Ltd	0.30	0	0	125	0	120
MC20072203	21 Christmas Lane High Halstow ROCHESTER	Rural Context	0.05	73	0	0	0	0
MC20090983	93 Cuxton Road Strood ROCHESTER	Mr M Kalam	0.05	0	0	358	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
		Sub-total for Non town centre	7.86	527	0	809	0	136
		TOTAL	7.90	714	0	820	0	136

Notes. Only consents creating new floorspace are shown.

Permissions prior to 1 April 2005 will not include the categories A4 or A5.

Consents are monitored as a whole, there may be some completed floorspace within any consent but this will not be recorded as completed until the entire consent is complete.

Section 4: Planning consents which have resulted in an A1 - A5 floorspace loss due to reconstruction/redevelopment during the year to 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
Town centre								
MC112180	161 High Street ROCHESTER	Creative Medway CIC	-0.01	0	-115	0	0	0
MC112839	18 Skinner Street GILLINGHAM	Mr A Papa	-0.01	0	0	0	-103	0
MC120592	42 High Street GILLINGHAM	Mr B Burton	-0.03	-158	0	0	0	0
MC120664	302 High Street ROCHESTER	Miss T Griffiths	-0.03	-25	0	0	0	0
MC120939	110A The Brook CHATHAM	Mr D Yates	-0.02	-100	0	0	0	0
MC121353	119-121 Victoria Street GILLINGHAM	Riomex Ltd	-0.04	0	0	0	-110	0
MC121437	6 Church Street CHATHAM	Mr Kirici	-0.01	-109	0	0	0	0
MC121973	Eastgate Cottage High Street ROCHESTER	Consultancy Services Ltd	-0.01	0	-44	0	0	0
MC122134	165A High Street Strood ROCHESTER	Mr Poonia	-0.02	0	-85	0	0	0
MC122278	Michael Gill Building Tolgate Lane Strood ROCHESTER	Café Express UK Ltd	-0.01	-55	0	0	0	0
MC130286	76 High Street CHATHAM	Mr A Rahman	-0.02	0	-292	0	0	0
MC20091206	2 Skinner Street GILLINGHAM	Mr M Omar	-0.01	-37	0	0	0	0
Sub-total for Town centre			-0.20	-484	-536	0	-213	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
Non town centre								
MC091369	87 Richmond Road GILLINGHAM	Mr M Uzum	-0.01	-53	0	0	0	0
MC092742	62 Balmoral Road GILLINGHAM	Mr King	-0.01	-47	0	0	0	0
MC104138	Central Parade Marley Way ROCHESTER	Rimex Investments Ltd	-0.09	-320	0	0	0	0
MC111289	176 Luton Road Luton CHATHAM	Mrs Matthews	-0.02	0	-76	0	0	0
MC112272	99 Watling Street GILLINGHAM	Mr J Ithayakumar	-0.02	-62	0	0	0	0
MC112731	7 Stoke Road Hoo ROCHESTER	Mr D Clarke	-0.07	-362	0	0	0	0
MC113016	46 Silverweed Road, Weeds Wood CHATHAM	Mr and Mrs Parkes Parkes Butchers	-0.01	-84	0	0	0	0
MC121261	22 Portland Street CHATHAM	Mr F Ayoshola	-0.01	-59	0	0	0	0
MC121869	128 Luton Road Luton CHATHAM	Mr I khan	-0.02	-88	0	0	0	0
MC122108	180 Canterbury Street GILLINGHAM	Mr G Neal	-0.01	0	-58	0	0	0
MC122191	41 Gillingham Road GILLINGHAM	Mrs Cane	-0.02	-14	0	0	0	0
MC122566	Invicta Business Centre Bredgar Road Twydall GILLINGHAM	Borough Green Developments Ltd	-0.93	-662	0	0	0	0
MC122605	8 Darland Avenue Darland GILLINGHAM	Mr J Lee-Williams	-0.03	-73	0	0	0	0
MC122973	220 Chatham Hill Luton CHATHAM	Mr Ruck	-0.02	0	-50	0	0	0
MC122976	Dockside Outlet Centre Maritime Way Chatham Maritime CHATHAM	Capita Alternative Fund Services Ltd	-0.02	-247	0	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC20090908	157 Maidstone Road ROCHESTER	Mrs D Mastris	-0.03	-88	0	0	0	0
		Sub-total for Non town centre	-1.30	-2159	-184	0	0	0
		TOTAL	-1.50	-2643	-720	0	-213	0

Demolition has taken place on this site but it cannot be determined that this is in connection with this consent and that works connected with the consent have started. In some instances the demolition may have taken place for other purposes. Normally demolition does not count towards implementation to allow the consent to remain in perpetuity.

Notes.

Only consents with floorspace in the categories for this table are shown.

This table includes all consents where the existing floorspace has been removed from use, whether or not the whole works have been completed. It can include redevelopment/reconstruction/change of use whether or not new floorspace has been created.

Where there is replacement floorspace for the loss shown, an equivalent entry will exist in the appropriate development completed or the development under construction table. Permissions prior to 1 April 2005 will not include the categories A4 or A5.

Section 5: Potential loss of A1 - A5 floorspace in planning consents not started at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
Town centre								
MC090291	351 High Street ROCHESTER	Mr C Featherstone Featherstones Ltd	-0.02	-158	0	0	0	0
MC101974	12 Railway Street CHATHAM	Mr N Panisar	-0.01	-107	0	0	0	0
MC110167 #	Adjacent to Bus Station Medway Street CHATHAM	Medway Council	-0.52	-740	0	-146	0	0
MC110293	9-11 The Brook CHATHAM	OMC Investments Ltd	-0.06	0	-366	0	0	0
MC110476	389-391 High Street CHATHAM	Mr Lucey	-0.06	-223	0	0	0	0
MC110697	54 High Street GILLINGHAM	A W Matthews Ltd	-0.01	-89	0	0	0	0
MC111401	183-187 High Street CHATHAM	Pentagon Co-Ownership A&B SARL	-0.04	-332	0	0	0	0
MC112022	14 High Street Strood ROCHESTER	Mr S Mohammad	-0.01	-60	0	0	0	0
MC112932	141 High Street ROCHESTER	Victoria and Bull Properties Ltd	-0.07	-567	0	0	0	0
MC120186	12-16 High Street CHATHAM	Mr H Gray	-0.05	0	-110	0	0	0
MC120810	4 North Street Strood ROCHESTER	Mr A Guvriel	-0.04	0	0	0	-85	0
MC121774	225 High Street CHATHAM	Whitehead Monckton	-0.01	-66	0	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC122779	82 Jeffery Street GILLINGHAM	Mr B Khambay	0.00	-197	0	0	0	0
MC122795	118 High Street Strood ROCHESTER	Mrs L Dada	-0.01	0	-110	0	0	0
MC130202	65-67A High Street Rainham GILLINGHAM	Pizza Hut UK Ltd	-0.02	-147	0	0	0	0
Sub-total for Town centre			-0.92	-2686	-586	-146	-85	0
<i>Non town centre</i>								
MC091836	25 Church Street Hoo ROCHESTER	Mr T Taggart	-0.04	-164	0	0	0	0
MC092258	15-19 New Road CHATHAM	Mr J Salter	-0.12	-1089	0	0	0	0
MC102600	9 Cross Street CHATHAM	Mr D Meaney DKM Consultants	-0.07	0	0	0	-246	0
MC103147	289 Dale Street CHATHAM	Mr L Bhat	-0.03	-55	0	0	0	0
MC103833	4 Admirals Walk Walderslade CHATHAM	Mr Gregg	-0.01	-87	0	0	0	0
MC104574	49 Peveral Green Parkwood GILLINGHAM	Mr D Coskun	-0.01	-75	0	0	0	0
MC111117	56-57 Twydall Green Twydall GILLINGHAM	Mr P Beere	-0.05	-111	0	0	0	0
MC120035	33 Magpie Hall Road CHATHAM	Mr G March, Diocesan Office	-0.28	0	0	0	-336	0
MC120363	4 London Road Strood ROCHESTER	Mr Fortag	-0.01	-33	0	0	0	0
MC120461	Tesco Store Cuxton Road Strood ROCHESTER	Tesco Stores Ltd	-1.85	-4146	0	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC121265	10 Twydall Green Twydall GILLINGHAM	Twydall Barbers	-0.02	-12	0	0	0	0
MC121639	110-110a Luton Road Luton CHATHAM	Mr Dhadwli	-0.03	-12	0	0	0	0
MC121858 #	Car Park The Terrace ROCHESTER	Lovellrise Ltd	-0.24	0	0	0	-287	0
MC121925	67 Duncan Road GILLINGHAM	Mr Copur	-0.01	-64	0	0	0	0
MC121945	84 Watling Street GILLINGHAM	Zavros Properties Ltd	-0.02	0	-320	0	0	0
MC122627	9 Kestrel Road Lordswood CHATHAM	Mr Parviz Ghodsimaman	-0.01	-49	0	0	0	0
MC130140	58 Silverweed Road, Weeds Wood CHATHAM	Mr N Cordrey	-0.01	-104	0	0	0	0
MC20091113	133-145 Canterbury Street GILLINGHAM	Mr S Uppal S. Uppal & Sons	-0.07	-142	0	0	0	0
MC20092154	44-45 Hills Terrace CHATHAM	Mr M J Convey	-0.03	0	0	0	-240	0
Sub-total for Non town centre			-2.92	-6143	-320	0	-1109	0
TOTAL			-3.84	-8829	-906	-146	-1194	0

* *Outline consent*

Subject to S106 not yet signed

^ *Subject to referral to Secretary of State*

Notes. Only consents with floorspace in the categories for this table are shown.

Consents prior to 1 April 2005 will not include the categories A4 or A5.

Where there is replacement floorspace for the loss shown, an equivalent entry will exist in the appropriate development completed or development under construction table.

Section 6: A1 - A5 planning consents expired without development at 31 March 2013

P/P No.	Location	Applicant	Area (ha)	A1 (sq.m.)	A2 (sq.m.)	A3 (sq.m.)	A4 (sq.m.)	A5 (sq.m.)
Town centre								
MC20090172	1A Victoria Street GILLINGHAM	Consol Suncentre (Southeast) Ltd	0.01	-90	0	0	0	0
MC20090957	140 High Street Rainham GILLINGHAM	Gainbrook Ltd	0.01	-57	0	0	0	0
MC20091870	98 High Street CHATHAM	Womans Royal Voluntary Service	0.02	-161	0	0	0	0
MC20091901	202-206 High Street CHATHAM	Meeaus Development	0.05	243	0	0	0	0
Sub-total for Town centre			0.09	-65	0	0	0	0
Non town centre								
MC100150	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	Trustees of British Steel & British Airways Pension Funds	1.10	1414	0	700	0	0
MC20080877	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	The Trustee at The Hempstead Valley Shopping Centre	1.10	660	0	0	0	0
MC20080890	47 Wainscott Road Wainscott ROCHESTER	Mr A Hodja	0.04	-60	0	60	0	0
MC20081230	4a Luton Road Luton CHATHAM	Mr Singh	0.02	-158	0	0	0	0
Sub-total for Non town centre			2.26	1856	0	760	0	0
TOTAL			2.35	1791	0	760	0	0

* Outline permission

Notes. Only consents with floorspace in the categories for this table are shown.

Permissions prior to 1 April 2005 will not include the categories A4 or A5.

Negative figures indicate an intended loss of floorspace which is now clawed back due to the consent having expired.

Section 7: A1 - A5 planning consents excluded at 31 March 2013

P/P No.	Location	Applicant	Area (ha)	A1 (sq.m.)	A2 (sq.m.)	A3 (sq.m.)	A4 (sq.m.)	A5 (sq.m.)
Town centre								
MC103848 #	150 High Street GILLINGHAM	Mrs P Billings	0.01	-37	0	0	0	0
<i>Reason for exclusion: Superseded by MC120571</i>								
MC120637 #	James Street GILLINGHAM	Sayman & Co	0.01	36	-32	0	0	0
<i>Reason for exclusion: Superseded by MC122232</i>								
MC20031531 #	33 Corporation Street ROCHESTER	Worldview 2000 Ltd	0.09	-55	0	0	0	0
<i>Reason for exclusion: Superseded by MC20070834, MC20081341</i>								
MC20051822 #	37-41 High Street CHATHAM	Gillcrest Homes	0.12	-171	0	0	0	0
<i>Reason for exclusion: Superseded by MC130007</i>								
MC20061007 #	46-98 High Street Strood ROCHESTER	Aldi Stores	0.80	1800	0	0	0	0
<i>Reason for exclusion: Superseded by MC20090893</i>								
MC20070834 #	25,27,29,31 & 33 Corporation Street ROCHESTER	Worldview 2000 Ltd	0.13	0	0	-38	0	0
<i>Reason for exclusion: Superseded by MC20081341</i>								
MC20081341 #	25,27,29,31,33 Corporation Street ROCHESTER	Corporation Street Hotel Ltd	0.13	0	0	-38	0	0
<i>Reason for exclusion: Superseded by MC120723</i>								
MC20090893 #	Friary Place High Street Strood ROCHESTER	Aldi Stores Ltd	0.78	1510	0	0	0	0
<i>Reason for exclusion: Superseded by MC113017</i>								

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P/P No.	Location	Applicant	Area (ha)	A1 (sq.m.)	A2 (sq.m.)	A3 (sq.m.)	A4 (sq.m.)	A5 (sq.m.)
Sub-total for Town centre			2.07	3083	-32	-76	0	0
Non town centre								
MC100681 ^	1 Frindsbury Road Strood ROCHESTER	Nelson Developments (Kent)	0.04	0	0	0	-125	0
Reason for exclusion: Implementation Unlikely								
MC102971 #	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	The Trustees of Hempstead Valley Shopping Centre	2.04	6795	106	55	0	0
Reason for exclusion: Superseded by MC121873								
MC103579 #	Tesco Store Charles Street Strood ROCHESTER	Tesco Stores Ltd	1.85	4534	280	680	280	0
Reason for exclusion: Superseded by MC120461								
MC104403 #	Medway Valley Leisure Park Roman Way ROCHESTER	McDonalds Restaurant Ltd	0.10	0	0	44	0	0
Reason for exclusion: Superseded by MC121870								
MC112036 #	7 Stoke Road Hoo ROCHESTER	Mr D Clarke	0.07	-362	0	0	0	0
Reason for exclusion: Superseded by MC112731								
MC122271 #	Godden Way Beechings Way Industrial Estate GILLINGHAM	McDonalds Restaurant Ltd	0.22	0	0	30	0	0
Reason for exclusion: Superseded by MC130189								
MC20021897 #	139-145 Canterbury Street GILLINGHAM	Mr Uppal	0.05	86	0	0	0	0
Reason for exclusion: Expired in 2009, subsequent applications have been refused Superseded by MC20091113								

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC20031301 #	George Summers Close Anthonys Way Strood ROCHESTER	Equity Estates Projects Ltd	8.45	14430	0	0	0	0
		<i>Reason for exclusion: Superseded by MC102125</i>						
MC20041872 #	69 City Way ROCHESTER	Hurstmead Homes	0.05	-98	0	0	0	0
		<i>Reason for exclusion: Superseded by MC20082018 for consulting room and student accommodation</i>						
MC20050229 #	Mid Kent College, Horsted Maidstone Road CHATHAM	Mid Kent College	8.11	200	0	0	0	0
		<i>Reason for exclusion: Superseded by MC110001</i>						
MC20050470 #	9 Cross Street CHATHAM	Mr R D Gurney	0.07	0	0	0	-246	0
		<i>Reason for exclusion: Superseded by MC20071520</i>						
MC20050671 Part B #	Wainscott Road Wainscott ROCHESTER	S of S for Defence, Mr R Whitbread & CC Trading Ltd	7.10	300	0	0	0	0
		<i>Reason for exclusion: Superseded by MC111282</i>						
MC20051453 **	8-12 New Road CHATHAM	Shallosquare	0.07	0	-456	0	0	0
		<i>Reason for exclusion: Further development unlikely</i>						
MC20060065 #	174-176 Canterbury Street GILLINGHAM	Mrs S Dennis	0.16	105	0	0	0	0
		<i>Reason for exclusion: Superseded by MC20071454</i>						
MC20061277 #	117-119 Pier Road GILLINGHAM	Berkeley First Ltd/ Berkeley Homes Ltd	0.97	1170	0	49	0	0
		<i>Reason for exclusion: Superseded by MC20071025</i>						

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC20061481 #	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	BS Pension Fund Trustee Ltd	1.10	1414	0	700	0	0
		<i>Reason for exclusion: Superseded by MC100150</i>						
MC20061530 #	21 Christmas Lane High Halstow ROCHESTER	Mr G P Moxom	0.05	35	0	0	0	0
		<i>Reason for exclusion: Superseded by MC20072203</i>						
MC20070302 #	18 Church Street Hoo ROCHESTER	Enterprise Inns plc	0.06	0	0	0	40	0
		<i>Reason for exclusion: Superseded by MC20092644</i>						
MC20070675 #	The Ship High Street (Cuckolds Green Road) Lower Stoke ROCHESTER	Mr S McMorro	0.08	0	0	0	-185	0
		<i>Reason for exclusion: Superseded by MC102932</i>						
MC20071137 #	289 Dale Street CHATHAM	Mr & Mrs L S Bhat	0.03	-55	0	0	0	0
		<i>Reason for exclusion: Superseded by MC20072045</i>						
MC20071428 #	25 Church Street Hoo ROCHESTER	Mr T Taggart	0.04	69	0	0	0	0
		<i>Reason for exclusion: Superseded by MC091836</i>						
MC20071454 #	174-176 Canterbury Street GILLINGHAM	Regalpoint	0.16	100	0	0	0	0
		<i>Reason for exclusion: Superseded by MC122047</i>						
MC20071520 #	9 Cross Street CHATHAM	The HFHA Group	0.07	0	0	0	-246	0
		<i>Reason for exclusion: Superseded by MC102600</i>						
MC20071885 #	124 Pier Road GILLINGHAM	J V Enterprises	0.18	360	0	0	0	0
		<i>Reason for exclusion: Superseded by MC102916</i>						

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>A1 (sq.m.)</i>	<i>A2 (sq.m.)</i>	<i>A3 (sq.m.)</i>	<i>A4 (sq.m.)</i>	<i>A5 (sq.m.)</i>
MC20072045 #	289 Dale Street CHATHAM	Mr & Mrs L S Bhat	0.03	-55	0	0	0	0
		<i>Reason for exclusion: Superseded by MC103147</i>						
MC20072153 #	Former Cement Works Formby Road Halling	Cemex (UK) Operations Limited	80.66	350	0	350	0	0
		<i>Reason for exclusion: Superseded by MC121791</i>						
MC20080419 #	8 Livingstone Circus GILLINGHAM	Mr J Cremen	0.01	0	0	-35	0	35
		<i>Reason for exclusion: Superseded by MC112443</i>						
MC20080653 #	The Woodsman Public House Yarrow Road CHATHAM	Belle City Limited	0.16	0	0	0	-341	0
		<i>Reason for exclusion: Superseded by MC120262</i>						
MC20090721 #	44-45 Hills Terrace CHATHAM	Mr Convey Whitelodge	0.03	0	0	0	-240	0
		<i>Reason for exclusion: Superseded by MC20092154</i>						
MC20091155 #	128 Luton Road Luton CHATHAM	Mr Uppall	0.02	-44	0	0	0	0
		<i>Reason for exclusion: Superseded by MC121869</i>						
		Sub-total for Non town Centre	112.02	29334	-70	1873	-1063	35
		TOTAL	114.09	32417	-102	1797	-1063	35
# Application superseded, ^ Implementation unlikely ** Further development unlikely								

Notes. Only consents with floorspace in the categories for this table are shown.
 Permissions prior to 1 April 2005 will not include the categories A4 or A5.
 Where losses have occurred under a superseded number, these will not be recorded again on subsequent applications, in order to avoid double counting.
 Permissions identified as superseded will show within the system while the subsequent decision remains valid.

Section 8: A1 - A5 summary statistics; Planning consents valid 1 April 2012 to 31 March 2013

	A1 (sq.m.)	A2 (sq.m.)	A3 (sq.m.)	A4 (sq.m.)	A5 (sq.m.)
Completions					
Development completed in survey period	3857	60	863	149	395
Lost due to redevelopment/reconstruction	-2643	-720	0	-213	0
	1214	-660	863	-64	395
Commitments					
Not started	39763	4658	6853	4262	3722
Under construction	714	0	820	0	136
Completed but vacant	0	0	0	0	0
	(40477)	(4658)	(7673)	(4262)	(3858)
Potential losses	-8829	-906	-146	-1194	0
	31648	3752	7527	3068	3858
Exclusions					
Expired	1791	0	760	0	0
Other exclusions	32463	-102	1797	-1063	35
	34254	-102	2557	-1063	35

Notes. Permissions prior to 1 April 2005 will not include the categories A4 or A5.
The data in the exclusions section is for information only.

Section 9 – Retail Pipeline Sites

SiteRef	SiteName	SiteSource	Potential Use	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Total
0050	Lodge Hill, Chattenden*	Medway Local Plan 2003	A1 A2 A3 A4	Yes	0	0	0	0	0
0090	Strood Riverside, Canal Road	MLP 2003 Allocation	A1 A3	Yes	0	0	860	0	860
0102	1-35 High Street, Chatham (Grays Garage)	MLP 2003 Allocation	A1	Yes	0	800	0	0	800
0137	Civic Centre Strood	Urban Capacity Study		Yes	0	2560	0	0	2560
0243	Chatham Retailing, Clover/Richard/Rhode/High Sts	Medway Local Plan 2003	A1	Yes	0	0	28000	0	28000
0378	Rochester Airfield	Medway Local Plan 2003		YEs	0	1056	0	0	1056
0534	33 Richard Street CHATHAM	Planning Permission	A1	Yes	0	40	0	0	40
0576	A1-A5 and F1-F3, Elm Court Estate, Capstone Road	Planning Permission	A1	Yes	2105	0	0	0	2105
0603	Strood Service Station, 3 London Road, Strood	Planning Permission	A1	No	0	208	0	0	208
0755	Former Police Station, Chatham	Call for Sites	A1	Yes	0	1898	0		1898
0756	Pentagon, Chatham	Call for Sites	A1 A2 A3	Yes	0	7500	7500	0	15000
0758	Sir John Hawkins Car Park, Chatham	Call for Sites	A1	Yes	0	3059	0	0	3059
0760	Tesco, The Brook, Chatham	Call for Sites	A1	Yes	0	0	1940	0	1940
0761	Chatham Waterfront	Call for Sites	A1 A2 A3 A4	Yes	0	6243	0	0	6243
0818	J7, Chatham Maritime	Call for sites	A1	Yes	0	5220	0	0	5220
0821	Machine Shop 8, Chatham Maritime	Call for sites	A1	No	0	1200	0	0	1200
0822	Land at Robins and Day (Peugeot), High St, Rochester	Call for sites	A1	Yes	0	2275	0	0	2275

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SiteRef	SiteName	SiteSource	Potential Use	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Total
0834	1 Batchelor Street, off the Brook, Chatham	Call for sites	A1	Yes	0	1600	0	0	1600
0841	Tesco Store, Rainham Shopping Centre	Call for sites	A1	No	0	234	0	0	234
0857	The Brook (r/o High St and Batchelor St) Chatham	Development Brief	A1	Yes	0	0	0	1107	1107
0860	Land at High St, Union St and New Road, Chatham	Development Brief	A1 A2	Yes	0	0	0	9852	9852
0865	2-8 King Street and 1-11 Queen Street, Chatham	Development Brief	A1 A2	Yes	0	0	2531	0	2531
0866	55-105a The Brook & 1, 5, 11 & 13 King St, Chatham	Development Brief	A1 A2	Yes	0	0	0	4113	4113
0867	2-14 Railway Street & 142-146 High Street, Chatham	Development Brief	A1 A2 A3	Yes	0	0	0	1228	1228
0868	19 New Road Avenue and 3 New Cut, Chatham	Development Brief	A3 A4	No	0	1328	0	0	1328
0875	Retail Core(High St,Jeffrey St,King St) Gillingham	Development Framework	A1 A2 A3	Yes	0	0	3750	0	3750
	Total				2105	35221	44581	16300	98207

* Uncertainty over Lodge Hill therefore no figures have been included

3) Other Commercial and Leisure Tables and Data

Town centre activity

Town centre development – 2012/13			
Use	Losses (sq.m)	Gains (sq.m)	Net change (sq.m)
A1	-484	1815	1331
A2	-536	0	-536
A3	0	470	470
A4	-213	13	-200
A5	0	25	25
D1	-99	1036	937
D2	0	487	487
Total	-1332	3846	2514

The single largest gain in retail (A1) floorspace this year was the completion of the new Aldi store at Friary Place in Strood (1,449 sq.m).

Another 758 sq.m has been gained by two new Places of Worship being completed, the larger of these (556 sq.m) in Rochester town centre.

Proportion of gross completions in town centres 1 April 2012 to 31 March 2013 by use class	
A1	47%
A2	0%
A3	54%
A4	9%
A5	6%
D1	12%
D2	57%

Non town centre activity

The net 992 sq.m A1 gained at Invicta Business Centre in Twydall was as a result of increasing the trade retail floorspace from 20% to 50% of the overall unit. However, this resulted in a net loss of 992 sq.m Mixed B employment use.

5,630 sq.m of D1 space has been gained for providing both a professional care day centre for disabled adults and also a centre for children with Cerebral Palsy (and their parents) to learn life skills, build self esteem and increase independence. These centres were completed as a result of the conversion of units on the Hopewell Drive Business Estate.

