



22 August 2023

Framptons
Oriel House
42 North Bar
Banbury
Oxfordshire
OX16 0TH

FAO Mitchell Barnes BA (Hons). MSc, MRTPI

Dear Mitchell

Re: Land North of Brixworth Cricket Club - Use Class E demand

Following on from our recent correspondence, I have given careful consideration towards the proposed new development of units on the land situated north of Brixworth Cricket Club. This is a site and village that I am familiar with having worked for the last 30 years in this area as a Commercial Property Surveyor. During this time I have obtained widespread knowledge of the local property market and have been involved in a number of transactions in Brixworth relating to properties across a range of sectors. This includes the recent marketing of several buildings in the village which have attracted strong levels of demand from occupiers. This point is well evidenced by the advice that I have provided to several clients who own properties within the village. These include industrial units on the Scaldwell Road Industrial Estate and office premises at Ironstone Way where we continue to see high levels of interest from tenants when properties become available on the open market. I am currently marketing office suites at Ironstone House which is in the process of being refurbished but we have already secured two lettings after a short period of marketing with good levels of interest in the remaining suites. Apart from these premises, I am not aware of any other commercial units that are currently available in the village.

Taking these factors into consideration, I am confident that the proposed new development on the land adjoining Brixworth Cricket Club will provide much needed commercial property that will benefit the needs of the local community. This is particularly relevant as the village continues to expand and demand for public services grows. I note from the proposed layout that the site will incorporate a number of commercial units to include various retail properties alongside a spa and wellness centre, office suites and community space. These units will benefit from the prominent location of the site together with its main road frontage onto Northampton Road and generous level of on-site car parking. These facilities will be easily accessible to traffic passing along the A508. Whilst there are existing retail properties within the village to include the new Co-op convenience

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store, the range of services is currently limited with many people leaving the village for shopping and recreational activities. If the units are developed, I would expect strong levels of interest to be generated from tenants many of whom will be locally based and looking to establish or relocate businesses in the village. From my involvement marketing existing buildings in the village, I am aware of the strong interest locally for community and leisure facilities to include a gymnasium, dance school and office suites of up to 2000 sq. ft which are becoming increasingly popular to satisfy modern day hybrid working practices. I would also expect strong interest from retailers who can see the existing demand from local residents for a range of services to include hot and cold food take-aways, cafes, hairdressers, and other uses typically found in such a location.

I consider that these uses will be complimentary to the existing services found within the village and will encourage more activity to take place at a local level. I regularly receive enquiries from individuals and companies asking if we have any available retail units in Brixworth. This demand is particularly strong for food related businesses looking for units of circa 1,000 sq. ft. There are a few local businesses operating within this sector but I am confident that others will join them if the right premises are provided. The proposed new units would satisfy this demand and also cater for the large number of people that visit the nearby Pitsford Reservoir. These comments also apply to the proposed drive-through facility where established operators are looking to expand into new areas. Traditional locations on main roads and out of town retail parks have largely been satisfied and they are now seeking opportunities in secondary locations that benefit from good accessibility and a large amount of passing traffic. I think the subject site has the characteristics that will appeal to operators looking to acquire new sites.

As a primary service village, Brixworth has a crucial role in providing both facilities and employment opportunities that are required to meet local needs. If you look at other service villages such as Long Buckby, Moulton and Woodford Halse, there is far more new development taking place within these areas when compared with Brixworth despite the known demand from residents for a broader range of local amenities. I am therefore confident that if the development proceeds, suitable tenants will be found for the new units and that the site will meet the growing demands of the village and the surrounding locality.

I trust that this brief report is sufficient for your current requirements and provides you with the confidence that if the units are built, there will be strong demand for tenants for these types of property. If you require any additional information at this stage please do not hesitate to contact me.

Kind regards.

Yours sincerely



CHARLES CHURCH BSc (Hons) MRICS
Chartered Surveyor
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Land to be transferred

Drawing no. 10177-02



Land at Victors Barns, Northampton Road, Brixworth

DRAFT Heads of Terms for Planning Obligations

1. The Planning Obligations comprise:
 - i. *Affordable Housing*
 - ii. *Transfer of Cricket and Tennis Club*

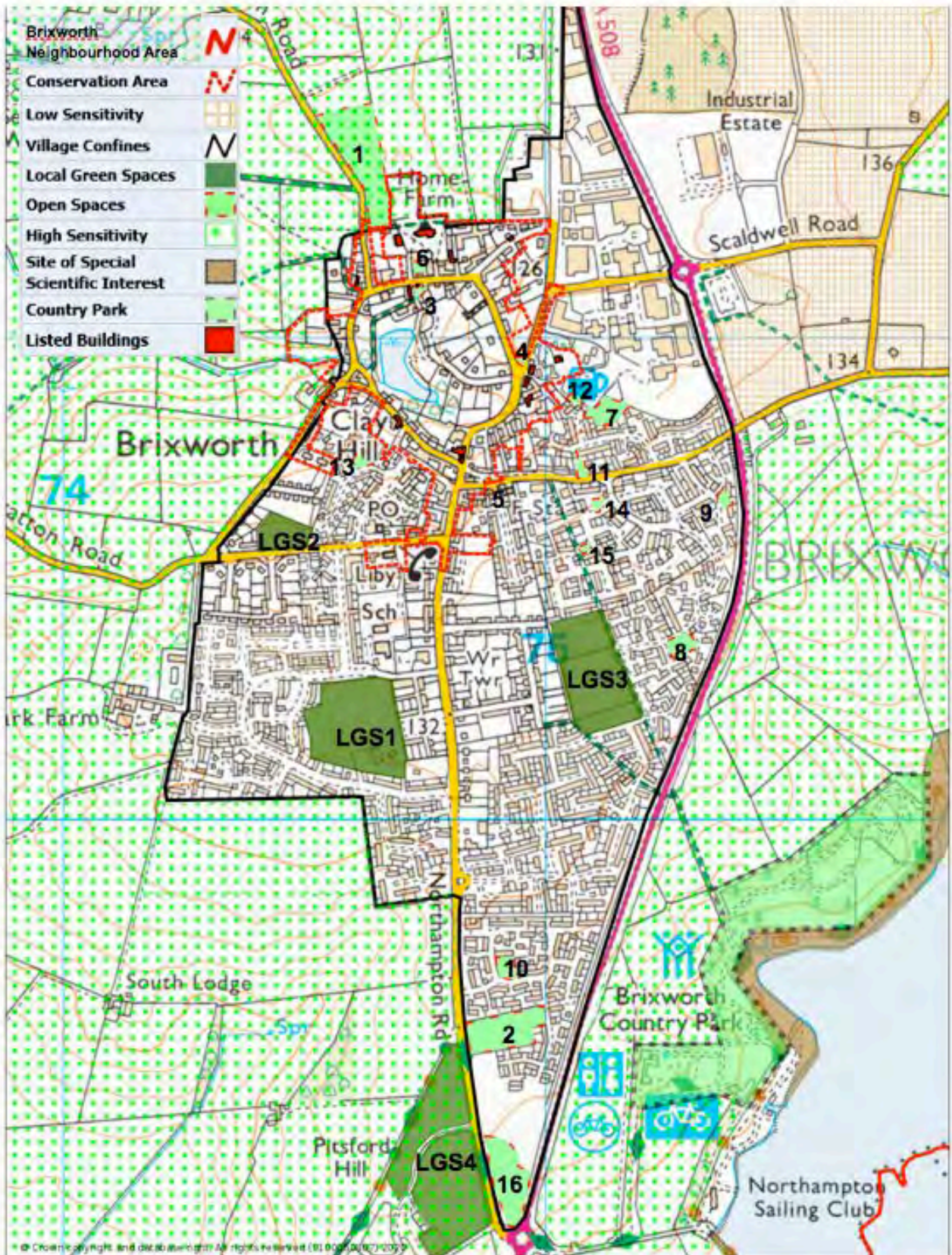
Obligation i. – Affordable Housing

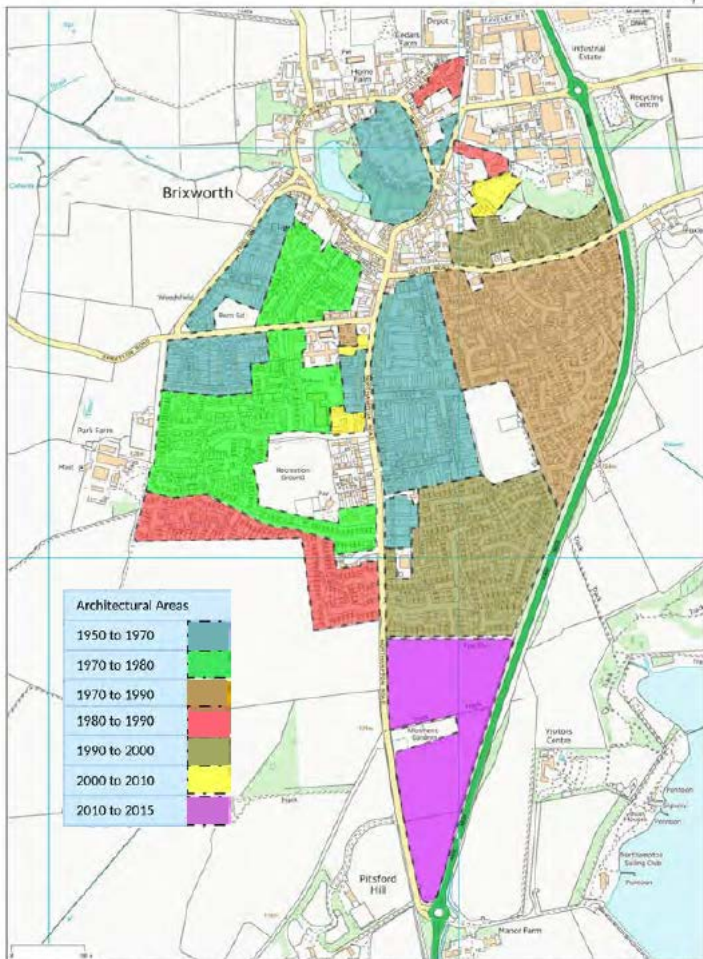
2. Affordable Housing is to comprise 100% of the housing provision on site, and will be provided in accordance with the definition of Affordable Housing within the National Planning Policy Framework.
3. The mix and tenure will be provided in accordance with the housing mix required for affordable homes.
4. Affordable homes will be offered to people who have a local connection. The affordable homes will be marketed in the following manner:
 - i. *For 3 months to persons with a local connection to Brixworth Parish*
 - ii. *Followed by 3 months to those with a local connection to the NN6 postcode;*
 - iii. *and, finally to residents of West Northamptonshire.*

Obligation ii. – Transfer of the Freehold of Brixworth Cricket and Tennis Club

5. Development will not be commenced until the land edged blue (drawing no 10177-02 Land to be transferred plan) is conveyed to a responsible body, at nil cost, for the continued management and use of the Cricket and Tennis Club in perpetuity.

Appendix 1 - Proposals Map 2 - Brixworth Village showing Local Green Spaces and Open Spaces







**West
Northamptonshire
Council**



**Five Year Housing Land Supply Assessment:
Section 5.
Daventry Area (Excluding the NRDA)
April 2023**

Version 1: October 2023

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This report is part of a set of reports for West Northamptonshire.

It covers section 5 only.

Sections 1 to 4, 6 and 7 are published separately

- 1 Context
- 2 National Policy and Practice Guidance
- 3 The approach to Five Year Housing Land Supply in West Northamptonshire
- 4 Assessing Deliverability
- 5 Daventry Area – excluding the NRDA (See details of the contents above)**
- 6 South Area – excluding the NRDA
- 7 Northampton Related Development Area

5 DAVENTRY AREA - EXCLUDING THE NRDA

5.1 Housing Requirement

5.1.1 This part of the assessment relates to the Daventry Area outside of the NRDA. This reflects the intentions of the Core Strategy to ensure that the needs of Northampton are met where that need arises, and hence the definition of the NRDA policy area. This approach is supported by the housing trajectory for the adopted Part 2 local plan for (the former) Daventry District. Further detail on the NRDA is provided in Section 7.

5.1.2 The NPPF (2021) requires a buffer of 5% against the requirement to ensure choice and competition in the market for land. A 20% buffer would apply where there has been significant under delivery over the previous three years, this is tested through the Housing Delivery Test. The latest results were published in January 2022 and demonstrate that all of the former Council areas passed this requirement and therefore WNC is a local authority that should apply the 5% buffer.

5.1.3 The WNJCS sets out the housing requirement for the former Daventry District (outside of the NRDA) from 2011/12 to 2028/29. An assessment of the actual delivery against the need identified in it is set out below;

Table D1: Completions since start of plan period – Daventry Area

Year	Need identified in WNJCS	Actual Delivery	Oversupply/ Undersupply(-) Annual	Cumulative need identified in Core Strategy	Cumulative actual delivery	Cumulative: Oversupply (+) Undersupply (-)
2011/12	145	145	0	145	145	0
2012/13	98	98	0	243	243	0
2013/14	264	265	1	507	508	1
2014/15	350	379	29	857	887	30
2015/16	462	483	21	1319	1370	51
2016/17	465	563	98	1784	1933	149
2017/18	561	644	83	2345	2577	232
2018/19	590	668	78	2935	3245	310
2019/20	580	416	-164	3515	3661	146
2020/21	470	384	-86	3985	4045	60
2021/22	450	254	-196	4435	4299	-136
2022/23	450	311	-139	4885	4610	-275

5.1.4 The WNJCS identifies two components to the housing requirement for the former Daventry District outside of the NRDA. Policy S3 identifies a requirement for about 4,620 dwellings in Daventry town and about 2,360 dwellings in the rural areas – these requirements are combined for the purposes of identifying the 5 year land supply requirement.

5.2 Deliverable Housing Land

5.2.1 Table D5 identifies sites that have full permission or outline permission for minor development and are considered deliverable against paragraph a).

- 5.2.2 Table D5 also identifies outline permissions for major development, sites that have a planning committee resolution to grant permission (subject to completion of a section 106 agreement) and sites allocated in plans; and are considered deliverable against paragraph b).
- 5.2.3 Appendix D2 includes statements of common ground where landowners, promoters and developers have been willing to enter into them. Where statements of common ground have not been obtained, relevant information pertaining to the delivery of major schemes is summarised in Table D5.
- 5.2.4 The assessments have been on the basis of housing land supply information available as at 1 April 2023. The assessment considers the five-year period 2023/24 – 2027/28. The table sets out the net gain in housing expected e.g. where a proposed house would replace an existing house the gain is identified as 0.

Windfall Sites

- 5.2.5 Paragraph 70 of the NPPF states that local planning authorities may make an allowance for windfall sites (defined in the NPPF Glossary as 'sites not specifically identified in the development plan') in the five year supply if they have compelling evidence that they will provide a reliable source of supply. Any allowance should have regard to historic windfall delivery rates and expected future trends.
- 5.2.6 Table D2 illustrates the contribution windfall completions have made towards the former Daventry District annual housing completion figure.
- 5.2.7 This table provides compelling evidence that windfall sites have consistently become available over the last 21 years.
- 5.2.8 The number of windfall completions has ranged from 62 to 258 units in the last 21 years of monitoring. It is evident from this table that windfall sites make a significant contribution to housing completions in the former Daventry District and, therefore, an allowance has been made for this in the 5 year supply.
- 5.2.9 The number of windfall completions has always fluctuated. On average over the last 21 years 135 dwellings have been completed on windfall sites per annum. Rather than use an average from 2001 it is considered more appropriate to use an average over the last 10 years. This gives an annual average of 112 units. The Council has monitored windfall completions on, and not on, garden sites over the last 14 years. This demonstrates that windfall sites continue to come forward on garden windfall sites as well as other windfall sites, and therefore it is appropriate to assume they will continue to do so for the foreseeable future and collectively can form the basis of the anticipated rate of windfall completions.
- 5.2.10 It is expected that windfall completions will continue to come forward over the next few years because:
- policies in the Settlements and Countryside Local Plan (February 2020) allow for continued development that would be counted as windfall
 - The WNJCS contains policies that allow further development in the villages
 - Neighbourhood Plans are being produced which provide for further infill development

- Further windfall development in Daventry town is expected.
- The NPPF promotes a significant increase in the supply of housing
- permitted development rights allow the formation of new dwellings in certain circumstances without the need for planning permission.

5.2.11 For the purposes of the five year calculation, the windfall allowance is only included for years 3, 4 and 5 of the housing supply as it is assumed that all windfall sites likely to be completed in years 1 and 2 have already been through the planning application process.

Table D2: Windfall Completions 2001-2023 (District wide and town/rural) – Daventry Area

Year	District-wide Windfall Completions Total	District-wide Windfall Completions excluding those on garden land	Daventry Town Windfall	Daventry town Windfall (exc garden land)	Rural Areas Windfall	Rural Areas Windfall (exc garden land)
2001/02	185					
2002/03	101					
2003/04	95					
2004/05	183					
2005/06	225					
2006/07	250					
2007/08	258					
2008/09	126	101	19	14	107	87
2009/10	124	107	19	15	105	92
2010/11	71	59	8	7	63	52
2011/12	121	100	35	34	86	66
2012/13	98	86	2	2	96	84
2013/14	90	87	11	11	79	76
2014/15	96	82	1	0	95	82
2015/16	109	90	15	15	94	75
2016/17	60	53	10	10	52	44
2017/18	135	115	42	38	93	77
2018/19	154	149	52	52	102	97
2019/20	121	116	49	48	72	68
2020/21	120	112	49	49	71	63
2021/22	77	72	8	8	69	64
2022/23	158	151	25	25	82	73
Total	2959	1481	345	328	1266	1100
Average	135	99	23	22	84	73
Average over last 10 years	112	103	26	26	81	72
Average over WNJCS plan period (2011 onwards)	112	101	25	24	83	72

5.3 Allowance for Future Potential Lapsed Permissions

- 5.3.1 Any application which expired prior to 1st April 2023 and was not renewed has been deleted from the supply of planning permissions.
- 5.3.2 In the last monitoring year (22/23) 13 planning permissions lapsed. These permissions related to 18 units.
- 5.3.3 Table D3 below identifies the number of lapses since the start of the plan period.

