

## Appendix 5 - Phasing of Local Plan Allocations 2023-24

Policy Site reference	Site Address	Site Status	Total Site Allocation units	Phasing 2024_25	Phasing 2025_26	Phasing 2026_27	Phasing 2027_28	Phasing 2028_29	Five year Total	Summary of Phasing evidence
SAP1	Whitfield Urban Expansion - Phase 2 onwards (see Phasing of Major sites for Phase 1/1A)	Allocated / Not Started	<b>2200</b>	0	0	0	0	25	<b>25</b>	Land owner / Developer response received in Jan 2025 - estimates reflect phasing information submitted
SAP3	Dover Waterfront (Part DOV017)	Allocated / Not Started	<b>260</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP6	Dover Mid Town (DOV018)	Allocated / Not Started	<b>100</b>	0	0	0	0	0	<b>0</b>	Advised by landowner / Developer that phasing remains in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP7	Bench Street, Dover (Part DOV017)	Allocated / Not Started	<b>100</b>	0	0	0	0	0	<b>0</b>	Information received in late 2024 - estimates reflect phasing information submitted
SAP8	Land adjacent to Gas Holder, Coombe Valley Road, Dover (DOV022B)	Allocated / Not Started	<b>80</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP9	Land at Barwick Road Industrial Estate Dover (DOV022E)	Allocated / Planning application received	<b>150</b>	0	0	52	52	16	<b>120</b>	Application received (22/01305) but not yet determined. Advised by landowner / Developer that phasing remains in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP11	Westmount College, Folkestone Road, Dover (DOV026)	Allocated / Not Started	<b>60</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory

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SAP12	Car Park rear of Charlton Shopping Centre, Crafford Street, Dover (DOV028)	Allocated / Not Started	<b>100</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP13	Land at Dundedin Drive (south), Dover (DOV006)	Allocated / Not Started	<b>8</b>	0	0	0	0	0	<b>0</b>	Advised by landowner / Developer that phasing remains in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP13	Albany Place Car Park, Dover (DOV019)	Allocated / Not Started	<b>20</b>	0	0	10	10	0	<b>20</b>	Information received in late 2024 - estimates reflect phasing information submitted
SAP13	Land north of Coombe Valley Rd, Dover (DOV022C)	Allocated / Not Started	<b>20</b>	0	0	0	0	8	<b>8</b>	Part of this site has consent: 10 units (21/00935) and is shown on tab A3.
SAP13	Land at Durham Hill, Dover (DOV030)	Allocated / Not Started	<b>10</b>	0	0	0	10	0	<b>10</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP13	Land at Roosevelt Road, Dover (TC4S027)	Allocated / Not Started	<b>10</b>	0	0	0	0	0	<b>0</b>	Information received in late 2024 - estimates reflect phasing information submitted
SAP13	Land at Peverell Road, Dover (TC4S028)	Allocated / Not Started	<b>6</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP13	Land at Colton Crescent, Dover (TC4S030)	Allocated / Not Started	<b>10</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP14	Land off Cross Road, Deal (DEA008)	Allocated / Planning application received	<b>140</b>	0	0	0	52	52	<b>104</b>	21/01822 Outline application for 140 dwellings granted in September 2024 (outside of annual monitoring period). Phased in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory

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SAP15	Land at Rays Bottom, Walmer (WAL002)	Allocated / Not Started	<b>75</b>	0	0	25	25	25	<b>75</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP16	Bridleway Riding School, Station Road, Deal (TC4S008)	Allocated / Not Started	<b>25</b>	0	5	20	0	0	<b>25</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP16	Ethelbert Road garages, Deal (TC4S032)	Allocated / Not Started	<b>5</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP16	104 Northwall Raod, Deal (TC4SO47)	Allocated / Planning application received	<b>8</b>	0	0	8	0	0	<b>8</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted. Planning application received in Jan 2025.
SAP16	Land to the east of Northbourne Road, Great Mongeham (GTM003)	Allocated / Not Started	<b>10</b>	0	0	10	0	0	<b>10</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP17	Land south of Stonar Lake and to north and east of Stonar Gardens, Sandwich (SAN004)	Allocated / Not Started	<b>75</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP18	Sandwich Highway Depot/Chippies Way, Ash Road, Sandwich (SAN006)	Allocated / Not Started	<b>32</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP19	Land known as Poplar Meadow, Adjacent to 10 Dover Road, Sandwich (SAN007)	Allocated / Not Started	<b>35</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP20	Woods' Yard, rear of 17 Woodnesborough Road, Sandwich (SAN008)	Allocated / Not Started	<b>35</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory

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SAP21	Land adjacent to Sandwich Technology School, Deal Road, Sandwich (SAN013)	Allocated / Not Started	<b>60</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP22	Land at Archers Low Farm, St George's Road, Sandwich (SAN023)	Allocated / Not Started	<b>35</b>	0	0	18	17	0	<b>35</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP23	Sydney Nursery, Dover Road, Sandwich (SAN019)	Allocated / Not Started	<b>10</b>	0	0	9	1	0	<b>10</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP24	Land to the of South Aylesham (AYL003)	Allocated / Pre-app commenced	<b>640</b>	0	0	0	115	115	<b>230</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted and information from pre-application discussions
SAP27	Land at Dorman Avenue North, Aylesham (AYL001)	Allocated / Not Started	<b>9</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP28	Land between Eythorne and Elvington (EYT003/EYT09/EYT012)	Allocated / Not Started	<b>300</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP29	Land on the south eastern side of Roman Way, Elvington (EYT008)	Allocated / Not Started	<b>50</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP30	Land at Chapel Hill, Eythorne (TC4S039)	Allocated / Not Started	<b>5</b>	0	0	0	0	5	<b>5</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted

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SAP32	Land at Buttsole Pond, Lower Street, Eastry (EAS002)	Allocated / Not Started	<b>80</b>	0	0	40	40	0	<b>80</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP33	Eastry Court Farm, Eastry (EAS009)	Allocated / Planning application received	<b>5</b>	0	0	5	0	0	<b>5</b>	Estimates based on planning application submission (24/00866)
SAP33	Land adjacent to Cross Farm, Eastry (EAS009)	Allocated / Planning application received	<b>10</b>	0	0	4	5	0	<b>9</b>	Estimates based on planning application submission (25/00005)
SAP34	Land at Woodhill Farm, Ringwould Road, Kingsdown (KIN002)	Allocated / Not Started	<b>50</b>	0	0	0	20	20	<b>40</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP35	Land adjacent to Courtlands, Kingsdown (TC4S074)	Allocated / Not Started	<b>5</b>	0	0	0	2	3	<b>5</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP36	Land north and east of St Andrew's Gardens and adjacent to Mill House, Sheperdswell (SHE004/TC4S082)	Allocated / Planning application received	<b>50</b>	0	23	25	0	0	<b>48</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted and information from submitted applications (22/01207 - 39 dwellings and 23/00235 - 9 dwellings)
SAP37	Land at Botolph Street Farm, Shepherdswell (SHE006)	Allocated / pre-app received	<b>10</b>	0	0	0	10	0	<b>10</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted and pre-app discussions.
SAP37	Land off Mill Lane, Shepherdswell (SHE008)	Allocated / Not Started	<b>10</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory

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SAP38	Land adjacent to Reach Road bordering Reach Court Farm, St Margarets (STM003)	Allocated / Not Started	<b>40</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP39	Land to the west of Townsend Farm Road, St Margarets (STM007/STM008)	Allocated / Not Started	<b>36</b>	0	0	0	0	18	<b>18</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP40	Land at New Townsend Farm, Station Road, St Margarets (STM006)	Allocated / Planning application received	<b>10</b>	0	0	0	15	0	<b>15</b>	Outline planning consent for 15 units granted 20.05.24 (24/0006) Outside of monitoring period. Phasing updated to reflect consent.
SAP41	Footpath Field, Staple Road, Wingham (WIN014)	Allocated / Planning application received	<b>75</b>	0	0	24	28	19	<b>71</b>	Full consent for 71 units granted in July (23/00976) Outside of monitoring period. Condition discharge applications received. Phasing updated to reflect consent.
SAP42	Land adjacent to Staple Road, Wingham (WIN003)	Allocated / Not Started	<b>20</b>	0	0	0	0	0	<b>0</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP42	Land adjacent to White Lodge, Preston Hill, Wingham (WIN004)	Allocated / Not Started	<b>8</b>	0	4	4	0	0	<b>8</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP44	Land to the east of Great Cauldham Farm, Capel-le-Ferne (CAP006)	Allocated / Planning application received	<b>70</b>	0	0	0	28	28	<b>56</b>	Application received (24/00257) - Outline for up to 90 dwellings, awaiting decision. Phasing remains in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP45	Land known as the former Archway Filling Station, New Dover Road, Capel-le-Ferne (CAP011)	Allocated / Not Started	<b>10</b>	0	0	5	5	0	<b>10</b>	Planning application submitted and awaiting decision, estimates reflect phasing information submitted

