

Site & Developer/Agent Details							
Developer/Agent	Hill/Carter Jonas						
Reference	20161896 and 20212075						
Location	Racecourse Plantation, Plumstead Road						
Planning Status	Outline Consent Granted and Reserved Matters Under Consideration						
Description of Development	Erection of up to 300 New Homes and the Creation of a New Community Woodland Park (Outline)						
Site Progress							
Total Homes Completed at 1st April 2021	0	Homes Under Construction at 1st April 2021	0				
Number of Homes Completed by Year							
.							
2016/17	2017/18	2018/19	2019/20	2020/21			
-	-	-	-	-			
.							
Commentary on Site Progress							
Hill have had several pre-application discussions with Thorpe St Andrew Town Council, the LPA, the LLFA and Highways Authority regarding the reserved matters application. Following a public consultation event in September 2021, a reserved matters application was submitted at the end of October 2021.							
Delivery Forecast							
.							
2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29
0	0	0	53	53	53	53	27
.							
Commentary on Delivery Forecast							
Outline application consented for up to 300 dwellings at the site. However, following a thorough review, a reserved matters application for 239 dwellings was submitted, as this is considered achievable considering the technical and design requirements for the site. The reserved matters application is currently under consideration, with approval expected Spring 2022.							
Developer's Declaration							
I confirm that the site is available, viable and can be delivered at the build out rate shown in the delivery forecast.							
Local Authority: Broadland District Council		Planning Agent: Carter Jonas					
Name: Diane Barr		Name: Daniel G Wilson					
Job Title: Spatial Planning Monitoring Officer		Job Title: Development Manager, Hill					
Date: 17 January 2022		Date: 17 January 2022					