Table D3: Lapsed Permissions since start of plan period – Daventry Area

Year	Number of permissions	Number of Units
2011/12	23	30
2012/13	14	15
2013/14	11	19
2014/15	12	24
2015/16	11	12
2016/17	5	6
2017/18	13	42
2018/19	20	22
2019/20	23	33
2020/21	11	13
2021/22	19	24
2022/23	13	18
Average		21

5.3.4 This provides an average of 21 units per annum. Using this average for the next five years provides a potential lapse of 105 units. An allowance for potential future lapses is provided for in table D4. As noted above all sites of 10 units or more have been carefully assessed, including working with the developer/promoter where possible and necessary to identify an anticipated build out rate. There is therefore no need, and no justification for applying a lapse rate to these sites.

5.4 The Five Year Supply

5.4.1 Table D4 below sets out the housing requirement for the former Daventry District outside of the NRDA, then the various components of the available supply – this forms the assessment of the five year supply.

5.4.2 Table D4 demonstrates that there is a 5 year supply of housing land in the former Daventry District outside of the NRDA.

Table D4: Housing Supply

Code	Supply/requirement	Dwellings
A	Housing Requirement 2023/24 -2027/28 See appendix D1 for details	2065
	Plus 5% as required by NPPF Equals	<u>+103</u> 2168
B	Total Requirement 2023/24-2027/28 Annualised Requirement	2168 434
C	Supply of deliverable sites (Total from Table D7)	
	Sites with detailed planning permission and minor development:	
	Daventry town 879	1169
	Rural Areas 290	
	Allocated sites, sites with outline planning permission and other sites expected to come forward:	
	Daventry town 1019	1026
	Rural Areas 7	
D	Plus expected contribution from windfall sites (See Table D2)	+336
E	Less allowance for potential future lapsed permissions (See Table D3)	-105
F	Deliverable Supply (C+D-E)	=2,426
G	Number of Years Supply F/ Annualised requirement in row B	5.6 Years

5.4.1 This assessment demonstrates that there is in excess of a 5 year supply of deliverable land for housing.

5.5 Affordable Housing

5.1.1 The WNJCS sets out a requirement for 1,500 affordable dwellings in the plan period.

5.1.2 The majority of these dwellings will be delivered as part of market led schemes. It is therefore appropriate that the affordable requirement follows the overall housing trajectory. This is set out in table D5.

5.1.3 Table D5 demonstrates that the affordable requirement has been met in several years since the start of the plan period. Overall, from the start of the plan period there has been an over delivery of 2 dwellings.

Table D5: Affordable Housing Completions since start of plan period – Daventry Area

Year	Need identified in WNJCS	Actual Delivery	Oversupply/ Undersupply(-) Annual	Cumulative need identified in Core Strategy	Cumulative actual delivery	Cumulative: Oversupply (+) Undersupply (-)
2011/12	31	25	-6	31	25	-6
2012/13	21	27	6	52	52	0
2013/14	57	59	2	109	111	2
2014/15	75	82	7	184	193	9
2015/16	99	90	-9	283	283	0
2016/17	100	186	86	383	469	86
2017/18	120	97	-23	504	566	62
2018/19	127	196	69	630	762	132
2019/20	125	82	-43	755	844	89
2020/21	101	93	-8	856	937	81
2021/22	97	57	-40	952	994	42
2022/23	97	57	-40	1049	1051	2

5.1.4 Table D6 identifies the sites where delivery of affordable housing is expected in the 5 year period.

Table D6: Anticipated Delivery of Affordable Housing 2023-28 - Daventry Area

Address	Planning Reference	Expected Delivery 2023-28
Daventry – Micklewell Park Phase 1	DA/2014/0869	14
Daventry – Micklewell Park Phase 2	DA/2018/0526	97
Daventry – Micklewell Park Farmstead	Allocation	22
Daventry – Micklewell Park Northern Extension	Allocation	16
Daventry – Middlemore Site 7	Allocation	30
Daventry – Welton Road	DA/2017/0237	17
Daventry – South West	DA/2019/1000	35
Daventry - South West	DA/2022/0800	65
Daventry – South West	Allocation	107
Daventry – North East	Allocation	80
Creton – Teeton Lane	DA/2018/1129	7
Long Bucky – Blinklow Close	WND/2022/0481	6
Norton, Gouldens View	DA/2020/0170	2
Ravensthorpe	WND/2022/0481	5
Staverton	WND/2021/0378	6

Table D7: Deliverable Sites

Key:

Column Heading	Notes
U/C	Indicates if site was under construction on 1 st April 2023. Y=Yes, N=No
Suitable:	ARM = Approval of Reserved Matters Allocation WNJCS = Allocated in the West Northamptonshire Joint Core Strategy (December 2014) Allocation S & C = Allocated in the Settlements and Countryside Local Plan (February 2020) Resolution = resolution by planning committee to grant permission subject to completion of section 106 agreement
Available 1;	Owned by developer/known interest/advertised for sale. Y=Yes, N=No
Available 2:	No known legal or ownership constraints. Y=Yes, N=No
Achievable:	Reasonable prospect of delivery in the next five years. Y=Yes, N=No
NPPF:	A = paragraph a) of Annex 2, B= paragraph b) of Annex 2
Other Notes:	
NRDA	Site is within the Northampton Related Development Area – included for information only, subject to separate assessment of five year supply
SOCG	A Statement of Common Ground is provided in appendix D2

DAVENTRY TOWN

Address 1	Address 2	Ward	U/C	Suitable	Available 1 Available 2 Achievable Deliverable	Application No.	Total Units Net	Units pre 1 st April 2023	NPPF a No. of units 2023-28	NPPF b No of units 2023-28	Units post 2028	Notes
Monksmoor Farm, Phase 5	Welton Lane	Abbey North	Y	ARM NMA	Y-Y-Y-Y	2020/0245 2020/0010 2019/0300	114	94	20			Crest Nicholson Final phase of scheme for 1,000 units, already well underway. Scheme has been built out at over 100 units p.a.
Site 7, Land off Farnborough Dive	Middlemore	Abbey North	Y	Full	Y-Y-Y-Y	2016/1180	307			122		
84 London Road		Abbey South	Y	Lawful Dev Cert Full	Y-Y-Y-Y	2020/0844 2006/0325	10		10			
Hawkhill	Astbury Close	Abbey South	N	Full	Y-Y-Y-Y	2017/1049 WND/2021/0607	4		4			
Land at	Welton Road	Abbey South	N	Full	Y-Y-Y-Y	2017/0237	67		67			Start made on the site.
68 High Street		Abbey South	N	Prior Approval	Y-Y-Y-Y	2020/0004	1		1			
44-46	High Street	Abbey South	N	Full	Y-Y-Y-Y	2020/0016	4		4			
Land At 35	Park Leys	Abbey South	N	Full	Y-Y-Y-Y	2020/0293	1		1			
Land R/O 12 & 14	The Inlands	Abbey South	Y	Full	Y-Y-Y-Y	2021/0291	4		4			
7 Foundry Walk			Y	Full	Y-Y-Y-Y	WNDPD/2022/0038 WND/2022/1059	2		2			
Garages adj	3 Avon Close	Drayton	N	Full	Y-Y-Y-Y	2017/0900	2		2			
Garages r/o 21 to 28 Waveney Close	The Grange	Drayton	N	Full	Y-Y-Y-Y	2017/0902	2		2			
Daventry South West		Drayton	Y	Full	Y-Y-Y-Y	2019/1000	140	8	132			Development underway by Bellway. 8 units built, remainder can comfortably be completed in next five years.
Daventry South West		Drayton	N	Outline	Y-Y-Y-Y	2019/0750	878			426		Adjacent site (part of same allocation) under construction. Part of this site has a Reserved Matters application which is expected to be determined shortly. Developers previously indicated strong delivery for this site, but not responded this year. Given that this is a tested market and delivery on adjacent site it is reasonable to assume completion of this permission in the next five years.
Daventry South West		Drayton	N	ARM	Y-Y-Y-Y	2022/0800	222		222			Reserved Matters approved. Adjacent site (part of same allocation) under construction. Developers previously indicated strong delivery for this site, but not responded this year. Given that this is a tested market and delivery on adjacent site it is reasonable to assume completion of this permission in the next five years.
Land r/o 28 Western Avenue		Drayton	Y	ARM Outline	Y-Y-Y-Y	WND/2021/0392 2019/0303	1		1			
Land to rear of 30 Western Avenue			N	Full	Y-Y-Y-Y	WND/2022/0275	1		1			
Badby Park Rehabilitation Centre	Badby Road West		N	NMA	Y-Y-Y-Y	DA/2018/0371 WNMA/2021/0045	11		11			
Daventry North East		Hill	N	Allocation WJCS	Y-Y-Y-Y	N/A	3600	0		320		See SoCG
Phase 1 Micklewell Park	Off Ashby Road	Hill, Braunston & Welton,	Y	RM	Y-Y-Y-Y	2018/0140	106	57	49			

Phase 2 Micklewell Park	Off Ashby Road	Hill, Braunston & Welton,	N	RM	Y-Y-Y-Y		344	0	344			Reserved Matters approved. Same developer (Orbit) is currently developing Phase 1. Given that this is a tested market it is reasonable to assume that this phase can be completed in the five year period.
Micklewell Park Extension – Farmstead	Off Ashby Road	Hill, Braunston & Welton,	N	Allocation S & C	Y-Y-Y-Y	N/A	70	0	0	86		See SoCG
Mickelwell Park extension – northern	Off Ashby Road		N	Allocation S & C	Y-Y-Y-Y	N /A	180	0	0	65	156	See SoCG
Garages adj	1-4 Collingwood Way	Hill	N	Full	Y-Y-Y-Y	2017/0901	2	0	2			
Total										879	1019	

Parish	Address 1	Address 2	U/C	Suitable	Available 1 & 2 Achievable	Application No.	Total Units (net)	Units pre-1 st April 2023	NPPF a No. of units 2023-28	NPPF b No of units 2023-28	Units post 2028	Notes
Badby	United Reformed Chapel	Chapel lane	Y	Full	Y-Y-Y Y	WND/2022/0098	1		1			
Barby	Land North of	56 Rugby Road	Y	Full	Y-Y-Y-Y	2018/1119	1		1			
Barby	Land adj	Bridle Lodge	N	Full	Y-Y-Y-Y	2019/1015	1		1			
Barby	31 Kilsby Road		N	Full	Y-Y-Y-Y	2021/0165	1		1			
Barby	3 Star Corner		Y	Full	Y-Y-Y-Y	2021/0226	1		1			
Barby	Barby Woodbridge Small-holding	Onley Lane	N	Prior approval	Y-Y-Y-Y	WNPD/2021/0015	1		1			
Barby	The Cavans	Barby Lane	N	Full	Y-Y-Y-Y	DA/2020/0469	0		0			
Boughton	Land At Quietways	Humfrey lane	Y	Full	Y-Y-Y-Y	2020/1065 2019/0055	1		1			
Boughton	The Old House	Church Street	N	Full	Y-Y-Y-Y	2020/0378	1		1			
Boughton	NRDA - Land at Brampton Lane	(Buckton Fields)	N	ARM	Y-Y-Y-Y	Various						
Boughton	Orchard Cottage	Moulton Lane	N	Full	Y-Y-Y-Y	WND/2021/0568	1		1			
Boughton	Monkton Cottage	Moulton Lane	Y	Full	Y-Y-Y-Y	WND/2021/0854	1		1			
Boughton	Bunkers Hill Farm	Moulton Road, Pitsford	N	Full	Y-Y-Y-Y	WND/2021/0766	1		1			
Braunston	The Grange	Welton Road	N	Full	Y-Y-Y-Y	WND/2021/0842 2020/0581	1		1			
Brington- Little	The Old Butchery	Main Street	N	Full	Y-Y-Y-Y	WND/2021/0421	1		1			
Brington- Little	Barns at Church House Farm	Steeple Lane	N	Full Prior approval	Y-Y-Y-Y	WND/2023/0062 WNPD/2021/0026	1		1			
Brington Little	Barns at Church House Farm		N	Full	Y-Y-Y-Y	DA/2021/0038	1		1			
Brixworth	Mabbutts Yard		Y	Full	Y-Y-Y-Y	2013/0066	9		9			
Brixworth	Brixworth Nursery Farm	Holcot Road	Y	Full	Y-Y-Y-Y	2015/0286	10		8			
Brixworth	Victors Barn		N	Outline		2018/1046	47		0			
Brixworth	Adj 4 Kennel Terrace		N	Full	Y-Y-Y-Y	WND/2022/0605	1		1			
Byfield	The Grove	42 Banbury Lane	N	Full	Y-Y-Y-Y	WND/2022/0981	1		1			
Canons Ashby	Crockwell Farm	Eydon road	N	Prior Approval	Y-Y-Y-Y	2020/0083	1		1			
Catesby	Catesby Lodge Farm	Upper Catesby	N	Prior Approval	Y-Y-Y-Y	2021/0014	1		1			
Catesby	The Gables	Upper Catesby	N	Prior Approval	Y-Y-Y-Y	WNPD/2022/0035	1		1			
Church Brampton	Everglades	Golf Lane	N	Full	Y-Y-Y-Y	WND/2022/0486	0		0			
Church Brampton	Rydal House	Golf Lane	N	Full	Y-Y-Y-Y	WND/2022/0645	0		0			
Church Stowe	Land to rear of Bank House	Main Street	N	Full	Y-Y-Y-Y	2021/0356	1		1			
Clay Coton	Stanford Mear Farm	Stanford Road	N	Full	Y-Y-Y-Y	WND/2021/0642	1		1			
Clipston	Land adj Hophorns	28 Harborough Road	N	Full	Y-Y-Y-Y	2020/0774	1		1			
Clipston	Land off Sibbertoft Road		Y	ARM	Y-Y-Y-Y	WND/2021/0749	0		0			
Clipston	Clipston Grange Farm	Kelmarsh Road	N	Full	Y-Y-Y-Y	WND/2021/0614	0		0			
Cold Ashby	Land at	Manor Farm	N	Full ARM	Y-Y-Y-Y	WND/2021/0015 2019/0385	5		5			
Cold Ashby	Cedars Farm	Thornby Road	N	Full	Y-Y-Y-Y	2017/0948	5		5			
Cold Ashby	Buildings at Fieldfare	Stanford Road	N	Prior Approval	Y-Y-Y-Y	2020/0013	1		1			
Cold Ashby	The Piggery	Stanford Road	N	Full	Y-Y-Y-Y	WND/2021/0934	1		1			
Creaton	Land off Teeton Lane		N	Full	Y-Y-Y-Y	2018/1129	18		18			
Creaton	Clay Cottage	Hollowell Road	N	Full Prior Approval	Y-Y-Y-Y	WND/2021/0715 2021/0009	1		1			
Creaton	Green Farm House	28 The Green	N	Full	Y-Y-Y-Y	WND/2021/0709	1		1			
Crick	The Retreat	62 Main Road	Y	Full	Y-Y-Y-Y	2018/0696	1		1			
Crick	Bungalow Farm	Watford Road	N	Full	Y-Y-Y-Y	2021/0142	1		1			
Crick	Barns at Field House Farm	Watford Road	N	Full	Y-Y-Y-Y	WND/2022/0451	1		1			
East Farndon	Hillside	Main Street	Y	Full	Y-Y-Y-Y	2020/0646	1		1			
East Farndon	Greenfields	Marston lane	N	Full	Y-Y-Y-Y	2021/0140	2		2			