Table 3: Other commercial and leisure planning consents

Planning consents valid 1 April 2012 to 31 March 2013

Section 1: Development completed by 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
Town centre										
MC110400	Land East of London/Dover Railway Line Corporation Street ROCHESTER	Ms D Healy The Hyde Group	1.27	0	0	0	48	0	0	0
MC112180	161 High Street ROCHESTER	Creative Medway CIC	0.01	0	0	0	0	0	115	0
MC112966	Chatham Salvation Army Citadel Church Street CHATHAM	The Salvation Army	0.05	0	0	0	240	0	0	0
MC120664	302 High Street ROCHESTER	Miss T Griffiths	0.03	0	0	0	0	25	0	0
MC120907	R/O 329 High Street ROCHESTER	Mr Gleeson	0.02	0	0	0	0	312	0	0
MC120939	110A The Brook CHATHAM	Mr D Yates	0.02	0	0	0	0	150	0	0
MC121437	6 Church Street CHATHAM	Mr Kirici	0.01	0	0	0	0	0	109	0
MC121973	Eastgate Cottage High Street ROCHESTER	Consultancy Services Ltd	0.01	0	0	0	44	0	0	0
MC122827	259-261 High Street ROCHESTER	Rev Ademola Omotayo	0.13	0	0	0	556	0	0	0
MC20061931	254 High Street ROCHESTER	Rochester Independent College	0.04	0	0	0	148	0	0	0
Sub-total for Town centre			1.58	0	0	0	1036	487	224	0
Non town centre										

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC092114	Frindsbury Memorial Hall Holly Road Wainscott ROCH	Frindsbury Extra Parish Council	0.09	0	0	0	0	110	0	0
MC102042	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	0.72	0	0	0	136	136	34	0
MC103590	356-358 Canterbury Street GILLINGHAM	Mr S Murphy The Revival Fellowship	0.01	0	0	0	202	0	0	0
MC110639	National Grid Grain LNG Importation Grain Road Grain ROCHESTER	National Grid Grain LNG	0.13	0	0	0	0	0	0	545
MC111133	Great Knox Farm Hempstead Road Hempstead GILL	Mr and Mrs F Watts	1.42	2	0	0	0	0	0	0
MC112119	114 Maidstone Road CHATHAM	The Halpern Charitable Organisation	0.20	0	3	0	0	0	0	0
MC112203	1 New Road ROCHESTER	Rochester Independent College	0.11	0	0	0	594	0	0	0
MC112658	208 Maidstone Road CHATHAM	Mr Garcha	0.08	0	6	0	0	0	0	0
MC120370	92-94 Hopewell Drive CHATHAM	Mr S Arnold CPC (Kent)	0.02	0	0	0	3000	0	0	0
MC120384	92-94 Hopewell Drive CHATHAM	Mrs C Croft Complete Professional Care Ltd	0.02	0	0	0	1398	0	0	0
MC120385	92-94 Hopewell Drive CHATHAM	Mrs C Croft Complete Professional Care Ltd	0.02	0	0	0	1232	0	0	0
MC120820	430 Walderslade Road Walderslade CHATHAM	Mr S Fox	0.15	0	0	0	0	0	295	0
MC120934	37 Wainscott Road Wainscott ROCHESTER	Castle Autos	0.07	0	0	0	0	0	4	0
MC121031	Greenvale Infant School Symons Avenue CHATHAM	Medway Council	0.07	0	0	0	263	0	0	0
MC121035	183B Wayfield Road CHATHAM	Wayfield Surgery	0.02	0	0	0	19	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC122604	Neighbourhood Centre Princes Avenue Walderslade CHATHAM	Mr M Jones	0.02	0	0	0	0	0	150	0
MC122624	Howard School London Road Rainham GILLINGHAM	Mr King	0.14	0	0	0	240	0	0	0
MC122647	579 Maidstone Road Rainham GILLINGHAM	Voyage One Ltd	0.11	0	6	0	0	0	0	0
MC20060562	Decoy Farm Decoy Hill Road High Halstow ROCHESTER	H N Whitehead	0.24	3	0	0	0	0	0	0
MC20080740	Princes Park Medical Centre Dove Close CHATHAM	Princes Park Medical Centre	0.09	0	0	0	190	0	0	0
MC20082018	69-71 City Way ROCHESTER	Karsons Pharmacy	0.02	0	0	0	73	0	59	0
MC20082047	114 Maidstone Road CHATHAM	Halpern Charitable Trust	0.20	0	8	0	0	0	0	0
MC20091860	Cross Park Avery Way Allhallows ROCHESTER	Allhallows Parish Council	0.18	0	0	0	0	119	0	0
Sub-total for Non town centre			4.12	5	23	0	7347	365	542	545
TOTAL			5.70	5	23	0	8383	852	766	545

Notes. Only consents creating new floorspace are shown.
Permissions prior to 1 April 2005 will not include the category SG.

Section 2: Other commercial and leisure planning consents not started at 31 March 2013

P/P No.	Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
Town centre										
MC103270	Land east of London/Dover Railway Line Corporation Street ROCHESTER	Crest Nicholson Regeneration Ltd	2.20	0	0	0	45	0	0	0
MC110166 #	Adjacent to Staples Medway Street CHATHAM	A2 Dominion	0.37	0	0	0	227	0	0	0
MC110167 #	Adjacent to Bus Station Medway Street CHATHAM	Medway Council	0.52	86	0	0	256	0	0	0
MC111823	11-15 High Street Strood ROCHESTER	Senshin Karate Academy/SKA Martial Arts & Fitness Centre	0.07	0	0	0	0	170	0	0
MC120723	25,27,29,31,33 Corporation Stret ROCHESTER	Mr A Walls	0.13	110	0	0	0	0	0	0
MC122102	Eastgate House High Street ROCHESTER	Mr F Witwit	0.34	0	0	0	25	0	0	0
MC122215	103-105 High Street CHATHAM	Tillskills Ltd	0.03	0	0	0	220	0	0	0
MC122795	118 High Street Strood ROCHESTER	Mrs L Dada	0.01	0	0	0	0	0	51	0
MC20042030	Rochester Riverside Corporation Street ROCHESTER	SEEDA & Medway Council	34.68	250	0	0	8907	0	3600	0
Sub-total for Town centre			38.34	446	0	0	9680	170	3651	0
Non town centre										
MC092767	2-4 Balmoral Road GILLINGHAM	Dr N Ramesh	0.07	0	31	0	0	0	0	0
MC100472	100 Third Avenue GILLINGHAM	Mr S Cury	0.13	0	0	0	29	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC101556	High Halstow Village Hall The Street High Halstow ROCHESTER	High Halstow Village Hall Committee	0.04	0	0	0	21	0	0	0
MC101745	Guru Nanak Guruwara Byron Road GILLINGHAM	Trustees of Guru Nanak	0.12	0	0	0	225	0	0	0
MC101773	The Grange Ratcliffe Highway St Mary Hoo ROCHESTER	Mr H Holloway The Grange	0.17	0	7	0	0	0	0	0
MC102067	Chatham Pump House Leviathan Way CHATHAM	SEEDA	0.53	0	0	0	0	731	0	0
MC103075	348 Grange Road GILLINGHAM	Grace Manor Care Ltd	1.04	0	31	0	0	0	0	0
MC104095	Bridgewood Manor Hotel Walderslade Woods CHATHAM	Q Hotels	1.90	67	0	0	0	650	0	0
MC110289	Station Road Strood ROCHESTER	Bellway Homes Ltd	0.13	0	0	0	30	35	0	0
MC111473	Merryboys Stables Merryboys Road Cliffe Woods ROCHESTER	Mr Gill	0.07	2	0	0	0	0	0	0
MC111810	42-44 Stuart Road GILLINGHAM	Mr A Ghafar	0.07	7	0	0	0	0	0	0
MC112343	St Barnabas House Duncan Road GILLINGHAM	Mr K Oseni	0.04	0	0	0	105	0	0	0
MC112756	Chatham Docks Pier Road GILLINGHAM	Peel Land and Property (Ports no.3) Ltd	14.66	200	0	0	30604	21063	23750	29793
MC112964	Former Akzo Nobel Chemical Works Pier Road GILL	Barton Willmore Planning Partnership	0.50	120	0	0	0	0	0	0
MC113099	Basin 3 Chatham Docks Pier Road CHATHAM	Mittal Kent Wire	4.65	0	0	0	0	0	0	7185
MC120035	33 Magpie Hall Road CHATHAM	Mr G March, Diocesan Office	0.28	0	0	0	413	0	0	0
MC120461	Tesco Store Cuxton Road Strood ROCHESTER	Tesco Stores Ltd	1.85	0	0	0	902	0	0	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC120758 #	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	3.07	0	0	0	261	385	0	0
MC121187	Medway Campus Central Avenue Chatham Maritime CHATHAM	The Court of Governors University of Greenwich	0.03	0	0	0	140	0	0	0
MC121265	10 Twydall Green Twydall GILLINGHAM	Twydall Barbers	0.02	0	0	0	0	0	12	0
MC121736	Chambros House Bailey Drive GILLINGHAM	Medway Community Healthcare	0.31	0	0	0	500	0	0	0
MC121791 #	Former Cement Works Formby Road Halling ROCHESTER	Redrow Homes (Easter)	80.00	0	0	0	1000	0	0	0
MC121873 ^	Hempstead Valley Shopping Centre Hempstead Valley Drive Hempstead GILLINGHAM	The Trustees of Hempstead Valley Shopping Centre	1.59	0	0	0	0	0	0	673
MC121984	Twydall Community Centre Beechings Way Twydall GILLINGHAM	Ms Lanes	0.72	0	0	0	122	0	0	0
MC122459	Moor Street House Seymour Road Rainham GILLINGHAM	Dr Grech	0.18	4	0	0	0	0	0	0
MC122892	Builders Yard Haymen Street CHATHAM	Bonfare	0.01	0	0	0	0	0	113	0
MC122903	134A Luton Road Luton CHATHAM	Mr J Karvel	0.04	0	0	0	0	0	178	0
MC123016	65 City Way ROCHESTER	City Way Medical Practice	0.02	0	0	0	36	0	0	0
MC20081862	69 Gillingham Road GILLINGHAM	Mr M S Pollard	0.10	0	10	0	0	0	0	0
MC20090417	Between Knight Road and Roman Way Strood ROCHESTER	Lafarge Cement UK	27.19	0	0	0	100	100	0	0
MC20090857	5 Hillside Avenue Strood ROCHESTER	Amicus Care Homes Ltd	0.18	0	14	0	0	0	0	0
MC20090961 ^	Damhead Creek Eschol Road Kingsnorth ROCHESTER	Scottish Power (DCL) Ltd	23.80	0	0	0	0	0	0	8925

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
		Sub-total for Non town centre	163.50	400	93	0	34488	22964	24053	46576
		TOTAL	201.84	846	93	0	44168	23134	27704	46576

*Outline consent

.....Subject to S106 not yet signed

^Subject to referral to Secretary of State

Notes. Only permissions creating new floorspace are shown.
Permissions prior to 1 April 2005 will not include the category SG.

Section 3: Other commercial and leisure development under construction at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
Non town centre										
MC102319	8 Watson Avenue CHATHAM	Mr and Mrs P Chottai Aquarius Residential Care Home for the Elderly	0.09	0	3	0	0	0	0	0
MC110001	Horsted Centre Maidstone Road CHATHAM	Countryside Properties	6.00	0	0	0	500	0	0	0
MC110768	Victory Pier Pier Road GILLINGHAM	Berkeley First Ltd	0.90	0	0	0	0	0	14360	0
MC111051	Adj 1-30 St Marks House Saxton Street GILLINGHAM	Mr R Fletcher	0.05	0	0	0	0	0	847	0
MC111282	Eastern Bypass Wainscott Road Wainscott ROCHESTER	Crest Nicholson (Eastern Ltd)	1.31	0	0	0	506	0	0	0
MC112614	Wainscott Training Camp Woodfield Way Chattenden ROCH	RSME	1.31	0	0	0	0	0	0	72
MC120535	Cookham Wood Sir Evelyn Road Borstal ROCHESTER	Ministry of Justice	3.84	0	0	7454	0	0	0	0
MC120638	Grain Power Station Power Station Road Grain ROCH	E.on UK PLC	7.88	0	0	0	0	0	0	4304
MC120845	Upnor Hard Admiralty Road Upnor ROCHESTER	Carillion	0.20	0	0	0	0	0	0	529
MC121041	Abbeyfield House Drewery Drive Wigmore GILLINGHAM	The Abbeyfield Kent Society	0.17	0	3	0	0	0	0	0
MC121049	Kingsnorth Industrial Estate Eschol Road Kingsnorth ROCH	Envirocomp	0.49	0	0	0	0	0	0	438

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC122556	Unit 1 Campus Way GILLINGHAM	Sussex Partnership NHS Foundation Trust	0.08	0	0	0	116	0	0	0
MC20061901	249 London Road Rainham GILLINGHAM	Mrs R Bundhoo	0.13	12	0	0	0	0	0	0
MC20070946	209-211 Maidstone Road ROCHESTER	Hapee Care Ltd	0.13	0	9	0	0	0	0	0
MC20080126	Brompton Barracks Dock Road CHATHAM	Carilion National Building Services	40.00	0	0	20072	0	0	0	0
MC20081808	157 Walderslade Road Walderslade CHATHAM	Medway Primary Care Trust	0.31	0	0	0	440	0	0	0
Sub-total for Non town centre			62.90	12	15	27526	1562	0	15207	5343
TOTAL			62.90	12	15	27526	1562	0	15207	5343

Notes. Only consents creating new floorspace are shown.

Permissions prior to 1 April 2005 will not include the category SG.

Consents are monitored as a whole, there may be some completed floorspace within any consent but this will not be recorded as completed until the entire consent is complete.

Section 4: Planning consents which have resulted in other commercial or leisure floorspace losses due to reconstruction/redevelopment during the year to 31 March 2013 (see notes at end of table)

	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
Town centre										
MC112854	313 High Street CHATHAM	Planet Pizza	-0.01	0	0	0	0	0	0	-64
MC120126	105 High Street ROCHESTER	Mr M Wright	0.00	0	0	0	-24	0	0	0
MC120980	66 High Street GILLINGHAM	Mr Misiri	-0.02	0	0	0	-75	0	0	0
MC122827	259-261 High Street ROCHESTER	Rev Ademola Omotayo	-0.13	0	0	0	0	0	-556	0
		Sub-total for Town centre	-0.15	0	0	0	-99	0	-556	-64
Non town centre										
MC104571	24 New Road CHATHAM	Mr Phiroz	-0.02	0	0	0	-160	0	0	0
MC112118 #	Former Police Station Birling Avenue Rainham GILL	Kent Police	-0.18	0	0	0	0	0	0	-1300
MC112799	12 Balmoral Road GILLINGHAM	Mr Simmons	-0.02	0	0	0	-158	0	0	0
MC112832	14-16 New Road ROCHESTER	Mr Jansz B J Developments Limited	-0.16	-24	0	0	0	0	0	0
MC113099 #	Basin 3 Chatham Docks Pier Road CHATHAM	Mittal Kent Wire	-4.65	0	0	0	0	0	0	-7648
MC121091	7 Montgomery Avenue CHATHAM	Mr A Blyth	-0.05	0	0	0	-95	0	0	0
MC122087 #	Adj. 106 Beechings Way GILLINGHAM	Wright Construction Ltd	-0.14	0	0	0	-344	0	0	0
MC122604	Neighbourhood Centre Princes Avenue Walderslade	Mr M Jones	-0.02	0	0	0	-150	0	0	0
MC130092	47a Luton High Street Luton CHATHAM	Mr J Blackwell	-0.01	0	0	0	0	0	-64	0
MC20080126	Brompton Barracks Dock Road CHATHAM	Carilion National Building Services	-40.00	0	0	-18907	0	0	0	0

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Table 3, Section 4: Planning consents which have resulted in other commercial or leisure floorspace losses

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Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
	Sub-total for Non town centre	-45.25	-24	0	-18907	-907	0	-64	-8948
	TOTAL	-45.40	-24	0	-18907	-1006	0	-620	-9012

Demolition has taken place on this site but it cannot be determined that this is in connection with this consent and that works connected with the consent have started. In some instances the demolition may have taken place for other purposes. Normally demolition does not count towards implementation to allow the consent to remain in perpetuity.

Notes.

Only consents with floorspace in the categories for this table are shown.

This table includes all consents where the existing floorspace has been removed from use, whether or not the whole works have been completed. It can include redevelopment/reconstruction/change of use whether or not new floorspace has been created.

Where there is replacement floorspace for the loss shown, an equivalent entry will exist in the appropriate development completed or the development under construction table.

Permissions prior to 1 April 2005 will not include the category SG.

Section 5: Potential loss of other commercial and leisure floorspace in planning consents not started at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
Town centre										
MC103935	Petrol Filling Station Railway Street GILLINGHAM	Medway Council	-0.22	0	0	0	0	0	-15	0
MC110167 #	Adjacent to Bus Station Medway Street CHATHAM	Medway Council	-0.52	0	0	0	0	0	-358	0
MC121206	160 High Street Rainham GILLINGHAM	Mr R Hartley	-0.06	0	-10	0	0	0	0	0
MC122215	103-105 High Street CHATHAM	Tillskills Ltd	-0.03	0	0	0	0	0	-220	0
MC122735	95 High Street ROCHESTER	The French Hospital	-0.26	0	0	0	-792	0	0	0
Sub-total for Town centre			-1.08	0	-10	0	-792	0	-593	0
Non town centre										
MC104481	100 Palmerston Road CHATHAM	Mr Phiroz	-0.01	0	0	0	-46	0	0	0
MC112343	St Barnabas House Duncan Road GILLINGHAM	Mr K Oseni	-0.04	0	0	0	-105	0	0	0
MC112757 #	Brompton Farm Brompton Farm Road Strood ROCH	J D Hinge and Trustees of the J Hinge Trust	-0.50	0	0	0	-465	0	0	-770
MC113115	51 Station Road Strood ROCHESTER	Mr B Thiara	-0.02	-18	0	0	0	0	0	0
MC120531	294 Hempstead Road Hempstead GILLINGHAM	Hempstead Motor Company	-0.10	0	0	0	0	0	-177	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC121873 ^	Hempstead Valley Shopping Centre Hempstead Valley Drive Hempstead GILLINGHAM	The Trustees of Hempstead Valley Shopping Centre	-1.59	0	0	0	0	0	0	-707
MC122165	2 Rock Avenue GILLINGHAM	Hemmens Contracts	-0.04	0	0	0	0	-354	0	0
MC122614	90 Sturdee Avenue GILLINGHAM	Mr R Vincent	-0.07	0	0	0	0	0	-310	0
MC122892	Builders Yard Haymen Street CHATHAM	Bonfare	-0.01	0	0	0	0	0	-113	0
MC20090857	5 Hillside Avenue Strood ROCHESTER	Amicus Care Homes Ltd	-0.18	0	-8	0	0	0	0	0
Sub-total for Non town centre			-2.55	-18	-8	0	-616	-354	-600	-1477
TOTAL			-3.63	-18	-18	0	-1408	-354	-1193	-1477

*Outline consent

.....Subject to S106 not yet signed

^Subject to referral to Secretary of State

Notes. Only consents with floorspace in the categories for this table are shown.

Consents prior to 1 April 2005 will not include the categories SG.

This table includes those consents for redevelopment/reconstruction/change of use which have not started where there is a loss of C1, C2 bed spaces or C2a, D1, D2, SG floorspace.

Section 6: Other commercial and leisure planning consents expired without development at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
Town centre										
MC20090172	1A Victoria Street GILLINGHAM	Consol Suncentre (Southeast) Ltd	0.01	0	0	0	0	0	90	0
MC20090598	274-280 High Street CHATHAM	The New Art Centre	0.01	0	0	0	47	0	0	0
MC20090764	27 The Paddock CHATHAM	Cloisterhams Ltd	0.12	0	0	0	108	0	0	0
Sub-total for Town centre			0.14	0	0	0	155	0	90	0
Non town centre										
MC20060349	Sikh Temple & Community Hall Byron Road GILL	Trustees of Guru Nanak Gurudwara	0.08	0	0	0	42	0	0	0
MC20090195*	Earl Estate Community Centre Albatross Avenue Strood ROCHESTER	Healthcare Developments Ltd	0.21	0	32	0	-100	0	0	0
MC20090889	Former Health Centre Sultan Road Lordswood CHATHAM	Avondale Designer Homes	0.19	0	0	0	-388	0	0	0
MC20092265	2 Quinnell Street Rainham GILLINGHAM	Hidson Ltd	0.01	0	0	0	0	0	63	0
MC20092639	Chatham Grammar School for Girls Rainham Road CHATHAM	The Governors Chatham Grammar School for Girls	0.13	0	0	0	330	0	0	0
Sub-total for Non town centre			0.62	0	32	0	-116	0	63	0

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>	
			TOTAL	0.76	0	32	0	39	0	153	0
*.... Outline permission											

Notes. Only consents with floorspace in the categories for this table are shown.

Permissions prior to 1 April 2005 will not include the category SG.

Negative figures indicate an intended loss of floorspace which is now clawed back due to the consent having expired.

Section 7: Other commercial and leisure planning consents excluded at 31 March 2013

P/P No.	Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
Town centre										
MC101853 #	102-106 High Street CHATHAM	OCD Ltd	0.19	0	0	0	0	-965	0	0
<i>Reason for exclusion: Superseded MC111227</i>										
MC20031531 #	33 Corporation Street ROCHESTER	Worldview 2000 Ltd	0.09	0	0	0	0	0	0	55
<i>Reason for exclusion: Superseded by MC20070834, MC20081341</i>										
MC20070834 #	25,27,29,31 & 33 Corporation Street ROCHESTER	Worldview 2000 Ltd	0.13	81	0	0	0	0	-55	0
<i>Reason for exclusion: Superseded by MC20081341</i>										
MC20081341 #	25,27,29,31,33 Corporation Street ROCHESTER	Corporation Street Hotel Ltd	0.13	110	0	0	0	0	-55	0
<i>Reason for exclusion: Superseded by MC120723</i>										
MC20090820 #	37-41 High Street CHATHAM	Mr Paul Highgate Group Holdings Ltd	0.21	0	80	0	0	0	0	0
<i>Reason for exclusion: Superseded by MC130007</i>										
MC20100207 #	95 High Street ROCHESTER	The Governors & Directors of The French Hospital	0.26	0	0	0	0	-792	0	0
<i>Reason for exclusion: Superseded by MC122735</i>										
Sub-total for Town centre			1.01	191	80	0	0	-1757	-110	55

Non town centre

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P/P No.	Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
MC092574 #	Manor Farm West Street Cliffe ROCHESTER	Messers J & T Filmer	0.11	5	0	0	0	0	0	0
		<i>Reason for exclusion: Superseded by MC110203</i>								
MC101182 #	430 Walderslade Road CHATHAM	Mr S Fox Robin Hood Service Station	0.15	0	0	0	0	0	126	0
		<i>Reason for exclusion: Superseded by MC111808</i>								
MC101332 #	Great Knox Farm Hempstead Road Hempstead GILLINGHAM	Mr & Mrs F Watts	1.42	4	0	0	0	0	0	0
		<i>Reason for exclusion: Superseded by MC111133</i>								
MC101541 #	Abbotts Court Stoke Road Hoo ROCHESTER	Mr Singh	0.58	0	-30	0	0	0	0	0
		<i>Reason for exclusion: Superseded by MC111706</i>								
MC102971 #	Hempstead Valley Shopping Centre Hempstead GILLINGHAM	The Trustees of Hempstead Valley Shopping Centre	2.04	0	0	0	845	0	0	0
		<i>Reason for exclusion: Superseded by MC121873</i>								
MC103579 #	Tesco Store Charles Street Strood ROCHESTER	Tesco Stores Ltd	1.85	0	0	0	280	0	0	-148
		<i>Reason for exclusion: Superseded by MC120461</i>								
MC111808 #	430 Walderslade Road CHATHAM	Mr S Fox	0.15	0	0	0	0	0	304	0
		<i>Reason for exclusion: Superseded by MC120820</i>								
MC20031226 #	Sikh Temple Byron Road GILLINGHAM	Sikh Temple	0.13	0	0	0	578	0	0	0
		<i>Reason for exclusion: Superseded by MC20051745</i>								

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P/P No.	Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
MC20031301 #	George Summers Close Anthonys Way Strood ROCHESTER	Equity Estates Projects Ltd	8.45	0	0	0	0	0	0	185
		Reason for exclusion: Superseded by MC102125								
MC20040718 #	Chatham Grammar School for Girls Rainham Road GILLINGHAM	The Governor of Chatham Grammar School for Girls	0.13	0	0	0	330	0	0	0
		Reason for exclusion: Superseded by MC20092639								
MC20041011 #	2-4 Balmoral Road GILLINGHAM	Dr N Ramesh	0.07	0	31	0	0	0	0	0
		Reason for exclusion: Superseded by MC092767								
MC20041214 #	Former AKZO Chemical Works Pier Road GILLINGHAM	Berkeley Homes (Eastern) Ltd	8.40	0	0	0	510	0	0	0
		Reason for exclusion: Superseded by MC120758								
MC20041368 #	Kiran Virdee Medical Centre Sultan Road Lordswood CHATHAM	Dr B S Virdee	0.19	0	0	0	-388	0	0	0
		Reason for exclusion: Superseded by MC20052296								
MC20041794 #	Mid Kent College City Way ROCHESTER	Mid Kent College	2.42	0	0	0	-13570	0	0	0
		Reason for exclusion: Superseded by MC101532								
MC20042470 #	Grace Manor Nursing Home Grange Road GILLINGHAM	Grace Manor Care Ltd	1.04	0	31	0	0	0	0	0
		Reason for exclusion: Superseded by MC103075								
MC20042784 **	Eastbridge Chatham Maritime CHATHAM	The University of Kent	1.50	0	0	0	17150	0	0	0
		Reason for exclusion: Further development unlikely								

Medway Monitoring Report December 2013- Volume 2 Tables

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Area (ha)</i>	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
MC20042840 #	Police Station Birling Avenue Rainham GILLINGHAM	Kent Police	0.19	0	0	0	0	0	0	-1300
<i>Reason for exclusion: Superseded by MC20091081 and MC112118</i>										
MC20050229 #	Mid Kent College, Horsted Maidstone Road CHATHAM	Mid Kent College	8.11	0	0	0	-23050	0	0	0
<i>Reason for exclusion: Superseded by MC110001</i>										
MC20050427 #	Police Station Cazeneuve Street ROCHESTER	Kent Police	0.58	0	0	0	0	0	0	-6850
<i>Reason for exclusion: Superseded by MC110830</i>										
MC20051510 #	West Street Farm West Street Cliffe ROCHESTER	Trentport Investments Ltd	0.02	2	0	0	0	0	0	0
<i>Reason for exclusion: Superseded by MC20090409</i>										
MC20051745 #	Sikh Temple & Community Hall Byron Road GILLINGHAM	Trustees of Guru Nanak Gurudwara	0.13	0	0	0	396	0	0	0
<i>Reason for exclusion: Superseded by MC20060349</i>										
MC20052296 #	Kiran Virdee Medical Centre Sultan Road Lordswood CHATHAM	Dr B S Virdee	0.19	0	0	0	-388	0	0	0
<i>Reason for exclusion: Superseded by MC20090889</i>										
MC20060065 #	174-176 Canterbury Street GILLINGHAM	Mrs S Dennis	0.16	0	0	0	0	0	-500	0
<i>Reason for exclusion: Superseded by MC20071454</i>										
MC20060748 #	Ancaster Garage Site Station Road Strood ROCHESTER	Bellway Homes	0.37	0	0	0	0	0	-1235	0
<i>Reason for exclusion: Superseded by MC20090020</i>										

Medway Monitoring Report December 2013- Volume 2 Tables

P/P No.	Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
MC20061277 #	117-119 Pier Road GILLINGHAM	Berkeley First Ltd/ Berkeley Homes Ltd	0.97	0	0	0	0	0	13100	0
		Reason for exclusion: Superseded by MC20071025								
MC20061283 #	Victory Pier Pier Road GILLINGHAM	Berkeley Homes (Eastern) Ltd	2.60	0	0	0	0	0	238	0
		Reason for exclusion: Partly superseded by MC20090698 and MC102042 Superseded by MC120758								
MC20062145 #	Abbots Court Stoke Road Hoo ROCHESTER	Mr Singh	0.58	0	-30	0	0	0	0	0
		Reason for exclusion: Superseded by MC101541								
MC20071454 #	174-176 Canterbury Street GILLINGHAM	Regalpoint	0.16	0	0	0	0	0	-500	0
		Reason for exclusion: Superseded by MC122047								
MC20071608 #	Bridgewood Manor Hotel Walderslade Woods Walderslade CHATHAM	Qhotels	1.90	67	0	0	0	650	0	0
		Reason for exclusion: Superseded by MC104095								
MC20072125 #	Sikh Temple and Community Hall Byron Road GILL	Sikh Temple and Community Hall	0.04	0	0	0	180	0	0	0
		Reason for exclusion: Superseded by MC101745								
MC20072153 #	Former Cement Works Formby Road Halling ROCH	Cemex (UK) Operations Limited	80.66	0	0	0	300	0	0	0
		Reason for exclusion: Superseded by MC121791								
MC20080774 #	100 Third Avenue GILLINGHAM	Gillingham Methodist Church	0.13	0	0	0	78	0	0	0
		Reason for exclusion: Superseded by MC100472								

Medway Monitoring Report December 2013- Volume 2 Tables

P/P No.	Location	Applicant	Area (ha)	C1 (beds)	C2 (beds)	C2a (sq.m.)	D1 (sq.m.)	D2 (sq.m.)	SG (sq.m.)	Other (sq.m.)
MC20080869 #	430 Walderslade Road Walderslade CHATHAM	Mr S Fox	0.15	0	0	0	0	0	44	0
Reason for exclusion: Superseded by MC101182										
MC20081614 #	Akzo Chemical Works Pier Road GILLINGHAM	Harrow Link Ltd	0.50	120	0	0	0	0	0	0
Reason for exclusion: Superseded by MC112964										
MC20090362 #	224-228 Nelson Road GILLINGHAM	Mr Chakkar	0.06	0	-11	0	0	0	0	0
Reason for exclusion: Superseded by MC112063										
MC20091081 #	Former Police Station Birling Avenue Rainham GILLINGHAM	Kent Police Authority	0.19	0	0	0	0	0	0	-1300
Reason for exclusion: Superseded by MC112118										
Sub-total for Non town			126.28	198	-9	0	-16749	650	11577	-9413
TOTAL			127.29	389	71	0	-16749	-1107	11467	-9358

= Application superseded,

^ = Implementation unlikely

** = Further development unlikely

Notes. Only consents with beds or floorspace in the categories for this table are shown.