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SAP46	Land adjacent Langdon Court Bungalow, The Street, East Langdon (LAN003)	Allocated / Planning application received	<b>40</b>	0	0	0	20	20	<b>40</b>	Application - outline for 40 units (23/00370) resolution to grant in Jan 2024. Awaiting decision. Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP47	Land adjacent to Lydden Court Farm, Church Lane, Lydden (LYD003)	Allocated / Planning application received	<b>30</b>	0	0	0	18	12	<b>30</b>	Outline application received for 23 units (23/01061) awaiting decision. Phasing remains in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP48	Apple Tree Farm and west of Apple Tree Farm, Preston (PRE003/PRE016/ PRE017)	Allocated / Not Started	<b>65</b>	0	0	0	0	28	<b>28</b>	No additional information received. Phased in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP49	Land to the east of Jubilee Road, Worth (WOR006)	Allocated / Not Started	<b>10</b>	0	0	0	0	9	<b>9</b>	Application refused and dismissed on appeal (23/00769) for 30 units. No additional information received. Phased in accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP49	Land to the East of former Bisley Nursery, The Street, Worth (WOR009)	Allocated / Not Started	<b>15</b>	0	0	0	0	9	<b>9</b>	No additional information received. In accordance with Appendix Dii - Local Plan Housing Site Allocations Trajectory
SAP50	Land Adjacent to Short Street, Chillenden (GOO006)	Allocated / Not Started	<b>5</b>	0	0	0	0	5	<b>5</b>	No additional information received. Phasing moved to year 5.
SAP51	Land Opposite the Conifers, Coldred (SHE013)	Allocated / Planning application received	<b>5</b>	0	0	0	5	0	<b>5</b>	Outline application received for 5 units with resolution to grant in March 2023 - awaiting decision.
SAP53	Land at Ringwould - Alpines, Dover Road (RIN002/RIN006)	Allocated / Planning application received	<b>10</b>	0	0	0	0	9	<b>9</b>	Outline application received for 9 dwellings (24/00165) - Awaiting decision. Phasing updated to reflect progress towards consent.

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SAP54	Land at Durlock Road, Staple (STA004)	Allocated / Not Started	<b>3</b>	0	0	3	0	0	<b>3</b>	Land owner / Developer response received in late 2024 - estimates reflect phasing information submitted
SAP55	Beacon Lane Nursery, Beacon Lane, Woodnesborough (WOO005)	Allocated / Planning application received	<b>5</b>	0	0	0	8	0	<b>8</b>	Application for 8 units granted consent in August 2024 23/00521 (outside of monitoring period). Phasing updated to reflect consent.
SAP55	Land south of Sandwich Road, Woodnesborough (WOO006)	Allocated / Not Started	<b>10</b>	0	0	0	0	0	<b>0</b>	Planning application submitted and awaiting decision, estimates reflect phasing information submitted
ANP7a	Agri/Cowans Land (ASH014)	Allocated / Planning application received	<b>95</b>	0	0	0	20	33	<b>53</b>	Two applications: Hybrid application 20/00284 for 37 units - awaiting decision / S106 agreement. Outline - 22/01497 for 53 units - granted May 2024 (outside of monitoring year).
ANP7b	Old Council Yard (ASH015)	Allocated / Not Started	<b>5</b>	0	0	0	0	5	<b>5</b>	No additional information received. Phased in accordance with Appendix Di - Local Plan Trajectory
ANP7c	Land south of Mill Field (ASH003)	Allocated / Planning application received	<b>9</b>	0	0	0	9	0	<b>9</b>	This has consent under 21/01237 granted in July 2024 (outside of monitoring year) Variation of Condition Application 24/01115 received Oct 24 - awaiting decision.
ANP7d	Land North of Molland Lane (ASH004)	Allocated / Not Started	<b>105</b>	0	0	0	0	0	<b>0</b>	No additional information received. Phased in accordance with Appendix Di - Local Plan Trajectory
ANP7e	Land south of Guilton (ASH011)	Allocated / Not Started	<b>9</b>	0	0	0	0	9	<b>9</b>	No additional information received. Phased in accordance with Appendix Di - Local Plan Trajectory
<b>Total</b>			<b>3393</b>	<b>0</b>	<b>32</b>	<b>262</b>	<b>515</b>	<b>473</b>	<b>1282</b>	