East Haddon	Grange Cottage	West Haddon Road	N	Full	Y-Y-Y-Y	2019/0500 2018/0916 2017/1090	1		1			
East Haddon	East Haddon Spinney Barns	Holdenby Road	Y	Full	Y-Y-Y-Y	2020/1194	1		1			
East Haddon	First Pikes Farm	Holdenby Road	N	Prior Approval	Y-Y-Y-Y	2020/0084	1		1			
East Haddon	Storage Barn, Middleton House	St Andrews Road	N	Full	Y-Y-Y-Y	WND/2022/0750	1		1			
Flore	21 Nether Lane		N	Full	Y-Y-Y-Y	WND/2021/0258	2		2			
Gulfsborough	Land at Dripwell House	High Street	Y	Full	Y-Y-Y-Y	2021/0345	2		2			
Gulfsborough	Land off Church Way		N	Full	Y-Y-Y-Y	WND/2021/0093	1		1			
Hannington	Henrys of Hannington	Red House Lane	Y	Full	Y-Y-Y-Y	2016/0797 2015/0297 2014/0939 2014/0469	6		6			
Hannington	Buildings off Poplars Farm Close		N	Prior Approval	Y-Y-Y-Y	2020/0015	1		1			
Harlestone	NRDA - Land at Duston Road		N	Outline, ARM	Y-Y-Y-Y	Various						
Hellidon	Land off Little Back Lane		Y	Full	Y-Y-Y-Y	2020/0321 2017/0555	1		1			
Holcot	Land Adj 42 Moulton Road		N	Full	Y-Y-Y-Y	WND/2021/0891	1		1			
Holdenby	Barn adj Mill House	Holdenby Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2022/0005	1		1			
Kilsby	Hunt House	33 Main Road	N	Full	Y-Y-Y-Y	2020/0064	1		1			
Kilsby	10 Ashby Road		N	Full	Y-Y-Y-Y	2021/0338	0		0			
Long Buckby	Land east of	Station Road	N	NMA ARM Outline	Y-Y-Y-Y	2019/0068 2015/0666 2012/0138	107	101	6			
Long Buckby	Leighton Lodge	West Haddon Road	N	Prior Approval	Y-Y-Y-Y	2020/0072	2		2			
Long Buckby	PHI Design Ltd	Miles Lane	Y	Full	Y-Y-Y-Y	2015//0898	2		2			
Long Buckby	Church Farm	Church Street	N	Full	Y-Y-Y-Y	2020/0409	2		2			
Long Buckby	Southolm	15 Station Road	N	Outline	Y-Y-Y-Y	2020/0309	4		4			
Long Buckby	Rye Hill Farm, Norton Junction	Long Buckby Wharf	N	Full	Y-Y-Y-Y	2020/0298	4		4			
Long Buckby	Land at The Shieling	46 West Street	N	Outline	Y-Y-Y-Y	2020/0605	3		3			
Long Buckby	Land off Blinkow Road		N	ARM	Y-Y-Y-Y	WND/2022/0481 2020/0478	16		16			
Long Buckby	Land at Eastholme	12 East Street	Y	Full	Y-Y-Y-Y	WND/2021/0040	1		1			
Long Buckby	Land adj Hampi	Salem	N	ARM Outline	Y-Y-Y-Y	WND/2022/0290 WND/2021/0312	1		1			
Long Buckby	Buildings at Dewis Lodge Farm	Brington Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2021/0016	2		2			
Long Buckby	Land off West Haddon Road		N	Full	Y-Y-Y-Y	DA/2020/0651	1		1			
Long Buckby	Old Coopers	Lodge lane	N	Full	Y-Y-Y-Y	WND/2022/0292	0		0			
Maidwell	Land adj The Banks	Harborough Rd	N	Outline	Y-Y-Y-Y	WND/2021/0333	1		1			
Maidwell	Land adj Bold Cottage	Draughton Road	N	Full	Y-Y-Y-Y	2020/0086	4		4			
Maidwell	Blueberry Barn	Blueberry Farm	N	Prior approval	Y-Y-Y-Y	WND/2021/0025	1		1			
Maidwell	Manor Farm Bungalows	Harborough Road	N	Full	Y-Y-Y-Y	WND/2021/0903	1		1			
Marston Trussell	Field House	Thorpe Lubenham Hall	Y	Full	Y-Y-Y-Y	WND/2021/0646	1		1			
Moulton	Land R/O The Spinney	1 The Avenue	N	RM	Y-Y-Y-Y	2019/1043 2016/1195	1		1			
Moulton	Building at	Boughton Fair Lane	N	Full	Y-Y-Y-Y	2019/0883	1		1			
Moulton	38 Thorpeville		N	Full	Y-Y-Y-Y	WND/2022/0467 WND/2021/0476 2019/0795	3		3			
Moulton	Buildings at Slade Farm	Holcot Road	N	Full	Y-Y-Y-Y	2021/0150	1		1			

Moulton	18a Thorpeville		N	Full	Y-Y-Y-Y	WND/2021/0277	2		2			
Moulton	Land at White Oaks	41 Park View	N	Full	Y-Y-Y-Y	WND/2021/0671	1		1			
Moulton	Clovelly	16 Thorpeville	N	Full	Y-Y-Y-Y	WND/2022/0096	2		2			
Moulton	Oakdene	59 Park View	Y	Full	Y-Y-Y-Y	WND/2022/0465	2		2			
Moulton	Woodlands	20 Thorpeville	N	Full	Y-Y-Y-Y	WND/2022/0265	14		14			
Naseby	New House Farm	Kelmarsh Road	N	Full	Y-Y-Y-Y	2021/0275	4		4			
Naseby	Shuckburgh Farm	Welford Road	N	Full	Y-Y-Y-Y	WND/2021/0233	1		1			
Naseby	Barn at New House Farm	Kelmarsh Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2022/0002	2		2			
Newnham	Land off Weedon Road	Willow Barn	Y	Full	Y-Y-Y-Y	2020/0125 2019/0047	1		1			
Newnham	Chayomer	The Green	N	Full	Y-Y-Y-Y	WND/2022/0649	1		1			
Norton	Cedar View	The Broadway	Y	Full	Y-Y-Y-Y	2017/1111	1		1			
Norton	Noborough Farm	Weedon Lane	Y	Prior approval	Y-Y-Y-Y	2020/0080	1		1			
Norton	Land at Gouldens View		N	Full	Y-Y-Y-Y	2020/0170	12	10	2			
Old	Building off Cleavers Lane		N	Prior Approval	Y-Y-Y-Y	2020/0071	1		1			
Old	Building off Mill Lane		N	Prior Approval	Y-Y-Y-Y	2021/0005	1		1			
Overstone	NRDA - Overstone Leys		Y	Part outline, part RM	Y-Y-Y-Y	Various						
Overstone	NRDA - Overstone Green		N	Allocation	Y-Y-Y-Y							
Overstone	Church Farm Barns	Overstone Park	N	Full	Y-Y-Y-Y	WND/2021/0567	0		0			
Overstone	Courtlands	67 Sywell Road	N	Full	Y-Y-Y-Y	WND/2022/0176	0		0			
Overstone	Land at Whistfield Stables	Overstone Park	N	Full	Y-Y-Y-Y	WND/2022/0865	0		0			
Pitsford	Barn at Moulton Road		N	Prior Approval	Y-Y-Y-Y	2020/0014	1		1			
Pitsford	Land to rear of Wicketts	High Street	N	Full	Y-Y-Y-Y	2021/0101	1		1			
Pitsford	Land adj. Highfield		N	Full	Y-Y-Y-Y	WND/2022/0420 2021/0546	1		1			
Preston Capes	Low Barn, Hall Farm House	Charwelton Road	N	Full	Y-Y-Y-Y	2020/0551	1		1			
Ravensthorpe	Lingles Farm	West Haddon Road	Y	Full	Y-Y-Y-Y	2018/0549	13		13			
Scaldwell	Building at	Old Road	N	Prior Approval	Y-Y-Y-Y	2021/0020 2019/0079	1		1			
Sibbertoft	Sulby Lodge Farm	Welford Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2021/0043	1		1			
Spratton	1 Smith Street		N	Full	Y-Y-Y-Y	2020/0709	1		1			
Spratton	Barn adj Mill House	Holdenby Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2022/0005	1		1			
Spratton	Land Adj. 25 Holdenby Road		N	Full	Y-Y-Y-Y	WND/2022/1014	1		1			
Staverton	Land off	Braunston Lane	N	Outline Reserved Matters	Y-Y-Y-Y	2019/0579 WND/2021/0378	15		15			
Staverton	Staverton Acres	Shuckburgh Road	N	Prior Approval	Y-Y-Y-Y	2020/0064	1		1			
Staverton	Workshop	Badby Lane	N	Full	Y-Y-Y-Y	WND/2021/0388	1		1			
Stowe (Church)	Land r/o Bank House	Main Street	N	Full	Y-Y-Y-Y	2018/0386 2021/0356	1		1			
Sulby	Former Operations Block	Sulby Hall Old Drive	Y	Full	Y-Y-Y-Y	2019/0142	1		1			
Sulby	Land south of Welford Road	Sibbertoft	N	Full	Y-Y-Y-Y	2017/0872	1		1			
Sulby	Welord Grange Barn	Naseby Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2021/0021	1		1			
Sulby	Tatu Buildings, Sulby Covert	Welford Road	N	Prior Approval	Y-Y-Y-Y	2019/0020	1		1			
Teeton	Barns at Hall Farm	Creaton Road	N	Full	Y-Y-Y-Y	WND/2022/0485	3		3			
Walgrave	Barns at Red Lodge	Broughton Road	N	Prior Approval	Y-Y-Y-Y	WND/2021/0310 2020/0070	4		4			
Walgrave	Rectory Farm House	Kettering Road	N	Full	Y-Y-Y-Y	WND/2021/0171	3		3			
Watford	The Old Lodge	Crick Road	N	Outline	Y-Y-Y-Y	2020/0122	0		0			
Watford	Land Adj. 10 Main Street		N	Full	Y-Y-Y-Y	WND/2022/0985	1		1			
Weedon	Land adj 21 Croft Way		Y	Full	Y-Y-Y-Y	WND/2021/0413	1		1			
Weedon	38-40 High Street		N	Full	Y-Y-Y-Y	WND/2021/0167	3		3			
Welford	Barns at Ashby Lodge	Northampton Road	N	Prior Approval	Y-Y-Y-Y	WNPDP/2021/0012	2		2			

Welford	Old Talbot House	13 High Street	Y	Full	Y-Y-Y-Y	2020/0555	1		1			
Welford	Agricultural Buildings	Northampton Road	N	Prior approval	Y-Y-Y-Y	WNPD/2022/0009	2		2			
Welton	The Wilderness	Churchill Road	Y	Full	Y-Y-Y-Y	2010/0833	3		3			
Welton	Teds Barn		Y	Full	Y-Y-Y-Y	2014/0791	1		1			
Welton	Land at	22 Churchill Road	N	Outline	Y-Y-Y-Y	2020/0735	1		1			
Welton	Manor Farm Place	Welton Lane	Y	Prior Approval	Y-Y-Y-Y	2021/0006	1		1			
Welton	The Barn	Welton lane	Y	Prior Approval	Y-Y-Y-Y	2021/0016	3		3			
Welton	The Barn	Welton Lane	Y	Prior Approval	Y-Y-Y-Y	WNPD/2022/0034	0		0			
West Haddon	West Haddon Grange	Yelvertoft Road	N	Prior Approval	Y-Y-Y-Y	2019/0042	1		1			
West Haddon	Land at Treetops	8 Northampton Road	N	Full	Y-Y-Y-Y	WND/2021/0471 2020/0517	1		1			
West Haddon	Tanglewood	1 Foxhill Road	N	Full	Y-Y-Y-Y	2020/0967	1		1			
West Haddon	Neighbourhood plan	Allocations	N	Allocation	Y-Y-Y-Y		7			7		
West Haddon	Hancocks	West Haddon Hall Farm	N	Full	Y-Y-Y-Y	2020/1011	1		1			
West Haddon	Land adjoining almshouses	Crick Road	N	Full	Y-Y-Y-Y	DA/2020/1040	6		6			
Whilton	Home Farm	Manor Lane	N	Full	Y-Y-Y-Y	2021/0316	1		1			
Whilton	Home Farm Barns	Manor Lane	N	Prior Approval	Y-Y-Y-Y	WNPD/2022/0001	2		2			
Winwick	Workshop, The Tithe Barn	Elkington Road	N	Full	Y-Y-Y-Y	WND/2022/0401	1		1			
Woodford Halse	The Poplars	Eydon Road	N	Full	Y-Y-Y-Y	2019/0501	0		0			
Yelvertoft	Barn at Wards Lane		N	Full	Y-Y-Y-Y	2020/0393	1		1			
Yelvertoft	The Pump House	84 High Street	N	Full	Y-Y-Y-Y	WND/2021/0403	1		1			
Yelvertoft	Old Mill House	60 Elkington Road	N	Full	Y-Y-Y-Y	WND/2021/0603	0		0			
Yelvertoft	Land to West of Strawfield House	Hillmorton Lane	N	Full	Y-Y-Y-Y	WND/2021/0946	9		9			
Sub-total									290	7		

Appendices

Appendix D1 - Housing Requirement identified in the West Northamptonshire Joint Core Strategy

This appendix identifies the housing requirement as set out in the WNJCS.

The housing requirement in the WNJCS is set out in policy S3.

The policy is underpinned by a housing trajectory that is set out in appendix 3 of the WNJCS. That appendix provides an expected completion rate on a year-by-year basis, as set out in the table below.

Table D1.1 Delivery and Need in the plan period

Year	Delivery and need for DDC outside NRDA (Taken from appendix 3 of WNJCS)	Actual completions	Oversupply/ Undersupply
2011/12	145	145	0
2012/13	98	98	0
2013/14	264	265	+1
2014/15	350	379	+29
2015/16	462	483	+21
2016/17	465	563	+98
2017/18	561	644	+83
2018/19	590	668	+78
2019/20	580	416	-164
2020/21	470	384	-86
2021/22	450	254	-196
2022/23	450	311	-275
Total			

Table D1.2 Need for the next five years

Year	Need for DDC outside NRDA (Taken from appendix 3 of WNJCS)
2023/24	430
2024/25	425
2025/26	325
2026/27	300
2027/28	310
Total	1790

Appendix D2 Statements of Common Ground

Housing Land Availability Report April 2023
Statement of Common Ground
between:
(i) West Northamptonshire Council, the local planning authority;
and
(ii) David Wilson Homes and Davidsons Developments Limited
in relation to:
Daventry North East

1. The planning status of the site

Phases with Detailed permission – falling within part a¹:

No part of this site has detailed permission.

Phases with Outline permission, allocations – falling within part b²:

An outline planning application has been submitted, but is not yet determined.

Table 1 – Detail of planning status

Type	Reference	Status	a. ³ No. of Units	b. ⁴ No. of Units	Notes
Outline	DA/2020/0100	NYD		3400	Allocated in the West Northamptonshire Joint Core Strategy

APP=Approved, NYD = Not Yet Determined, AIP = Approved in Principle, RTG = Resolution to Grant

2. Any relevant information about financial viability affecting the commencement of development.

Viability issues are being considered as part of the determination of the outline planning application.

3. Any relevant information about site ownership and access constraints affecting site assessment or the commencement of development.

¹ See Annex 2 of the NPPF - definition of 'Deliverable'

² See Annex 2 of the NPPF - definition of 'Deliverable'

³ See Annex 2 of the NPPF - definition of 'Deliverable'

⁴ See Annex 2 of the NPPF - definition of 'Deliverable'

There are no issues.

4. Any relevant information about infrastructure provision necessary to support / enable the development.

Any infrastructure requirements will be dealt with as part of the determination of the outline planning application.

5. Deliverability assessment

Tables 2a and b below shows actual/anticipated progress towards housebuilding

Actions for outline	Anticipated Date
Determination period for outline application	December 2023
Preparation, submission and determination of first Reserved Matters Application	March 2024 – Sept 2024
Ground works and initial infrastructure	Sept 2024 – June 2025
Commence house building	July 2025
First dwelling completions	June 2026

Actions for Reserved Matters	Anticipated Date
Phase 1 Reserved Matters Application submitted	March 2024
Phase 1 Reserved Matters application determined	June 2024
Phase 2 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 2 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 3 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 3 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 4 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 4 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 5 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 5 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 6 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 6 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 7 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 7 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 8 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 8 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 9 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 9 Reserved Matters application determined	<i>Dependent on outline approval</i>

Actions for Reserved Matters	Anticipated Date
Phase 10 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 10 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 11 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 11 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 12 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 12 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 13 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 13 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 14 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 14 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 15 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 15 Reserved Matters application determined	<i>Dependent on outline approval</i>
Phase 16 Reserved Matters Application submitted	<i>Dependent on outline approval</i>
Phase 16 Reserved Matters application determined	<i>Dependent on outline approval</i>

Table 3 below sets out anticipated completion rates.

Year	Actual or Predicted	Number of dwells
2023/24	Predicted	0
2024/25	Predicted	0
2025/26	Predicted	50
2026/27	Predicted	120
2027/28	Predicted	150
Total in 5 year period	Predicted	320
2028/29	Predicted	200 per annum

Year	Actual or Predicted	Number of dwells
to 2040/41		2,600 in total
2041/42 to 2044/45	Predicted	200 per annum 680 in total
Grand To- tal	Predicted	3,600

On behalf of David Wilson Homes:

Type Name: Pritesh Shah

Position: Head of Planning (David Wilson Homes South Midlands)

Date: 29 March 2023

and

Davidsons Developments Limited

Type Name: Melissa Balk MRTPI

Position: Senior Planning Manager

Date: 30 March 2023

On behalf of West Northamptonshire Council:

Type Name: Richard Wood

Position: Interim Head of Planning Policy

Date: 6th April 2023

**Housing Land Availability Report April 2023
Statement of Common Ground**

between:

**(i) West Northamptonshire Council, the local planning authority;
and**

**(ii) Barton Willmore
in relation to:**

Farmstead, Mickle Well Park, Daventry (the Site)

(Policy HO2 of the Settlements and Countryside Local Plan (February 2020))

1. The planning status of the site

The Site forms part of a wider allocation under policy HO2, the balance of the allocation being referred to as the Northern Extension.

(a) Phases with Detailed permission – falling within part a⁵

No part of the Site has detailed permission. The adjacent site, Mickle Well Park has detailed permission for 450 dwellings and is under construction by Orbit Homes Ltd (Orbit).

(b) Phases with Outline permission, allocations – falling within part b⁶

No part of the Site has outline permission. An application is expected in June 2024.