Permissions prior to 1 April 2005 will not include the category SG.

Where losses have occurred under a superseded number, these will not be recorded again on subsequent applications, in order to avoid double counting.

Permissions identified as superseded will show within the system while the subsequent decision remains valid.

**Section 8: Other commercial and leisure summary statistics;
Planning consents valid 1 April 2012 to 31 March 2013**

	<i>C1 (beds)</i>	<i>C2 (beds)</i>	<i>C2a (sq.m.)</i>	<i>D1 (sq.m.)</i>	<i>D2 (sq.m.)</i>	<i>SG (sq.m.)</i>	<i>Other (sq.m.)</i>
Completions							
Development completed in survey period	5	23	0	8383	852	766	545
Lost due to redevelopment/reconstruction	-24	0	-18907	-1006	0	-620	-9012
	-19	23	-18907	7377	852	146	-8467
Commitments							
Not started	846	93	0	44168	23134	27704	46576
Under construction	12	15	27526	1562	0	15207	5343
Completed but vacant	0	0	0	0	0	0	0
	(858)	(108)	(27526)	(45730)	(23134)	(42911)	(51919)
Potential losses	-18	-18	0	-1408	-354	-1193	-1477
	840	90	27526	44322	22780	41718	50442
Exclusions							
Expired	0	32	0	39	0	153	0
Other exclusions	389	71	0	-16749	-1107	11467	-9358
	389	103	0	-16710	-1107	11620	-9358

Notes. Permissions prior to 1 April 2005 will not include the category SG.
The data in the exclusions section is for information only.

Section 9: Other Commercial Pipeline Sites

SiteRef	Address	Potential Use Mixed	Potential Use Description	Category
0039	Land at High Street/Skinner Street/Jeffery Street/ James Street Gillingham Gillingham	No	Student accommodation	SG
0055	Land at Wainscott Road Wainscott Rochester	No	School	D1
0243	Chatham Comparison Retailing Clover Street/Richard Street/Rhode Street/High St Chatham Chatham	Yes	Car Park	Other
0378	Rochester Airfield Maidstone Road Chatham Chatham	YEs	Retain as airfield	Other
0576	Units A1-A5 and F1-F3, Elm Court Estate Capstone Road Gillingham	Yes	Other	Other
0634	Site D3 Eastbridge Chatham Maritime Chatham	No	Higher Education Facilities	D1
0647	Kingsnorth Power Station Eschol Road Kingsnorth Rochester	No	Power station	Other
0707	LIFT site 551-555 Canterbury Street Gillingham Gillingham	No	Healthy Living Centre	D1
0708	Land rear of former St Matthews CE Primary School Sidney Road Borstal Rochester	YEs	Public Open Space	Other
0761	Waterfront Medway Street Chatham Chatham	Yes	Theatre	D2
0791	Former Equestrian Centre , 155 Lower Rainham Road Gillingham Gillingham	No	Leisure	D2
0810	Junction of Pier Road and Medway Road Gillingham Gillingham	No	Higher Education	D1
820	Interface Land Chatham Maritime Chatham	YEs	Higher Education /Other	D1
838	Pelican Reach Clipper Close Medway City Estate Rochester	No	Waste treatment /transfer	Other
0864	King Street Chatham Chatham	YEs	Park/open space	Other
0874	Land at junction of Brompton Road/ Marlborough Road Gillingham Gillingham	No	Sports /Leisure /Cultural or community uses	D2
0875	Retail Core, Jeffrey Street, King Street and High Street Gillingham Gillingham	Yes	Car Park	Other
0909	St Mary's Church Dock Road Chatham Chatham	No	Community Use	D1

4) Housing Land Availability Tables and Data

Small site completions

The 5-year average of housing completions on small sites was 87 per annum.

Small site completions 2007-2013							
	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
Completions	144	122	111	88	101	58	76
Proportion of all completions	24.4%	16.0%	12.1%	9.1%	15.37%	7.17%	13.45%

The National Planning Framework states that local planning authorities may make an allowance for windfall sites in their 5-year supply.

When looking at small site average completions on previously developed land over the last 5 years, the annual average completion rate stands at 61 dwellings.

Medway currently has not included a small site windfall allowance in its housing trajectory.

Small site completions on previously developed land							
	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
Completions	128	96	70	52	89	37	56

Windfall completions – large sites

The average completion rate of windfall sites on previously developed land (PDL) fluctuates between years, however the five-year average was 232 per annum.

Large windfall completions 2006/7-2012/13							
	2006/7	2007/8	2008/9	2009/10	2010/11	2011/12	2012/13
Greenfield	8	124	216	145	163	129	33
PDL	232	113	183	200	164	385	230
Percent windfall on PDL	96.6	47.6	45.9	57.9	50.1	74.9	87.4%
Total windfall completions	240	237	399	345	327	514	263
Percent of total completions	40.6%	31.1%	43.7%	35.4%	49.8%	63.5%	46.5%

As with the small sites no large site windfall allowance has been included in the housing trajectory. However, unlike small sites for large sites (of 5 or more dwellings) the Strategic Land Availability Assessment does estimate a future supply. Therefore in order to avoid a potential double count no allowance has been made.

Medway Council's 5 year Land Supply Assessment 2013 and Housing Trajectory to 2028

The table below includes a pipeline projection, which is derived from sites in the Strategic Land Availability Assessment (SLAA). Full details of these SLAA sites can be found on in Section 8 on [page 155](#).

To avoid double counting, all sites with permission (not started/under construction) appear separately, these are further split into large and small applications. The existing Medway Local Plan Allocations are also shown on a separate line.

Year	06/ 07	07/ 08	08/ 09	09/ 10	10/ 11	11/ 12	12/ 13	13/ 14	14/ 15	15/ 16	16/ 17	17/ 18	0-5 yrs	5-10 yrs	10- 15 yrs	15+ yrs
Actual comps (all)	591	761	914	972	657	809	565	-	-	-	-	-	-	-	-	-
Large site apps	-	-	-	-	-	-	-	444	365	381	458	816	2464	2471	1450	31
Small site apps	-	-	-	-	-	-	-	72	44	67	27	33	243	2	0	2
MLP Allocation	-	-	-	-	-	-	-	0	0	7	0	20	27	33	254	50
SLAA pipeline sites*	-	-	-	-	-	-	-	0	93	49	63	65	270	2101	1224	866
TOTAL								516	502	504	548	934	3004	4607	2928	949

Please note that since the survey date of this report significant change has occurred. Core Strategy hearings were held in June 2012 and then suspended until January 2013. Further hearing sessions took place in May 2013. Natural England notified Lodge Hill as a Site of Scientific Special Interest in November 2013, leaving the council no option but to withdraw the Core Strategy. This document reflects the position as it stood on the 31st March 2013. The impact of the subsequent decisions will be addressed in the next Annual Monitoring Report.

Phasing over the next 15 years (commitments on allocations, large and small sites)*

5 year period	0-5 years	5-10 years	10-15 years
No of dwellings	2734	2506	1704

*figures in this table are lower than those in the SLAA which includes all sites irrespective of planning permissions.

Housing Land Supply

This section covers two aspects of land supply. These are:

- The 5 year supply position in accordance with the NPPF
- The housing trajectory for the full plan period up to 2028.

Requirement

At its simplest the policy requirement proposed in the Core Strategy equates to **815** completions per annum.

The plan period runs from 2006 to 2028. That is a total of **22** years. Therefore the total housing requirement is $815 \times 22 = \mathbf{17,930}$.

If considering five-year blocks a surplus or deficit from a previous period is carried over to the next. Expressed another way the requirement is an *average* of 815 completions per annum over the whole plan period.

Supply

There are a number of components that collectively make up the supply available to meet the planned requirement. In summary these are:

- Completions since 2006
- Sites with the benefit of a planning permission
- A relatively small number of allocations that it is intended would be carried over from the Medway Local Plan 2003 (see Table 5-3 on page 57 of the Submission Draft Core Strategy)
- Projected Strategic Land Availability (SLAA) Sites not included above.

The date at which an assessment can be undertaken is dependent on the latest annual survey which counts completions, units under construction and units with the benefit of planning permission. The most up to date information available is for 31st March 2013.

5 Year Land Supply

The basis for making a 5 year supply calculation is set out in paragraph 47 and footnote 11 of the NPPF. To be included sites should be available now and have a realistic prospect that housing will be delivered within five years. Sites with planning permission are to be considered deliverable unless there is clear evidence to the contrary. The following calculations reflect this approach.

The total number of units with planning permission as at 31 March 2013 was:

- | | |
|---------------------------------|--------------|
| • Small sites (< 5 units) | 247 |
| • Large sites (5 or more units) | 6,416 |
| • TOTAL | 6,663 |

This compares to a 5 year requirement of $815 \times 5 = \mathbf{4,075}$

Therefore the 5 year supply position on this basis is $6,663 \div 815 = \mathbf{8.18 \text{ years}}$

However it is the Council's view that some sites with planning permission are unlikely to be developed within the plan period - that is by 2028. Accordingly a more robust calculation is considered to be as follows:

- | | |
|---------------|-----|
| • Small sites | 245 |
|---------------|-----|

• Large sites	6,385
• TOTAL	6,630

This gives a 5 year supply position of $6,630 \div 815 = \mathbf{8.13 \text{ years}}$

The second bullet point of paragraph 47 of the NPPF also refers to a buffer of 5% - or 20% in the event of persistent under delivery.

Applying the 5% buffer would increase the annual requirement to $815 + 40.75 = \mathbf{855.75}$.

This in turn gives a 5 year supply position of $6,630 \div 855.75 = \mathbf{7.75 \text{ years}}$

Plan Period Supply and Housing Trajectory

Looking first at supply for the complete plan period (2006-2028) the various contributing components and resulting total are as follows:

• Completions 2006-2013	5,269
• Sites with planning permission ¹	6,630
• Site allocations ²	314
• Sites included in SLAA ³ (excl. Lodge Hill)	3,595
• TOTAL	15,808

This compares to the requirement of $815 \times 22 = \mathbf{17,930}$

It results in a shortfall over the plan period of **2,122**

It must be stressed that the phasing on all sites is reassessed each year based on the latest information available. It not only takes account of known site constraints (e.g. need for offsite infrastructure, ground contamination etc.) but also market prospects. However there are no phasing or other constraints that would prevent a faster pace of development.

The current trajectory shows a prospective deficit against the target through to 2016/17 but with an increasing surplus thereafter. This is not considered surprising given prevailing economic conditions and the fact that sites have not yet been allocated through a site allocations DPD or local plan.

Windfalls

Paragraph 48 of the NPPF allows an allowance for windfalls to be included in a 5 year supply calculation if there is compelling evidence that such sites have consistently become available and will continue to provide a reliable source of supply.

In Medway's case there is robust evidence dating back over many years but for the purposes of any supply calculation it is considered that only small site windfalls on previously developed land should be considered so as to avoid any possible double counting with SLAA sites. It is also considered that it should not be applied to a first five year calculation as to do so could involve some double counting with sites already benefitting from planning permission.

¹ Made up of 479 under construction and 6,151 not started and phased within the plan period

² From Medway Local Plan 2003 and Core Strategy table 5-3

³ That is, sites included in the final SLAA report and phased within the plan period and not sites previously rejected for inclusion

Between 2009 and 2013 (last 5 years) the following contribution came from this source:

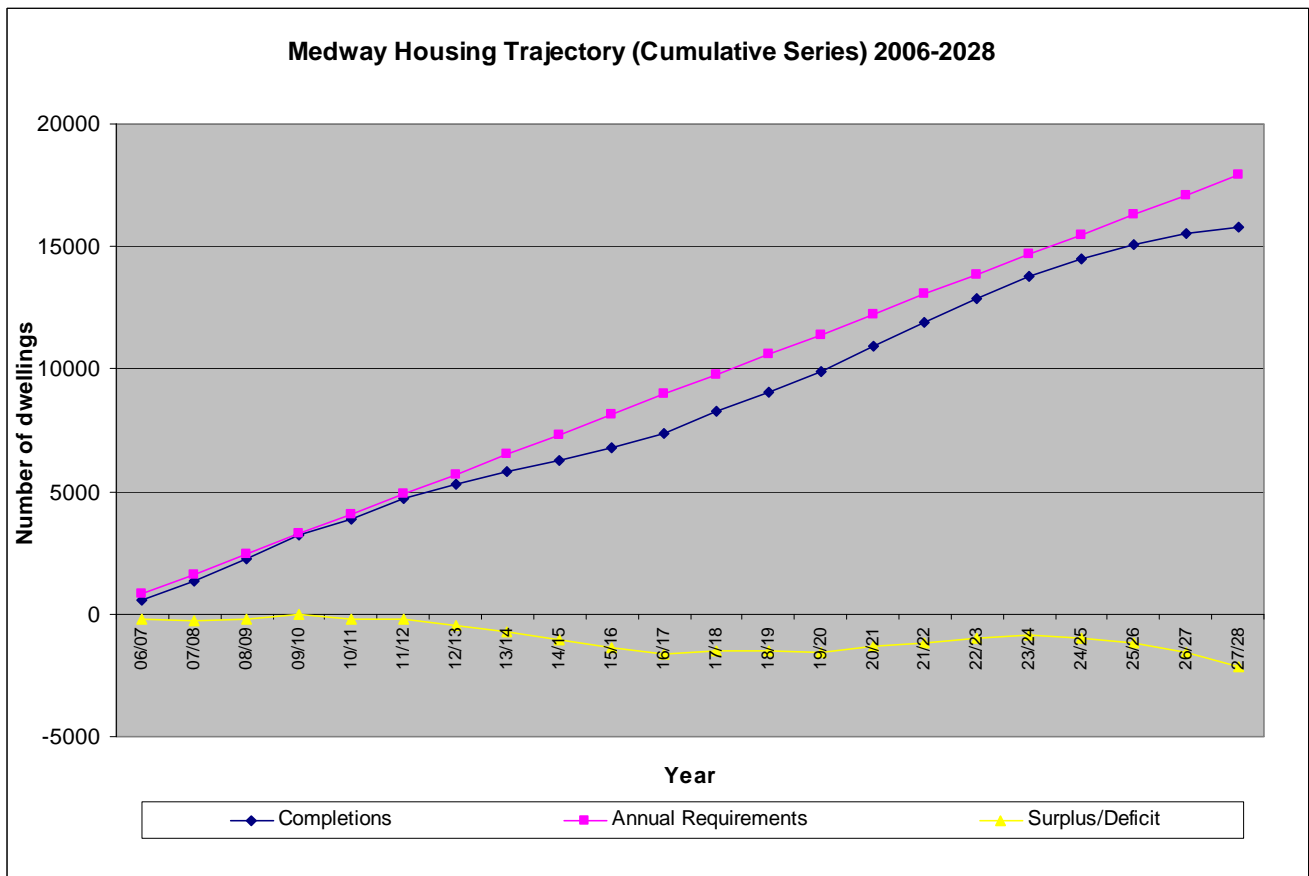
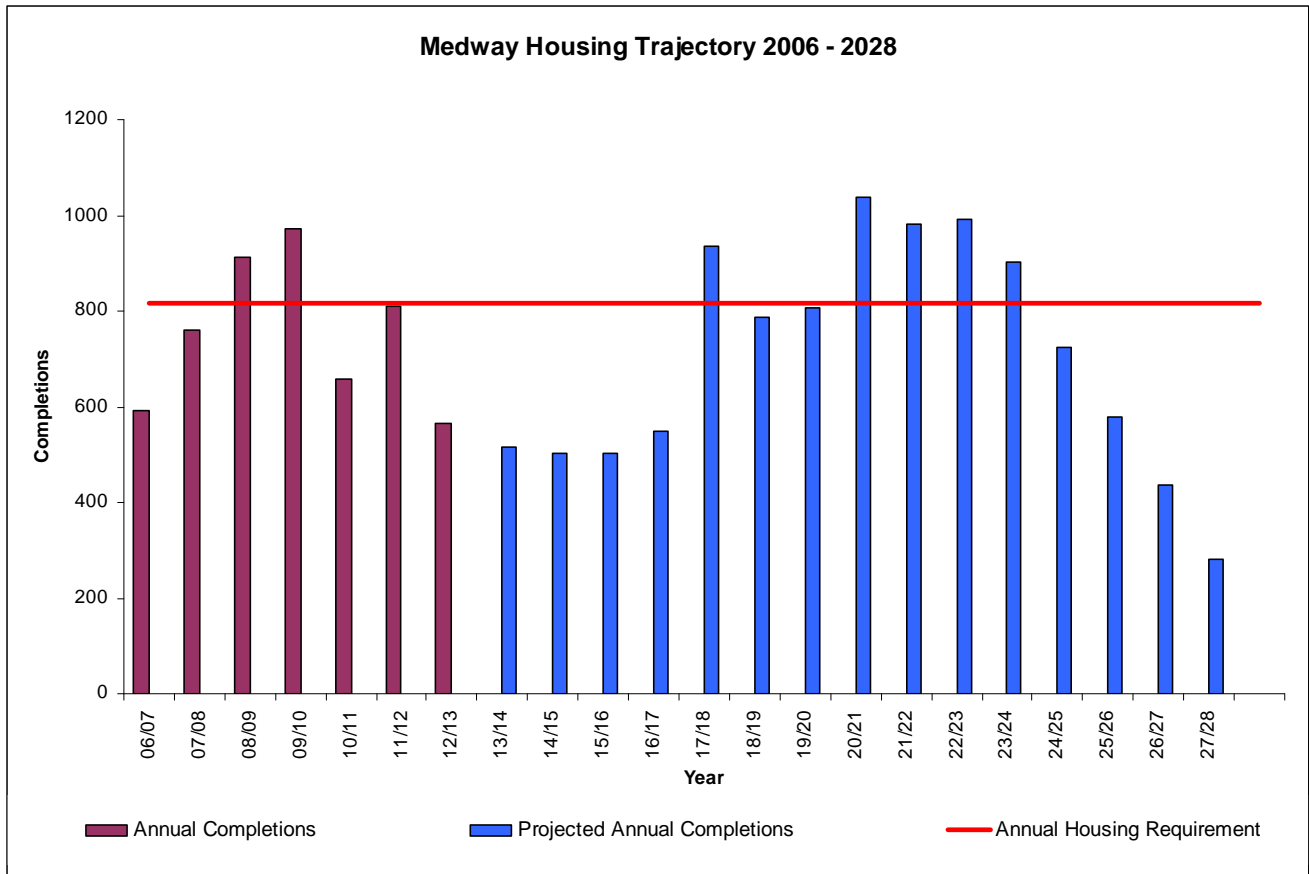
Year	Completions
2009	70
2010	52
2011	89
2012	37
2013	56
Total	304

This could add a further 608 dwellings to the later part of the plan period ($(304/5=60.8) \times 10$ years = 608).

No windfall allowance is included in the housing trajectory referred to above.

As such the information on windfalls is included for information purposes only.

Dwellings (%) with planning permission under construction and not started on previously developed land (PDL) and greenfield (G/F) sites 2006/07- 2012/13				
		Under construction	Not Started	All new dwellings
2006/7	PDL	-	-	91%
	G/F	-	-	9%
2007/8	PDL	65%	83%	80%
	G/F	35%	17%	20%
2008/9	PDL	77%	94%	92%
	G/F	23%	6%	8%
2009/10	PDL	71%	89%	87%
	G/F	29%	11%	13%
2010/11	PDL	69%	91%	87%
	G/F	31%	9%	13%
2011/12	PDL	71%	91%	90%
	G/F	29%	9%	10%
2012/13	PDL	70%	94%	93%
	G/F	30%	6%	7%



Medway Monitoring Report December 2013- Volume 2 Tables

	Cumulative Completions to date						
	Yr1	Yr2	Yr3	Yr4	Yr5	Yr6	Yr7
	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
Cumulative annual requirement	815	1630	2445	3260	4075	4890	5705
Cumulative completed	591	1352	2266	3238	3895	4704	5269
Surplus /deficit	-224	-278	-179	-22	-180	-186	-436

	Cumulative Future Phasing															
	Yr8	Yr9	Yr10	Yr11	Yr12	Yr13	Yr14	Yr15	Yr16	Yr17	Yr18	Yr19	Yr20	Yr21	Yr22	Yr23+
	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	28+
Cumulative annual requirement	6520	7335	8150	8965	9780	10595	11410	12225	13040	13855	14670	15485	16300	17115	17930	18745
Projected completions	5785	6287	6791	7339	8273	9061	9867	10906	11887	12880	13784	14509	15089	15526	15808	16757
Surplus /deficit	-735	-1048	-1359	-1626	-1507	-1534	-1543	-1319	-1153	-975	-886	-976	-1211	-1589	-2122	-1988

	Completions to date							
	Yr1	Yr2	Yr3	Yr4	Yr5	Yr6	Yr7	
	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13	Total
Completions	591	761	914	972	657	809	565	5269
Annual Housing Requirement	815	815	815	815	815	815	815	5705

	Future Phasing															
	Yr8	Yr9	Yr10	Yr11	Yr12	Yr13	Yr14	Yr15	Yr16	Yr17	Yr18	Yr19	Yr20	Yr21	Yr22	
	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	Total
Phasing	516	502	504	548	934	788	806	1039	981	993	904	725	580	437	282	10539
Annual Housing Requirement	815	815	815	815	815	815	815	815	815	815	815	815	815	815	815	12225

Dwellings permitted during the year by density

The table below illustrates that for the past seven years the average net density is well over the previous national minimum requirement of 30 units per hectare for large and windfall permissions.

This can be attributed to the many urban sites suited to higher densities.

The average net density of full permissions broken down to ward level is shown in Table 4, Section 2 on [page 99](#).

Average net density of full permissions each year (large and windfall sites only)				
Year	Total dwellings	No of permissions	Net developable area	Average net density
2006/07	5009	62	74.09	68
2007/08	1196	52	26.21	46
2008/09	1089	45	12.34	88
2009/10	1721	25	37.23	46
2010/11	1078	40	18.29	59
2011/12	1317	20	31.10	42
2012/13	1388	20	19.20	72

Affordable new housing split by type and number of bedrooms

Using data supplied by the Councils Housing Strategy Team rather than relying on the information supplied with planning applications obtains a more thorough picture of affordable housing.

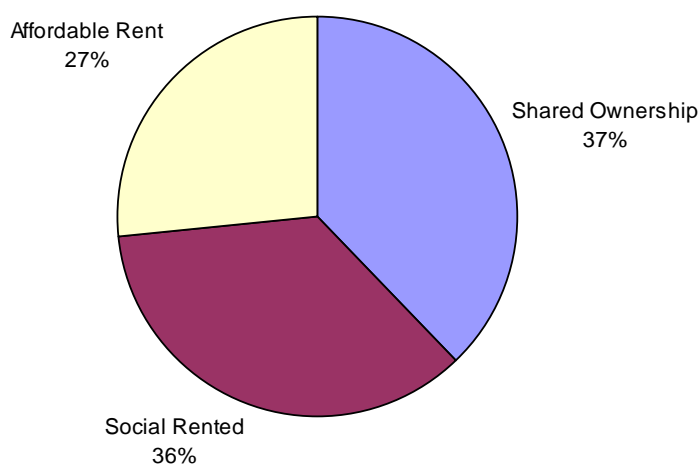
In 2012/13, 199 gross affordable homes were completed. This equates to over 31% of all gross completions during the year. The tenure was split into 71 (36%) social rented, 75 (37%) shared ownership and affordable rent 53 (27%).

These numbers will differ from those published by the housing team as these only count new dwellings that have been built and not other types of affordable schemes where the dwelling already exists.

Affordable new housing split by type and number of bedrooms (gross)

	1 bed	2 bed	3 bed	4 bed	5 bed	Total
Houses	3	32	41	8	0	84
Flats/Maisonettes	56	59	0	0	0	115
Total	59	91	41	8	0	199

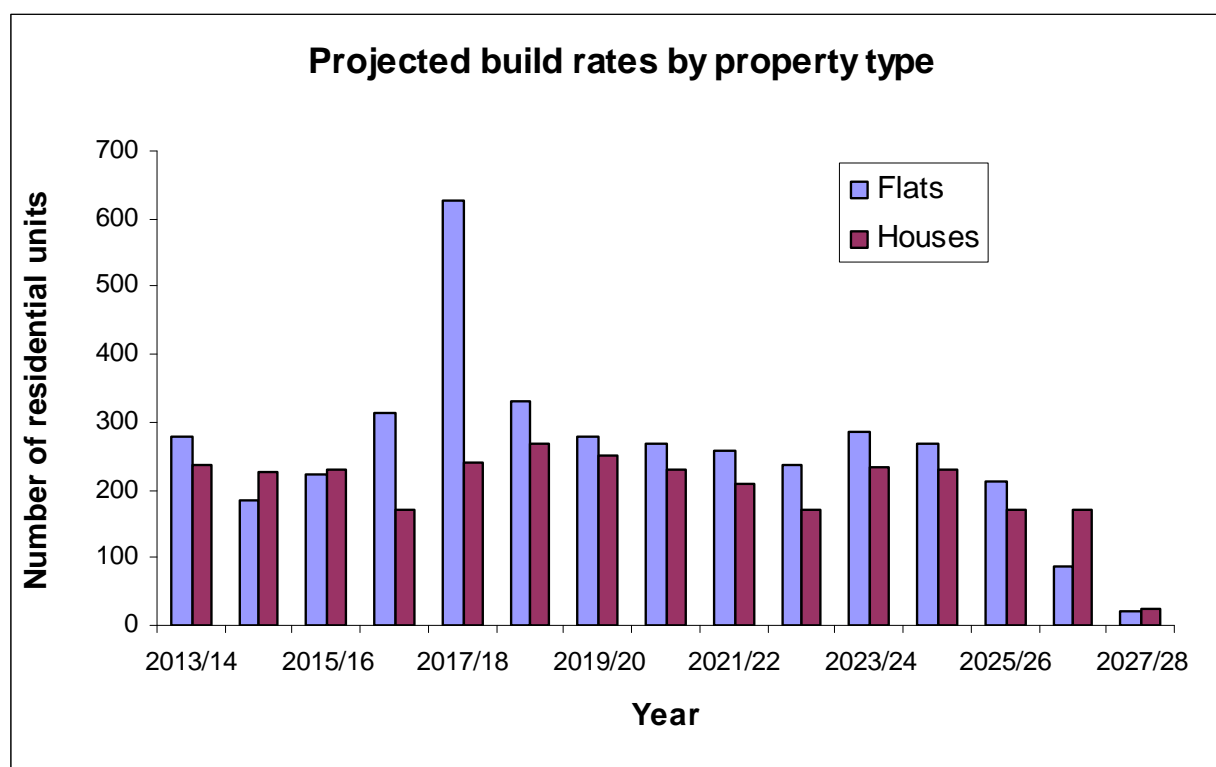
Affordable Housing Splits



Projected build rates by property type

The current stock of flats is lower than both the national and regional level. The large number of flats estimated to be built in 2017/18 (year 5) are due to the projected completions of flatted developments which include sites at Chatham Waterfront, Southern Water Capstone Road, Mid Kent College Horsted, Victory Pier and Chatham Docks.

