

West Northamptonshire Council Northampton Local Plan Part 2 Residential Land Allocation Statement of Common Ground

This Statement of Common Ground represents the shared view of both West Northamptonshire Council (Northampton Area) and Bellway Homes Ltd (The Developer) in respect of housing delivery at the site identified in Part A below. It is intended to provide evidence to support the Council's local plan allocation in the Northampton Local Plan Part 2.

PART A – Information provided by West Northamptonshire Council (Northampton area)

Site Information	
Applicant / Developer	Bellway Homes Limited
Agent	Marrons Planning
Address 1	Land north of Milton Ham
Address 2	Off Teal Close
Address 3	Northampton
Contact	Gary Stephens
Email	[REDACTED]

Planning Application Details (if applicable)	
Local Plan reference number	LAA1140
Reference Number	
Date Application Determined	
Number of Dwellings	224 (NB: this is a maximum figure and subject to further assessment)
Full / Reserved Matters / Outline	

Table 1 – Assumed completions (as of 31 March 2021) and future annual delivery (Financial Years)

Year	Number of Units	Notes
Completions		
To 31 st March 2021	0	
Future Delivery		
2021/2022	25	
2022/2023	25	
2023/2024	25	
2024/2025	25	
2025/2026	25	

2026/2027	25	
2027/2028	37	
2028/2029	37	
April 2029 onwards		
TOTAL	224	

PART B – To be completed by the Landowner / Developer

Please note that this response may be used in public documents

- i) Please indicate if Table 1 provides a realistic assumption of the number of units completed on this site at 31st March 2021.

YES (Please delete as appropriate)

If NO, please state the number of dwellings completed to 31st March 2021: _____

- ii) Please indicate if Table 1 provides a realistic assumption of the expected number of dwellings to be built annually, April 2021 – March 2022, onwards.

NO (Please delete as appropriate)

If NO, please state the alternative anticipated build-out rates in Table 2 below.

Table 2 – Alternative anticipated build-out rates provided by the applicant / developer (Financial Years)

Year	Number of Units	Notes
Future Delivery		
2021/2022		
2022/2023	25	
2023/2024	50	
2024/2025	50	
2025/2026	50	
2026/2027	49	
2027/2028		
2028/2029		
April 2029 onwards		
TOTAL	224	

Please add any additional comments below:



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On behalf of: Bellway Homes Limited



Richard Wood
Interim Head of Planning and Climate Change Policy

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Jim Newton
Assistant Director (Growth, Climate and Regeneration)

On behalf of: West Northamptonshire Council

Dated: 02/06/21

Dated: 22/07/2021