Table 1 – Detail of planning status

Type	Reference	Status	a.⁷ No. of Units	b.⁸ No. of Units	Notes
Allocation	N/A	N/A		86	Site is allocated in the Settlements and Countryside Local Plan

APP=Approved, AIP = Approved in Principle, RTG = Resolution to Grant

NYD = Not Yet Determined

2. Any relevant information about financial viability affecting the commencement of development.

No financial viability issues were identified during the preparation of the part 2 plan.

⁵ See Annex 2 of the NPPF - definition of 'Deliverable'

⁶ See Annex 2 of the NPPF - definition of 'Deliverable'

⁷ See Annex 2 of the NPPF - definition of 'Deliverable'

⁸ See Annex 2 of the NPPF - definition of 'Deliverable'

3. Any relevant information about site ownership and access constraints affecting site assessment or the commencement of development.

There are no issues.

The landowner formerly owned land to the south and was promoted by Landform, which is now being developed by Orbit.

There are contractual arrangements in place with Orbit to provide drainage and utility connections, footpath and cycleway and vehicular access (including a bus connection) at multiple points from Mickle Well Park to the allocation HO2.

4. Any relevant information about infrastructure provision necessary to support / enable the development.

There are no issues.

Access to the Site will be via the Mickle Well Park development in accordance with the contractual arrangements agreed. That development is already under construction and rights of access and servicing have been secured through the sale agreement.

Policy HO2 requires the submission of a masterplan. This has been prepared and is to be submitted to the Council for discussion and agreement. This will show how the Site and the balance of HO2 will come forward in a comprehensive manner with the Mickle Well Park development. This has shown that the Site can provide circa 86 homes. If Orbit develop out the Site, then there is potential for an increase in capacity to circa 110 homes, as this would provide for efficiencies in terms of layout and landscape.

It is anticipated that together with the balance of the allocation which is the subject of a separate statement will deliver circa 307 homes plus any efficiencies arising from the development of the Site by Orbit.

Drawings 00789_MP_01 and MP_02 are attached for information.

5. Deliverability assessment

On the assumption that outline permission is sought, and on the basis that the master plan is agreed pursuant to HO2, then the following programme is anticipated, with officer support secured through a PPA as appropriate, as shown in table 2 below.

Table 2: Programme to permission and implementation.

Actions	Anticipated Date
Submit outline application	June 2024
Determination Period	December 2024
Submit Reserved Matters Application	June 2025
Determine Reserved Matters application	September 2025
Ground works and initial infrastructure	Commence Jan 2026 – June 2026
Commence house building	April 2026 to October 2026
First dwelling completions	June 2026 – December 2026

A degree of flexibility has been assumed during the implementation phase.

In the event that Orbit develop the Site, then it is anticipated that full permission will be sought. This could serve to shorten the consenting phase.

In terms of build out, the table below (table 3) sets out anticipated completion rates. Any delay in the consenting phase as allowed for above would not be expected to affect the timeframe for final sales by end 2028. The completion rates are for all tenures including affordable.

Table 3: Implementation Farmstead (the Site):

Year	Actual or Predicted	Number of Units
2023/24	Predicted	0
2024/25	Predicted	0
2025/26	Predicted	5
2026/27	Predicted	65
2027/28	Predicted	16
Total		86

On behalf of Landform Daventry Ltd:
 Type Name: Erik Pagano
 Position: Director
 Date: 17 April 2023

On behalf of West Northamptonshire Council:
 Type Name: Richard Wood
 Position: Interim Head of Planning Policy
 Date: 22/04/23

**Housing Land Availability Report April 2023
Statement of Common Ground
between:**

**(i) West Northamptonshire Council, the local planning authority;
and**

**(ii) Sworders
in relation to:**

Northern Extension, Micklewell Park, Daventry

(Policy HO2 of the Settlements and Countryside Local Plan - Feb 2020)

1. The planning status of the site

(a) Phases with Detailed permission – falling within part a⁹

No part of this site has detailed permission. The adjacent site, Micklewell Park has detailed permission for 450 dwellings and that site is under construction by Orbit Homes.

(b) Phases with Outline permission, allocations – falling within part b¹⁰

No part of this site has outline. An application is expected in June 2024.

Table 1 – Detail of planning status

Type	Reference	Status	a.¹¹ No. of Units	b.¹² No. of Units	Notes
Allocation	N/A	N/A		180	

APP=Approved, AIP = Approved in Principle, RTG = Resolution to Grant
NYD = Not Yet Determined

2. Any relevant information about financial viability affecting the commencement of development.

No financial viability issues were identified during the preparation of the part 2 plan.

3. Any relevant information about site ownership and access constraints affecting site assessment or the commencement of development.

There are no issues.

Sworders have started instructing consultants to undertake technical work to support an outline planning application for the site. It is intended that the application will be submitted to the Council by June 2024.

Sworders are proposing an increase in the housing numbers above the assumptions for the allocation in the Part 2 plan, from 180 units to approx. 221 units. This is based on some initial master-planning work which suggests that this could be achievable and would make a more effective use of the land, while still allowing for green infrastructure and open space provision. Sworders and the

⁹ See Annex 2 of the NPPF - definition of 'Deliverable'

¹⁰ See Annex 2 of the NPPF - definition of 'Deliverable'

¹¹ See Annex 2 of the NPPF - definition of 'Deliverable'

¹² See Annex 2 of the NPPF - definition of 'Deliverable'

promoter of 'the Farmstead' intend to discuss the overall masterplan for HO2 with the Council when finalised, hopefully in the not too distant future.

If the additional numbers were to be supported by the Council, they would all be built beyond the current five year period, therefore assumptions about completions in the current period are not dependant on this additional capacity.

4. Any relevant information about infrastructure provision necessary to support / enable the development.

There are no issues.

5. Deliverability assessment

Table 2 below shows actual/anticipated progress towards housebuilding

Actions	Anticipated Date
Submit outline application	June 2024
Determination Period	June 2024 – Sept 2024
Submit Reserved Matters Application	July 2025
Determine Reserved Matters application	July – Oct 2025
Ground works and initial infrastructure	Commence March 2026
Commence house building	November 2026
First dwelling completions	March 2027

Table 3 below sets out anticipated completion rates.

Year	Actual or Predicted	Number of Units
2023/24	Predicted	0
2024/25	Predicted	0
2025/26	Predicted	0
2026/27	Predicted	5
2027/28	Predicted	60
Total in 5 year period		65
28 onwards	Predicted	156
Total		221

On behalf of Sworders:

Type Name: Lois Partridge

Position: Director, Sworders

Date: March 2023

On behalf of West Northamptonshire Council:

Type Name: Richard Wood

Position: Interim Head of Planning Policy

Date: 5th April 2023

Appendix D3 - Schedule of Completions 2011-2023 by year

Completions 2011-12	Address	Parish	Gross	Net	Garden Land	Windfall	Windfall	Windfall not garden land	Affordable Housing
WN/2007/0123	Middlemore	Daventry	10	10	N	N			
DA/2008/0392	Site 6 Middlemore	Daventry	7	7	N	N			3
WN/2009/0163	Royal Gardens	Daventry	27	27	N	Y	27	27	11
DA/2009/0979	Henry Smith House	Daventry	2	1	N	Y	1	1	1
WN/2008/0123	Site 6	Daventry	7	7	N	N			
DA/2010/0732	7 Sheaf Street	Daventry	1	1	N	Y	1	1	
DA/2010/0878	36 High Street	Daventry	3	3	N	Y	3	3	
DA/2010/0347	31 St Catherines Close	Daventry	1	1	Y	Y	1		
DA/2009/0841	Mountbatten House	Daventry	3	2	N	Y	2	2	3
DA/2009/0815	Land adj 1 Stoneway	Badby	3	3	N	Y	3	3	
DA/2011/0079	Three Gables	Boughton	1	0	N	Y	0	0	
DA/2009/0629	55 High Street	Braunston	3	3	N	Y	3	3	
DA/2009/0394	The Manor	Braunston	1	1	N	Y	1	1	
DA/2011/0237	36 The Knoll	Brixworth	1	1	Y	Y	1		
DA/2004/1475	Land adj to The Old Vine	Brixworth	1	1	N	Y	1	1	
DA/2009/0958	Land Adj Woodlands	Church Brampton	1	1	Y	Y	1		
DA/2008/1086	Land adj Almondbury	Church Brampton	1	1	Y	Y	1		
DA/2011/0779	The Kemps	Clipston	1	1	N	Y	1	1	
DA/2010/0051	Garden House	Creaton	1	0	N	Y	0	0	
DA/2008/0547	Barn at creaton lodge farm	Creaton	1	1	N	Y	1	1	
DA/2010/0524	New number: 18	Crick	1	1	Y	Y	1		
DA/2010/0638	23 Church Street	Crick	1	1	N	Y	1	1	
DA/2009/0947	Land Adj 26 Boat Horse Lane	Crick	1	1	Y	Y	1		
DA/2010/0450	Maple Cottage	East Haddon	1	1	Y	Y	1		
DA/2010/0519	Tythe Farm	East Haddon	1	1	N	Y	1	1	
DA/2011/0530	Ryehills Barn	East Haddon	1	1	N	Y	1	1	
DA/2012/0070	Grange Farm	East Haddon	1	1	N	Y	1	1	
DA/2009/0251	Chapel of Rest	Everdon	1	1	N	Y	1	1	
DA/2011/0224	Little Oxendon Farm	Great Oxendon	1	1	N	Y	1	1	
DA/2008/0228	9 Clipston Lane	Great Oxendon	1	1	N	Y	1	1	
DA/2009/0886	New address: "Mud Barn"	Guilsborough	1	1	N	Y	1	1	
DA/2009/0113	Glebelands	Guilsborough	1	1	Y	Y	1		
DA/2007/0849	Clint Hill Farm	Hanging Houghton	6	6	N	Y	6	6	
DA/2010/0237	Land off Walgrave Road	Hannington	6	6	N	Y	6	6	6
DA/2011/0968	The Old Barley Mow	Hellidon	1	1	N	Y	1	1	
DA/2008/0113	Land rear of 24 Rugby Road	Kilsby	1	1	Y	Y	1		
DA/2004/1092	The Barn	Kilsby	1	1	N	Y	1	1	
DA/2010/0479	Land rear of 22 Rugby Road	Kilsby	1	1	Y	Y	1		
DA/2008/0258	Land to rear of Laurelcroft	Kilsby	1	1	Y	Y	1		
DA/2010/1010	No 4 - Bay Tree Cottage	Lilbourne	1	1	Y	Y	1		
DA/2010/0298	Land At White House Farm,	Lilbourne	10	10	N	Y	10	10	
DA/2008/1070	PHI Design Ltd	Long Buckby	3	3	N	Y	3	3	
DA/2009/0991	Greenhill Court	Long Buckby	2	1	N	Y	1	1	1
DA/2010/0956	Bridge Cottage	Long Buckby	1	0	N	Y	0	0	
DA/2010/0261	Land to the rear of 36 High St	Long Buckby	2	2	N	Y	2	2	
DA/2007/0445	Land adj. 9a Park View	Moulton	1	1	Y	Y	1		
DA/2009/0598	Garden Adjoining Ilydene	Naseby	1	1	Y	Y	1		
DA/2011/0334	The Old Post Office	Naseby	1	1	N	Y	1	1	
DA/2008/0511	Farm buildings	Norton	2	2	N	Y	2	2	
DA/2006/0851	62 Sywell Road	Overstone	1	0	N	Y	0	0	
DA/2010/1035	New name: The Lindens	Pitsford	1	1	Y	Y	1		
DA/2009/0273	West Farmhouse	Preston Capes	1	0	N	Y	0	0	
DA/2009/0994	Old Union Chapel	Sibbertoft	1	1	N	Y	1	1	
DA/2010/0543	Land to the rear of Levens	Spratton	3	3	Y	Y	3		
DA/2010/0895	Rear of 11 - 13 Welford Road	Spratton	1	1	Y	Y	1		
DA/2011/0187	Land adj 1 Orchard Close	Spratton	1	1	Y	Y	1		
DA/2011/0631	Welford Grange Farm	Sulby	1	1	N	Y	1	1	
DA/2005/0286	Newlands Lodge	Walgrave	1	1	N	Y	1	1	
DA/2006/0410	Manor Farm	Weedon	5	4	N	Y	4	4	
DA/2010/0168	Land Adj 2 Queens Park	Weedon	1	1	Y	Y	1		
DA/2006/1019	Former abattoir 1	Weedon	2	2	N	Y	2	2	
DA/2006/0275	Land to rear of	Weedon	1	1	N	Y	1	1	
DA/2010/0404	7 Ashby Road	Welton	1	1	N	Y	1	1	
DA/2009/0625	Roughmoor Grounds	Whilton	1	0	N	Y	0	0	
DA/2010/0561	Bungalow Farm	Woodford Halse	1	0	N	Y	0	0	
DA/2009/0142	Hinton Manor Court	Woodford Halse	4	4	N	Y	4	4	
Total			156	145			121	100	25

Completions 2012-2013	Address	Parish	Gross	Net	Garden Land	Windfall	Windfall	Windfall not gar- den land	Affordable Housing
DA/2010/0091	6 & 7 Prince William Walk	Daventry	2	1	N	Y	1	1	
DA/2012/0622	18 Badby Road	Daventry	1	1	N	Y	1	1	
DA/2011/0041	Foxhill Farm, Badby Road West	Badby	1	0	N	Y	0	0	
DA/2010/0014	8 & 10 The Green	Barby	2	0	N	Y	0	0	
DA/2006/1222	Land adj Strafford Cottage	Boughton	1	1	N	Y	1	1	
DA/2010/0161	75 Northampton Road	Brixworth	6	5	N	Y	5	5	
DA/2011/0426	12 Fessey Road	Byfield	1	1	N	Y	1	1	
DA/2011/1032	Land at 5 Council Houses	Charwelton	1	1	N	Y	1	1	
DA/2011/1041	The Barn, Reservoir Farm	Cold Ashby	1	1	N	Y	1	1	
DA/2012/0387	The Old Bakehouse, Crabtree Lane	Cold Ashby	1	1	N	Y	1	1	
DA/2011/0046	11 Well Hill Close	Crick	1	1	N	Y	1	1	
DA/2009/0810	8 The Marsh	Crick	1	0	N	Y	0	0	
DA/2012/0200	58a Main Road	Crick	2	1	N	Y	1	1	
DA/2008/0803	Land adj Lake House, Harborough Rd	Great Oxendon	1	1	Y	Y	1		
DA/2010/0983	Little Four Acres, The Green	Guilsborough	1	1	Y	Y	1		
DA/2011/0709	11 & 15 Malt Mill Close	Kilsby	1	1	N	Y	1	1	
DA/2010/1025	Ryehill Lodge	Long Buckby	1	0	N	Y	0	0	
DA/2010/0320	Barns Adj Chard House	Long Buckby	2	2	N	Y	2	2	
DA/2011/0682	Land to rear of East Street	Long Buckby	5	5	Y	Y	5		
DA/2008/1070	Miles Lane	Long Buckby	2	2	N	Y	2	2	
DA/2012/0835	87 Park View	Moulton	1	1	Y	Y	1		
DA/2011/0765	Land adj 15 Newlands	Naseby	1	1	Y	Y	1		
DA/2010/0362	Land adj Dunster,	Newnham	1	1	Y	Y	1		
DA/2008/0896	Checkleys Barn, Daventry Rd	Newnham	1	1	N	Y	1	1	
DA/2011/0023	Beech House, Preston Capes Rd	Newnham	1	1	Y	Y	1		
DA/2009/0985	Stoneacres, Overstone Park	Overstone	1	1	N	Y	1	1	
DA/2011/0660	Kildonan, The Hollow	Ravensthorpe	1	0	N	Y	0	0	
DA/2012/0662	The Duck Shed	Ravensthorpe	1	1	N	Y	1	1	
DA/2012/0123	The Old Forge, Teeton Rd	Ravensthorpe	1	1	N	Y	1	1	
DA/1989/1429	Botany Farm, West Haddon Road	Ravensthorpe	1	1	N	Y	1	1	
DA/2009/0493	The Paddocks, Naseby Road	Sibbertoft	1	0	N	Y	0	0	
DA/2011/0003	Broomhill Hotel	Spratton	1	1	N	Y	1	1	
DA/2010/0811	Former CBL Site, Daventry Rd	Staverton	2	2	N	Y	2	2	
DA/2011/0113	Plot 7 adj Newlands Lodge	Walgrave	1	1	Y	Y	1		
DA/2008/0456	Barns at Manor Farm	Weedon	4	4	N	Y	4	4	
DA/2007/1437	Bluebell Cottage, 55 - 57 West St	Weedon	1	1	N	Y	1	1	
DA/2011/0227	24 - 30 Queen Street	Weedon	11	7	N	Y	7	7	7
DA/2011/0248	Former Dowding Mills	Weedon	34	34	N	Y	34	34	11
DA/2009/0308	Welford Lodge Bungalow	Welford	1	0	N	Y	0	0	
DA/2010/0934	55 High Street	Welford	2	1	N	Y	1	1	
DA/2010/0726	24 West End	Welford	1	0	N	Y	0	0	
DA/2012/0259	Doctors Barn, Northampton Road	Welford	1	1	N	Y	1	1	
DA/2012/0023	The Shambles. 2 West End	West Haddon	1	1	N	Y	1	1	
DA/2011/0257	31 - 37 Adams Road	Woodford	11	7	N	Y	7	7	9
DA/2011/0228	1 - 3 Adams Road	Woodford	4	2	N	Y	2	2	
DA/2012/0173	83 High Street	Yelvertoft	2	1	N	Y	1	1	
Total			122	98			98	86	27