Projected build rates to 2027/28															
Dwelling	2013 /14	2014 /15	2015 /16	2011 6/17	2017 /18	2018 /19	2019 /20	2020 /21	2021 /22	2022 /23	2023 /24	2024 /25	2025 /26	2026 /27	2027 /28
Flats with planning permission	278	184	221	314	617	316	279	269	257	238	231	216	213	88	0
Estimated allocated flats	0	0	3	0	10	16	0	0	0	0	53	51	0	0	22
Total flats	278	184	224	314	627	332	279	269	257	238	284	267	213	88	22
Houses with planning permission	238	225	227	171	232	252	251	231	208	172	179	179	172	172	0
Estimated allocated houses	0	0	4	0	10	17	0	0	0	0	54	51	0	0	23
Total houses	238	225	231	171	242	269	251	231	208	172	233	230	172	172	23
TOTAL	516	409	455	485	869	601	530	500	465	410	517	497	385	260	45



Housing completions by ward

The table below shows the amount of building activity in each ward (expressed as a percentage). River ward showed the most significant amount of development during the last year, Princes Park, for the third year running, had no completions. Rainham South actually shows a loss due to a change of use from a dwelling to a residential home.

	2006/7	2007/8	2008/9	2009/10	2010/11	2011/12	2012/13
Ward							
Chatham Central	4.9	2.0	2.7	2.3	2.4	2.0	6.2
Cuxton and Halling	0.8	1.3	1.8	0.3	1.1	2.7	0.2
Gillingham North	6.3	23.8	19.6	7.3	12.6	34.5	4.6
Gillingham South	24	2.2	3.3	0.8	2.6	0.4	5.0
Hempstead and Wigmore	0.2	1.7	0.2	0.2	2.3	0.5	0.5
Lordswood and Capstone	-0.3	0.3	0.4	2.2	0.6	0.1	1.2
Luton and Wayfield	2.5	2.5	1.2	0.7	1.1	5.4	4.2
Peninsula	2.2	17.3	11.9	16	16.9	13.6	11.9
Princes Park	2.7	0.5	0	0.5	0	0	0
Rainham Central	7.3	1.3	0.5	0.4	0.6	2.2	0.5
Rainham North	4.7	1.1	0.2	0.3	0	0.3	1.2
Rainham South	0.2	0	0.1	0.1	0.5	0.1	-0.2
River	15.1	0.9*	24.2	38	8.7	10.6	28.0
Rochester East	-1.0	8.0	15.4	1.3	4.9	0.1	2.1
Rochester South and Horsted	0.5	0.9	1.2	2.5	4.7	1.0	4.2
Rochester West	2.7	2.9	0.4	0.2	-0.3	3.5	2.1
Strood North	11.5	2.0	0.4	6.1	0.2	0.5	1.4
Strood Rural	5.2	12.5	5.5	6.6	12.3	9.6	12.6
Strood South	0.2	13.7	10.3	11.1	23.9	9.9	2.5
Twydall	0.2	0.9	0	2.5	2.4	2.6	3.0
Walderslade	2.9	3.9	0.3	0	2.1	0.3	0.4
Watling	7.3	0.3	0.2	0.6	0.5	0.1	8.3

* 65 dwellings were demolished in this ward, as these are net figures, the percentage is very low.

Completions (gross) on large sites by property type and number of bedrooms

For large sites built out in the year 2012/13 the breakdown of houses and flats by number of bedrooms is shown in the table below. More houses than flats were completed. The majority of new property has 3 bedrooms.

Completions (gross) on large sites by property type and number of bedrooms 2012/13		
Number of bedrooms	Houses	Flats
One	13	76
Two	55	91
Three	227	0
Four or more	129	0
Total	424	167
Total % split	72%	28%

New large and small sites proposed 2007 – 2013, split by approval/refusals

The number of new applications received during the year remains low. The number of large applications received was the lowest recorded in the last seven years. 65% of all new applications were approved.

	Total new sites	Small sites			Large sites		
		No of sites	Approved (%)	Refused (%)	No of sites	Approved (%)	Refused (%)
2006/07	188	148	26%	74%	40	60%	40%
2007/08	179	155	57%	43%	24	42%	58%
2008/09	138	97	58%	42%	41	24%	76%
2009/10	75	61	54%	46%	14	50%	50%
2010/11	115	94	65%	35%	21	57%	43%
2011/12	79	69	57%	43%	10	40%	60%
2012/13	81	72	63%	37%	9	89%	11%

New large and small sites - approved and refused 2007-2013

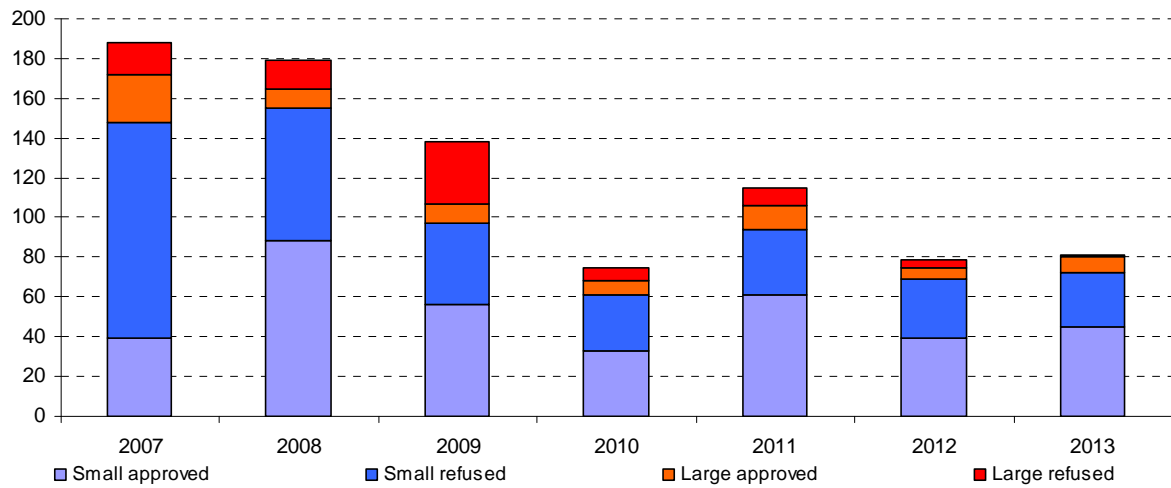


Table 4: Housing consents and allocations

Section 1: Annual completions by ward as at 31 March 2013

<i>Ward</i>	<i>Net completions</i>
Chatham Central	35
Cuxton and Halling	1
Gillingham North	26
Gillingham South	28
Hempstead and Wigmore	3
Lordswood and Capstone	7
Luton and Wayfield	24
Peninsula	67
Princes Park	0
Rainham Central	3
Rainham North	7
Rainham South	-1
River	158
Rochester East	12
Rochester South and Horsted	24
Rochester West	12
Strood North	8
Strood Rural	71
Strood South	14
Twydall	17
Walderslade	2
Watling	47
	565

Section 2: Average net density of full permissions* during the year to 31 March 2013

Ward	Total dwellings	No. of permissions	Net dev. area	Average net density
Chatham Central	21	2	0.18	117
Cuxton and Halling	0	1	0.38	0
Gillingham North	0	0	0.00	0
Gillingham South	41	4	0.44	93
Hempstead and Wigmore	0	0	0.00	0
Lordswood and Capstone	0	0	0.00	0
Luton and Wayfield	75	2	0.90	84
Peninsula	0	0	0.00	0
Princes Park	0	0	0.00	0
Rainham Central	0	0	0.00	0
Rainham North	0	0	0.00	0
Rainham South	0	0	0.00	0
River	1036	4	12.76	81
Rochester East	0	0	0.00	0
Rochester South and Horsted	80	1	0.93	86
Rochester West	0	0	0.00	0
Strood North	14	2	0.15	93
Strood Rural	87	1	1.31	66
Strood South	12	1	1.85	6
Twydall	9	1	0.14	64
Walderslade	13	1	0.16	82
Watling	0	0	0.00	0
Totals	1388	20	19.20	72

**Large Sites and Windfalls only*

Section 3: Residential land availability for large sites at 31st March 2013

Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
Greenfield land																							
GL033	Land Off Birling Avenue Gillingham																						
1.77 ha	Rainham North Large Site (17.6dph -1972)	Permission	0	27	6	33	0	1	0	1	0	26	6	32	26	0	0	0	0	26	0	0	
MC111207	Full Houses		0	27	6	33	0	1	0	1	0	26	6	32	26	0	0	0	0	26	0	0	Mr S Wood Abbey New Homes
GL138	Melody Close Grain Road Wigmore																						
0.31 ha	Hempstead and Wigmore Large Site(32.3dph - 1998)	Permission	5	0	5	10	0	0	0	0	5	0	5	10	0	0	0	0	0	0	0	0	
GL960685	Full Houses		5	0	5	10	0	0	0	0	5	0	5	10	0	0	0	0	0	0	0	0	Ward Homes
GL150	Amherst Hill Brompton																						
1.54 ha	River Large Site(51.9dph - 1997)	Permission	34	0	0	34	0	0	0	0	34	0	0	34	0	34	0	0	0	34	0	0	
MC121400	Full Houses		34	0	0	34	0	0	0	0	34	0	0	34	0	34	0	0	0	34	0	0	Charles Church
GL152	East of Gillingham Golf Course Broadway GILLINGHAM																						
0.47 ha	Twydall Allocation (19.0dph - 1997)	Allocation	8	0	0	8	0	0	0	0	8	0	0	8	0	0	0	0	0	0	0	0	
MC011	Land adjacent to 11 and rear of 13-23 Swain Close Strood																						
0.13 ha	Strood North Windfall (53.8dph -2000)	Permission	5	2	0	7	0	0	0	0	5	2	0	7	7	0	0	0	0	7	0	0	
MC120626	Full Houses		5	2	0	7	0	0	0	0	5	2	0	7	7	0	0	0	0	7	0	0	Mr Smith
MC201	R/O 51-61 Downsview and adjacent to 54 and 61 Shanklin Close Chatham																						
0.26 ha	Princes Park Windfall (54.8dph -2008)	Permission	12	2	0	14	0	0	0	0	12	2	0	14	0	2	12	0	0	14	0	0	
MC20071537	Full Houses		12	2	0	14	0	0	0	0	12	2	0	14	0	2	12	0	0	14	0	0	Paul Ray Construction Ltd

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5	5-10	10-15	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5	years	years	years	
MC240	Land at The Alps Borstal Road Rochester Rochester West Windfall (10.0dph - 2007)	Permission	0	3	3	6	0	0	0	0	0	3	3	6	3	0	0	0	0	3	0	0	
0.95 ha																							
MC20051031	Full Houses		0	3	3	6	0	0	0	0	0	3	3	6	3	0	0	0	0	3	0	0	Governors of King School Rochester
MC262	Courtsole Farm Pond Hill Cliffe Strood Rural Windfall (24.8dph - 2008)	Permissions	16	0	0	16	0	0	0	0	16	0	0	16	0	16	0	0	0	16	0	0	
0.47 ha																							
MC110564	Full Houses		14	0	0	14	0	0	0	0	14	0	0	14	0	14	0	0	0	14	0	0	W. Filmer & Sons
MC111450	Full Houses		2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	0	Mr T Duncan Lambert and Foster
MC263	Rainham Mark Grammar School Pump Lane Gillingham Twydall Windfall (52.9dph - 2008)	Permission	0	0	37	37	0	0	0	0	0	0	37	37	0	0	0	0	0	0	0	0	
0.72 ha																							
MC104096	Reserved Matters Mainly Houses		0	0	37	37	0	0	0	0	0	0	37	37	0	0	0	0	0	0	0	0	Mr S Wood Abbey New Homes
MC284	Former Bishopcourt Kitchen Garden Love Lane Rochester Rochester West Windfall (38.5dph - 2011)	Permission	5	0	0	5	0	0	0	0	5	0	0	5	0	0	5	0	0	5	0	0	
0.13 ha																							
MC112182	Full Houses		5	0	0	5	0	0	0	0	5	0	0	5	0	0	5	0	0	5	0	0	Dicese of Rochester and Church Commissioners
MC311	Land adjacent to Hallwood House Kestrel road Lordswood Lordswood and Capstone Unidentified gf (60.0 dph - 2010) large	Permission	0	0	6	6	0	0	0	0	0	0	6	6	0	0	0	0	0	0	0	0	
0.1 ha																							
MC20090724	Full Houses		0	0	6	6	0	0	0	0	0	0	6	6	0	0	0	0	0	0	0	0	MHS Homes
MC323	Land rear of 187/193 Princes Avenue Walderslade Princes Park Windfall (30.6dph - 1995)	Permission	15	0	0	15	0	0	0	0	15	0	0	15	0	0	15	0	0	15	0	0	
0.49 ha																							
MC20081043	Outline Houses		15	0	0	15	0	0	0	0	15	0	0	15	0	0	15	0	0	15	0	0	Helm Holdings Partnership
MC324	Former Priestfields Nursery Priestfields Rochester Rochester West Windfall (26.7dph - 2010)	Permission	0	0	24	24	0	0	0	0	0	0	24	24	0	0	0	0	0	0	0	0	
0.9 ha																							
MC20091135	Full Houses		0	0	24	24	0	0	0	0	0	0	24	24	0	0	0	0	0	0	0	0	Bellway Homes Ltd

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC325	Bridgeside Warwick Crescent Rochester Rochester West Windfall (11.8dph - 2003)																						
0.82 ha		Permissions	12	0	1	13	0	0	0	0	12	0	1	13	0	0	0	0	12	12	0	0	
MC120334 #	Outline	Houses	12	0	0	12	0	0	0	0	12	0	0	12	0	0	0	0	12	12	0	0	Crown Coast Ltd
MC20031050	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	Kitewood Estates Ltd
ME004	West of Vixen Close Lordswood Princes Park Allocation (33.3dph - 1997)																						
0.45 ha		Allocation	15	0	0	15	0	0	0	0	15	0	0	15	0	0	0	0	0	0	0	0	
ME342	Mercury Close, and adj to 62-72 Shorts Way Borstal Rochester West Allocation (50.0dph - 1994)																						
0.1 ha		Allocation	5	0	0	5	0	0	0	0	5	0	0	5	0	0	0	0	0	0	0	5	
MC20021073	Outline	Flats (Purpose built)	5	0	0	5	0	0	0	0	5	0	0	5	0	0	0	0	0	0			MHS Homes
MC20041180	Full	Flats (Purpose built)	7	0	0	7	0	0	0	0	7	0	0	7	0	0	0	0	0	0			Mhs Homes Ltd
ME390	Hoo - North East Bells Lane Hoo Peninsula Large Site (36.6dph - 1997)																						
22.0 ha		Permissions	0	0	540	540	0	0	1	1	0	0	539	539	0	0	0	0	0	0	0	0	
MC20042362	Full	Mixed Dwelling Types	0	0	110	110	0	0	0	0	0	0	110	110	0	0	0	0	0	0	0	0	George Wimpey South London Ltd
MC20060455	Full	Mixed Dwelling Types	0	0	330	330	0	0	0	0	0	0	330	330	0	0	0	0	0	0	0	0	George Wimpey South East Ltd
MC20091330	Reserved Matters	Houses	0	0	100	100	0	0	1	1	0	0	99	99	0	0	0	0	0	0	0	0	Bellway Homes
ME392	East of Higham Road Wainscott Strood Rural Large Site (39.5dph - 1997)																						
7.23 ha		Permissions	14	22	235	271	0	0	0	0	14	22	235	271	22	14	0	0	0	36	0	0	
MC20070821	Reserved Matters	Mixed Dwelling Types	0	0	80	80	0	0	0	0	0	0	80	80	0	0	0	0	0	0	0	0	Crest Nicholson (SE)
MC20081536	Reserved Matters	Mainly Houses	14	22	143	179	0	0	0	0	14	22	143	179	22	14	0	0	0	36	0	0	Crest Nicholson
MC20090479	Reserved Matters	Mainly Houses	0	0	12	12	0	0	0	0	0	0	12	12	0	0	0	0	0	0	0	0	Crest Nicholson
ME393	East of Wainscott Road Wainscott Strood Rural Large Site(39.6dph -1997)																						
3.68 ha		Permissions	129	56	0	185	0	0	0	0	129	56	0	185	56	31	49	49	0	185	0	0	

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5	5-10	10-15	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5	years	years	years	
MC091382	Reserved Matters	Mainly Houses	98	0	0	98	0	0	0	0	98	0	0	98	0	0	49	49	0	98	0	0	Mr G Flintoft Barton Willmore Planning Partnership
MC111282	Full	Mixed Dwelling Types	31	56	0	87	0	0	0	0	31	56	0	87	56	31	0	0	0	87	0	0	Crest Nicholson (Eastern Ltd)

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
Mixed																							
MC022	Land rear of 75 London Road Rainham																						
0.39 ha	Rainham Central Large Site (15.4dph - 2001)	Permissions	0	0	8	8	0	0	2	2	0	0	6	6	0	0	0	0	0	0	0	0	
MC101614	Full	Houses	0	0	3	3	0	0	1	1	0	0	2	2	0	0	0	0	0	0	0	0	Ms Owen
MC20042752	Other Major	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	Mr & Mrs Freeman
MC20062054	Full	Mainly Houses	0	0	4	4	0	0	1	1	0	0	3	3	0	0	0	0	0	0	0	0	Mr A Hawkins
MC149	5 Otway Terrace Chatham																						
0.07 ha	Chatham Central Windfall (85.7dph -2010)	Permission	7	0	0	7	1	0	0	1	6	0	0	6	0	0	6	0	0	6	0	0	
MC121922	Full	Flats (Purpose built)	7	0	0	7	1	0	0	1	6	0	0	6	0	0	6	0	0	6	0	0	Mr C Davenport
MC209	3 Upper Luton Road Chatham																						
0.47 ha	Luton and Wayfield Windfall (44.5dph -2009)	Permission	22	0	0	22	1	0	0	1	21	0	0	21	0	0	0	0	21	21	0	0	
MC111993	Outline	Flats (Purpose built)	22	0	0	22	1	0	0	1	21	0	0	21	0	0	0	0	21	21	0	0	Mr N Sturges
MC213	20 Old Road Chatham																						
0.04 ha	Chatham Central Windfall (209.dph -2007)	Permission	10	0	0	10	1	0	0	1	9	0	0	9	0	0	0	0	0	0	9	0	
MC20081652	Full	Flats (Purpose built)	10	0	0	10	1	0	0	1	9	0	0	9	0	0	0	0	0	0	9	0	Mr and Mrs Phimister
MC367	Rear of 26-36 Napier Road Gillingham																						
0.2 ha	Gillingham South Windfall (30.0dph -2013)	Permission	6	0	0	6	0	0	0	0	6	0	0	6	0	0	0	6	0	6	0	0	
MC121966	Full	Houses	6	0	0	6	0	0	0	0	6	0	0	6	0	0	0	6	0	6	0	0	Mr Sangha
ME250	Medway Brick and Stone Works and Wharf Upnor Road Lower Upnor																						
6.45 ha	Strood Rural Large Site (23.1dph - 1997)	Permissions	0	0	136	136	0	0	11	11	0	0	125	125	0	0	0	0	0	0	0	0	
MC20071904	Full	Houses	0	0	16	16	0	0	1	1	0	0	15	15	0	0	0	0	0	0	0	0	Taylor Wimpey South East

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[illegible]

Previously developed
15 July 2013

Table 4, Section 3: Residential land availability for large sites

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC20041832	Reserved Matters	Mainly Flats	0	0	30	30	0	0	0	0	0	0	30	30	0	0	0	0	0	0	0	0	Countryside Properties (Southern)
MC20050216	Reserved Matters	Mixed Dwelling Types	0	0	62	62	0	0	0	0	0	0	62	62	0	0	0	0	0	0	0	0	Countryside Maritime Ltd
MC20060749	Reserved Matters	Mixed Dwelling Types	0	0	71	71	0	0	0	0	0	0	71	71	0	0	0	0	0	0	0	0	Countryside Maritime Ltd
MC20071175	Reserved Matters	Mixed Dwelling Types	32	0	0	32	0	0	0	0	32	0	0	32	0	0	0	32	0	32	0	0	Countryside Maritime Ltd
MC20071852	Reserved Matters	Mixed Dwelling Types	0	0	35	35	0	0	0	0	0	0	35	35	0	0	0	0	0	0	0	0	Countryside Maritime Ltd
MC20081571	Reserved Matters	Houses	10	0	0	10	0	0	0	0	10	0	0	10	0	10	0	0	0	10	0	0	Countryside Maritime
MC980225	Reserved Matters		0	0	17	17	0	0	0	0	0	0	17	17	0	0	0	0	0	0	0	0	Countryside Residential South Thames Ltd
MC980654MG	Reserved Matters	Houses	0	0	91	91	0	0	0	0	0	0	91	91	0	0	0	0	0	0	0	0	Countryside Maritime Ltd
GL135 0.59 ha	Borough Road Gillingham Gillingham South Allocation (42.4dph - 1997)	Allocation	25	0	0	25	0	0	0	0	25	0	0	25	0	0	0	0	20	20	5	0	
GL143 0.13 ha	Station Road Rainham Rainham North Allocation (53.8dph - 1997)	Allocation	7	0	0	7	0	0	0	0	7	0	0	7	0	0	7	0	0	7	0	0	
MC20081788	Full	Houses	7	0	0	7	0	0	0	0	7	0	0	7	0	0	0	0	0	0			Mr D Dilgit
GL146 0.34 ha	92-100 Trafalgar Street Gillingham Gillingham South Windfall (118.dph -1996)	Permission	0	0	3	3	0	0	1	1	0	0	2	2	0	0	0	0	0	0	0	0	
MC20001390	Full	Conversion to Flats	0	0	3	3	0	0	1	1	0	0	2	2	0	0	0	0	0	0	0	0	Mr R Rocco
GL159 0.16 ha	89 Ingram Road Gillingham Gillingham North Allocation (31.3dph - 1997)	Allocation	5	0	0	5	0	0	0	0	5	0	0	5	0	0	0	0	0	0	0	0	

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5	5-10	10-15	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5	years	years	years	
GL180	Howlands Nursery Christmas Street Gillingham Gillingham North Large Site (43.5dph – 1997)	Permission	0	0	60	60	0	0	0	0	0	0	60	60	0	0	0	0	0	0	0	0	
1.39 ha																							
MC20070877	Full	Mixed Dwelling Types	0	0	60	60	0	0	0	0	0	0	60	60	0	0	0	0	0	0	0	0	Taylor Woodrow Developments Ltd
GL181	Medway House 277 Gillingham Road Gillingham Gillingham South Allocation (100.dph – 1997)	Allocation	12	0	0	12	0	0	0	0	12	0	0	12	0	0	0	0	0	0	0	12	
0.12 ha																							
MC005	352-356 Luton Road CHATHAM Luton and Wayfield Allocation (71.0dph - 2000)	Allocation	22	0	0	22	0	0	0	0	22	0	0	22	0	0	0	0	0	0	0	0	
0.31 ha																							
MC039	16-18 Magpie Hall Road Chatham Chatham Central Windfall (285.dph - 2001)	Permission	0	0	20	20	0	0	1	1	0	0	19	19	0	0	0	0	0	0	0	0	
0.06 ha																							
MC20072234	Full	Flats (Purpose built)	0	0	20	20	0	0	1	1	0	0	19	19	0	0	0	0	0	0	0	0	DT Property Developments Limited
MC097	2 Ash Tree Lane Chatham Luton and Wayfield Windfall (29.1dph - 2004)	Permissions	0	0	55	55	0	0	0	0	0	0	55	55	0	0	0	0	0	0	0	0	
0.95 ha																							
MC101362	Full	Mainly Flats	0	0	39	39	0	0	0	0	0	0	39	39	0	0	0	0	0	0	0	0	Ward Homes
MC20100182	Full	Flats (Purpose built)	0	0	16	16	0	0	0	0	0	0	16	16	0	0	0	0	0	0	0	0	Ward Homes
MC150	22-26 Victoria Street ROCHESTER Rochester West Windfall (34.0dph - 2005)	Permissions	8	4	0	12	0	0	0	0	8	4	0	12	0	0	0	0	12	12	0	0	
0.46 ha																							
MC103859	Full	Conversion to Flats	0	4	0	4	0	0	0	0	0	4	0	4	0	0	0	0	4	4	0	0	Mr R Tucker
MC110006	Full	Houses	8	0	0	8	0	0	0	0	8	0	0	8	0	0	0	0	8	8	0	0	Mr R Tucker
MC153	Pier Road GILLINGHAM Gillingham North Windfall (170.dph - 2005)	Permissions	461	87	227	775	0	0	0	0	461	87	227	775	87	0	71	50	50	258	250	40	
6.8 ha																							
MC102042	Full	Flats (Purpose built)	0	0	124	124	0	0	0	0	0	0	124	124	0	0	0	0	0	0	0	0	Berkeley First Ltd

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Table 4, Section 3: Residential land availability for large sites

