

**West Northamptonshire Council**  
**Northampton Local Plan Part 2**  
**Residential Land Allocation**  
**Commitment to housing delivery statement**

This statement confirms the commitment by West Northamptonshire Council 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)**

<b>Site Information</b>	
Applicant / Developer	West Northamptonshire Council
Agent	West Northamptonshire Council
Address 1	Watering Lane
Address 2	Adjacent to the Hilton Hotel – at 100 Watering Lane
Address 3	Collingtree, Northampton NN4 0XW
Contact	Colin Barrett
Email	[REDACTED]

<b>Planning Application Details (if applicable)</b>	
Local Plan reference number	LAA1104
Reference Number	
Date Application Determined	
Number of Dwellings	265
Full / Reserved Matters / Outline	

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

<b>Year</b>	<b>Number of Units</b>	<b>Notes</b>
<b>Completions</b>		
To 31 <sup>st</sup> March 2021	0	
<b>Future Delivery</b>		
2020/21	20	
2021/2022	20	
2022/2023	30	
2023/2024	30	
2024/2025	33	
2025/2026	33	
2026/2027	33	
2027/2028	33	
2028/2029	33	

April 2029 onwards		
<b>TOTAL</b>	265	

## 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 31<sup>st</sup> March 2021.

YES / **NO** (Please delete as appropriate)

If NO, please state the number of dwellings completed to 31<sup>st</sup> March 2021: 0

- 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.

YES / **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	0	Planning is required and this may take 12 months
2022/2023	20	
2023/2024	30	
2024/2025	30	
2025/2026	30	
2026/2027	30	
2027/2028	30	
2028/2029	30	
April 2029 onwards	65	
<b>TOTAL</b>	<b>265</b>	

Please add any additional comments below:

It is very difficult to predict the delivery programme for this site given that it will likely require significant highway improvement, including the Junction with the A45. Planning is likely to take 12 months. The projections are conservative and it may be that a developer could accelerate the scheme when planning is secured.

[Redacted Signature]

[Redacted Signature]

Richard Wood  
Interim Head of Planning and Climate Change Policy  
pp. Jim Newton  
Assistant Director (Growth, Climate and Regeneration)  
On behalf of: West Northamptonshire Council

On behalf of:

Dated: 18<sup>th</sup> June 2021

Dated: 28/10/2021