Completions 2013-2014	Address	Parish	Gross	Net	Garden Land	Windfall	Windfall	Windfall not garden land	Affordable Housing
DA/2012/0215	Land between 61 - 63 Tennyson Road	Daventry	1	1	N	Y	1	1	
DA/2012/0310	Site 10 Middlemore	Daventry	45	45	N	N			13
DA/2012/0874	Sherwood House, Badby Road West	Daventry	2	1	N	Y	1	1	
DA/2012/0496	Former BT Repeater Station, London Rd	Daventry	1	1	N	Y	1	1	
DA/2011/0852	32 & 32a Sheaf Street	Daventry	4	4	N	Y	4	4	
DA/2011/1012	Flats 7 - 10 Kingsley Avenue	Daventry	4	4	N	Y	4	4	
Da/2011/0706	7 and 8 Middlemore	Daventry	89	89	N	N			34
DA/2012/0877	Monksmoor Phase 1	Daventry	6	6	N	N			
DA/2011/0195	2 Agricultural Cottages	Arthingworth	1	1	N	Y	1	1	
DA/2011/0246	Rear of Bulls Head	Arthingworth	4	4	N	Y	4	4	
DA/2011/0230	62 - 64 Daventry Road	Barby	4	2	N	Y	2	2	2
DA/2011/0992	Coach House, High Street	Braunston	2	2	N	Y	2	2	
DA/2012/0561	Wood Close, 8 High Street	Brixworth	1	1	N	Y	1	1	
DA/2011/0573	Eaglehurst	Brixworth	15	15	N	Y	15	15	1
DA/2011/0414	5a Westhorpe Mews	Byfield	1	1	N	Y	1	1	
DA/2012/0651	9 Fessey Road	Byfield	1	1	N	Y	1	1	
DA/2012/0382	Land at Thistledome, Banbury Road	Charwelton	3	3	Y	Y	3		
DA/2012/0581	Land adj 8 Church Street	Charwelton	1	1	N	Y	1	1	
DA/2012/0392	Sheringham, Golf Lane	Church Brampton	1	0	N	Y	0	0	
DA/2011/0522	Land at 4 Bassett Way	Clipston	1	1	N	Y	1	1	
DA/2011/0229	23 - 29 Bucknills Lane	Crick	6	2	N	Y	2	2	2
DA/2012/0597	2 Hillside Road	Flore	1	1	N	Y	1	1	
DA/2007/0849	Clint Hill Farm, Manor Road	Hanging Houghton	2	2	N	Y	2	2	
DA/2012/0261	Wallgarth, Brixworth Road	Holcot	4	4	N	Y	4	4	
DA/2011/0815	24 Harrington Road	Kelmarsh	1	1	N	Y	1	1	
DA/2011/0592	The Old Barn, 12 North Street	Kilsby	1	1	N	Y	1	1	
DA/2013/0218	Manor Barns, Yelvertoft Road	Lilbourne	1	1	N	Y	1	1	
DA/2012/0544	111 East Street	Long Buckby	2	1	N	Y	1	1	
Da/2010/0537	r/o Ashley Lane	Moulton	1	1	N	Y	1	1	
Da/21012/0578	Sandy Hill Lane	Moulton	19	19	N	N			6
Da/21011/0945	North of Boughton Road	Moulton	16	16	N	N			
DA/2012/0682	Land adj 60 High Street	Naseby	1	1	N	Y	1	1	
DA/2011/0486	Westaway Motors Ltd	Naseby	9	9	N	Y	9	9	
DA/2013/0186	Land at Woodslea, Bettycroft Close	Ravensthorpe	1	1	N	Y	1	1	
DA/2009/0695	Land adj 24 Scott Close	Ravensthorpe	1	1	N	Y	1	1	
DA/2012/0082	4 - 6 Westhorpe	Sibbertoft	2	1	N	Y	1	1	
DA/2011/0798	2 Starvold Close	Spratton	1	1	N	Y	1	1	1
DA/2011/0496	Land to the rear of 27 - 30 Main St	Church Stowe	1	1	N	Y	1	1	
DA/2012/0730	Land at Cross Farm, off Old Road	Walgrave	2	2	N	Y	2	2	
DA/2011/0248	Former Dowding & Mills Site, Bridge St	Weedon	4	4	N	Y	4	4	
DA/2012/0962	Land between 11 & 17 Churchill Road	Welton	1	1	N	Y	1	1	
Da/2013/0684	Verwood House, 15 High Street	West Haddon	1	1	N	Y	1	1	
DA/2012/0863	1 Gorse Road	Woodford Halse	1	1	N	Y	1	1	
DA/2012/0762	65 Byfield Road	Woodford Halse	9	9	N	Y	9	9	
Total			275	265			90	87	59

Completions 2014-2015	Address	Parish	Gross	Net	Garden Land	Windfall	Windfall	Windfall not gar- den land	Affordable Housing
2012/0877	Monksmoor, Phase 1	Daventry	65	65	N	N			21
2013/0084	Middlemore 8 and 9	Daventry	58	58	N	N			10
2013/0171	51 Jubilee Road	Daventry	1	1	Y	Y	1		
2011/0712	Barns at the Old Barn	Badby	1	1	N	Y	1	1	
2013/0987	Land adj the Lawns, Moulton Lane	Boughton	1	1	N	Y	1	1	
2011/0367	Adj 29 Church Street	Braunston	1	1	N	Y	1	1	
2013/1000	The Gables, The Wharf	Braunston	2	1	N	Y	1	1	
2013/0334	Land east of Northampton Road	Brixworth	53	53	N	N			14
2012/0253	Adj 14 Banbury Lane	Byfield	1	1	Y	Y	1		
2013/0437	3 High Street	Byfield	1	1	N	Y	1	1	
2012/0382	Thistledome, Banbury Road	Charwelton	7	5	N	Y	5	5	
2013/0905	Hollingwood House	Charwelton	1	0	N	Y	0	0	
2012/0581	Laurel House	Charwelton	1	0	N	Y	0	0	
2007/0877	Jayswood	Church Brampton	3	2	N	Y	2	2	
2013/0410	The Old Red Lion	Clipston	3	3	N	Y	3	3	
2014/0111	Main Road	Crick	3	3	N	N			
2013/0059	Fallowfields	Crick	28	28	N	N			7
2014/0036	Stonewalls	Dodford	1	0	N	Y	0	0	
2013/0976	Former BT Buildings	Dodford	1	1	N	Y	1	1	
2013/0362	42 Main Street	East Haddon	3	1	N	Y	1	1	
2012/0673	2 Pansion row	Farthingstone	1	1	N	Y	1	1	
2010/0359	Land adj 3 Hillside	Flore	1	1	Y	Y	1		
2012/0260	123 High Street	Flore	1	1	N	Y	1	1	
2009/0529	Land at Whitegates	Great Oxenden	1	1	Y	Y	1		
2010/0590	4 Main Street	Great Oxenden	3	2	Y	Y	2		
2013/0085	Plot 1 The Lannet	Guilsborough	1	1	Y	Y	1		
2013/0086	Plot 2 The Lannet	Guilsborough	1	1	Y	Y	1		
2012/0642	Land adj White Cottage	Guilsborough	1	1	Y	Y	1		
2010/0299	Fair Rising	Hellidon	1	0	N	Y	0	0	
2013/0154	Land adj Hophorne Farm	Kilsby	1	1	N	Y	1	1	
2012/0309	Lasalign Site	Kilsby	3	3	N	Y	3	3	
2014/0128	29 Yelvetoft Road	Lilbourne	2	2	N	Y	2	2	
2013/0529	West of Station Road	Long Buckby	13	13	N	N			2
2014/0733	21 West Street	Long Buckby	1	1	N	Y	1	1	
2013/0576	6 Berryfield	Long Buckby	1	1	Y	Y	1		
2013/0413	School Farmhouse	Maidwell	1	1	N	Y	1	1	
2013/0477	Home Farm	Marston Trussell	1	0	N	Y	0	0	
2011/0945	North of Boughton Road	Moulton	16	16	N	N			9
2012/0411	24 High Street	Moulton	2	2	N	Y	2	2	
2014/0612	Alibone Close	Moulton	4	4	N	Y	4	4	
2012/0578	Sandy Hill Lane	Moulton	42	42	N	N			8
2013/0431	Land East of Northampton Lane North	Moulton	5	5	N	N			
2013/0315	Land r/o 43 Ashley Lane	Moulton	1	1	N	Y	1	1	
2002/1275	Manor Farm Buildings	Naseby	4	4	N	Y	4	4	
2012/0680	Land off Thornby Road	Naseby	8	8	N	Y	8	8	
2014/0412	Land at 5 Badby Road	Newnham	1	1	Y	Y	1	0	
2013/0471	51 High Street	Ravensthorpe	1	1	N	Y	1	1	
2014/0332	The Old Forge	Sulby	1	0	N	Y	0	0	
2012/0737	IBEX House, High Street	Spratton	11	11	N	Y	11	11	
2011/0986	Plot 5 Newland Lodge	Walgrave	1	1	N	Y	1	1	
2013/0109	Land at Holme Holdings, Kettering Road	Walgrave	11	11	N	Y	11	11	11
2013/0486	Land at Highfield Sheldons Lane	Walgrave	1	1	Y	Y	1		
2011/0594	Home Farm	Welford	1	1	N	Y	1	1	
2011/1048	Globe Hotel	Weedon	6	6	N	Y	6	6	
2013/0136	Bungalow Farm	West Haddon	1	0	N	Y	0	0	
2013/0963	Dovecote Barn	West Haddon	1	1	N	Y	1	1	
2001/1187	r/o The Barn Hinton Manor Court	Woodford	1	1	N	Y	1	1	
2010/0521	St Josephs Church	Woodford	2	2	N	Y	2	2	
2013/0527	The Lodge, 6 Quinton Lane	Woodford	1	1	N	Y	1	1	
2014/0514	1 Gorse Road	Woodford	2	2	Y	Y	2		
Total			393	379			96	82	82

Completions 2015-2016	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not garden land	Affordable
2012/0877	Monksmoor Phase 1	Daventry	86	86	N	N	0	0	19
2014/0638	Monksmoor Phase 2	Daventry	12	12	N	N	0	0	0
2012/0300	Former electricity Sub-station Tennyson Road	Daventry	2	2	N	Y	2	2	0
2015/0313	Surestart Centre 10-14 Benbow Close	Daventry	3	3	N	Y	3	3	0
2010/0896	Materan House	Daventry	4	4	N	Y	4	4	0
2014/0423	27A High Street	Daventry	1	1	N	Y	1	1	0
2014/0389	31 High Street	Daventry	4	4	N	Y	4	4	0
2015/0697	4 Badby Road	Daventry	1	1	N	Y	1	1	0
2014/0587	Short Lodge, Oxenden Road	Arthingworth	2	1	Y	Y	1	0	0
2014/1019	Land adj the Bungalow, Oxdenden Road	Arthingworth	1	1	Y	Y	1	0	0
2014/0442	Land rear of Bridge House	Badby	1	1	Y	Y	1	0	0
2014/0343	Land adj Corner Cottage, Old Road	Braunston	1	1	Y	Y	1	0	0
2014/0408	Land r/o 34-36 High Street	Braunston	1	1	Y	Y	1	0	0
2014/0500	Land adj Boxwood House	Braunston	1	1	Y	Y	1	0	0
2013/0334	East of Northampton Road	Brixworth	54	54	N	N	0	0	0
2014/0982	12 Woodsfield	Brixworth	1	1	Y	Y	1	0	0
2014/0142	Land to south of clock meadow	Byfield	15	15	N	Y	15	15	4
2014/1039	Land between 25 and 31 The Twistle	Byfield	1	1	N	Y	1	1	0
2012/0382	Land at Thistledome	Charwelton	2	2	N	Y	2	2	0
2013/0410	The Old Red Lion	Clipston	1	1	N	Y	1	1	0
2014/0109	The Old Red Lion	Clipston	1	0	N	Y	0	0	0
2012/0909	24 Yelvertoft Road	Crick	3	2	Y	Y	2	0	0
2014/0111	Main Road	Crick	34	34	N	N	0	0	15
2013/0059	Fallowfields	Crick	22	22	N	N	0	0	10
2014/0717	Land off Fallowfields	Crick	4	4	N	N	0	0	0
2014/0453	Foxholes Garage, West Haddon Road	Crick	1	1	N	Y	1	1	0
2015/0153	21 Main Road	Crick	1	1	Y	Y	1	0	0
2014/0004	10 Boathouse Lane	Crick	3	2	Y	Y	2	0	0
2015/0047	Dipmans Lodge Farm	East Haddon	1	1	N	Y	1	1	0
2014/1125	The Tithe House	Everdon	1	1	N	Y	1	1	0
2013/0729	5 Bricketts Lane	Flore	1	1	Y	Y	1	0	0
2014/0590	Land at Sargeants Yard	Holcot	1	1	N	Y	1	1	0
2011/0232	48 Moulton Road	Holcot	1	0	N	Y	0	0	0
2013/0055	9 Manor road	Kilsby	1	1	Y	Y	1	0	0
2012/0309	Lasalign Site	Kilsby	8	8	N	y	8	8	0
2011/0788	Clint Hill Farm	Lampart	1	1	N	Y	1	1	0
2013/0529	West of Station Road	Long Buckby	62	62	N	N	0	0	29
2013/0115	Former Admiral Rodney 75 High Street	Long Buckby	3	2	N	Y	2	2	0
2014/0107	8 Berryfield	Long Buckby	1	1	Y	Y	1	0	0
2014/0753	Sun Inn	Marston Trussell	1	0	N	Y	0	0	0
2012/0578	Sandy Hill Lane	Moulton	48	48	N	N	0	0	8
2013/0431	Northampton Lane North	Moulton	38	38	N	N	0	0	0
2014/0612	Alibone close	Moulton	12	12	N	Y	12	12	5
2013/0042	Moulton Grange Farm	Moulton	1	1	N	Y	1	1	0
2012/0596	28 Nutcote	Naseby	5	4	N	Y	4	4	0
2014/0191	Barn at Crabtree Farm	Newnham	1	1	N	Y	1	1	0
2014/0649	Manor Farm, Bakers Lane	Norton	1	1	Y	Y	1	0	0
2014/0401	22 Woodlands Ave	Overstone	1	0	N	Y	0	0	0
2011/0982	10 Brixworth Road	Spratton	1	1	Y	Y	1	0	0
2015/0073	Land adj 19 High Street	Spratton	1	1	N	Y	1	1	0
2008/1057	Staverton Hill Farm	Staverton	1	0	N	Y	0	0	0
2015/0091	Dairy Farm, Welford Road	Thornby	1	1	N	Y	1	1	0
2014/0835	April Cottage, Zion Hill	Walgrave	5	5	N	Y	5	5	0
2013/0274	Land at Langholme	Walgrave	1	1	Y	Y	1	0	0
2012/0903	Land adj 10 Woodbine Cottages	Walgrave	1	1	N	Y	1	1	0
2014/0431	Former Conservative Club	Weedon	3	3	N	Y	3	3	0
2013/0211	42a West End	Welford	1	1	N	Y	1	1	0
2013/0971	Watts Lodge Farm	Welford	1	1	N	Y	1	1	0
2014/0261	Welton Brook	Welton	1	0	Y	Y	0	0	0
2015/0305	15 Guilsborough Road	West Haddon	4	4	N	Y	4	4	0
2014/0941	Land off Pritchard Close	West Haddon	1	1	N	Y	1	1	0
2014/0452	Land off Pritchard Close	West Haddon	3	3	N	Y	3	3	0
2015/0144	Home Farm , Foxhill Road	West Haddon	2	2	N	Y	2	2	0
2014/0110	Byfield Road	Woodford Halse	14	14	N	N	0	0	0
2014/0061	Land at the Poplars, Quinton Lane	Woodford Halse	1	1	Y	Y	1	0	0
Total			494	483			109	90	90