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC112848 #	Full	Flats (Purpose built)	0	87	0	87	0	0	0	0	0	87	0	87	87	0	0	0	0	87	0	0	Berkeley First
MC120758 #	Other Major	Flats (Purpose built)	461	0	0	461	0	0	0	0	461	0	0	461	0	0	71	50	50	171	250	40	Berkeley First Ltd
MC20090698	Reserved Matters	Flats (Purpose built)	0	0	103	103	0	0	0	0	0	0	103	103	0	0	0	0	0	0	0	0	Berkeley First Ltd
MC161	77 Station Road Rainham Rainham North Windfall (188 dph - 2008)	Permission	0	6	0	6	0	1	0	1	0	5	0	5	5	0	0	0	0	5	0	0	
0.02 ha																							
MC20042296	Full	Flats (Purpose built)	0	6	0	6	0	1	0	1	0	5	0	5	5	0	0	0	0	5	0	0	Mr R Raker
MC164	35 Avery Way Allhallows Peninsula Windfall (121 dph - 2005)	Permission	12	0	0	12	0	0	0	0	12	0	0	12	0	0	0	0	0	0	12	0	
0.07 ha																							
MC20080406	Full	Flats (Purpose built)	12	0	0	12	0	0	0	0	12	0	0	12	0	0	0	0	0	0	12	0	A M D Property Group
MC186	Police Station Birling Avenue Rainham Rainham North Windfall (119.dph - 2006)	Permission	22	0	0	22	0	0	0	0	22	0	0	22	0	22	0	0	0	22	0	0	
0.19 ha																							
MC112118	Outline	Flats (Purpose built)	22	0	0	22	0	0	0	0	22	0	0	22	0	22	0	0	0	22	0	0	Kent Police
MC189	9 Cross Street Chatham River Windfall (142.dph - 2006)	Permission	10	0	0	10	0	0	0	0	10	0	0	10	0	0	0	10	0	10	0	0	
0.07 ha																							
MC102600	Full	Flats (Purpose built)	10	0	0	10	0	0	0	0	10	0	0	10	0	0	0	10	0	10	0	0	Mr D Meaney DKM Consultants
MC190	R/O Victoria Street/High Street, Car Park The Terrace Rochester Rochester West Windfall (79.2dph - 2006)	Permission	20	0	0	20	1	0	0	1	19	0	0	19	0	0	0	19	0	19	0	0	
0.19 ha																							
MC121858 #	Full	Mixed Dwelling Types	20	0	0	20	1	0	0	1	19	0	0	19	0	0	0	19	0	19	0	0	Lovellrise Ltd
MC192	8-12 New Road CHATHAM Chatham Central Windfall (147.dph - 2006)	Permission	2	0	8	10	0	0	0	0	2	0	8	10	0	0	0	0	0	0	0	0	
0.07 ha																							
MC20051453	Full	Mainly Flats	2	0	8	10	0	0	0	0	2	0	8	10	0	0	0	0	0	0	0	0	Shallosquare

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC194	Mid Kent College City Way Rochester River Windfall (21.5dph -2006)	Permissions	0	0	59	59	0	0	0	0	0	0	59	59	0	0	0	0	0	0	0	0	
2.42 ha																							
MC101532	Reserved Matters	Mainly Houses	0	0	58	58	0	0	0	0	0	0	58	58	0	0	0	0	0	0	0	0	Bellway Homes (Thames Gateway)
MC101702	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	Bellway Homes
MC196	Mid Kent College, Horsted Maidstone Road Chatham Rochester South and Horsted Windfall (36.9dph -2006)	Permissions	277	35	24	336	0	0	0	0	277	35	24	336	35	50	50	90	87	312	0	0	
8.11 ha																							
MC110001	Outline	Mixed Dwelling Types	197	35	24	256	0	0	0	0	197	35	24	256	35	50	50	50	47	232	0	0	Countryside Properties
MC122359	Reserved Matters	Flats (Purpose built)	80	0	0	80	0	0	0	0	80	0	0	80	0	0	0	40	40	80	0	0	Countryside Properties Ltd
MC216	The Scrap Yard 6 Afghan Road and land adj. to 10 Lumsden Terrace Chatham Chatham Central Windfall (73.7dph -2005)	Permissions	0	0	8	8	0	0	2	2	0	0	6	6	0	0	0	0	0	0	0	0	
0.07 ha																							
MC20050543	Full	Houses	0	0	5	5	0	0	2	2	0	0	3	3	0	0	0	0	0	0	0	0	Mr D McAllister & Mr A Spencer
MC20062087	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	Scammell Developments
MC20080685	Full	Flats (Purpose built)	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	0	Developments Ltd
MC220	Albert Road CHATHAM Chatham Central Windfall (132.dph -2007)	Permission	0	0	7	7	0	0	0	0	0	0	7	7	0	0	0	0	0	0	0	0	
0.05 ha																							
MC20060626	Full	Mixed Dwelling Types	0	0	7	7	0	0	0	0	0	0	7	7	0	0	0	0	0	0	0	0	Goldring Ltd
MC223	Station Road Strood Strood North Windfall (206.dph -2007)	Permission	0	68	0	68	0	0	0	0	0	68	0	68	68	0	0	0	0	68	0	0	
0.04 ha																							
MC20090020	Full	Flats (Purpose built)	0	68	0	68	0	0	0	0	0	68	0	68	68	0	0	0	0	68	0	0	Bellway Homes Ltd
MC225	39-41 High Street CHATHAM River Windfall (173.dph -2007)	Permission	40	0	0	40	0	0	0	0	40	0	0	40	0	40	0	0	0	40	0	0	
0.12 ha																							
MC130007 #	Full	Flats (Purpose built)	40	0	0	40	0	0	0	0	40	0	0	40	0	40	0	0	0	40	0	0	Golding Homes

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC232	3 Old Road CHATHAM Chatham Central Windfall (175.dph -2009)	Permission	14	0	0	14	0	0	0	0	14	0	0	14	0	0	0	14	0	14	0	0	Mr S Bell
0.08 ha																							
MC111206	Full	Flats (Purpose built)	14	0	0	14	0	0	0	0	14	0	0	14	0	0	0	14	0	14	0	0	
MC233	174-176 Canterbury Street GILLINGHAM Gillingham South Windfall (106.dph -2007)	Permission	17	0	0	17	0	0	0	0	17	0	0	17	0	17	0	0	0	17	0	0	
0.16 ha																							
MC122047	Full	Mainly Flats	17	0	0	17	0	0	0	0	17	0	0	17	0	17	0	0	0	17	0	0	Building Associates Ltd
MC241	Rochester Police Station Cazeneuve Street Rochester Rochester East Windfall (90.0dph -2007)	Permission	34	8	3	45	0	0	0	0	34	8	3	45	22	20	0	0	0	42	0	0	
0.58 ha																							
MC111333	Full	Mixed Dwelling Types	34	8	3	45	0	0	0	0	34	8	3	45	22	20	0	0	0	42	0	0	Jones Homes
MC244	Yarrow Road Walderslade Walderslade Windfall (81.8dph -2009)	Permission	13	0	0	13	0	0	0	0	13	0	0	13	13	0	0	0	0	13	0	0	
0.16 ha																							
MC120262	Full	Flats (Purpose built)	13	0	0	13	0	0	0	0	13	0	0	13	13	0	0	0	0	13	0	0	MHS Homes
MC245	106 Maidstone Road Chatham Chatham Central Windfall (62.1dph -2009)	Permission	0	0	9	9	0	0	0	0	0	0	9	9	0	0	0	0	0	0	0	0	
0.15 ha																							
MC20081041	Full	Conversion to Flats	0	0	9	9	0	0	0	0	0	0	9	9	0	0	0	0	0	0	0	0	Mr B Singh Hans Property Developments Limited
MC248	Former Bar Intermission P H 124 Pier Road Gillingham Gillingham North Windfall (40.0dph -2008)	Permission	7	0	0	7	0	0	0	0	7	0	0	7	0	0	0	0	0	0	7	0	
0.18 ha																							
MC102916	Full	Flats (Purpose built)	7	0	0	7	0	0	0	0	7	0	0	7	0	0	0	0	0	0	7	0	Mr I Kingsley-Smith J.V. Enterprises Ltd
MC249	Former Country House Nursing Home Abbots Court Stoke Road Hoo Peninsula Windfall (15.5dph -2008)	Permission	0	0	9	9	0	0	0	0	0	0	9	9	0	0	0	0	0	0	0	0	
0.58 ha																							
MC111706	Full	Conversion to Houses	0	0	9	9	0	0	0	0	0	0	9	9	0	0	0	0	0	0	0	0	Mr Murdoch

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC253	Land between 28 and 38 Burnt Oak Terrace Gillingham Gillingham North Windfall (106.dph - 2009)	Permission	0	0	5	5	0	0	0	0	0	0	5	5	0	0	0	0	0	0	0	0	
0.05 ha																							
MC20081742	Full	Mainly Flats	0	0	5	5	0	0	0	0	0	0	5	5	0	0	0	0	0	0	0	0	West Kent Housing Association
MC273	208-214 Windmill Road Gillingham Gillingham South Windfall (195.dph - 2011)	Permission	10	0	0	10	1	0	0	1	9	0	0	9	0	0	0	9	0	9	0	0	
0.05 ha																							
MC111109	Outline	Flats (Purpose built)	10	0	0	10	1	0	0	1	9	0	0	9	0	0	0	9	0	9	0	0	Mr P Giles
MC275	Garage Block, adjacent 3 Witham Way Strood Strood South Windfall (47.2dph - 2009)	Permission	6	0	0	6	0	0	0	0	6	0	0	6	6	0	0	0	0	6	0	0	
0.13 ha																							
MC113174	Outline	Houses	6	0	0	6	0	0	0	0	6	0	0	6	6	0	0	0	0	6	0	0	Mrs Buchan Garpro
MC276	15,17,19 New Road Chatham River Windfall (203.dph - 2011)	Permission	24	0	0	24	0	0	0	0	24	0	0	24	0	0	0	0	24	24	0	0	
0.12 ha																							
MC092258	Full	Flats (Purpose built)	24	0	0	24	0	0	0	0	24	0	0	24	0	0	0	0	24	24	0	0	Mr J Salter
MC289	Rock Working Mens Club 2 Rock Avenue Gillingham Gillingham South Windfall (250.dph - 2013)	Permission	9	0	0	9	0	0	0	0	9	0	0	9	0	0	9	0	0	9	0	0	
0.05 ha																							
MC122165	Full	Conversion to Flats	9	0	0	9	0	0	0	0	9	0	0	9	0	0	9	0	0	9	0	0	Hemmens Contracts
MC292	32 Duncan Road Gillingham Gillingham South Windfall (59.9dph - 2011)	Permission	0	0	13	13	0	0	0	0	0	0	13	13	0	0	0	0	0	0	0	0	
0.22 ha																							
MC102107	Full	Mixed Dwelling Types	0	0	13	13	0	0	0	0	0	0	13	13	0	0	0	0	0	0	0	0	Hyde Housing Association
MC293	Land between Sunlight Centre & 109 Richmond Road Gillingham Gillingham North Windfall (114.dph - 2009)	Permission	20	0	0	20	0	0	0	0	20	0	0	20	0	10	10	0	0	20	0	0	
0.18 ha																							
MC20080502	Full	Houses	20	0	0	20	0	0	0	0	20	0	0	20	0	10	10	0	0	20	0	0	Trade Master Building Services

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC307	Former Cement Works Formby Road Halling Cuxton and Halling Windfall (20.4dph -2009)	Permissions	385	0	0	385	0	0	0	0	385	0	0	385	30	50	50	50	55	235	150	0	
80.7 ha																							
MC120801	Full		0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	Redrow Homes Eastern
MC121791 #	Full	Mixed Dwelling Types	385	0	0	385	0	0	0	0	385	0	0	385	30	50	50	50	55	235	150	0	Redrow Homes (Easter)
MC318	125-129 Tamar Drive Strood Strood South Windfall (23.5dph -2011)	Permission	0	0	9	9	0	0	5	5	0	0	4	4	0	0	0	0	0	0	0	0	
0.17 ha																							
MC101094	Full	Mainly Flats	0	0	9	9	0	0	5	5	0	0	4	4	0	0	0	0	0	0	0	0	MHS Homes Ltd
MC326	143-145 Canterbury Street GILLINGHAM Gillingham South Windfall (114.dph -2004)	Permission	8	0	0	8	0	0	0	0	8	0	0	8	0	0	0	0	0	0	8	0	
0.05 ha																							
MC20091113	Outline	Flats (Purpose built)	8	0	0	8	0	0	0	0	8	0	0	8	0	0	0	0	0	0	8	0	Mr S Uppal S. Uppal & Sons
MC327	Shipwrights Arms 44-45 Hills Terrace Chatham Chatham Central Windfall (200.dph -2010)	Permission	6	0	0	6	0	0	0	0	6	0	0	6	0	6	0	0	0	6	0	0	
0.03 ha																							
MC20092154	Full	Conversion to Flats	6	0	0	6	0	0	0	0	6	0	0	6	0	6	0	0	0	6	0	0	Mr M J Convey
MC328	Darland Reservoir Star Mill Lane Chatham Watling Windfall (38.8dph -2012)	Permission	0	0	47	47	0	0	0	0	0	0	47	47	0	0	0	0	0	0	0	0	
1.21 ha																							
MC102130	Full	Houses	0	0	47	47	0	0	0	0	0	0	47	47	0	0	0	0	0	0	0	0	Crest Nicholson Eastern
MC329	237 High Street ROCHESTER River Windfall (41.7dph -2006)	Permission	0	6	0	6	0	1	0	1	0	5	0	5	5	0	0	0	0	5	0	0	
0.01 ha																							
MC100573	Full	Conversion to Flats	0	6	0	6	0	1	0	1	0	5	0	5	5	0	0	0	0	5	0	0	Entecott Holding Ltd
MC333	Land rear of 137-167 Knights Road Hoo Peninsula Windfall (14.7dph -2011)	Permission	0	0	5	5	0	0	0	0	0	0	5	5	0	0	0	0	0	0	0	0	
0.34 ha																							
MC101096	Full	Bungalows	0	0	5	5	0	0	0	0	0	0	5	5	0	0	0	0	0	0	0	0	Ms Tyldesley MHS Homes

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Table 4, Section 3: Residential land availability for large sites

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC334	1-6 Central Parade Marley Way Rochester Rochester East Windfall (68.2dph - 2011)	Permission	0	0	6	6	0	0	0	0	0	0	6	6	0	0	0	0	0	0	0	0	
0.09 ha																							
MC104138	Full	Conversion to Flats	0	0	6	6	0	0	0	0	0	0	6	6	0	0	0	0	0	0	0	0	Rimex Investments Ltd
MC335	102 High Street CHATHAM River Windfall (136.dph - 2011)	Permission	0	26	0	26	0	0	0	0	0	26	0	26	0	0	26	0	0	26	0	0	
0.19 ha																							
MC111227	Full	Flats (Purpose built)	0	26	0	26	0	0	0	0	0	26	0	26	0	0	26	0	0	26	0	0	OCD Ltd
MC339	45 Wainscott Road Wainscott Strood Rural Windfall (60.2dph - 2011)	Permission	0	0	8	8	0	0	0	0	0	0	8	8	0	0	0	0	0	0	0	0	
0.13 ha																							
MC103607	Full	Mixed Dwelling Types	0	0	8	8	0	0	0	0	0	0	8	8	0	0	0	0	0	0	0	0	G & M Hills, Hills Motors
MC340	87-89 High Street CHATHAM River Windfall (260.dph - 2011)	Permission	0	0	6	6	0	0	0	0	0	0	6	6	0	0	0	0	0	0	0	0	
0.02 ha																							
MC110107	Full	Conversion to Flats	0	0	6	6	0	0	0	0	0	0	6	6	0	0	0	0	0	0	0	0	Richard Watts Charities
MC343	Lock Up Garage Site Rear of Charles Street Chatham Chatham Central Windfall (166.dph - 2011)	Permission	5	0	0	5	0	0	0	0	5	0	0	5	0	5	0	0	0	5	0	0	
0.03 ha																							
MC101693	Full	Bungalows	5	0	0	5	0	0	0	0	5	0	0	5	0	5	0	0	0	5	0	0	Dudrich (Developments) Ltd
MC346	Charles Street Strood Strood South Windfall (6.5 dph - 2011)	Permission	12	0	0	12	0	0	0	0	12	0	0	12	0	0	0	0	0	0	0	0	
1.85 ha																							
MC120461	Full	Flats (Purpose built)	12	0	0	12	0	0	0	0	12	0	0	12	0	0	0	0	0	0	0	0	Tesco Stores Ltd
MC347	Chatham Waterfront Adjacent to Staples Medway Street Chatham River Windfall (217.dph - 2011)	Permission	80	0	0	80	0	0	0	0	80	0	0	80	0	0	0	0	80	80	0	0	
0.37 ha																							
MC110166 #	Full	Flats (Purpose built)	80	0	0	80	0	0	0	0	80	0	0	80	0	0	0	0	80	80	0	0	A2 Dominion

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC348	Chatham Waterfront adjacent to Bus Station Medway Street Chatham River Windfall (59.5dph -2011)	Permission	31	0	0	31	0	0	0	0	31	0	0	31	0	0	0	0	31	31	0	0	
0.52 ha																							
MC110167 #	Full	Flats (Purpose built)	31	0	0	31	0	0	0	0	31	0	0	31	0	0	0	0	31	31	0	0	Medway Council
MC351	176 Luton Road Luton Luton and Wayfield Windfall (300.dph -2005)	Permission	0	6	0	6	0	0	0	0	0	6	0	6	6	0	0	0	0	6	0	0	
0.02 ha																							
MC111289	Full	Conversion to Flats	0	6	0	6	0	0	0	0	0	6	0	6	6	0	0	0	0	6	0	0	Mrs Matthews
MC352	14-17 New Road ROCHESTER River Windfall (106.dph -2006)	Permission	0	8	9	17	0	0	0	0	0	8	9	17	8	0	0	0	0	8	0	0	
0.16 ha																							
MC112832	Full	Conversion to Flats	0	8	9	17	0	0	0	0	0	8	9	17	8	0	0	0	0	8	0	0	Mr Jansz B J Developments Limited
MC353	Mimosa House Dart Close Strood Strood South Windfall (48.5dph -2012)	Permission	0	0	15	15	0	0	7	7	0	0	8	8	0	0	0	0	0	0	0	0	
0.17 ha																							
MC112282	Full	Conversion to Flats	0	0	15	15	0	0	7	7	0	0	8	8	0	0	0	0	0	0	0	0	MHS
MC355	7 Stoke Road Hoo Peninsula Windfall (121.dph -2012)	Permission	0	8	0	8	0	0	0	0	0	8	0	8	8	0	0	0	0	8	0	0	
0.07 ha																							
MC112731	Reserved Matters	Flats (Purpose built)	0	8	0	8	0	0	0	0	0	8	0	8	8	0	0	0	0	8	0	0	Mr D Clarke
MC357	St Werburgh Court Pottery Road Hoo Peninsula Windfall (-17.8dph -2012)	Permission	0	0	21	21	0	0	29	29	0	0	-8	-8	0	0	0	0	0	0	0	0	
0.45 ha																							
MC110677 #	Full	Mixed Dwelling Types	0	0	21	21	0	0	29	29	0	0	-8	-8	0	0	0	0	0	0	0	0	MHS Homes
MC359	Station Road Strood Strood North Windfall (153.dph -2013)	Permission	20	0	0	20	0	0	0	0	20	0	0	20	0	0	20	0	0	20	0	0	
0.13 ha																							
MC110289	Full	Flats (Purpose built)	20	0	0	20	0	0	0	0	20	0	0	20	0	0	20	0	0	20	0	0	Bellway Homes Ltd

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC360	St Peter Prince of the Apostles Catholic Church Adj. 106 Beechings Way Gillingham Twydall Windfall (64.3dph -2013)	Permission	9	0	0	9	0	0	0	0	9	0	0	9	0	0	9	0	0	9	0	0	Wright Construction Ltd
0.14 ha																							
MC122087	Full	Flats (Purpose built)	9	0	0	9	0	0	0	0	9	0	0	9	0	0	9	0	0	9	0	0	
MC361	Between 50-52 Station Road Strood Strood North Windfall (350.dph -2013)	Permission	7	0	0	7	0	0	0	0	7	0	0	7	0	0	0	7	0	7	0	0	Mr B Thiara
0.02 ha																							
MC113115	Full	Conversion to Flats	7	0	0	7	0	0	0	0	7	0	0	7	0	0	0	7	0	7	0	0	
MC362	389 High Street CHATHAM River Windfall (368.dph -2007)	Permission	24	0	0	24	3	0	0	3	21	0	0	21	0	0	0	0	21	21	0	0	Mr Lucey
0.06 ha																							
MC110476	Full	Flats (Purpose built)	24	0	0	24	3	0	0	3	21	0	0	21	0	0	0	0	21	21	0	0	
MC363	9 The Brook CHATHAM River Windfall (233.dph -2013)	Permission	14	0	0	14	0	0	0	0	14	0	0	14	0	0	14	0	0	14	0	0	OMC Investments Ltd
0.06 ha																							
MC110293	Full	Conversion to Flats	14	0	0	14	0	0	0	0	14	0	0	14	0	0	14	0	0	14	0	0	
MC365	Brompton Farm Brompton Farm Road Wainscott Strood North Windfall (32.0dph -2013)	Permission	16	0	0	16	0	0	0	0	16	0	0	16	0	0	0	0	16	16	0	0	J D Hinge and Trustees of the J Hinge Trust
0.5 ha																							
MC112757 #	Outline	Houses	16	0	0	16	0	0	0	0	16	0	0	16	0	0	0	0	16	16	0	0	
MC366	Land at Chatham Docks Pier Road Gillingham River Windfall (81.5dph -2013)	Permission	950	0	0	950	0	0	0	0	950	0	0	950	0	0	0	0	100	100	500	350	Peel Land and Property (Ports no.3) Ltd
14.7 ha																							
MC112756	Outline	Mainly Flats	950	0	0	950	0	0	0	0	950	0	0	950	0	0	0	0	100	100	500	350	
MC368	Land at Carpeaux Close Chatham River Windfall (100.dph -2013)	Permission	38	0	0	38	0	0	0	0	38	0	0	38	0	38	0	0	0	38	0	0	Orbit Group
0.38 ha																							
MC121606	Full	Mainly Flats	38	0	0	38	0	0	0	0	38	0	0	38	0	38	0	0	0	38	0	0	

Previously developed
15 July 2013

Table 4, Section 3: Residential land availability for large sites

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer	
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5					
ME250	Medway Brick and Stone Works and Wharf Upnor Road Strood Rural Large Site (23.1dph - 1997)		Permissions	0	0	136	136	0	0	11	11	0	0	125	125	0	0	0	0	0	0	0	0	
6.45 ha																								
MC102390	Full	Houses		0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	Taylor Wimpey South East
MC19996142	Full	Mainly Houses		0	0	109	109	0	0	0	0	0	0	109	109	0	0	0	0	0	0	0	0	Wilcon Homes Eastern Ltd
MC20011069	Full	Flats (Purpose built)		0	0	6	6	0	0	4	4	0	0	2	2	0	0	0	0	0	0	0	0	Wilcon Homes Eastern Ltd
MC20031325	Full	Houses		0	0	4	4	0	0	6	6	0	0	-2	-2	0	0	0	0	0	0	0	0	Mr N Tedder
ME254	Strood Riverside North Canal Road Strood Strood North Allocation (30.9dph - 1997)		Allocation	104	0	0	104	0	0	0	0	104	0	0	104	0	0	0	0	0	0	0	104	
3.37 ha																								
ME293	Rochester Riverside Corporation Street Rochester River Large Site (87.3dph - 1997)		Permissions	1927	0	73	2000	0	0	0	0	1927	0	73	2000	0	0	0	44	83	127	1000	800	
34.7 ha																								
MC103270	Reserved Matters	Mainly Flats		88	0	0	88	0	0	0	0	88	0	0	88	0	0	0	44	44	88	0	0	Crest Nicholson Regeneration Ltd
MC110400	Reserved Matters	Flats (Purpose built)		0	0	73	73	0	0	0	0	0	0	73	73	0	0	0	0	0	0	0	0	Ms D Healy The Hyde Group
MC20042030	Outline	Mixed Dwelling Types		1839	0	0	1839	0	0	0	0	1839	0	0	1839	0	0	0	0	39	39	1000	800	SEEDA & Medway Council
ME375	Commissioners Road Strood Strood North Allocation (76.3dph - 1997)		Allocation	100	0	0	100	0	0	0	0	100	0	0	100	0	0	0	0	0	0	0	100	
1.31 ha																								
ME383	Cross Street Chatham River Large Site (155.dph - 1997)		Permission	118	0	0	118	0	0	0	0	118	0	0	118	0	0	0	59	59	118	0	0	
0.76 ha																								
MC092626	Outline	Mainly Flats		118	0	0	118	0	0	0	0	118	0	0	118	0	0	0	59	59	118	0	0	Medway Council
ME386	328-338 and 342-344 High Street Rochester River Allocation (71.4dph - 1997)		Allocation	15	0	0	15	0	0	0	0	15	0	0	15	0	0	0	0	0	0	0	15	
0.21 ha																								

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Site	Address Ward (Density and First year *)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
ME403	Southern Water Site Capstone Road Chatham Luton and Wayfield Large Site (78.9dph - 1999)	Permission	69	0	0	69	0	0	0	0	69	0	0	69	0	0	0	19	50	69	0	0	
2.9 ha																							
MC120098	Full	Flats (Purpose built)	69	0	0	69	0	0	0	0	69	0	0	69	0	0	0	19	50	69	0	0	Brooke Homes Development Ltd
ME407	Gray's Garage High Street Chatham River Allocation (121.dph - 1999)	Allocation	28	0	0	28	0	0	0	0	28	0	0	28	0	0	0	0	0	0	28	0	
0.23 ha																							
ME409	Former Laundry Hilda Road Chatham Chatham Central Large Site(136.dph - 1999)	Permission	0	15	0	15	0	0	0	0	0	15	0	15	15	0	0	0	0	15	0	0	
0.12 ha																							
MC120744	Full	Mainly Flats	0	15	0	15	0	0	0	0	0	15	0	15	15	0	0	0	0	15	0	0	MHS Homes
ME410	Cooks Wharf Off High Street Rochester River Allocation (94.7dph - 1999)	Allocation	18	0	0	18	0	0	0	0	18	0	0	18	0	0	0	0	0	0	0	18	
0.19 ha																							
ME413	Strood Waterfront Action Area Temple Marsh Roman Way/Knight Road Strood Strood South Large Site (45.0dph - 1999)	Permission	620	0	0	620	0	0	0	0	620	0	0	620	0	0	0	0	60	60	300	260	
70.5 ha																							
MC20090417	Outline	Mixed Dwelling Types	620	0	0	620	0	0	0	0	620	0	0	620	0	0	0	0	60	60	300	260	Lafarge Cement UK
ME421	Foundry Wharf r/o 327-335 High Street Rochester River Windfall (193.dph -1999)	Permissions	12	0	8	20	0	0	0	0	12	0	8	20	0	0	0	0	0	0	0	0	
0.12 ha																							
MC20000150	Full	Conversion to Flats	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	Beaver Housing Association
ME980002	Full	Mainly Flats	12	0	7	19	0	0	0	0	12	0	7	19	0	0	0	0	0	0	0	0	

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Address	Dwelling type	Gains	Losses				Net				Phasing									0 - 5	5-10	10-15	Developer
Site	Ward	(Density and First year *)	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5	years	years	years	
		Summary	Permissions	6016	411	3029	9456	8	3	59	70	6008	408	2970	9386	445	365	381	458	816	2464	2471	1450
			Allocations	364	0	0	364	0	0	0	0	364	0	0	364	0	0	7	0	20	27	33	254
			TOTAL	6380	411	3029	9820	8	3	59	70	6372	408	2970	9750	445	365	388	458	836	2491	2504	1704

* 'Density' is net density calculated as dwellings per hectare (dph). 'First year' is the year the site was either first allocated as housing land or received planning consent as a windfall site.

Subject to S106 not yet signed

^ Subject to referral to Secretary of State

Notes:

1. On some major sites with reserved matters, the outline consent covers only the residual amount.
2. The permissions figures shown in the summary box include all resolutions to grant permissions subject either to a S.106 Agreement which is not yet signed or to referral to the S.o.S.
3. The capacities shown for allocations and outline planning consents are potentially subject to change once detailed planning permission is granted.

Section 4: Residential land availability for small sites at 31 March

2013

Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
Greenfield land																						
SMC0427	Land adjacent to 28 Roebuck Road ROCHESTER																					
0.02 ha	Rochester West Small Site (2001)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
MC120649	Full Houses		1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Technoframe LLP
SMC0489	94b Hollywood Lane Wainscott																					
0.05 ha	Strood Rural Small Site (2002)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	1	1	0	
MC122373	Full Houses		1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	1	1	0	Mr J Leachman
SMC0607	Farm Buildings Dean Farm Bush Road Cuxton																					
0.29 ha	Cuxton and Halling Small Site (2003)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC103543	Full Conversion to Houses		0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Mr Light
SMC0700	Land adjacent to 28 Eden Avenue Chatham																					
0.03 ha	Luton and Wayfield Small Site (2003)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	
MC120274	Full Flats (Purpose built)		2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	Mr C Bhagwanji
SMC0702	Rear of 96 Woodside Wigmore																					
0.13 ha	Rainham Central Small Site (2006)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC111630	Full Houses		0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Mr S Ford and Mr L Punyer
SMC0905	Land to the side of 39 Swain Close Strood																					
0.03 ha	Strood North Small Site (2010)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC20090565	Full Houses		0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr G Carey
SMC0954	Land rear of 42-48 Rochester Road Halling																					
0.22 ha	Cuxton and Halling Small Site (2009)	Permission	0	3	1	4	0	0	0	0	0	3	1	4	3	0	0	0	0	3	0	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC110750	Reserved Matters	Houses	0	3	1	4	0	0	0	0	0	3	1	4	3	0	0	0	0	3	0	Mr Masters
SMC0998	18 Century Road Rainham																					
0.06 ha	Rainham Central Small Site (2006)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	
MC100828	Full	Bungalows	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	Mr J Porter
SMC1029	White House Stables Chapel Road Grain																					
0.06 ha	Peninsula Small Site (2006)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC20061241	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr J Dallas
SMC1132	Land adjacent to 31 Knights Road Hoo																					
0.03 ha	Peninsula Small Site (2006)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	
MC102588	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	Mr B Singh
SMC1220	Rear of 147 Chestnut Avenue, fronting Marston Close Chatham																					
0.03 ha	Walderslade Small Site (2012)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC103064	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr T Anderson
SMC1242	Land at 146 Walderslade Road, fronting King George Road Chatham																					
0.03 ha	Walderslade Small Site (2008)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC122099	Full	Bungalows	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Lowe
SMC1315	R/O 589 Maidstone Road, fronting Roper Close Parkwood																					
0.03 ha	Rainham South Small Site (2007)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	
MC101834	Full	Houses	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	Mr K Brunt
SMC1356	Garden area both sides of 135 High Street Halling																					
0.06 ha	Cuxton and Halling Small Site (2008)	Permission	2	2	0	4	0	0	0	0	2	2	0	4	2	2	0	0	0	4	0	
MC111920	Full	Houses	2	2	0	4	0	0	0	0	2	2	0	4	2	2	0	0	0	4	0	Lockpoint Ltd

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1377	Land rear of Orchardleigh 48 Hollywood Lane Wainscott																					
0.08 ha	Strood Rural Small Site (2008)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC101343	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr R Young
SMC1378	Romany Lodge Romany Road Gillingham																					
0.18 ha	Twydall Small Site (2009)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	4	0	0	4	0	
MC130138	Full	Houses	4	0	0	4	0	0	0	0	4	0	0	4	0	0	4	0	0	4	0	Mr A Southgate
SMC1386	Adjacent to 14-20 Fanconi Road Lordswood																					
0.02 ha	Walderslade Small Site (2009)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	
MC20071532	Full	Flats (Purpose built)	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Messrs Karaloucas
SMC1391	Land opposite 51-58 Hickory Dell Hempstead																					
0.18 ha	Hempstead and Wigmore Small Site (2008)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	4	0	0	0	4	0	
MC111895	Reserved Matters	Houses	4	0	0	4	0	0	0	0	4	0	0	4	0	4	0	0	0	4	0	Mr Kingley Smith Deadwood Enterprises
SMC1403	Greenacres Hilary Gardens Rochester																					
0.04 ha	Rochester West Small Site (2011)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC100684	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Sutton
SMC1420	Land adjoining 14 Berber Road Strood																					
0.02 ha	Strood North Small Site (2008)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC20071141	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Diamond Letting Property Ltd
SMC1429	Land adjoining 157 Wayfield Road Chatham																					
0.04 ha	Luton and Wayfield Small Site (2011)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC100511	Full	Houses	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Mr D Hayward
SMC1462	Land R/O 281 Lordswood Lane Lordswood																					
0.03 ha	Princes Park Small Site (2009)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC121129	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Hartland Homes
SMC1466	Land adjacent to 1a Black Rock Gardens Hempstead Hempstead and Wigmore Small Site (2008)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
0.09 ha																						
MC103599	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr J Byrne Byrne Contractors Ltd
SMC1497	Land rear of 91-93 Grange Road Gillingham Gillingham North Small Site (2013)	Permission	3	0	0	3	0	0	0	0	3	0	0	3	0	0	3	0	0	3	0	
0.07 ha																						
MC122476	Full	Houses	3	0	0	3	0	0	0	0	3	0	0	3	0	0	3	0	0	3	0	Mr Latts
SMC1506	Land adjacent 98 Kingswood Road Gillingham Gillingham North Small Site (2009)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
0.01 ha																						
MC20081454	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr A Hawkins
SMC1528	Corner site between 5 Eden Road and 2 Harrison Drive High Halstow Peninsula Small Site (2012)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	
0.09 ha																						
MC092372	Outline	Houses	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	Mr P Paige
SMC1565	Land adjacent to 467 Maidstone Road Rochester Rochester West Small Site (2009)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
0.02 ha																						
MC112258	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mr M Drury
SMC1579	Land between 243 and 245 Magpie Hall Road Chatham Luton and Wayfield Small Site (2010)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
0.05 ha																						
MC20091255	Full	Houses	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	James Lewis Developments Ltd
SMC1582	3 Goodwood Close High Halstow Peninsula Small Site (2010)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
0.04 ha																						
MC111334	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Basi Basi Construction Ltd

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1583	Former allotment site Adjacent to 7 Clarendon Drive Strood																					
0.08 ha	Strood North Small Site (2010)	Permission	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	0
MC20090849	Full	Houses	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	0
SMC1590	Land adjacent to the Post Office (15) Main Road Hoo																					
0.02 ha	Peninsula Small Site (2010)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	0
MC20090410	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	0
SMC1591	Timber Barn West Street Farm West Street Cliffe																					
0.06 ha	Strood Rural Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	0
MC20090409	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	0
SMC1604	Land adjoining 53 Chaffinch Close Chatham																					
0.02 ha	Princes Park Small Site (2010)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	0
MC122248	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	0
SMC1618	Land adjacent to 38 Devonshire Road Gillingham																					
0.01 ha	Gillingham North Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	0
MC100415	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	0
SMC1627	Land known as 23,25,29 View Road Cliffe Woods																					
0.3 ha	Strood Rural Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	1	1	0	0
MC130184	Outline	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	1	1	0	0
SMC1646	Land adjacent 47 Eden Road High Halstow																					
0.02 ha	Peninsula Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	0
MC113046	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	0
SMC1656	Land rear of Hastings Arms Lower Rainham Road Rainham																					
0.08 ha	Gillingham North Small Site (2011)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	0

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC092540	Full	Houses	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	Mr Millar Broadreach
SMC1657	Between 35 and 37 The Everglades land to the rear of 103 Harrow Road Hempstead																					
0.05 ha	Hempstead and Wigmore Small Site (2012)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC110165	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr S Cunningham Cunningham and Tillett
SMC1662	Rear of 520-522 City Way Rochester																					
0.05 ha	Rochester South and Horsted Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC100374	Full	Bungalows	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr S Sangha
SMC1686	Land rear of 243 Lordswood Lane Lordswood																					
0.02 ha	Princes Park Small Site (2011)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC112831	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr & Mrs Brown
SMC1691	Fronting Cliffe Road Rear of 51 Goddington Road Strood																					
0.01 ha	Strood North Small Site (2007)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC102983	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr R Blanchard
SMC1715	73 Carnation Road Strood																					
0.17 ha	Strood South Small Site (2012)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	0	2	2	0	
MC110103	Outline	Houses	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	0	2	2	0	Mr Marshall
SMC1724	Land adj to 23 Cooling Road Cliffe																					
0.1 ha	Strood Rural Small Site (2011)	Permission	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	
MC111594	Reserved Matters	Houses	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	Selling Developments
SMC1726	Granary and Wagon Lodge Manor Farm West Street Cliffe																					
0.5 ha	Strood Rural Small Site (2011)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC110203	Full	Bungalows	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Messrs J & T Filmer

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1736	Wei Hai 139 St Williams Way Rochester Rochester East Small Site (2013)	Houses																				
0.03 ha		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC112857	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr Muggridge
SMC1743	Land at the rear of 52 Dagmar Road Luton Luton and Wayfield Small Site (2012)	Houses																				
0.02 ha		Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	4	0	0	0	4	0	
MC111114	Full	Houses	4	0	0	4	0	0	0	0	4	0	0	4	0	4	0	0	0	4	0	Mr J Alford
SMC1754	103 Elaine Avenue Strood Strood South Small Site (2012)	Houses																				
0.04 ha		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC112369	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr C Eastwood
SMC1756	Homeside Symonds Road Cliffe Strood Rural Small Site (2012)	Houses																				
0.03 ha		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	
MC110067	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	Mr B Gardner
SMC1759	Land adjacent 32 Christmas Lane High Halstow Peninsula Small Site (2012)	Houses																				
0.06 ha		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
MC110683	Outline	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mr Gammie Estate executor
SMC1760	Land at 71-73 Twydall Lane Rainham Twydall Small Site (2012)	Houses																				
0.02 ha		Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC110654	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr J Alp
SMC1761	Land adjacent to 490B City Way Rochester Rochester South and Horsted Small Site (2013)	Houses																				
0.04 ha		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC111471	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr A Lightowler
SMC1766	44 Amethyst Avenue, Horsted Chatham Rochester South and Horsted Small Site (2012)	Houses																				
0.04 ha		Permission	0	2	0	2	0	0	0	0	0	2	0	2	0	2	0	0	0	2	0	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC111224	Full	Houses	0	2	0	2	0	0	0	0	0	2	0	2	0	2	0	0	0	2	0	Solinparc Limited
SMC1768	Land between Hoo Swimming Pool and 163 Main Road Hoo Peninsula Small Site (2012)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	
0.15 ha																						
MC111030	Full	Houses	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	Mr V Stratford
SMC1781	Rear of Meadow View, Wharf Lane Reed Street Cliffe Strood Rural Small Site (2013)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	
0.07 ha																						
MC111837	Full	Houses	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	Mr P Jury
SMC1800	Allotment Site Goldsworth Drive Strood Strood North Small Site (2004)	Permission	0	4	0	4	0	0	0	0	0	4	0	4	4	0	0	0	0	4	0	
0.28 ha																						
MC011432	Full	Houses	0	4	0	4	0	0	0	0	0	4	0	4	4	0	0	0	0	4	0	Mr R K Ram
SMC1802	1 and R/O 1-7 Church Street Gillingham Gillingham North Small Site (2012)	Permission	0	0	4	4	0	0	0	0	0	0	4	4	0	0	0	0	0	0	0	
0.09 ha																						
MC104412	Full	Houses	0	0	4	4	0	0	0	0	0	0	4	4	0	0	0	0	0	0	0	Mr K Finlon
SMC1804	Land rear of 30-34 Woodstock Road Strood Strood South Small Site (2013)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	0	2	2	0	
0.04 ha																						
MC121169	Outline	Bungalows	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	0	2	2	0	Mr Sabet McLaren Lake
SMC1809	Land adjacent to 1 Shelldrake Close Grain Peninsula Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
0.03 ha																						
MC121204	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr J Wood
SMC1830	Frontong Essex Road Rear of 89 Kent Road Halling Cuxton and Halling Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
0.01 ha																						
MC120622	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr Hawkes

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1836	Land fronting The Paddocks 270 Hempstead Road Hempstead																					
0.03 ha	Hempstead and Wigmore Small Site (2013)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC122242	Reserved Matters	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Paul Ashby Developments
SMC1837	Adjacent to 160 Wayfield Road Chatham																					
0.03 ha	Luton and Wayfield Small Site (2013)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC120996	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mrs J Adcock
SMC1841	80 Trevalle Road Rochester																					
0.02 ha	Rochester West Small Site (2013)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC122007	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr Light
SMC1849	Land adjacent 2 Rushdean Road Strood																					
0.03 ha	Strood South Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC121111	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	New Chapel Developments
SMC1850	Land fronting Preston Avenue 60 Allison Avenue Darland																					
0.03 ha	Watling Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC120249	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mrs R Patvakanian
SMC1865	Coach House Court lodge Farm The Street Stoke																					
0.17 ha	Peninsula Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC122324	Full	Conversion to Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr J Collis
SMC1866	7a Cottall Avenue Chatham																					
0.02 ha	Chatham Central Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
MC122080	Outline	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mrs D Benzie
SMC1867	33 Birling Avenue Rainham																					
0.05 ha	Rainham North Small Site (2013)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC122207	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr G Bryant
SMC1872	153 Maidstone Road Chatham																					
0.12 ha	Rochester South and Horsted Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
MC122858	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mr K Patpatia
SMC1875	Land adjacent to 41 Springvale Rainham																					
0.03 ha	Rainham Central Small Site (2013)	Permission	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	1	0	
MC130073	Outline	Houses	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	1	0	Mr & Mrs Sait
Greenfield land total:															29	22	24	7	10	92	0	

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Site	Address Ward (First year*)	Dwelling type		Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
				N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
Mixed																							
SMC1169	182 Bells Lane Hoo Peninsula Small Site (2008)		Permission	5	0	0	5	1	0	0	1	4	0	0	4	0	0	4	0	0	4	0	
0.16 ha																							
MC102406	Outline	Houses		5	0	0	5	1	0	0	1	4	0	0	4	0	0	4	0	0	4	0	Mr and Mrs C Omer
SMC1203	52 Christmas Lane High Halstow Peninsula Small Site (2007)		Permission	3	0	0	3	1	0	0	1	2	0	0	2	0	0	2	0	0	2	0	
0.48 ha																							
MC122180	Reserved Matters	Houses		3	0	0	3	1	0	0	1	2	0	0	2	0	0	2	0	0	2	0	Mr E Aldrich
SMC1488	Rest Haven Green Lane Grain Peninsula Small Site (2011)		Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	1	0	0	0	1	0	
0.09 ha																							
MC110993	Full	Bungalows		2	0	0	2	1	0	0	1	1	0	0	1	0	1	0	0	0	1	0	Mr K Savourex
SMC1670	198 Frindsbury Hill Wainscott Strood Rural Small Site (2013)		Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	1	0	0	0	1	0	
0.05 ha																							
MC120565	Full	Houses		2	0	0	2	1	0	0	1	1	0	0	1	0	1	0	0	0	1	0	Boxbury Ltd
SMC1689	189 Rock Avenue Gillingham Gillingham South Small Site (2013)		Permission	4	0	0	4	1	0	0	1	3	0	0	3	0	0	3	0	0	3	0	
0.09 ha																							
MC121273	Full	Houses		4	0	0	4	1	0	0	1	3	0	0	3	0	0	3	0	0	3	0	Ms K Yates
SMC1712	132 Chestnut Avenue Walderslade Walderslade Small Site (2012)		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
0.13 ha																							
MC111786	Full	Houses		1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr R Mulford
SMC1762	343 Maidstone Road Chatham Rochester South and Horsted Small Site (2012)		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
0.03 ha																							
MC11392	Full	Houses		1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mr Chaudry

Mixed

15 July 2013

Table 4, Section 4: Residential land availability for small sites

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1765	23 Reedham Crescent Cliffe Woods Strood Rural Small Site (2013)	Houses																				
0.03 ha		Permission	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1	0	
MC120823	Other Major	Houses	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1	0	Mr M Dunne
SMC1793	Land adjacent 29 May Road Rochester Rochester East Small Site (2012)	Houses																				
0.03 ha		Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC112804	Full	Houses	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Mr R Zafara
SMC1829	46 High Street Halling Cuxton and Halling Small Site (2013)	Houses																				
0.1 ha		Permission	3	0	0	3	1	0	0	1	2	0	0	2	0	2	0	0	0	2	0	
MC121145	Full	Houses	3	0	0	3	1	0	0	1	2	0	0	2	0	2	0	0	0	2	0	Birkby Construction
Mixed total:															2	4	11	1	0	18	0	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
Previously developed land																						
SMC0458	Site at the Old Pattern Store Burns Road GILLINGHAM																					
0.02 ha	Gillingham North Small Site (2002)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	4	0	4	0	
MC121467	Full	Flats (Purpose built)	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	4	0	4	0	INOV8 Homes
SMC0710	1A Ross Street Rochester																					
0.01 ha	Rochester East Small Site (2003)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	0	2	0	0	0	2	0	
MC20040786	Full	Conversion to Flats	0	2	0	2	0	0	0	0	0	2	0	2	0	2	0	0	0	2	0	Mr C Battersby
SMC0724	Land between 23 & 25 Webster Road Rainham																					
0.04 ha	Rainham North Small Site (2004)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	
MC092392	Full	Houses	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	Oakwell Homes
SMC0737	42 Tadburn Green Chatham																					
0.02 ha	Lordswood and Capstone Small Site (2004)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC20090028	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr Bailey
SMC0855	Land adj. To Medtha House Chapel Road Grain																					
0.04 ha	Peninsula Small Site (2005)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC20042198	Reserved Matters	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr J Dallas
SMC0887	1 Haig Villas Main Road Chattenden																					
0.08 ha	Strood Rural Small Site (2008)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC20071865	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr & Mrs J Nettleton
SMC1020	260 High Street CHATHAM																					
0.03 ha	River Small Site (2005)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC20050195	Full	Flats (Purpose built)	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Mr A K Dovedi

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			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1035	Adjacent to Randall Court, rear of 172-176 Maidstone Road Chatham Rochester South and Horsted Small Site (2008)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	
0.06 ha																						
MC100535	Full	Flats (Purpose built)	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	Walpole Road Properties
SMC1071	Land adjoining 21a Bells Lane Hoo Peninsula Small Site (2007)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
0.02 ha																						
MC20091103	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Miss A Simpson
SMC1146	79 Gillingham Road Gillingham Gillingham South Small Site (2008)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	
0.02 ha																						
MC102084	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	Mrs M Cox
SMC1147	28 Balmoral Road Gillingham Gillingham South Small Site (2006)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	
0.01 ha																						
MC121645	Full	Flats (Purpose built)	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mr T Khan
SMC1158	146 High Street ROCHESTER Rochester West Small Site (2006)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
0.02 ha																						
MC20091376	Full	Flats (Purpose built)	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Medway Rewind Services Ltd
SMC1257	7 Featherby Cottages Dial Road Gillingham Gillingham North Small Site (2007)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
0.01 ha																						
MC20060498	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Secure Land Developments Ltd
SMC1287	21 Christmas Lane High Halstow Peninsula Small Site (2007)	Permission	0	3	0	3	0	1	0	1	0	2	0	2	2	0	0	0	0	2	0	
0.05 ha																						
MC20072203	Full	Mainly Houses	0	3	0	3	0	1	0	1	0	2	0	2	2	0	0	0	0	2	0	Rural Context
SMC1312	63 Balmoral Road GILLINGHAM Gillingham South Small Site (2007)	Permission	0	0	2	2	0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	
0.01 ha																						

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			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC20062197	Full	Conversion to Flats	0	0	2	2	0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	Kentish Properties Ltd
SMC1329	Land rear of 101 Berengrave Lane Rainham																					
0.04 ha	Rainham North Small Site (2009)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC112105	Full	Bungalows	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr G Harris
SMC1337	Rear of 48-52 Shakespeare Road Gillingham																					
0.03 ha	Gillingham South Small Site (2011)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC092488	Full	Mixed Dwelling Types	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Mr Massoud Saffafan
SMC1338	289 Dale Street CHATHAM																					
0.03 ha	Rochester South and Horsted Small Site (2008)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	4	0	4	0	
MC103147	Reserved Matters	Flats (Purpose built)	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	4	0	4	0	Mr L Bhat
SMC1350	High Street Lower Stoke																					
0.08 ha	Peninsula Small Site (2008)	Permission	0	0	4	4	0	0	0	0	0	0	4	4	0	0	0	0	0	0	0	
MC102932	Reserved Matters	Houses	0	0	4	4	0	0	0	0	0	0	4	4	0	0	0	0	0	0	0	Mr McMorrow
SMC1370	Primrose Cottages Primrose Road Upper Halling																					
0.07 ha	Cuxton and Halling Small Site (2008)	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	
MC104385	Full	Houses	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	Urban Enhance Ltd
SMC1382	Land adjacent to 1 Jersey Road Strood																					
0.05 ha	Strood North Small Site (2010)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC20091850	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr S Purewal
SMC1401	36 Shakespeare Road Gillingham																					
0.02 ha	Gillingham South Small Site (2008)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC111529	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	CMT Developments

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			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1418	Land adjacent to 20 Cross Street Gillingham	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	Mr N Copley
0.01 ha	Gillingham North Small Site (2008)																					
MC102128	Full	Flats (Purpose built)	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	Mr and Mrs C Dowle
SMC1423	622-624 Lower Rainham Road Rainham	Permission	0	2	0	2	0	1	0	1	0	1	0	1	1	0	0	0	0	1	0	
0.18 ha	Rainham North Small Site (2011)																					
MC102779	Full	Houses	0	2	0	2	0	1	0	1	0	1	0	1	1	0	0	0	0	1	0	Mr R Tse
SMC1426	Flat 4 Herberts Court High Street Lower Stoke	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	0	0	1	1	0	
0.01 ha	Peninsula Small Site (2008)																					
MC104540	Full	Conversion to Flats	2	0	0	2	1	0	0	1	1	0	0	1	0	0	0	0	1	1	0	St Pier Limited
SMC1451	98 Princes Avenue Walderslade	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	0	0	1	1	0	
0.15 ha	Walderslade Small Site (2008)																					
MC104249	Full	Bungalows	2	0	0	2	1	0	0	1	1	0	0	1	0	0	0	0	1	1	0	Mr S Watson
SMC1467	173 Marlborough Road Gillingham	Permission	0	0	5	5	0	0	1	1	0	0	4	4	0	0	0	0	0	0	0	
0.02 ha	Gillingham South Small Site (2008)																					
MC20080036	Full	Conversion to Flats	0	0	5	5	0	0	1	1	0	0	4	4	0	0	0	0	0	0	0	Mr J Dickson
SMC1494	159 Wigmore Road Wigmore	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	
0.15 ha	Hempstead and Wigmore Small Site (2009)																					
MC111851	Outline	Houses	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	Mr P Smith
SMC1500	Garages adjacent to Hastings Arms Lower Rainham Road Rainham	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	
0.06 ha	Gillingham North Small Site (2009)																					
MC20090723	Reserved Matters	Houses	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	Mr P Smith
SMC1516	Land off rear of 2 Clover Bank View Walderslade	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	
0.02 ha	Princes Park Small Site (2011)																					

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			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC102077	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	Mr M Smith
SMC1519	5 Osprey Avenue Gillingham																					
0.09 ha	Watling Small Site (2013)	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	
MC121998	Full	Houses	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	Mr D Leonidas
SMC1543	Off Buttermere Close, land rear of 146-148 Woodlands Road Gillingham																					
0.02 ha	Gillingham North Small Site (2009)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	
MC20090063	Full	Bungalows	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	1	0	Mrs S Corcoran
SMC1563	Rear of 43-44 & Croft Chalkpit Hill Chatham																					
0.05 ha	Chatham Central Small Site (2010)	Permission	3	0	0	3	0	0	0	0	3	0	0	3	0	0	0	3	0	3	0	
MC121000	Full	Houses	3	0	0	3	0	0	0	0	3	0	0	3	0	0	0	3	0	3	0	Coombe Bank Homes Ltd
SMC1567	Land off Cranford Close and rear of 27 and 28 Birling Avenue Rainham																					
0.03 ha	Rainham North Small Site (2009)	Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	
MC20090088	Full	Houses	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	2	0	Jackaby Limited
SMC1568	Land adjacent to 68 St Leonards Avenue Chatham																					
0.02 ha	Chatham Central Small Site (2010)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC20090952	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr M Razaq
SMC1573	54 Delce Road ROCHESTER																					
0.01 ha	Rochester East Small Site (2009)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	0	1	0	0	0	1	0	
MC20080860	Full	Conversion to Flats	0	1	0	1	0	0	0	0	0	1	0	1	0	1	0	0	0	1	0	J J Investments
SMC1584	2 Sidney Road Rochester																					
0.02 ha	Rochester West Small Site (2010)	Permission	0	2	0	2	0	1	0	1	0	1	0	1	1	0	0	0	0	1	0	
MC20090539	Full	Houses	0	2	0	2	0	1	0	1	0	1	0	1	1	0	0	0	0	1	0	Mr L Toor

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				N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
SMC1587	3 Napier Road Gillingham																							
0.04 ha	Watling Small Site (2010)	Permission		3	0	0	3	1	0	0	1	2	0	0	2	0	0	2	0	0	2	0	Mr L Walker	
MC120779	Full	Conversion to Flats		3	0	0	3	1	0	0	1	2	0	0	2	0	0	2	0	0	2	0		
SMC1600	1 Albury Close Lordswood																							
0.02 ha	Lordswood and Capstone Small Site (2010)	Permission		0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0		
MC110608	Full	Houses		0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Croxson	
SMC1606	42 Station Road Rainham																							
0.04 ha	Rainham North Small Site (2012)	Permission		0	0	3	3	0	0	2	2	0	0	1	1	0	0	0	0	0	0	0		
MC111576	Full	Conversion to Flats		0	0	3	3	0	0	2	2	0	0	1	1	0	0	0	0	0	0	0	Mr Montaeser	
SMC1608	18 Church Street Hoo																							
0.06 ha	Peninsula Small Site (2010)	Permission		0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	0	2	0	
MC20092644	Full	Conversion to Houses		0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	0	2	0	Artisan Kent Ltd
SMC1616	Rear of 148 Windmill Road Gillingham																							
0.02 ha	Gillingham South Small Site (2013)	Permission		1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0		
MC121804	Full	Bungalows		1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Castle Contracts Builders Ltd	
SMC1621	128 Luton Road Luton																							
0.02 ha	Luton and Wayfield Small Site (2010)	Permission		0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0		
MC121869	Full	Conversion to Flats		0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	Mr I khan	
SMC1624	14 Manor Road CHATHAM																							
0.03 ha	River Small Site (2010)	Permission		0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	0	0	0	0		
MC103171	Full			0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	0	0	0	0	Mr M Smith	
SMC1625	9 New Road Avenue CHATHAM																							
0.02 ha	River Small Site (2011)	Permission		0	0	4	4	0	0	0	0	0	0	4	4	0	0	0	0	0	0	0		