Completions 2016-2017	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not gar- den land	Affordable
2015/0260	Former Garage Site, Henmans Road	Daventry	6	6	N	Y	6	6	6
2012/0877	Monksmoor Phase 1	Daventry	43	43	N	N	0	0	0
2014/0638	Monksmoor Phase 2	Daventry	85	85	N	N	0	0	19
2016/0467	Northampton College, Badby Road West	Daventry	1	1	N	Y	1	1	0
2014/0921	Garages r/o/ 185 to 190 The Medway	Daventry	3	3	N	Y	3	3	3
2013/0524	Oak and Ash Cottage, Kelmarsh road	Arthingworth	2	2	N	Y	2	2	0
2015/0041	Black Barn, off Oxenden Rd	Arthingworth	1	1	N	Y	1	1	0
2015/0008	Old Pinfold House	Barby	1	1	N	Y	1	1	0
2013/0015	Orchard Cottage, Moulton Lane	Boughton	1	0	N	Y	0	0	0
2015/0700	Maple Close	Braunston	9	9	N	Y	9	9	9
2013/0334	East of Northampton Road	Brixworth	43	43	N	N	0	0	30
2015/0800	East of Northampton Road	Brixworth	12	12	N	N	0	0	7
2014/0653	Land adj. 27 Fessey Road	Byfield	1	1	Y	Y	1	0	0
2015/0232	Land at Old Station House, Banbury Rd	Charwelton	1	1	Y	Y	1	0	0
2014/1012	Rosebank, Golf Lane	Church Brampton	1	0	N	Y	0	0	0
2014/0440	Ophir House, Sandy Lane	Church Brampton	1	0	N	Y	0	0	0
2015/0543	Farm Bldgs r/o/ 1 Kelmarsh Road	Clipston	1	1	N	Y	1	1	0
2015/0767	Farm Bldgs r/o/ 1 Kelmarsh Road	Clipston	1	1	N	Y	1	1	0
2014/0902	The Woodyard, Naseby Road	Clipston	5	5	N	Y	5	5	0
2014/0928	Land r/o/ 10 The Green	Clipston	1	1	Y	Y	1	0	0
2014/0111	Land off Main Road	Crick	24	24	N	N	0	0	0
2013/0059	Land north of Fallowfields	Crick	11	11	N	N	0	0	0
2015/0381	Land r/o 6 Drayson Lane	Crick	1	1	Y	Y	1	0	0
2015/1165	Land between 1 and 3 King Style Close	Crick	1	1	Y	Y	1	0	0
2014/0454	Brockhall Road	Flore	21	21	N	N	0	0	9
2015/1183	Little Nearton, Nether Lane	Flore	1	0	N	Y	0	0	0
2013/0594	56 Main Street	Great Oxenden	1	1	N	Y	1	1	0
2015/0237	Land adj. Willow house	GUILSBOROUGH	1	1	N	Y	1	1	0
2013/0529	Land to west of Station Road	Long Buckby	31	31	N	N	0	0	7
2013/0360	Land at Salem House	Long Buckby	1	1	N	Y	1	1	0
2014/1020	Land r/o 96 Station Road	Long Buckby	1	1	Y	Y	1	0	0
2015/0225	96 Station Road	Long Buckby	1	1	N	Y	1	1	0
2012/0480	The Sun Inn	Marston Trussell	6	6	N	Y	6	6	0
2012/0578	Sandy Hill Lane	Moulton	36	36	N	N	0	0	20
2013/0431	Northampton Lane North	Moulton	76	76	N	N	0	0	28
2014/0604	South of Boughton Road	Moulton	47	47	N	N	0	0	22
2015/0069	Battle House	Naseby	1	1	N	Y	1	1	0
2015/0608	Land adj the Nuttery	Newnham	1	1	Y	Y	1	0	0
2013/0910	Manor Farm house	Norton	1	1	N	Y	1	1	0
2015/0444	Adj. The Old Vicarage	Norton	1	1	N	Y	1	1	0
2014/0698	23 Woodland Avenue	Overstone	1	0	N	Y	0	0	0
2013/0640	Ravensthorpe Glebe	Ravensthorpe	1	1	N	Y	1	1	0
2014/0374	The Firs, Little Lane	Ravensthorpe	1	0	N	Y	0	0	0
2011/0986	Plot 4 Newlands	Walgrave	1	1	N	Y	1	1	0
2015/0037	Village Salon	Weedon	1	1	N	Y	1	1	0
2015/0856	Former Conservative Club	Weedon	1	1	N	Y	1	1	0
2015/0208	Land south of Newlands Road	Welford	12	12	N	N	0	0	4
2015/1194	Land south of Newlands Road	Welford	5	5	N	N	0	0	5
2015/0090	Agric. Buildings, West End	Welford	2	2	N	Y	2	2	0
2015/0774	GUILSBOROUGH Rd/A428	West Haddon	16	16	N	N	0	0	0
2014/0559	Former West Haddon Nursery Site	West Haddon	7	7	N	N	0	0	5
2014/0038	Barn at Park House Farm	West Haddon	1	1	N	Y	1	1	0
2014/1013	Land at 20 Field Close	West Haddon	1	1	Y	Y	1	0	0
2015/0241	Former Garage Site, Elizabeth Rd	West Haddon	3	3	N	Y	3	3	3
2014/0759	Pool Farm, Hinton Road	Woodford Halse	1	1	N	Y	1	1	0
2014/0110	Byfield Road	Woodford Halse	32	32	N	N	0	0	9
Total			569	563			62	54	186

Completions 2017-2018	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not gar- den land	Affordable
DA/2014/0638	Monksmoor Phase 2	Daventry	65	65	N	N	0	0	5
DA/2015/1110	Monksmoor Phase 3	Daventry	57	57	N	N	0	0	0
DA/2016/0467	Northampton College, Badby Road West	Daventry	34	34	N	Y	34	34	7
DA/2014/0952	17 Welton Road	Daventry	1	1	Y	Y	1	0	0
DA/2015/0934	Land adj. 60 Queens Street	Daventry	2	2	Y	Y	2	0	0
DA/2014/0198	Land at Bodleian Close	Daventry	1	1	Y	Y	1	0	0
DA/2017/0228	Sherwood House, Badby Road West	Daventry	1	1	N	Y	1	1	0
DA/2013/0376	27 High Street	Daventry	3	3	N	Y	3	3	0
PD/2014/0016	Building at Kelmarsh Road	Arthingworth	1	1	N	Y	1	1	0
DA/2015/0893	Land off Elkington Lane,	Barby	1	1	N	Y	1	1	0
DA/2013/0548	Chapel Cottage, 1 Moulton Lane	Boughton	1	1	N	Y	1	1	0
DA/2015/0700	Maple Close	Braunston	3	3	N	Y	3	3	3
DA/2015/0800	East of Northampton Road	Brixworth	47	47	N	N	0	0	5
DA/2016/0963	The Old School Room, 12a Church Street	Brixworth	1	1	N	Y	1	1	0
DA/2015/0005	Land off Woodfield Road	Byfield	1	1	N	Y	1	1	0
DA/2015/0867	Corner Cottage, 1 Boddington Road	Byfield	1	1	Y	Y	1	0	0
DA/2013/0832	Long Ridge Farm, Barby Road	Catesby	1	0	N	Y	0	0	0
DA/2014/0294	Cheriton, Golf Lane	Church Brampton	1	0	Y	Y	0	0	0
DA/2016/0697	The Grange, Golf Lane	Church Brampton	1	1	Y	Y	1	0	0
DA/2016/0738	Land r/o 1 Kelmarsh Road	Clipston	1	1	N	Y	1	1	0
PD/2016/0002	Building off Pegs Lane	Clipston	1	1	N	Y	1	1	0
PD/2016/0047	Gravel Pit Farm, Harborough Road	Clipston	1	1	N	Y	1	1	0
DA/2017/0551	The Portacabin, Former Naseby Sailing Club	Cold Ashby	1	1	N	Y	1	1	0
DA/2014/1009	Land at Welford Road	Creaton	1	1	N	Y	1	1	0
DA/2016/0715	Greenacre, 3 Welford Road	Creaton	3	2	N	Y	2	2	0
DA/2016/0375	1 Violet Lane	Creaton	1	1	N	Y	1	1	0
DA/2014/0111	Land off Main Road	Crick	34	34	N	N	0	0	9
DA/2014/0240	Land s/o Main Road	Crick	7	7	N	Y	7	7	0
DA/2015/0464	Home Close, 37 Main Road	Crick	1	1	N	Y	1	1	0
DA/2017/0967	62 Watford Road	Crick	1	1	N	Y	1	1	0
PD/2016/0083	Barn at Lower Farm	Dodford	1	1	N	Y	1	1	0
PD/2016/0081	The Stables, Mill House, Long Lane	East Haddon	1	1	N	Y	1	1	0
DA/2014/1111	Hyatts Yard, Bethel Lane	Everdon	1	1	N	Y	1	1	0
DA/2016/0456	Land off High Street	Flore	20	20	N	N	0	0	6
DA/2014/0454	Brockhall Road	Flore	9	9	N	N	0	0	0
DA/2014/0001	Royal Oak Public House	Flore	1	1	N	Y	1	1	0
DA/2013/0742	Lake House, Harborough Road	Great Oxenden	1	1	Y	Y	1	0	0
DA/2015/0178	Land adj. White Gates	Great Oxenden	1	1	Y	Y	1	0	0
DA/2015/0848	Pastures Farm, Red House Lane	Hannington	1	0	N	Y	0	0	0
DA/2016/0146	Saxon House, Rugby Road	Harlestone	1	0	Y	Y	0	0	0
PD/2016/0050	Sywell Road,	Holcot	1	1	N	Y	1	1	0
DA/2014/0221	Land off Daventry Road	Kilsby	18	18	N	N	0	0	0
PD/2016/0019	Kilsby PO, Independent Street	Kilsby	1	1	N	Y	1	1	0
DA/2015/1187	Church House Farm, Steeple Lane	Little Brington	1	1	Y	Y	1	0	0
DA/2014/1085	Rose Tree Cottage, Main Street	Little Brington	2	1	Y	Y	1	0	0
PD/2016/0073	Buildings at Kennings Farm	Little Brington	3	3	N	Y	3	3	0
DA/2006/1243	St Lawrence Court, The Banks	Long Buckby	4	4	N	Y	4	4	0
DA/2015/0740	8 Harbridges Lane	Long Buckby	2	2	N	Y	2	2	0
DA/2016/0958	Land adj 2 Watson Road	Long Buckby	2	2	N	Y	2	2	0
DA/2015/1167	Station View House, 65 Station Road	Long Buckby	1	1	Y	Y	1	0	0
DA/2012/0138	Land east of Station Road	Long Buckby	5	5	N	N	0	0	0
DA/2013/0529	Land to west of Station Road	Long Buckby	25	25	N	N	0	0	0
DA/2014/0067	Land r/o 33 Grasscroft, Harbridges Lane	Long Buckby	2	2	N	Y	2	2	0
DA/2012/0446	11 Market Place	Long Buckby	2	2	N	Y	2	2	0
DA/2012/0607	Land w/o/ Hilgay, Harbridges Road	Long Buckby	2	2	N	Y	2	2	0
DA/2015/0801	Land adj. 84 East Street	Long Buckby	1	1	N	Y	1	1	0
DA/2013/0431	Northampton Lane North	Moulton	26	26	N	N	0	0	14
DA/2014/0604	South of Boughton Road	Moulton	9	9	N	N	0	0	0
DA/2013/0690	Salisbury Landscapes	Moulton	34	34	N	N	0	0	12
DA/2017/0494	1a Church Street	Moulton	1	1	N	Y	1	1	0
DA/2016/0044	Fairhaven, 4 Grove Farm Lane	Moulton	1	0	N	Y	0	0	0
DA/2011/0835	land r/o 29 Ashley Lane	Moulton	1	1	N	Y	1	1	0
DA/2011/0127	3 Northampton Lane North	Moulton	0	0	Y	Y	0	0	0
DA/2011/0344	r/o 85 Park View	Moulton	1	1	Y	Y	1	0	0
DA/2013/1003	Land at 4, The Avenue	Moulton	2	2	Y	Y	2	0	0
DA/2014/0995	Land r/o/ 44 Boughton Road	Moulton	1	1	Y	Y	1	0	0
DA/2015/1071	Cottesbrooke Road	Naseby	8	8	N	N	0	0	4
PD/2016/0071	Barn at Cromwell House Farm	Naseby	1	1	N	Y	1	1	0
PD/2016/0036	Barn at Staverton Road	Newnham	1	1	N	Y	1	1	0
DA/2013/0359	Dry Fields Farm, Newnham Road	Norton	1	1	N	Y	1	1	0
DA/2012/0426	140 Sywell Road	Overstone	1	0	N	Y	0	0	0
DA/2017/0183	Land at Orchard Cottage	Pitsford	1	0	Y	Y	0	0	0
PD/2015/0043	Farm Workshop, Preston Fields Farm	Preston Capes	1	1	N	Y	1	1	0
PD/2016/0037	Barns at Red House Farm	Preston Capes	1	1	N	Y	1	1	0
DA/2013/0761	31, Welland Rise	Sibbertoft	1	1	N	Y	1	1	0
DA/2015/1152	Building s/w of Sulby Lodge Road	Sibbertoft	1	1	N	Y	1	1	0
DA/2016/0688	7 Westhorpe	Sibbertoft	1	0	Y	Y	0	0	0
DA/2016/0962	13 Welland Rise	Sibbertoft	1	1	Y	Y	1	0	0
DA/2016/1024	Land r/o 15A Spratton road	Spratton	4	4	Y	Y	4	0	0

DA/2015/1152	Buildings/w of Sulby Lodge Farm	Sulby	1	1	N	Y	1	1	0
PD/2015/0059	Agricultural Building, Naseby Road	Sulby	1	1	N	Y	1	1	0
PD/2015/0031	Sulby Hall, Old Drive	Sulby	1	1	N	Y	1	1	0
DA/2016/0055	Barns at Home Farm	Sulby	1	1	N	Y	1	1	0
DA/2014/0208	Manor Lodge, Creaton Road	Teeton	1	1	N	Y	1	1	0
DA/2013/0026	Newlands Lodge	Walgrave	1	1	N	Y	1	1	0
DA/2012/0003	Butchers Garden, Northall	Walgrave	1	1	N	Y	1	1	0
DA/2017/0004	Walgrave Post Office, Gold Street	Walgrave	1	1	N	Y	1	1	0
DA/2015/0841	Paddock Cottage	Watford	1	1	N	Y	1	1	0
DA/2016/1172	Roseacres	Weedon	2	2	N	Y	2	2	0
DA/2015/0208	Land south of Newlands Road	Welford	26	26	N	N	0	0	4
DA/2015/0090	Agric. Buildings, West End	Welford	2	2	N	Y	2	2	0
PD/2016/0075	Buildings at Court Lane Farm	Welford	1	1	N	Y	1	1	0
DA/2015/0774	Guilsborough Rd/A428	West Haddon	58	58	N	N	0	0	15
DA/2014/0559	Former West Haddon Nursery Site	West Haddon	12	12	N	N	0	0	1
DA/2015/0406	The Shambles, 20 West End	West Haddon	1	1	N	Y	1	1	0
PD/2017/0049	6 Northampton Road	West Haddon	1	1	N	Y	1	1	0
DA/2012/0899	Land r/o/ Hinton Manor	Woodford Halse	3	3	N	Y	3	3	0
DA/2014/0110	Byfield Road	Woodford Halse	4	4	N	N	0	0	0
DA/2015/0473	Byfield Road	Woodford Halse	49	49	N	N	0	0	12
DA/2015/0744	Byfield Road	Woodford Halse	3	3	N	N	0	0	0
Total			654	644			135	115	97