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			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC092257	Full	Conversion to Flats	0	0	4	4	0	0	0	0	0	0	4	4	0	0	0	0	0	0	0	Sylenta Properties Ltd
+SMC1628	Red Lion 1 Frindsbury Road Strood																					
0.04 ha	Strood North Small Site (2011)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	0	0	0	0	
MC100681	Full	Conversion to Flats	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	0	0	0	0	Nelson Developments (Kent)
SMC1635	217 Balmoral Road GILLINGHAM																					
0.02 ha	Gillingham South Small Site (2011)	Permission	4	0	0	4	6	0	0	6	-2	0	0	-2	-2	0	0	0	0	-2	0	
MC101593	Full	Conversion to Flats	4	0	0	4	6	0	0	6	-2	0	0	-2	-2	0	0	0	0	-2	0	Mr and Mrs Sangha
SMC1637	69 Gillingham Road Gillingham																					
0.10 ha	Gillingham South Small Site (2010)	Permission	0	0	0	0	2	0	0	2	-2	0	0	-2	0	-2	0	0	0	-2	0	
MC20081862	Full	Flats (Purpose built)	0	0	0	0	2	0	0	2	-2	0	0	-2	0	-2	0	0	0	-2	0	Mr M S Pollard
SMC1640	95 High Street ROCHESTER																					
0.26 ha	Rochester West Small Site (2010)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	4	0	0	4	0	
MC122735	Full	Conversion to Flats	4	0	0	4	0	0	0	0	4	0	0	4	0	0	4	0	0	4	0	The French Hospital
SMC1641	Adj 29 Gerrard Avenue Rochester																					
0.01 ha	Rochester South and Horsted Small Site (2010)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	0	0	1	
MC20092749	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	0	0	1	Kent Police
SMC1644	Rear of Cowper Road and Canterbury Street, land off St John's Road Gillingham																					
0.05 ha	Gillingham South Small Site (2011)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	
MC091984	Full	Bungalows	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mr R Jarmak
SMC1649	Rear of 220 Chatham Hill Chatham																					
0.06 ha	Luton and Wayfield Small Site (2011)	Permissions	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	
MC101059	Full	Flats (Purpose built)	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr A Ruck Ajax
MC122973	Full	Conversion to Flats	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mr Ruck

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			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
SMC1659	Land to the rear and fronting Rochester East Small Site (2011)	Gravel Walk and 19-21 Victoria Street Rochester	Permission	0	0	4	4	0	0	1	1	0	0	3	3	0	0	0	0	0	0	0	Mr N Jenkins
0.16 ha																							
MC092761	Full	Conversion to Flats		0	0	4	4	0	0	1	1	0	0	3	3	0	0	0	0	0	0	0	Mr N Jenkins
SMC1669	The Limes 23 Goddington Road Strood North Small Site (2011)		Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	0	0	
0.01 ha																							
MC100202	Full	Flats (Purpose built)		0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	0	0	Mr McConnel
SMC1675	44 Montfort Road Strood North Small Site (2012)		Permission	0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	0	0	
0.01 ha																							
MC111110	Full	Conversion to Flats		0	2	0	2	0	0	0	0	0	2	0	2	2	0	0	0	0	0	0	Mrs Mansoor
SMC1676	100 Palmerston Road Chatham Central Small Site (2011)		Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	0	0	
0.01 ha																							
MC104481	Full	Conversion to Flats		2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	0	0	Mr Phiroz
SMC1678	251 Canterbury Street GILLINGHAM Gillingham South Small Site (2011)		Permission	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	0	0	
0.01 ha																							
MC100329	Full	Conversion to Flats		1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	0	0	Mr Kanabar
SMC1681	Plot 3 Merryboys House Merryboys Road Cliffe Woods Strood Rural Small Site (2013)		Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	0	0	
0.02 ha																							
MC112212	Full	Bungalows		1	0	0	1	0	0	0	0	1	0	0	1	0	1	0	0	0	0	0	Mr Gill
SMC1682	Land to rear of 146 Rede Court Road Strood North Small Site (2011)		Permission	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	
0.11 ha																							
MC101694	Full	Houses		0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	Orchard Construction Ltd
SMC1683	218 Canterbury Street Gillingham Gillingham South Small Site (2012)		Permission	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	
0.03 ha																							

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC111957	Full	Conversion to Flats	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	Dr Gosh
SMC1687	Land to the east of Golden Fish Bar Hoo Road Rochester																					
0.07 ha	Strood Rural Small Site (2011)	Permission	0	3	0	3	0	0	0	0	0	3	0	3	3	0	0	0	0	3	0	
MC122357	Full	Houses	0	3	0	3	0	0	0	0	0	3	0	3	3	0	0	0	0	3	0	Bespoke Building services
SMC1688	Rear of 66 Canterbury Street GILLINGHAM																					
0.01 ha	Gillingham South Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	
MC104273	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	Mr Uppal
SMC1695	62 Balmoral Road GILLINGHAM																					
0.01 ha	Gillingham South Small Site (2001)	Permission	0	2	0	2	0	1	0	1	0	1	0	1	1	0	0	0	0	1	0	
MC092742	Full	Conversion to Flats	0	2	0	2	0	1	0	1	0	1	0	1	1	0	0	0	0	1	0	Mr King
SMC1696	13b Main Road Hoo																					
0.01 ha	Peninsula Small Site (2011)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC100204	Full	Conversion to Flats	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Gelmane Investments
SMC1705	12 Railway Street CHATHAM																					
0.01 ha	River Small Site (2011)	Permission	3	0	0	3	0	0	0	0	3	0	0	3	0	0	3	0	0	3	0	
MC101974	Full	Flats (Purpose built)	3	0	0	3	0	0	0	0	3	0	0	3	0	0	3	0	0	3	0	Mr N Panisar
SMC1706	13-15 Railway Street CHATHAM																					
0.03 ha	River Small Site (2011)	Permission	0	0	0	0	0	0	1	1	0	0	-1	-1	0	0	0	0	0	0	0	
MC101998	Full	Flats (Purpose built)	0	0	0	0	0	0	1	1	0	0	-1	-1	0	0	0	0	0	0	0	NTA Monitor Ltd
SMC1708	Land at 76 White Road Chatham																					
0.02 ha	Chatham Central Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	
MC102420	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	Mr Fleming

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1714	Land rear of 41 Woodlands Road Gillingham Gillingham South Small Site (2011)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	4	0	0	0	0	4	0	Mr A Weightman
0.06 ha																						
MC103062	Full	Flats (Purpose built)	4	0	0	4	0	0	0	0	4	0	0	4	4	0	0	0	0	4	0	Mr R Murphy
SMC1716	217 Wayfield Road Chatham Luton and Wayfield Small Site (2011)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
0.06 ha																						Mr and Mrs Hayslep
MC103124	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
SMC1717	31 Street End Road Wayfield Chatham Luton and Wayfield Small Site (2011)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Cheema
0.01 ha																						
MC103205	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr M Sagar
SMC1720	150 High Street GILLINGHAM Gillingham North Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
0.01 ha																						Mr Yeung Yeungs Oriental Buffets
MC120571	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
SMC1723	59 Maidstone Road ROCHESTER Rochester East Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr D Saunders
0.01 ha																						
MC110078	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr Yeung Yeungs Oriental Buffets
SMC1734	The Royal Engineers Goudhurst Road Twydall Twydall Small Site (2011)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	0	0	0	0	1	1	0	
0.07 ha																						Mr Yeung Yeungs Oriental Buffets
MC100288	Full	Conversion to Flats	0	1	0	1	0	0	0	0	0	1	0	1	0	0	0	0	1	1	0	
SMC1738	Land adjacent 113 Elaine Avenue Strood Strood South Small Site (2012)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr D Saunders
0.04 ha																						
MC111232	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr D Saunders
SMC1739	13-15 Canterbury Street GILLINGHAM Gillingham South Small Site (2012)	Permission	0	0	2	2	0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	
0.03 ha																						

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC111387	Full	Conversion to Flats	0	0	2	2	0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	Mr A Bruce
SMC1746	Pamela Court 94-96 Jeffery Street Gillingham																					
0.58 ha	Gillingham North Small Site (2012)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	
MC112031	Full	Flats (Purpose built)	2	0	0	2	0	0	0	0	2	0	0	2	0	2	0	0	0	2	0	Mrs S K Khambay Chandler Forest Products Ltd
SMC1748	Jersey Cottage Cross Street Gillingham																					
0.01 ha	Gillingham North Small Site (2012)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
MC120548	Outline	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mrs D Foulds & D & H Foulds
SMC1752	254 Walderslade Road Walderslade																					
0.07 ha	Walderslade Small Site (2012)	Permission	0	0	0	0	0	0	1	1	0	0	-1	-1	0	0	0	0	0	0	0	
MC112621	Full	Houses	0	0	0	0	0	0	1	1	0	0	-1	-1	0	0	0	0	0	0	0	Medway Council Building and Design Services
SMC1753	41-45 Canterbury Street GILLINGHAM																					
0.02 ha	Gillingham South Small Site (2012)	Permission	0	3	0	3	0	0	0	0	0	3	0	3	3	0	0	0	0	3	0	
MC112307	Full	Conversion to Flats	0	3	0	3	0	0	0	0	0	3	0	3	3	0	0	0	0	3	0	Mr Bisla
SMC1757	124 High Street Rainham																					
0.01 ha	Rainham Central Small Site (2012)	Permission	3	0	0	3	1	0	0	1	2	0	0	2	0	2	0	0	0	2	0	
MC110941	Full	Conversion to Flats	3	0	0	3	1	0	0	1	2	0	0	2	0	2	0	0	0	2	0	Mr T Bryant
SMC1758	Rear of 4-10 Coastguard Cottages fronting Chapel Road Grain																					
0.06 ha	Peninsula Small Site (2012)	Permission	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	
MC110712	Full	Houses	0	0	3	3	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	Mr R Eldred M80 Developments Ltd
SMC1764	Robinsmead Buttway Lane Cliffe																					
0.1 ha	Strood Rural Small Site (2012)	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	0	0	1	1	0	
MC112003	Outline	Houses	2	0	0	2	1	0	0	1	1	0	0	1	0	0	0	0	1	1	0	Mr A Lall

Previously developed land
15 July 2013

Table 4, Section 4: Residential land availability for small sites

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1767	Land adjacent to Ash House Wollaston Close Parkwood Rainham South Small Site (2012)	Permission	3	0	0	3	0	0	0	0	3	0	0	3	0	3	0	0	0	3	0	
0.10 ha																						
MC112139	Full Houses		3	0	0	3	0	0	0	0	3	0	0	3	0	3	0	0	0	3	0	Mr D Jones GDM Architects
SMC1770	27 Tedder Avenue, Wayfield Chatham Luton and Wayfield Small Site (2012)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
0.02 ha																						
MC121982	Reserved Matters Houses		0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr Cooper
SMC1771	294 Hempstead Road Hempstead Hempstead and Wigmore Small Site (2013)	Permission	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3	0	3	0	
0.1 ha																						
MC120531	Outline Houses		0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3	0	3	0	Hempstead Motor Company
SMC1773	153-155 Maidstone Road ROCHESTER Rochester East Small Site (2013)	Permission	0	0	0	0	1	0	0	1	-1	0	0	-1	0	0	-1	0	0	-1	0	
0.03 ha																						
MC112871	Full Houses		0	0	0	0	1	0	0	1	-1	0	0	-1	0	0	-1	0	0	-1	0	Mr Ahmed
SMC1775	24 New Road Chatham Chatham Central Small Site (2012)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	
0.02 ha																						
MC104571	Full Conversion to Flats		0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mr Phiroz
SMC1777	165 High Street Strood Strood South Small Site (2013)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
0.02 ha																						
MC122134	Full Conversion to Flats		0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Poonia
SMC1778	185 High Street GILLINGHAM Gillingham South Small Site (2012)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
0.01 ha																						
MC111820	Full Conversion to Flats		1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Red House Prperties Ltd
SMC1783	313a High Street CHATHAM River Small Site (2012)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
0.01 ha																						

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC112854	Full	Conversion to Flats	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Planet Pizza
SMC1784	62 New Road CHATHAM																					
0.01 ha	Chatham Central Small Site (2007)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	0	0	1	
MC111266	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	0	0	1	Mr M Cameron
SMC1785	54 High Street GILLINGHAM																					
0.01 ha	Gillingham North Small Site (2012)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	
MC110697	Full	Conversion to Flats	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	A W Matthews Ltd
SMC1788	56-57 Twydall Green Twydall																					
0.05 ha	Twydall Small Site (2012)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC111117	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr P Beere
SMC1789	12 Balmoral Road Gillingham																					
0.02 ha	Gillingham South Small Site (2012)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC112799	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr Simmons
SMC1792	Rear of 21 Ross Street Fronting Church Street Rochester																					
0.01 ha	Rochester East Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	
MC112531	Outline	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	1	0	1	0	Mr J Parker
SMC1796	Rear of Mayfield The Street Upper Halling																					
0.12 ha	Cuxton and Halling Small Site (2012)	Permission	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	
MC101703	Outline	Houses	4	0	0	4	0	0	0	0	4	0	0	4	0	0	0	0	4	4	0	Mrs K Holmes
SMC1797	Clonsilla Cookham Hill Borstal																					
0.05 ha	Rochester West Small Site (2012)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	
MC122376	Full	Houses	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	1	0	Mr J Dinwoodie

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1805	119-121 Victoria Street GILLINGHAM																					
0.04 ha	Gillingham North Small Site (2013)	Permission	0	3	0	3	0	0	0	0	0	3	0	3	3	0	0	0	0	3	0	
MC121353	Full	Conversion to Houses	0	3	0	3	0	0	0	0	0	3	0	3	3	0	0	0	0	3	0	Riomex Ltd
SMC1807	52 Barleycorn Drive Rainham																					
0.07 ha	Rainham Central Small Site (2013)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC113127	Full	Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr & Mrs S & K Elwin
SMC1814	127A Bredhurst Road Wigmore																					
0.06 ha	Hempstead and Wigmore Small Site (2013)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	
MC110046	Full	Bungalows	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mr M O'Connell
SMC1816	90 Sturdee Avenue Gillingham																					
0.07 ha	Watling Small Site (2013)	Permission	4	0	0	4	1	0	0	1	3	0	0	3	0	0	0	0	3	3	0	
MC122614	Outline	Houses	4	0	0	4	1	0	0	1	3	0	0	3	0	0	0	0	3	3	0	Mr R Vincent
SMC1818	110 Luton Road Luton																					
0.03 ha	Luton and Wayfield Small Site (2013)	Permission	3	0	0	3	2	0	0	2	1	0	0	1	0	0	0	1	0	1	0	
MC121639	Full	Conversion to Flats	3	0	0	3	2	0	0	2	1	0	0	1	0	0	0	1	0	1	0	Mr Dhadwll
SMC1819	7 Montgomery Avenue Chatham																					
0.05 ha	Luton and Wayfield Small Site (2013)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC121091	Full	Conversion to Houses	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr A Blyth
SMC1820	Durland house 160 High Street Rainham																					
0.06 ha	Rainham Central Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC121206	Full	Conversion to Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr R Hartley
SMC1821	Barrys 128-130 Delce Road Rochester																					
0.02 ha	Rochester East Small Site (2013)	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
MC122696	Full	Conversion to Flats	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	Mr Shahid
SMC1822	38-44 High Street GILLINGHAM																					
0.03 ha	Gillingham North Small Site (2013)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	
MC120592	Full	Conversion to Flats	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mr B Burton
SMC1823	Rear of 77-87 James Street North side of Cross Street Gillingham																					
0.02 ha	Gillingham North Small Site (2013)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	
MC120924	Full	Flats (Purpose built)	2	0	0	2	0	0	0	0	2	0	0	2	0	0	2	0	0	2	0	Mr Saffet
SMC1824	22 Portland Street Chatham																					
0.01 ha	Chatham Central Small Site (2013)	Permission	0	0	2	2	0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	
MC121261	Full	Conversion to Flats	0	0	2	2	0	0	1	1	0	0	1	1	0	0	0	0	0	0	0	Mr F Ayoshola
SMC1825	4 North Street Strood																					
0.04 ha	Strood North Small Site (2013)	Permission	5	0	0	5	1	0	0	1	4	0	0	4	0	4	0	0	0	4	0	
MC120810	Full	Mixed Dwelling Types	5	0	0	5	1	0	0	1	4	0	0	4	0	4	0	0	0	4	0	Mr A Guvriel
SMC1826	14 High Street CHATHAM																					
0.05 ha	River Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC120186	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr H Gray
SMC1827	180 Canterbury Street GILLINGHAM																					
0.01 ha	Gillingham South Small Site (2013)	Permission	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	
MC122108	Full	Conversion to Flats	0	0	1	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	Mr G Neal
SMC1828	84 Watling Street GILLINGHAM																					
0.02 ha	Watling Small Site (2013)	Permission	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	2	0	2	0	
MC121945	Full	Conversion to Flats	2	0	0	2	0	0	0	0	2	0	0	2	0	0	0	2	0	2	0	Zavros Properties Ltd

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
SMC1835	Fronting Tangmere Close R/O 114-120 Woodlands Road Gillingham																					
0.4 ha	Gillingham North Small Site (2013)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	0
MC102342	Full	Bungalows	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	Mrs G East
SMC1838	213 Magpie Hall Road CHATHAM																					
0.05 ha	Luton and Wayfield Small Site (2013)	Permission	3	0	0	3	2	0	0	2	1	0	0	1	0	0	1	0	0	1	0	
MC122119	Full	Conversion to Flats	3	0	0	3	2	0	0	2	1	0	0	1	0	0	1	0	0	1	0	A & B General Stores
SMC1839	225 High Street CHATHAM																					
0.03 ha	River Small Site (2013)	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	
MC120728	Full	Conversion to Flats	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	Sodan Holdings Ltd
SMC1842	6 Castle View Road Strood																					
0.07 ha	Strood North Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC121212	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr Scanlan
SMC1845	27 Jarrett Avenue Wainscott																					
0.02 ha	Strood Rural Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	1	1	0	
MC121969	Outline	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	0	0	1	1	0	Mr & Mrs Shorter
SMC1848	36 The Spires Strood																					
0.02 ha	Strood South Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC120617	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr G Rann
SMC1851	223 Napier Road Gillingham																					
0.05 ha	Watling Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	
MC122085	Full	Houses	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mr & Mrs Coomber
SMC1852	Land at rear of 238-246 246 Walderslade Road Walderslade																					
0.13 ha	Walderslade Small Site (2013)	Permission	0	4	0	4	0	5	0	5	0	-1	0	-1	-1	0	0	0	0	-1	0	

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	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer	
Site			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
MC121465	Full	Bungalows	0	4	0	4	0	5	0	5	0	-1	0	-1	-1	0	0	0	0	0	-1	0	MHS Homes Ltd
SMC1854	Garage block between 238-248 Dale Street Chatham																						
0.04 ha	Rochester South and Horsted Small Site (2007)	Permission	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3	3	0	
MC121403	Full	Houses	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3	3	0	Mr Mahmood
SMC1860	62 Watling Street GILLINGHAM																						
0.02 ha	Watling Small Site (2013)	Permission	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	0	1	0	
MC122784	Full	Conversion to Flats	0	1	0	1	0	0	0	0	0	1	0	1	1	0	0	0	0	0	1	0	Mr K Uppal
SMC1861	579 Maidstone Road Rainham																						
0.11 ha	Rainham South Small Site (2013)	Permission	0	0	0	0	0	0	1	1	0	0	-1	-1	0	0	0	0	0	0	0	0	
MC122647	Full	Houses	0	0	0	0	0	0	1	1	0	0	-1	-1	0	0	0	0	0	0	0	0	Voyage One Ltd
SMC1862	72 Avery Way Allhallows																						
0.01 ha	Peninsula Small Site (2013)	Permission	0	0	0	0	1	0	0	1	-1	0	0	-1	0	0	-1	0	0	-1	0		
MC122131	Full		0	0	0	0	1	0	0	1	-1	0	0	-1	0	0	-1	0	0	-1	0	Mr Kanon	
SMC1864	Orchard House Forge Lane High Halstow																						
0.09 ha	Peninsula Small Site (2013)	Permission	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0		
MC122236	Full	Houses	2	0	0	2	1	0	0	1	1	0	0	1	0	0	1	0	0	1	0	Mr J Gibson	
SMC1868	Queens Court Chichester Close Rainham																						
0.37 ha	Rainham South Small Site (2013)	Permission	30	0	0	30	32	0	0	32	-2	0	0	-2	0	-2	0	0	0	-2	0		
MC122706	Full	Flats (Purpose built)	30	0	0	30	32	0	0	32	-2	0	0	-2	0	-2	0	0	0	-2	0	Pink Fortress Ltd	
SMC1871	118 High Street Strood																						
0.01 ha	Strood North Small Site (2013)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0		
MC122795	Full	Conversion to Flats	1	0	0	1	0	0	0	0	1	0	0	1	0	0	1	0	0	1	0	Mrs L Dada	

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Site	Address Ward (First year*)	Dwelling type	Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	Developer	
			N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5				
SMC1874	76 High Street CHATHAM River Small Site (2013)	Permission	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	0	
0.02 ha																							
MC130286	Full	Conversion to Flats	0	0	2	2	0	0	0	0	0	0	2	2	0	0	0	0	0	0	0	0	Mr A Rahman
SMC1876	224-228 Nelson Road Gillingham Gillingham South Small Site (2011)	Permission	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0		
0.06 ha																							
MC112063	Full	Conv. to Mult. Occ.	1	0	0	1	0	0	0	0	1	0	0	1	1	0	0	0	0	1	0	Mr & Mrs Chakkar	
Previously developed land total:															41	18	32	19	23	133	2		
Summary			Permissions	233	80	88	401	65	9	11	85	168	71	77	316	72	44	67	27	33	243	2	

* 'First year' is the year the site received planning permission.

.....Subject to S106 not yet signed

^Subject to referral to Secretary of State

+.....Site SMC1628 has 2 units phased outside 15 years, which is why no figures appear in the phasing.

Note:

The permissions figures shown in the summary box include all resolutions to grant permissions subject either to a S.106 Agreement which is not yet signed or to referral to the S.o.S.

Previously developed land

15 July 2013

Table 4, Section 4: Residential land availability for small sites

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Section 5: Housing planning consents excluded at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Dwellings not built</i>	<i>Original dwellings on site</i>	<i>Total dwellings granted consent</i>
Greenfield land					
GL138 GL960685 **	Melody Close Grain Road Wigmore GILLINGHAM	Ward Homes	5	0	10
<i>Reason for exclusion: Further development unlikely</i>					
Sub-total for Greenfield land (see note 3)			5	0	10
Previously developed land					
GL177 MC980252MG ^	Land r/o 94 Bloors Lane Rainham GILLINGHAM	GTS Design Properties	13	0	13
<i>Reason for exclusion: Further development unlikely</i>					
MC192 MC20051453 **	8-12 New Road CHATHAM	Shallosquare	2	0	10
<i>Reason for exclusion: Further development unlikely</i>					
ME421 ME980002 **	R/O 327-335 High Street ROCHESTER		12	0	19
<i>Reason for exclusion: Further development unlikely</i>					
SMC1628 MC100681 ^	1 Frindsbury Road Strood ROCHESTER	Nelson Developments (Kent)	2	0	2
<i>Reason for exclusion: Implementation Unlikely</i>					
Sub-total for Previously developed land (see note 3)			29	0	44

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Dwellings not built</i>	<i>Original dwellings on site</i>	<i>Total dwellings granted consent</i>
TOTAL (see note 3)			34	0	54

[^] Implementation unlikely

^{**} Further development unlikely

Notes:

1. Superseded consents are not shown for housing exclusions as house building tends to have a number of changes of layout which involves new consents but no overall losses of dwellings to be built. The revised planning consent will be shown in Sections 3 or 4 of table 4.
2. Some consents are implemented but are then left unworked for a number of years. Those where it is felt that the full housing numbers will not be built are included above. The original total with consent is shown for clarification.
3. Housing figures work on the status of the site. Until the site is completed some consents will recur in this report. The totals shown above are therefore not an annual total of exclusions but the total for current housing sites.

Section 6: Housing planning consents expired without development at 31 March 2013

<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Dwellings not built</i>	<i>Original dwellings on site</i>	<i>Total dwellings granted consent</i>
Previously developed land					
GL177 MC20010727	94 Bloors Lane Rainham GILLINGHAM	Mr & Mrs Delaney & The Kingdom Hall Trust	-4	4	0
MC035 MC20042816	7-13 New Road CHATHAM	Mr A S Glausiusz	14	0	14
MC039 MC20022486	18 Magpie Hall Road CHATHAM	Mr B Gill	1	1	2
MC124 MC20090889	Former Health Centre Sultan Road Lordswood CHATHAM	Avondale Designer Homes	20	0	20
MC250 MC20072010	39-41 Mills Terrace CHATHAM	Hambridge Homes	8	2	10
MC254 MC20062165	5 New Road CHATHAM	Rexel Estate Ltd	7	0	7
MC272 MC20081664	8 Westcourt Street Brompton GILLINGHAM	Golfpot Ltd	6	0	6
MC308 MC20090102	208 Canterbury Street GILLINGHAM	Mr Cheema	5	1	6
ME421 MC20070546	Foundary Wharf High Street ROCHESTER	Mr Y Zenagui	11	0	11

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P/P No.	Location	Applicant	Dwellings not built	Original dwellings on site	Total dwellings granted consent
SMC0778 MC20030574	168 Delce Road ROCHESTER	Mr P Harlow	1	0	1
SMC1158 MC20052430	146 High Street ROCHESTER	Medway Rewind Services Ltd	1	0	1
SMC1174 MC20091351	113 Station Road Rainham GILLINGHAM	Mr J R Hall Sarumdale Ltd	4	0	4
SMC1258 MC20090924	The Old Rectory Rectory Road Cliffe ROCHESTER	Mr & Mrs Crearsey	1	1	2
SMC1297 MC20060126	73 High Street ROCHESTER	Mr F Iles	1	1	2
SMC1392 MC20081230	4a Luton Road Luton CHATHAM	Mr Singh	3	0	3
SMC1622 MC20090957	140 High Street Rainham GILLINGHAM	Gainbrook Ltd	1	0	1
SMC1626 MC20091461	5-7 Canal Road Strood ROCHESTER	Mr A Jarret	3	1	4
Sub-total for Previously developed land (see note 2)			83	11	94
Greenfield land					
GL143 MC20081788	3-11 Granary Close Rainham GILLINGHAM	Mr D Dilgit	7	0	7

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<i>P/P No.</i>	<i>Location</i>	<i>Applicant</i>	<i>Dwellings not built</i>	<i>Original dwellings on site</i>	<i>Total dwellings granted consent</i>
GL146 MC20091673	94-100 Trafalgar Street GILLINGHAM	Mr A Rocco	16	0	16
MC092 MC20081879	Safety Bay House Warwick Crescent ROCHESTER	Alpha plc	23	1	24
ME342 MC20021073*	98-108 Mercury Close ROCHESTER	MHS Homes	5	0	5
ME342 MC20041180	98-108 Shorts Way Borstal ROCHESTER	Mhs Homes Ltd	7	0	7
SMC0946 MC20070159	Cheggwell Drive Walderslade CHATHAM	Deanwood Developments Ltd	1	0	1
SMC1207 MC20081110	19-21 St Werbergh Crescent Hoo ROCHESTER	Mr D Luxton	1	0	1
SMC1518 MC20090931	43 Chaffinch Close CHATHAM	Mr J Druce	1	0	1
Sub-total for Greenfield land (see note 2)			61	1	62
* Outline permission			TOTAL (see note 2)	144	12
				156	

Notes.

1. Only consents with dwellings in the category for this table are shown.
2. Housing figures work on the status of the site. Until the site is completed some consents will recur in this report. The totals shown above are therefore not an annual total of expirations but the total for current housing sites.

Section 7: Residential land availability summary at 31st March 2013

		Gains				Losses				Net				Phasing					0 - 5 years	5-10 years	10-15 years
		N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	N/S	U/C	C/P	Tot	Yr1	Yr2	Yr3	Yr4	Yr5			
Large sites																					
Permissions	6016	411	3026	9453	8	3	58	69	6008	408	2968	9384	444	365	381	458	816	2464	2471	1450	
Allocations	364	0	0	364	0	0	0	0	364	0	0	364	0	0	7	0	20	27	33	254	
TOTAL	6380	411	3026	9817	8	3	58	69	6372	408	2968	9748	444	365	388	458	836	2491	2504	1704	
Small sites																					
Permissions	241	80	88	409	65	9	11	85	176	71	77	324	72	44	67	27	33	243	2	0	
Totals																					
TOTAL	6621	491	3114	10226	73	12	69	154	6548	479	3045	10072	516	409	455	485	869	2734	2506	1704	

Notes:

1. The permissions figures include all resolutions to grant permissions subject either to a S.106 Agreement which is not yet signed or to referral to the S.o.S.
2. Allocations are net.
3. Some sites may have dwellings phased outside 15 years and so will not appear on this summary.

Section 8: Residential Pipeline Sites

Site Ref	Site Name	Site Source	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Site Total
0033	RSME Kitchener Barracks, Brompton	Withdrawn H&MU DPD	No	50	198	0	0	248
0050	*Lodge Hill (Chattenden) Ministry of Defence Estate	Medway Local Plan 2003	Yes	0	0	0	0	0
0090	Strood Riverside, Canal Road	MLP 2003 Allocation	Yes	0	0	248	124	372
0100	320 - 344 High Street inc. 42 New Road, Rochester	MLP 2003 Allocation	No	0	0	51	0	51
0102	1-35 High Street, Chatham (Grays Garage)	MLP 2003 Allocation	Yes	0	26	0	0	26
0137	Civic Centre Strood	Urban Capacity Study	Yes	0	320	78	0	398
0144	St Bartholomews Hospital, New Road, Rochester	Urban Capacity	No	0	108	0	0	108
0249	Sorting Office, The Paddock, Chatham	Urban Capacity	Yes	0	0	25	0	25
0277	University for the Creative Arts, Fort Pitt	Urban Capacity	No	0	0	77	0	77
0448	Garages off Tobruk Way/Burma Way, Chatham	Urban Capacity	No	0	7	0	0	7
0467	38 London Road Strood	Planning Permission	No	0	10	0	0	10
0473	92-100 Trafalgar Street Gillingham	Planning Permission	No	0	0	16	0	16
0486	Safety Bay House Warwick Crescent Borstal Rochester	Planning Permission	No	0	23	0	0	23
0493	Land rear of 7-13 New Road Chatham	Planning Permission	No	0	14	0	0	14
0502	32-34 Roosevelt Avenue Chatham	Planning Permission	No	5	0	0	0	5
0520	Bells Lane Hoo	Application	No	119	0	0	0	119
0514	Sandacres Upnor Road Lower Upnor	Planning Permission	No	19	0	0	0	19
0534	33 Richard Street CHATHAM	Planning Permission	Yes	0	9	0	0	9
0547	85 Church Street GILLINGHAM	Planning Permission	No	15	0	0	0	15
0551	308 Luton Road Luton	Planning Permission	Yes	0	5	0	0	5
0561	284-286 High Street Chatham	Planning Permission	No	0	10	0	0	10
0598	R/O 329 - 337 (Featherstones) High St ROCHESTER	MLP 2003 Allocation/Call	Yes	0	0	102	0	102
0663	82 Jeffery Street Gillingham	Application	No	0	12	0	0	12
0669	39-41 Mills Terrace, Chatham	Planning Permission	No	0	8	0	0	8

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Site Ref	Site Name	Site Source	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Site Total
0673	Rear of 5 New Road Chatham	Planning Permission	No	0	7	0	0	7
0680	Between 142 & 152 Luton Road, Chatham	Planning Permission	No	0	16	0	0	16
0684	109 Frindsbury Road, Strood	Planning Permission	No	0	11	0	0	11
0700	Ex Service Stn, adj 86 Corporation Street, Roch	NLUD	No	0	29	0	0	29
0701	302 Canterbury Street, Gillingham	NLUD	No	0	7	0	0	7
0702	Former Tug & Shovel, North Street, Strood	NLUD, then application	No	0	7	0	0	7
0703	31-39 Duncan Road, Gillingham	NLUD	No	0	15	0	0	15
0708	Land rear of former St Matthews School, Borstal	Call for sites	Yes	23	0	0	0	23
0726	1-21 St Clements House, Corporation Street	Call for sites	Yes	0	1	0	0	1
0728	10-40 Corporation Street, Rochester	Call for sites	Yes	0	9	0	0	9
0731	46-86 Corporation Street, Rochester	Call for sites	Yes	0	16	0	0	16
0740	Communal areas, John Street, Rochester	Call for sites	No	0	5	0	0	5
0741	Pattens Place, Rochester	Call for sites	No	0	6	0	0	6
0745	Land between 104-106 Poplar Road, Strood	Call for sites	No	0	6	0	0	6
0755	Former Police Station, Chatham	Call for Sites	Yes	0	40	0	0	40
0756	Pentagon, Chatham	Call for Sites	Yes	0	29	0	0	29
0758	Sir John Hawkins Car Park, Chatham	Call for Sites	Yes	0	120	0	0	120
0759	Whiffens Avenue Car Park, Chatham	Call for Sites	No	0	70	0	0	70
0760	Tesco, The Brook, Chatham	Call for Sites	Yes	0	0	60	0	60
0761	Chatham Waterfront	Call for Sites	Yes	0	377	0	0	377
0764	Land at Holy Trinity Church, Twydall Lane, Twydall	Call for Sites	No	0	7	0	0	7
0765	St Lukes Church, Sidney Road, Gillingham	Call for Sites	No	0	15	0	0	15
0806	Land at rear of 212 High Street, Chatham	Call for sites	No	0	10	0	0	10
0816	Meeting Hall, Queens Road, Gillingham	Call for Sites	No	0	10	0	0	10
0818	J7, Chatham Maritime	Call for sites	Yes	0	75	0	0	75

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Site Ref	Site Name	Site Source	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Site Total
0820	Interface Land, Chatham Maritime	Call for sites	Yes	0	315	210	0	525
0822	Land at Robins and Day (Peugeot),High St,Rochester	Call for sites	Yes	0	84	0	0	84
0826	111 Nelson Road, Gillingham	Call for sites	No	15	0	0	0	15
0834	1 Batchelor Street, off the Brook, Chatham	Call for sites	Yes	0	20	30	0	50
0855	230, High Street, Rochester	Development Brief	No	0	0	0	14	14
0856	240, High Street, Rochester	Development Brief	No	0	0	0	14	14
0857	The Brook (r/o High St and Batchelor St) Chatham	Development Brief	Yes	0	0	0	35	35
0858	Eldon St, Carpeaux Close and Hards Town, Chatham	Development Brief	No	0	0	95	0	95
0861	141-151 New Road and land at Union Street, Chatham	Development Brief	No	0	0	18	0	18
0863	11-47 Cross Street, Chatham	Development Brief	No	0	0	0	0	0
0864	King Street, Chatham	Development Brief	Yes	0	0	0	0	0
0865	2-8 King Street and 1-11 Queen Street, Chatham	Development Brief	Yes	0	0	108	0	108
0866	55-105a The Brook & 1, 5, 11 & 13 King St, Chatham	Development Brief	Yes	0	0	0	50	50
0867	2-14 Railway Street & 142-146 High Street, Chatham	Development Brief	Yes	0	0	0	51	51
0869	Wickes, New Cut, Chatham	Development brief	Yes	0	0	0	126	126
0871	Chatham Railway Station	Development Brief	No	0	0	0	279	279
0872	West of Maidstone Road, adj Chatham Rail Station	Development brief	No	0	0	0	173	173
0873	Rear of 47 High Street/Britton Street, Gillingham	Development Framework	No	0	0	0	0	0
0875	Retail Core(High St,Jeffrey St,King St) Gillingham	Development Framework	Yes	0	0	100	0	100
0878	208 Canterbury Street, Gillingham	Planning Permission	No	0	5	0	0	5
0880	R/O 73,75-77 High Street, Rochester	Application	No	0	7	0	0	7
0886	3-7 Mill Road, Gillingham	Application	No	0	17	0	0	17

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Site Ref	Site Name	Site Source	Mixed Use	1-5 years	6-10 years	11-15 years	2028 +	Site Total
0895	154-158 Walderslade Road, Chatham	Application	No	0	9	0	0	9
0900	Coal Yard 8 Westcourt Street Brompton	Planning Permission	No	0	0	6		6
0901	266-268 Chatham Hill, Chatham	Application	No	0	6	0	0	6
0987	82 King Street, Rochester	Application	No	24	0	0	0	24
		Total		270	2101	1224	866	4461

* Uncertainty over Lodge Hill therefore no figures have been included

5) Policy Monitoring Table

Refused applications received in the year ending 31st March 2013

Almost three quarters of all planning refusals in 2012/13 were residential applications failing mainly due to 'design and layout, amenity and environment and development policy' issues.

Application Type	Number of refused applications	Percentage of refusals	Main category for refusal
B1-B8 (Industrial)	1	1.1%	Development policy
Residential	66	74.2%	Design and layout Amenity and environment Development policy
Mixed Use	2	2.2%	Design and layout Development policy
Commercial Leisure & Other Commercial	12	13.5%	Transport infrastructure Development policy
A1 (retail)	8	9%	Development policy Amenity and environment
Total	89	100%	

Refused applications 2007 - 2013						
2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
-	182	164	107	99	91	89

Table 5: Policy monitoring

Section 1: Applications refused during the year to 31 March 2013

Period: 1 April 2012 to 31 March 2013

Application No.	Address	Housing ref (if residential)	Description
Town centre			
Greenfield land			
MC120037 **	11 Granary Close Rainham GILLINGHAM	GL143	Application to replace extant permission MC20081788 for 7 x 3 bed houses in order to extend time limit for implementation.
Previously developed land			
MC120389	73,75,77 High Street ROCHESTER	MC304	Demolish s/s office buildings and erect a block of 8 units and convert remaining building into 1 residential unit.
MC120852	225a High Street CHATHAM	SMC1839	Conversion of existing maisonette together with the construction of a 3 storey extension to facilitate the conversion to 3 flats.
MC121342	145 High Street Rainham GILLINGHAM		Change of use from retail A1 to hot food takeaway A5.
Non town centre			
Greenfield land			
MC101898 **	91-93 Grange Road GILLINGHAM	SMC1497	Construct 3 x 3 bed houses with associated parking.
MC111888 **	Medway Road GILLINGHAM	MC358	Construct 10 dwellings.
MC111907 **	41 William Street Rainham GILLINGHAM	SMC1745	Construct detached bungalow to rear.
MC112300 **	37 Brendon Avenue Walderslade CHATHAM	SMC1598	Construct attached single storey 1 bed dwelling together with construction of steps, parking and bin store to rear.
MC112407 **	48 Hoath Lane Rainham GILLINGHAM	SMC0454	Construct 4 bungalows to provide sheltered housing for he over 55's.
MC113151 **	198 Barnsole Road GILLINGHAM	SMC0550	Erect a dwelling in the rear garden.
MC120206	R/O 18 Park Crescent CHATHAM	SMC1832	Construct a pair of 3 bed semi detached houses.
MC120283 **	18 & 20 Alamein Avenue CHATHAM	MC350	Construct 8 residential units.

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Application No.	Address	Housing ref (if residential)	Description
MC120305	77 Clandon Road Lordswood CHATHAM	SMC1806	Construct 1 x 1 bed house with associated parking and crossover.
MC120716	Cloonagh Locarno Avenue GILLINGHAM	SMC1853	Construct a 2 bed bungalow with parking.
MC121039	114 Maidstone Road CHATHAM	MC344	Erect 2 pairs of semi detached houses.
MC121604	Between 34/35 Heathfield Close CHATHAM	SMC1693	Construct a 2 bed detached chalet bungalow.
MC121650	30 Wigmore Road Wigmore GILLINGHAM	SMC1038	Construct a 4 bed chalet bungalow
MC121660	Aurora Spekes Road Hempstead GILLINGHAM	SMC1798	Construct a 3 bed detached house.
MC121684	Howard School London Road Rainham GILLINGHAM		Change of use playing field to day nursery building and admin building.
MC121778	45 York Avenue Walderslade CHATHAM	SMC1846	Construct a 4 bed detached dwelling.
MC121970	fronting Wykeham Street Strood ROCHESTER	SMC1855	Construct a terrace of 3 x 2 bed dwellings.
MC122059	Danes Hill GILLINGHAM	SMC1495	Construct 5 houses.
MC122186	94 Woodside GILLINGHAM	SMC1698	Construct a 2 bed detached bungalow.
MC122432	Merryboys Stables Merryboys Road Cliffe Woods ROCHESTER		Relocate rebuilding of barn for use as holiday let including basement area, enlargement of curtilage and provision of parking area.
MC122728	Solent Gardens CHATHAM	SMC1693	Construct a 2 storey detached chalet bungalow.
MC122767	103 Grange Road GILLINGHAM	SMC1859	Construct a 3 bed dwelling.
MC122785	209-211 Maidstone Road ROCHESTER		Part retrospective for a 2 storey rear extension, increasing the number of bedrooms from 21 to 33.
MC130193	94 Woodside Rainham GILLINGHAM	SMC1698	Construct a 2 bed bungalow.
Previously developed land			
MC104136 **	2 Fleet Road ROCHESTER	SMC1728	Construct detached 3 bed house with associated parking to the front (resubmission of MC091806)
MC110842	7-13 New Road CHATHAM	MC035	Replace extant permission for 14 flats.
MC111428	5 New Road CHATHAM	MC254	Replace extant permission for 7 flats.
MC111855	15-19 New Road CHATHAM		Convert ground floor shop of 15 and 1st and 2nd floors of 15-19 to Hotel. C of U 17 from A1 to A3.

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Application No.	Address	Housing ref (if residential)	Description
MC111986	12 New Road Avenue CHATHAM		Change of use from office B1 to guesthouse C1.
MC112106 **	51 Cuxton Road Strood ROCHESTER	MC354	Demolish public house and construct 7 s/c flats and 1 pair of 2 bed houses.
MC112290 **	Shapla Tandoori Elaine Avenue Strood ROCHESTER		Change of use from B2 Catering Business to A5 takeaway.
MC112335 **	103 Albatross Avenue Strood ROCHESTER	MC356	Construct 13 x 3 bed houses.
MC112620 **	17 St Albans Road Strood ROCHESTER	SMC1740	Convert property into 2 x 2 be houses incorporating a two storey side extension and single storey rear extension (demolish garage and resubmission of MC111545).
MC112723 **	166 Saunders Street GILLINGHAM	SMC1815	Change of use from office to 3 bed home.
MC112745 **	46 High Street Halling ROCHESTER	SMC1829	Erect 3 dwellings, demolition of existing.
MC112813 **	64 Boxley Road Walderslade CHATHAM	SMC1397	Construct a detached 3 bed chalet dwelling.
MC112914 **	4 Hyacinth Road Strood ROCHESTER	SMC1790	Retrospective application for conversion of dwelling into 2 flats.
MC113164	136 Canterbury Street GILLINGHAM	SMC1812	Construct a detached building for office space on ground with a 1 bed s/c flat above.
MC120069 **	Queens Court Chichester Close Rainham GILLINGHAM	SMC1868	Demolish existing centre block. Construct a new 3 storey block and construct an additional storey on 2 retained blocks to create 40 units.
MC120170 **	403 Canterbury Street GILLINGHAM	SMC1801	Retrospective application for the conversion of ground floor beauty salon into 1 x 1 bed flat.
MC120225	Medical Centre Gun Lane Strood ROCHESTER		Construct a 2 storey building for use as pharmacy.
MC120229	23 Mill Road GILLINGHAM	MC199	Part change of use of Public House and erect a terrace of 3 houses and 1 pair of semi detached houses.
MC120284	128 Luton Road Luton CHATHAM	SMC1621	Change of use to 3 flats including a rear extension .
MC120338	6 Castle View Road Strood ROCHESTER	SMC1842	Convert 2nd floor to a 2 bed flat
MC120358	51 Station Road South Eastern Road Strood ROCHESTER	SMC1808	Change of use of staff residence to 2 x 1 bed flats.
MC120616	36 Vicarage Road Strood ROCHESTER	SMC1844	Conversion of dwelling to form 2 x 1 bed flats.
MC120633	89 Ingram Road GILLINGHAM	GL159	Convert garages and toilet block into 2 x 2 bed flats.
MC120650	11 Glebe Road GILLINGHAM	SMC1847	Demolish garage block and construct 2 pairs of s/d houses.

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Application No.	Address	Housing ref (if residential)	Description
MC120883	249 London Road Rainham GILLINGHAM		Change of use from residential care home to childrens day nursery.
MC120991	5 Osprey Avenue Darland GILLINGHAM	SMC1519	Demolish dwelling & construct a pair of s/d dwellings and a detached bungalow.
MC121006	84 Delce Road ROCHESTER		Change of use from shop A1 to residential (extension to existing flat).
MC121018	1 Otway Terrace CHATHAM	SMC1831	Construct a 4 bed detached dwelling (demolish workshop).
MC121025 **	213 Magpie Hall Road CHATHAM	SMC1838	1st floor side and rear extensions and conversion of bedsit and flat into 4 s/c flats.
MC121071	74a Robinhood Lane Walderslade CHATHAM	SMC1817	Change of use from dwelling to childrens home for 5 children.
MC121170	Wollaston Close Parkwood GILLINGHAM	SMC1767	Construct 5 dwellings
MC121178	223 Napier Road GILLINGHAM	SMC1851	Extensions and conversion of dwelling into 4 x 2 bed flats.
MC121270	57 Trinity Road GILLINGHAM	SMC1834	Demolish garage block and construct a terrace of 4 houses.
MC121279	112 Canterbury Street GILLINGHAM		Change of use part of ground floor from residential to travel agents A1.
MC121331	172A Palmerston Road CHATHAM	SMC1813	Demolition of office building and construct a 3 bed dwelling.
MC121339	84 Watling Street GILLINGHAM	SMC1828	Change of use from Bank A2 to café A3 = new shopfront. Side and rear extensions& dormer to facilitate the conversion of building to 3 x 1 bed flats.
MC121349	9 Canterbury Street GILLINGHAM		Change of use from retail A1 to hot food take away A5.
MC121357	90 Sturdee Avenue GILLINGHAM	SMC1816	Demolish office/workshop/store builders yard and construct 4 dwellings and convert a flat into a dwelling.
MC121392	4 Second Avenue Luton CHATHAM		Demolish existing building and erect a single storey warehouse unit.
MC121476	145 Hollywood Lane Wainscott ROCHESTER	SMC1810	Demolish garage and porch and construct 1 x 1 bed detached bungalow with associated parking.
MC121551	11, 11A and 15 Elm Avenue CHATHAM	SMC1811	Demolish detached building and part demolish 2 to facilitate construction of a terrace of 3 x 2 bed houses.
MC121590	48 Canterbury Street GILLINGHAM		Change of use of part ground floor from offices B1 to pre school use D1.
MC121609	27-29 Church Street Hoo ROCHESTER		Change of use from builders yard to vehicle hire and alterations to workshop.
MC121622	37 Richmond Road GILLINGHAM	SMC1833	Retrospective for conversion of house into 2 flats.
MC121768	5 Haven Close ROCHESTER	SMC1840	Change of use garage to bedsit

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Application No.	Address	Housing ref (if residential)	Description
MC121974	128-130 Delce Road ROCHESTER	SMC1821	Rear extensions to form 3 flats and additional retail space.
MC122029	84 Delce Road ROCHESTER	SMC1863	Change of use from A1 on ground floor to flat.
MC122084	81 Church Green Strood ROCHESTER	SMC1843	Demolish garage block and construct a 1 bed studio.
MC122187	15-19 New Road CHATHAM		Convert ground floor shop of 15 and 1st and 2nd floors of 15-19 to Hotel. C of U 17 from A1 to A3. Plus single storey extension.
MC122240	2 Beresford Road GILLINGHAM	SMC1856	Demolish house and construct 4 flats.
MC122279	Westfield Town Road Cliffe Woods ROCHESTER		Retrospective application for change of use from industrial B1 to vehicle repair and servicing plus tyre fitting SG.
MC122516	32 & 34 Barnsole Road GILLINGHAM	SMC1857	Conversion to form 4 flats
MC122598	172A Palmerston Road CHATHAM	SMC1813	Demolish office building and construct a detached 3 bed dwelling.
MC122648	47A Luton High Street Luton CHATHAM		Change of use from hairdresser A1 to hot food takeaway A5
MC122755	105 Balmoral Road GILLINGHAM	SMC1858	Convert dwelling into 2 x 1 bed flats
MC122898	Greatfield Lodge Darnley Road Strood ROCHESTER	MC369	Part demolish existing communal facilities block and add first floor (block 3), addition of new storey to block 1 and extension to front and external staircase to block 2 to facilitate conversion of hostel into 14x1 & 10x2 bed flats.
MC122968	32 Gorse Avenue CHATHAM	SMC1869	Construct a 3 bed end of terrace dwelling with parking, demolish outbuilding.
MC122974	59B Grove Road Strood ROCHESTER	SMC1870	Demolish existing buildings and construct 3 x 1 bed flats.
MC130158	67 Ordnance Street CHATHAM	SMC1645	Construct a 1st floor extension and conversion to a 1 bed maisonette.
MC130199	7 Chipstead Road Parkwood GILLINGHAM	SMC1873	Convert existing 4 bed house into 1 x 3 bed and 1 x 2 bed house with associated parking.
MC130402	172A Palmerston Road CHATHAM	SMC1813	Convert office to a 1 bed dwelling.

*** Refused on appeal*

Section 2: Reasons for refusal; applications refused during the year to 31 March 2013

Count of the number of times any particular reason has been used in connection with refusals.

See notes at end of report

Employment (mainly B1 - B8)

Development policy		Transport infrastructure		Design and layout		Amenity and environment	
Premature	0	Highway safety	0	Size/massing	0	Green Belt	0
Contrary to policy	1	Vehicle parking arrangements	0	Local character	0	Loss of open space	0
Unsuitable for proposed use	0	Impact on highway network	0	Street scene	0	Loss of trees	0
Loss of residential accommodation	0	Loss of public car parking	0	Affect the setting of Listed Building or Ancient Monument	0	Living conditions	0
Outside defined development areas	0	Other transport issues	0	Affect the setting of Conservation Area	0	Noise or disturbance	0
Over development	1					Overlooking	0
Intensification	0			Backland development	0	Other amenity or environmental issues	0
Not reflecting local needs	0			Other design issues	0		
Demand on infrastructure	0						
Sustainable economic development							
		Viability of vitality	0				
		Proliferation	0			Other	
		Loss of existing facilities	0			Other	0
Number of refusals connected with Employment (mainly B1 - B8)						1	

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Residential

Development policy

Premature	0
Contrary to policy	57
Unsuitable for proposed use	0
Loss of residential accommodation	2
Outside defined development areas	0
Over development	16
Intensification	0
Not reflecting local needs	0
Demand on infrastructure	1

Transport infrastructure

Highway safety	4
Vehicle parking arrangements	13
Impact on highway network	3
Loss of public car parking	1
Other transport issues	1

Design and layout

Size/massing	13
Local character	29
Street scene	12
Affect the setting of Listed Building or Ancient Monument	2
Affect the setting of Conservation Area	2
Backland development	3
Other design issues	4

Amenity and environment

Green Belt	0
Loss of open space	0
Loss of trees	3
Living conditions	37
Noise or disturbance	13
Overlooking	14
Other amenity or environmental issues	14
	15

Sustainable economic development

Viability or vitality	1
Proliferation	0
Loss of existing facilities	1

Other

Other	0
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Number of refusals connected with Residential 66

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Mixed use

Development policy

Premature	0
Contrary to policy	2
Unsuitable for proposed use	0
Loss of residential accommodation	0
Outside defined development areas	0
Over development	0
Intensification	0
Not reflecting local needs	0
Demand on infrastructure	0

Transport infrastructure

Highway safety	0
Vehicle parking arrangements	0
Impact on highway network	0
Loss of public car parking	0
Other transport issues	0

Design and layout

Size/massing	1
Local character	1
Street scene	1
Affect the setting of Listed Building or Ancient Monument	0
Affect the setting of Conservation Area	0
Backland development	0
Other design issues	0

Amenity and environment

Green Belt	0
Loss of open space	0
Loss of trees	0
Living conditions	1
Noise or disturbance	0
Overlooking	0
Other amenity or environmental issues	0

Sustainable economic development

Viability or vitality	0
Proliferation	0
Loss of existing facilities	0

Other

Other	0
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Number of refusals connected with Mixed use 2

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Commercial leisure and other commercial

<i>Development policy</i>		<i>Transport infrastructure</i>		<i>Design and layout</i>		<i>Amenity and environment</i>	
Premature	1	Highway safety	7	Size/massing	0	Green Belt	0
Contrary to policy	11	Vehicle parking arrangements	5	Local character	3	Loss of open space	0
Unsuitable for proposed use	0	Impact on highway network	1	Street scene	0	Loss of trees	1
Loss of residential accommodation	0	Loss of public car parking	0	Affect the setting of Listed Building or Ancient Monument	0	Living conditions	2
Outside defined development areas	0	Other transport issues	1	Affect the setting of Conservation Area	0	Noise or disturbance	4
Over development	0			Backland development	0	Overlooking	0
Intensification	0			Other design issues	0	Other amenity or environmental issues	1
Not reflecting local needs	0						
Demand on infrastructure	0						
<i>Sustainable economic development</i>							
Viability or vitality				1			
Proliferation				0	<i>Other</i>		
Loss of existing facilities				0	Other		
Number of refusals connected with Commercial leisure and other commercial uses							12

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Retail (A1)

<i>Development policy</i>		<i>Transport infrastructure</i>		<i>Design and layout</i>		<i>Amenity and environment</i>	
Premature	1	Highway safety	3	Size/massing	1	Green Belt	0
Contrary to policy	6	Vehicle parking arrangements	3	Local character	2	Loss of open space	0
Unsuitable for proposed use	0	Impact on highway network	1	Street scene	1	Loss of trees	0
Loss of residential accommodation	0	Loss of public car parking	0	Affect the setting of Listed Building or Ancient Monument	0	Living conditions	3
Outside defined development areas	0	Other transport issues	0	Affect the setting of Conservation Area	1	Noise or disturbance	0
Over development	2			Backland development	0	Overlooking	2
Intensification	0			Other design issues	0	Other amenity or environmental issues	4
Not reflecting local needs	0						
Demand on infrastructure	0						
		<i>Sustainable economic development</i>					
		Viability or vitality	1				
		Proliferation	0			<i>Other</i>	
		Loss of existing facilities	0			Other	1
						Number of refusals connected with Retail (A1)	8
						Total number of refusals	89

Notes:

This count uses a set of 32 generic reasons for refusal.

This set of reasons has been compiled by analysis of refusals over a number of years to obtain the widest range of potential reasons.