Completions 2018-2019	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not gar- den land	Affordable
DA/2014/0638	Monksmoor Phase 2	Daventry	13	13	N	N	0	0	11
DA/2015/1110	Monksmoor Phase 3	Daventry	100	100	N	N	0	0	27
DA/2017/0368	Monksmoor Phase 4a	Daventry	42	42	N	N	0	0	9
DA/2016/0467	Northampton College, Badby Road West	Daventry	51	51	N	Y	51	51	12
DA/2017/0391	5 Warwick Street	Daventry	2	1	N	Y	1	1	0
DA/2015/0912	Former garage site, Pound Lane	Badby	2	2	N	Y	2	2	0
DA/2016/0646	R/O Walnut Cottage, 36 Kilsby Road	Barby	1	1	Y	Y	1	0	0
DA/2016/0904	Woody Patch, 7 Howard Lane	Boughton	1	0	N	Y	0	0	0
DA/2018/0816	Annex at Owl Barn, Boughton Grange	Boughton	1	1	N	Y	1	1	0
DA/2016/0457	North Bungalow, Bragborough Hall	Braunston	1	0	N	Y	0	0	0
DA/2016/0832	The Corner House, Old Road	Braunston	1	1	N	Y	1	1	0
DA/2016/0024	Barn off London Road	Braunston	1	1	N	Y	1	1	0
DA/2017/0914	The Bungalow, Old Road,	Braunston	1	0	N	Y	0	0	0
DA/2018/0427	The Bungalow, Kennings Farm, Main St	Brington (Little)	1	0	N	Y	0	0	0
DA/2015/0800	East of Northampton Road	Brixworth	31	31	N	N	0	0	3
DA/2014/0937	Church End Brixworth Hall Park	Brixworth	1	0	N	Y	0	0	0
DA/2015/0286	Brixworth Nursery, Holcot Road	Brixworth	1	1	N	Y	1	1	0
DA/2017/0908	130, 130A, & 132 Northampton Road	Brixworth	1	1	N	Y	1	1	0
PD/2017/0011	Manor Farm, Northampton Road	Brixworth	1	1	N	Y	1	1	0
DA/2018/0709	Sunshine Barn	Brixworth	1	1	N	Y	1	1	0
PD/2017/0028	Charter House, 35 Spratton Road	Brixworth	5	5	N	Y	5	5	0
DA/2014/1115	Turvins, Boddington Road	Byfield	1	1	N	Y	1	1	0
DA/2017/1014	Longhold Barn, Longhold Road	Clipston	1	1	N	Y	1	1	0
PD/2015/0046	Building off Church Lane	Clipston	1	1	N	Y	1	1	0
PD/2014/0017	The Dutch Barn, Northampton Road	Cold ashby	3	3	N	Y	3	3	0
DA/2015/0712	27 High Street	Creaton	1	1	N	Y	1	1	0
DA/2014/0111	Land off Main Road	Crick	40	40	N	N	0	0	15
DA/2018/0230	19a Lauds Road	Crick	1	1	N	Y	1	1	0
DA/2018/0622	The Barn, 19a Main Road	Crick	1	1	N	Y	1	1	0
DA/2017/0325	14 Church Street	Crick	1	1	N	Y	1	1	0
DA/2016/0707	Holmleigh, Main Road	Dodford	1	1	N	Y	1	1	0
Da/2017/1236	Land r/o 2 & 3 Harborough Road	East Farndon	1	1	N	Y	1	1	0
PD/2016/0039	Barn at New House Farm	East Farndon	1	1	N	Y	1	1	0
PD/2016/0074	Agric Buildings, Ravensthopre Road	East Haddon	1	1	N	Y	1	1	0
DA/2016/0456	Land off High Street	Flore	42	42	N	N	0	0	13
DA/2015/0914	Former Garage Site, Harborough road	Great Oxenden	2	2	N	Y	2	2	0
DA/2017/0769	White Building, Braybrooke Road	Great Oxenden	1	1	N	Y	1	1	0
DA/2016/1072	Cottesmore Farm Glebe Lane	Harlestone (Low)	1	0	N	Y	0	0	0
DA/2017/0723	3 The Green,	Harlestone (Up- per)	1	1	N	Y	1	1	0
PD/2015/0044	The Barn, Moulton Lodge, Moulton Road	Holcot	1	1	N	Y	1	1	0
DA/2014/0050	The Bungalow, Holdenby Stables	Holdenby	1	0	N	Y	0	0	0
PD/2014/0022	18 Independent Street	Kilsby	1	1	N	Y	1	1	0
DA/2014/0221	Land off Daventry Road	Kilsby	29	29	N	N	0	0	14
DA?2018/0438	Barn at Rugby Road	Kilsby	1	1	N	Y	1	1	0
DA/2016/1082	Building at 10 Station Road	Kilsby	1	1	N	Y	1	1	0
PD/2015/0065	Kilsby Grange	Kilsby	1	1	N	Y	1	1	0
DA/2016/1082	Building At 110 Station Road	Lilbourne	1	1	N	Y	1	1	0
DA/2012/0138	Land east of Station Road	Long Buckby	23	23	N	N	0	0	10
DA/2015/0801	Land adj. 84 East Street	Long Buckby	1	1	N	Y	1	1	0
DA/2018/0057	Adj 35 Watson Road	Long Buckby	1	1	N	Y	1	1	0
PD/2017/0002	Parish Hall, Church Street	Long Buckby	1	1	N	Y	1	1	0
DA/2018/0398	Land r/o Main Street	Marston Trussell	3	3	N	Y	3	3	0
Da/2017/0693	Land at 21/22 Main Street	Marston Trussell	1	1	Y	Y	1	0	0
DA/2017/0694	Land at 22 Main Street	Marston Trussell	1	1	Y	Y	1	0	0
DA/2016/0007	The White Lion, 1 High Street	Moulton	2	2	N	Y	2	2	0
DA/2017/0696	Land r/o Former White Lion, High Street	Moulton	2	2	N	Y	2	2	0
DA/2017/0071	Land off Sandy Hill Lane Marsh Spinney	Moulton	19	19	N	N	0	0	0
DA/2013/0690	Salisbury Landscapes	Moulton	36	36	N	N	0	0	16
DA/2017/0038	Cottingham Drive	Moulton	30	30	N	N	0	0	16
DA/2016/0330	Former P.O. 2 Cross Street	Moulton	1	1	N	Y	1	1	0
DA/2016/0884	54, 56 & Garages to r/o Manor Road	Moulton	5	3	N	Y	3	3	0
Da/2013/0042	Moulton Grange Farm, Grange Lane	Moulton	1	1	N	Y	1	1	0
DA/2015/1071	Cottesbrooke Road	Naseby	12	12	N	Y	0	0	2
DA/2017/0883	Purlieu Farm, Thornby Road	Naseby	1	1	N	Y	1	1	0
DA/2017/0724	The Orchard, Newlands	Naseby	2	1	N	Y	1	1	0
DA/2013/0297	Stable Cottage, Foxhill Road	Naseby	1	1	N	Y	1	1	0
DA/2014/0574	Cromwell Farm	Naseby	1	1	N	Y	1	1	0
DA/2018/0690	Church Farm, Overstone Park	Overstone	1	1	N	Y	1	1	0
DA/2015/0713	1 & 2 Aerial View, Moulton Road	Pitsford	2	2	N	Y	2	2	0
DA/2012/0853	Stonehill Farm, Grange Lane	Pitsford	1	1	N	Y	1	1	0
DA/2015/1096	Land at Collyweston House, High street	Pitsford	1	1	Y	Y	1	0	0
PD/2016/0058	Barn at High Hedge Farm	Scaldwell	1	1	N	Y	1	1	0
DA/2016/0200	Barns at Sulby Lodge Farm, Welford Road	Sibbertoft	1	1	N	Y	1	1	0
PD/2018/0050	Sulby Lodge Farm, Welford Road	Sibbertoft	1	1	N	Y	1	1	0
PD/2015/0035	Tatu Buildings, Sulby Covert	Sibbertoft	1	1	N	Y	1	1	0
DA/2015/0205	Site at Whitmill Hill Farm	Staverton	1	0	N	Y	0	0	0
DA/2015/0061	Land adj. Kiln Cottage	Stowe	1	1	N	Y	1	1	0
DA/2015/1005	Oaktree Farm, Naseby Road	Sulby	1	1	N	Y	1	1	0

DA/2015/0468	Land r/o West View, Kettering Road	Walgrave	1	1	Y	Y	1	0	0
DA/2017/0088	Land off Poachers Close	Walgrave	10	10	N	Y	10	10	6
DA/2016/1172	Roseacres	Weedon	14	14	N	Y	14	14	4
DA/2017/0020	Land off Newlands Road	Welford	16	16	N	N	0	0	6
DA/2015/0774	Guilsborough Rd/A428	West Haddon	26	26	N	N	0	0	14
DA/2014/0559	Former West Haddon Nursery Site	West Haddon	1	1	N	N	0	0	0
PD/2015/0001	Barns at West Haddon Lodge Farm	West Haddon	1	1	N	Y	1	1	0
DA/2015/0467	Stable Cottage, Foxhill Road	West Haddon	1	0	N	Y	0	0	0
DA/2015/0006	Torkington Lodge	West Haddon	2	2	N	Y	2	2	0
DA/2016/0164	Barn off Cold Ashby Road	West Haddon	1	1	N	Y	1	1	0
Da/2014/0966	Sedge Hollow Farm, Foxghill Road	West Haddon	1	1	N	Y	1	1	0
PD/2018/0041	Agricultural Building, Canal Farm Turn Shop	Whilton	1	1	N	Y	1	1	0
DA/2015/0743	Land adj. Upton Close	Woodford Halse	31	25	N	N	0	0	5
DA/2015/0744	Land adj. Upton Close	Woodford Halse	29	29	N	N	0	0	13
Total			687	668			154	149	196

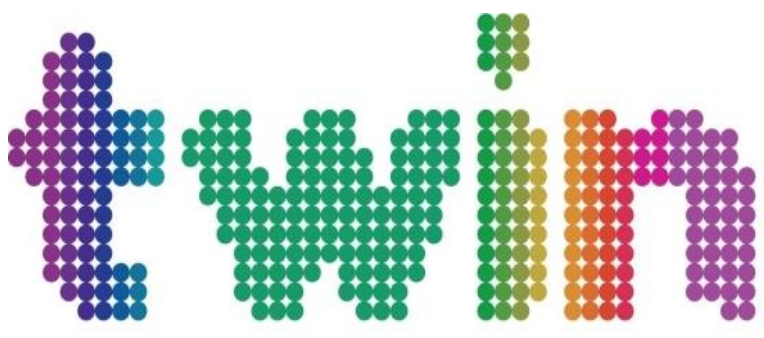
Completions 2019-2020	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not gar- den land	Affordable
DA/2015/1110	Monksmoor Phase 3	Daventry	43	43	N	N	0	0	10
DA/2017/0368	Monksmoor Phase 4a	Daventry	15	15	N	N	0	0	2
DA/2018/0474	Monksmoor Phase 4b	Daventry	12	12	N	N	0	0	0
DA/2016/0467	Northampton College, Badby Road West	Daventry	37	37	N	Y	37	37	13
DA/2016/0689	Coach and Horses , Warwick Street	Daventry	12	11	N	Y	11	11	0
DA/2018/0145	Land at 25 Drayton Park	Daventry	1	1	Y	Y	1	0	0
DA/2019/0275	3 Badby Road West	Daventry	1	0	Y	Y	0	0	0
PD/2018/0024	Buildings at Catesby Road	Badby	1	1	N	Y	1	1	0
DA/2018/0816	Annex at Owl Barn	Boughton	1	1	N	Y	1	1	0
DA/2014/0948	Bakers Cottage, Main Street	Brington (Little)	1	1	N	Y	1	1	0
DA/2018/0151	Shalom, Hall Lane	Brington (Little)	1	0	N	Y	0	0	0
DA/2015/1123	Old Barn, Merry Tom Lane	Brixworth	1	1	N	Y	1	1	0
DA/2017/0700	Holcot Road Garage	Brixworth	2	2	N	Y	2	2	0
PD/2016/0011	Agricultural Buildings, Boddington Road	Byfield	1	1	N	Y	1	1	0
DA/2016/0057	The Old Cattle Shed, Woodford Road	Byfield	1	1	N	Y	1	1	0
DA/2016/0405	Boughton Mill Farm, Welford Road	Chapel Brampto	1	1	N	Y	1	1	0
DA/2017/0593	Croft House, Church Lane	Church Brampto	1	1	N	Y	1	1	0
DA/2019/0361	New House, Cold Ashby Golf Club	Cold Ashby	1	1	N	Y	1	1	0
PD/2016/0078	Spingwater Farm	Crick	1	1	N	Y	1	1	0
DA/2017/1219	Woolcombe Adams Farm	Crick	1	1	N	Y	1	1	0
DA/2018/0256	Tire Hill Farm	East Haddon	1	1	N	Y	1	1	0
DA/2016/1070	Robin Hill, 2 Clipston Road	East Farndon	1	0	Y	Y	0	0	0
PD/2015/0002	Strawberry Shed, Elkington Lodge	Elkington	1	1	N	Y	1	1	0
DA/2017/0289	The Bungalow, Wood Farm	Everdon	1	0	Y	Y	0	0	0
DA/2016/0456	Land off High Street	Flore	5	5	N	N	0	0	0
PD/2017/0065	Building at The Mill House	Flore	1	1	N	Y	1	1	0
PD/2017/0070	Barns at Vicarage Farm	Flore	1	1	N	Y	1	1	0
PD/2017/0003	Oxenden Hill Farm	Great Oxenden	1	1	N	Y	1	1	0
DA/2014/0221	Land off Daventry Road	Kilsby	1	1	N	N	0	0	0
PD/2016/0001	The Barn Kilsby Rd, Barby	Kilsby	1	1	N	Y	1	1	0
DA/2012/0138	Land east of Station Road	Long Buckby	33	33	N	N	0	0	18
DA/2017/1053	Land off Station Road	Long Buckby	3	3	N	Y	3	3	0
DA/2016/0069	Leighton Lodge	Long Buckby	1	1	N	Y	1	1	0
PD/2017/0045	5 Market Place	Long Buckby	1	1	N	Y	1	1	0
DA/2014/0392	46 West Street	Long Buckby	2	2	N	Y	2	2	0
DA/2018/0057	Adj 35 Watson Road	Long Buckby	1	1	Y	Y	0	0	0
DA/2012/0607	Land to the West of Hilgay	Long Buckby	3	3	N	Y	3	3	0
DA/2018/0860	Land at 9 Harbridges Lane	Long Buckby	2	2	N	Y	2	2	0
DA/2006/1243	St Lawrence Court	Long Buckby	4	4	N	Y	4	4	0
DA/2017/0071	Land off Sandy Hill Lane Marsh Spinney	Moulton	59	59	N	N	0	0	0
DA/2016/1111	Land off The Grove	Moulton	1	1	N	Y	1	1	0
DA/2017/0043	Land at the Spinney	Moulton	1	1	N	Y	1	1	0
DA/2017/0038	Cottingham Drive	Moulton	11	11	N	N	0	0	0
DA/2016/0200	Land south of Boughton Road	Moulton	14	14	N	N	0	0	0
DA/2017/0493	1 Church Street	Moulton	1	1	N	Y	1	1	0
DA/2017/1038	Adj Manor Farm, 19 Church Street	Moulton	1	1	Y	Y	1	0	0
DA/2019/0171	Tithewell Cottage, Newlands	Naseby	1	1	N	Y	1	1	0
PD/2017/0054	Barn at Cromwell Farm	Naseby	1	1	N	Y	1	1	0
DA/2017/0758	Linden, School Hill	Newnham	1	0	Y	Y	0	0	0
DA/2017/0683	Land at Langdene	Overstone	1	1	Y	Y	1	0	0
DA/2017/0711	Village Farm	Preston Capes	1	1	N	Y	1	1	0
PD/2017/0066	Buildings at Oakwood Farm	Ravensthorpe	2	2	N	Y	2	2	0
PD/2017/0044	Barn at Home Field	Sibbertoft	1	1	N	Y	1	1	0
DA/2017/0407	Yew Tree Cottage	Spratton	1	0	Y	Y	0	0	0
DA/2015/0991	Adj 21 Yew Tree Cottage	Spratton	1	1	N	Y	1	1	0
DA/2017/0274	10 Willow Close	Spratton	1	1	Y	Y	1	0	0
DA/2015/0457	The Stables, Manor Road	Staverton	1	1	N	Y	1	1	0
DA/2018/0429	Plot 1, Land at former Hospital	Staverton	1	1	N	Y	1	1	0
PD/2016/0059	Agricultural Building at Sulby Hall Drive	Sulby	1	1	N	Y	1	1	0
PD/2017/0022	The Grain Dryer	Sulby	1	1	N	Y	1	1	0
DA/2019/0104	Land off Poachers Close	Walgrave	3	3	N	Y	3	3	2
DA/2018/1106	Former PO High Street	Walgrave	1	1	N	Y	1	1	0
DA/2018/1014	Bridge Field	Walgrave	1	1	N	Y	1	1	0
DA/2015/0010	Land at Pine Reach	Weedon	1	1	N	Y	1	1	0
Da/2016/0201	White House Farm	West Haddon	1	1	N	Y	1	1	0
DA/2015/0051	Foxhill Manor	West Haddon	1	1	N	Y	1	1	0
PD/2016/0032	Barn at Home Farm	West Haddon	2	2	N	Y	2	2	0
DA/2019/0851	The Old Mews	West Haddon	2	2	N	Y	2	2	0
PD/2018/0017	Agric Bdg, Canal Farm Turn Shop	Whilton	1	1	N	Y	1	1	0
DA/2018/0118	Church Gate	Whilton	1	1	N	Y	1	1	0
PD/2018/0021	Barns at Home Farm	Winwick	1	1	N	Y	1	1	0
DA/2016/0361	Land r/o/ 27 Pool Street	Woodford Halse	1	1	Y	Y	1	0	0
DA/2015/0743	Land adj. Upton Close	Woodford Halse	68	68	N	N	0	0	26
DA/2018/1042	Grants Hill	Woodford Halse	33	33	N	N	0	0	11
DA/2018/0644	Manor Lodge, 92 High Street	Yelvertoft	1	1	N	Y	1	1	0
DA/2019/0131	Manor Lodge, 92 High Street	Yelvertoft	1	0	Y	Y	0	0	0
DA/2017/0045	Manor Lodge, 92 High Street	Yelvertoft	1	1	N	Y	1	1	0
DA/2015/0078	Yew Tree Farm	Yelvertoft	2	2	N	Y	2	2	0
Total			424	416			121	116	82

Completions 2020-21	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not garden land	Affordable
DA/2015/1110	Monksmoor Phase 3	Daventry	12	12	N	N	0	0	5
DA/2018/0474	Monksmoor Phase 4b	Daventry	83	83	N	N	0	0	28
DA/2019/0300	Monksmoor Phase 5	Daventry	5	5	N	N	0	0	0
DA/2016/0467	Northampton College, Badby Road West	Daventry	6	6	N	Y	6	6	0
DA/2016/1180	Middlemore 7	Daventry	46	46	N	N	0	0	0
DA/2018/0388	Middlemore 8	Daventry	38	38	N	N	0	0	32
DA/2016/0800	7-13 Warwick Street	Daventry	10	10	N	Y	10	10	0
PD/2019/0035	76-82 High Street	Daventry	6	6	N	Y	6	6	0
DA/2020/0246	6 Foundry Walk	Daventry	2	2	N	Y	2	2	0
DA/2018/0701	The Grange	Daventry	25	25	N	Y	25	25	0
DA/2018/0282	Land adjoining the Cottage	Arthingworth	2	2	N	Y	2	2	0
DA/2017/0107	Land at Barby Road	Ashby St Legers	1	1	N	Y	1	1	0
PD/2017/0046	Agricultural Barn, Daventry Road	Badby	1	1	N	Y	1	1	0
DA/2017/1247	Badby Lodge Farm	Badby	1	0	N	Y	0	0	0
DA/2019/0868	6 The Green	Barby	2	2	N	Y	2	2	0
DA/2018/0714	Land r/o 16 Ashleigh Close	Barby	1	1	Y	Y	1	0	0
DA/2019/0836	1 & 2 The Bungalows, Manor Works	Barby	2	0	N	Y	0	0	0
DA/2019/0072	14 Ashleigh Close	Barby	1	1	Y	Y	1	0	0
DA/2017/0700	Holcot Road Garage	Brixworth	2	2	N	Y	2	2	0
DA/2019/0418	Stoneleigh, Saneco Lane	Brixworth	1	1	Y	Y	1	0	0
DA/2015/0286	Brixworth Nursery, Holcot Road	Brixworth	1	1	N	Y	1	1	0
DA/2014/0117	Victors Barns	Brixworth	7	7	N	Y	7	7	0
PD/2019/0021	Norborough Lodge, Brockhall Road	Brockhall	1	1	N	Y	1	1	0
DA/2018/0222	Naseby Road	Clipston	1	1	N	Y	1	1	0
Da/2018/0006	Manor Farm Buildings	Clipston	1	1	N	Y	1	1	0
PD/2017/0034	Barn at Covert House	East Haddon	1	1	N	Y	1	1	0
DA/2019/0301	Seaton Village Stores	Guilborough	2	2	N	Y	2	2	0
DA/2019/0754	Bunchcroft Barns	Hellidon	4	4	N	Y	4	4	0
DA/2019/0695	11 Brixworth Road	Holcot	1	1	N	Y	1	1	0
DA/2018/0046	Barns at Hollowell Grange	Hollowell	2	2	N	Y	1	1	0
DA/2019/1083	Land at the Limes, 3 Main Road	Kilsby	1	1	Y	Y	1	0	0
DA/2019/0270	Land adj, 2 Mount Pleasant Cottages	Kilsby	1	1	Y	Y	1	0	0
DA/2017/1053	Land off Station Road	Long Buckby	10	10	N	Y	10	10	0
DA/2012/0138	Land east of Station Road	Long Buckby	8	8	N	N	0	0	0
DA/2018/0860	Land at 9 Harbridges Lane	Long Buckby	1	1	N	Y	1	1	0
DA/2017/0023	Buckle Hill Farm	Marston Trussell	1	1	N	Y	1	0	0
DA/2017/0071	Land off Sandy Hill Lane Marsh Spinney	Moulton	7	7	N	N	0	0	0
DA/2016/0200	Land south of Boughton Road	Moulton	52	52	N	N	0	0	20
Da/2017/1091	116 Northampton Lane North	Moulton	1	1	N	Y	1	1	0
DA/2019/0562	1 Church Street	Naseby	1	0	N	Y	0	1	0
DA/2017/0295	Land adj 23 Sywell Road	Overstone	2	2	N	Y	2	2	0
DA/2016/0581	Overstone Lodge, 3 Sywell Road	Overstone	1	0	N	Y	0	0	0
DA/2018/0536	Preston Fields Farm	Preston Capes	1	0	N	Y	0	0	0
PD/2018/0025	Building off East End	Scaldwell	1	1	N	Y	1	1	0
PD/2017/0062	Building at Old Road	Scaldwell	1	1	N	Y	1	1	0
DA/2017/0448	Ex-officers mess	Sibbertoft	1	1	N	Y	1	1	0
DA/2019/0437	New House, Badby Lane	Staverton	1	0	N	Y	0	0	0
DA/2017/1013	Agricultural Buildings, Home Farm	Sulby	1	1	N	Y	1	1	0
PD/2017/0053	Barn at Naseby Road	Sulby	1	1	N	Y	1	1	0
DA/2016/0363	Barns at New Lodge Farm	Walgrave	3	3	N	Y	3	3	0
Da/2017/0337	New Lodge Farm	Walgrave	1	1	N	Y	1	1	0
DA/2019/0104	Land off Poachers Close	Walgrave	2	2	N	Y	2	2	0
DA/2019/0381	Land adj 3 Dukelands	Weedon	1	1	Y	Y	1	0	0
PD/2018/0009	Barn at 55 Queen Street	Weedon	1	1	N	Y	1	1	0
DA/2017/0894	The Elizabethan PH	Welford	4	4	N	Y	4	4	0
DA/2018/0957	Land adj. 5 Newlands Road	Welford	1	1	Y	Y	1	0	0
PD/2018/0021	Barns at Home Farm	Winwick	1	1	N	Y	1	1	0
Da/2017/0887	Stockbury, 23 South Strret	Woodford Halse	1	1	Y	Y	1	0	0
DA/2020/0761	3 Byfield Road	Woodford Halse	1	1	N	Y	1	1	0
DA/2012/0394	Woodford Halse, Moravian Church	Woodford Halse	1	1	N	Y	1	1	0
DA/2015/0743	Land adj. Upton Close	Woodford Halse	8	8	N	N	0	0	8
DA/2018/1042	Grants Hill	Woodford Halse	4	4	N	N	0	0	0
PD/2020/0033	Churchhill House	Yelvertoft	1	1	N	Y	1	1	0
Total			391	384	0		120	112	93

Completions 21-22	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not garden land	Affordable
DA/2018/0474	Monksmoor Phase 4b	Daventry	42	42	N	N	0	0	0
DA/2019/0300	Monksmoor Phase 5	Daventry	33	33	N	N	0	0	6
DA/2020/0464	Monksmoor Local Centre	Daventry	12	12	N	N	0	0	0
DA/2018/0388	Middlemore 8	Daventry	21	21	N	N	0	0	9
DA/2018/0781	The Grange	Daventry	8	8	N	Y	8	8	8
DA/2018/0140	Micklewell	Daventry	7	7	N	N	0	0	0
DA/2016/0427	Land at the Old Workshop	Braunston	1	1	N	Y	1	1	0
PD/2021/0025	2 Cross Lane	Braunston	1	1	N	Y	1	1	0
WND/2021/0906	Pebbles Barn, Old Road	Braunston	1	1	N	Y	1	1	0
DA/2017/1063	Barns at Church House Farm	Brington (Little)	2	2	N	Y	2	2	0
DA/2014/0910	Victors Barns	Brixworth	5	5	N	Y	5	5	0
DA/2017/0919	Victors Barns	Brixworth	7	7	N	Y	7	7	0
PD/2019/0014	Barn at Froghall	Brixworth	1	1	N	Y	1	1	0
DA/2020/0263	Skettlecroft	Church Brampton	1	0	N	Y	0	0	0
DA/2018/0222	Land at Naseby Road	Clipston	1	1	N	Y	1	1	0
DA/2021/0068	Robert Tresham House	Clipston	1	1	N	Y	1	1	0
DA/2020/0416	Smallthorns Barn	Clipston	1	1	N	Y	1	1	0
DA/2016/1031	Litchfield Lane	Creaton	2	2	N	Y	2	2	0
DA/2021/0157	Tythe Farm, Holdenby Road	East Haddon	2	2	N	Y	2	2	0
DA/2017/0712	Home Farm House, Back Lane	East Farndon	1	1	N	Y	1	1	0
DA/2019/1054	The Paddocks, 40 Bliss Lane	Flore	1	1	N	Y	1	1	0
DA/2019/0071	Seaton Village Stores	Guilsborough	4	4	N	Y	4	4	0
DA/2018/0967	Marstan House Farm	Hannington	1	1	N	Y	1	1	0
DA/2017/1100	116 Northampton Lane South	Moulton	4	4	N	Y	4	4	0
DA/2020/0657	s/o 28 Hilmorton Lane	Lilbourne	9	9	N	Y	9	9	5
DA/2017/1053	Land off Station Road	Long Buckby	17	17	N	Y	0	0	3
Da/2020/0290	Land west of Station Road	Long Buckby	2	2	N	Y	2	2	0
DA/2015/0801	Land adj 84 East Street	Long Buckby	1	1	N	Y	1	1	0
DA/2019/0449	Adj Beech House, 1 Blueberry Close	Maidwell	2	2	Y	Y	2	0	0
DA/2019/0672	Land at Stratfords Farm	Marston Trussell	4	4	N	Y	4	4	0
DA/2021/0340	Land known as 2 Thorpeville	Moulton	2	2	N	Y	2	2	0
Da/2016/0200	Land south of Boughton Road	Moulton	45	45	N	N	0	0	26
Da/2017/0751	2 Northampton Lane North	Moulton	2	1	Y	Y	1	0	0
DA/2017/1038	Adj Manor Farm, 19 Church Street	Moulton	1	1	N	Y	1	1	0
DA/2020/0685	26a Daventry Road	Norton	1	1	N	Y	1	1	0
Da/2018/1034	Land at Meadow View	Pitsford	1	1	Y	Y	1	0	0
PD/2019/0030	Backstone Pastures, Brixworth Road	Spratton	1	1	N	Y	1	1	0
DA/2020/0334	Mini Meadows Farm	Sulby	1	1	N	Y	1	1	0
DA/2019/0447	Bridgewater House	Watford	2	2	N	Y	2	2	0
PD/2021/0004	Pasture Farm, Yelvertoft Road	West Haddon	1	1	N	Y	1	1	0
WND/2021/0300	Whilton Locks	Wilton	1	1	N	Y	1	1	0
DA/2020/0004	Land adj. 36 Farndon Road	Woodford Halse	1	1	Y	Y	1	0	0
DA/2020/0484	Yew Tree Farm, 21 Wards Lane	Yelvertoft	2	2	N	Y	2	2	0
Total			256	254	0		77	72	57

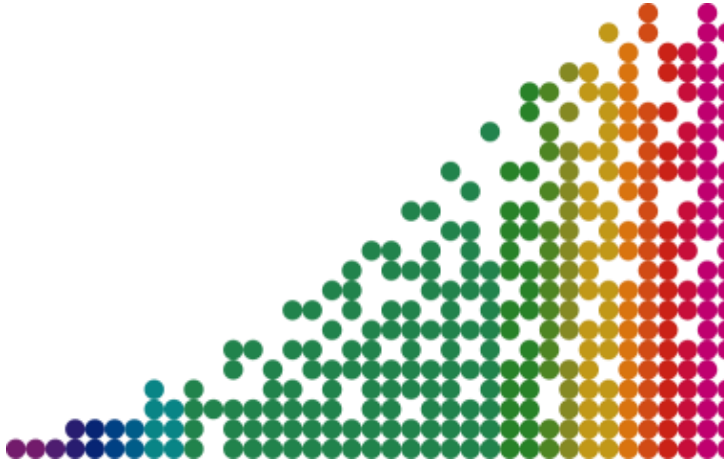
Completions 22-23	Address	Parish	Gross	Net	Garden Land	Windfall Y/N	Windfall No.	Windfall not garden land	Affordable
DA/2019/0300	Monksmoor Phase 5	Daventry	56	56	N	N	0	0	0
DA/2020/0464	Monksmoor Local Centre	Daventry	25	25	N	N	0	0	13
DA/2019/1000	Daventry South West	Daventry	8	8	N	N	0	0	0
Da/20025/1346	The Limes	Daventry	22	22	N	Y	22	22	0
DA/2021/0351	42A High Street	Daventry	1	1	N	Y	1	1	0
DA/2019/0061	Flat 1, 34 Sheaf Street	Daventry	1	1	N	Y	1	1	0
WND/2021/0168	59 High Street	Daventry	1	1	N	Y	1	1	0
DA/2018/0140	Micklewell Park	Daventry	50	50	N	N	0	0	11
DA/2017/1179	Land at Brookside Lane, Adj 27 The Glebe	Badby	1	1	N	Y	1	1	0
DA/2015/0893	Land off Elkington Lane	Barby	1	1	N	Y	1	1	0
DA/2020/0768	Plot 3, Land off Elkington Lane	Barby	1	1	N	Y	1	1	0
DA/2021/0105	Barns at Church House Farm	Brington (Little)	1	1	N	Y	1	1	0
DA/2018/0293	Land at Paddock Lodge	Brixworth	1	1	Y	Y	1	0	0
DA/2020/0765	Farol Ltd, Boddington Road	Byfield	7	7	N	Y	7	7	0
WND/2021/0185	14 Greenwood Close	Byfield	1	1	Y	Y	1	0	0
DA/2019/0582	The Gardens	Catesby Upper	1	1	Y	Y	1	0	0
DA/2019/0005	Boughton Mill Farm	Chapel Brampton	1	1	N	Y	1	1	0
DA/2018/0222	Land at Naseby Road	Clipston	1	1	N	Y	1	1	0
DA/2019/0305	The Elms Farm, Church Street	Crick	4	4	N	Y	4	4	0
DA/2021/0659	The Elms Farm, Church Street	Crick	1	1	N	Y	1	1	0
DA/2020/0838	Land at Rose Cottage	East Haddon	1	1	Y	Y	1	0	0
DA/2021/0304	Little Fawsley, Fawsley Road	Fawsley	3	3	N	Y	3	3	0
PD/2018/0049	Meadow Farm, Bliss Lane	Flore	2	2	N	Y	2	2	0
DA/2017/0529	Windmill Close, Braybrooke Road	Gt Oxenden	2	2	N	Y	2	2	0
DA/2020/0643	2 and 4 Farndon Road	Gt Oxenden	2	0	N	Y	0	0	0
WNP/2021/0008	Top Barn, Hellidon Rd	Hellidon	1	1	N	Y	1	1	0
PD/2019/0038	Building at Welford Road	Hollowell	1	1	N	Y	1	1	0
DA/2018/0046	Barns at Hollowell Grange	Hollowell	2	2	N	Y	2	2	0
PD/2020/0009	Agricultural Building, Teeton Mill	Hollowell	1	1	N	Y	1	1	0
DA/2020/0580	The Old Brickyard, Helidon Road	Hollowell	1	1	N	Y	1	1	0
WND/2021/0565	Ashfield, Welford Road	Hollowell	1	0	N	Y	0	0	0
DA/2020/0221	Lilbourne Fields Farmhouse, Yelvertoft Rd	Lilbourne	1	1	N	Y	1	1	0
DA/2015/0801	Land west of Station Road	Long Buckby	9	9	N	Y	9	9	0
DA/2017/1053	Land to the east of Station Road	Long Buckby	15	15	N	Y	15	15	0
PD/2019/0081	Gap Lodge	Long Buckby	1	1	N	Y	1	1	0
DA/2018/1127	Land r/o Patreval, 45 Ashley Lane	Moulton	1	1	N	Y	1	1	0
DA/2019/0323	Land r/o 50 Northampton Lane North	Moulton	1	1	Y	Y	1	0	0
DA/2016/0200	Land south of Boughton Road	Moulton	14	14	N	N	0	0	4
DA/2020/0107	26 West Street	Moulton	1	1	N	Y	1	1	0
DA/2020/0487	Land at North Farm	Moulton	1	1	N	Y	1	1	0
DA/2020/0170	Goldens View	Norton	10	10	N	Y	10	10	10
DA/2018/0189	Muscott Cottages	Norton	2	2	N	Y	2	2	0
DA/2020/0160	Cultra, 1 Coton Road	Ravensthorpe	1	0	Y	Y	0	0	0
PD/2020/0035	27 Brixworth Road	Spratton	1	1	N	Y	1	1	0
DA/2021/0050	27 Holdenby Road	Spratton	1	1	Y	Y	1	0	0
DA/2020/0677	Wylmer Grange Plot 2	Staverton	1	1	N	Y	1	1	0
DA/2021/0314	Plot 3 Whitmill Hill	Staverton	1	1	N	Y	1	1	0
DA/2019/0113	Hungerbarn, The Orchard	Staverton	1	1	N	Y	1	1	0
DA/2019/0020	Tatu Buildings	Sulby	1	1	N	Y	1	1	0
PD/2021/0002	Barns at Manor Farm	Teeton	1	1	N	Y	1	1	0
DA/2020/0727	Land at Dodford Wharf	Weedon	47	47	N	Y	47	47	19
DA/2019/0948	Land r/o 10 West End	Welford	1	1	Y	Y	1	0	0
WND/2021/0201	12 Church Street	Woodford Halse	1	1	N	Y	1	1	0
Total			315	311			158	151	57

End of Report



the power of two

Welcome to the future of EV Charging and Parking



Welcome to Twin

The Twin payment system is the first cashless, universal payment platform that allows you to pay for parking and also charging at multiple EV charge points (irrespective of make and model).

The Twin payment system is a completely new concept in EV charging and parking management, and we believe that this is the perfect opportunity to consider modernising and installing an all-encompassing parking and EV payment infrastructure.

Methods of Payment

The Twin Pay System offers two ways to pay for parking and EV charging in one process, either via Twin Payment Terminals or via the Twin Pay Application.

Twin payment terminals provide intelligent, cashless parking and charging solutions.

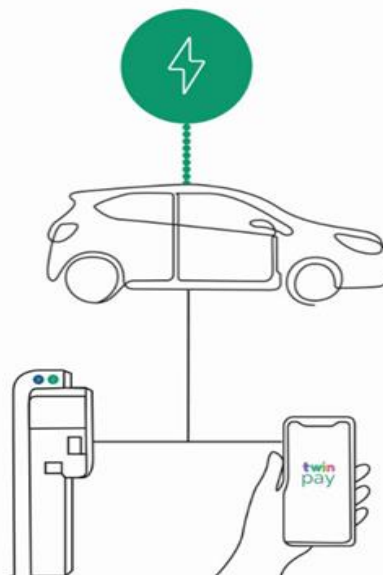
Manufactured in the UK they are ultra-modern with easy to navigate large touchscreens with clear instructions and contactless payment.

The pioneering Twinpay mobile app gives customers a simple and fast payment method to pay for parking, EV charging or both.

This is a refreshing change for Parking & EV motorists who get increasingly frustrated at having to upload multiple phone apps, to pay for their parking and EV charging, with Twin one App covers both functions.

EV Charging

Your customers get a **simple payment** method with the twinPay app or at a twinPay terminal.



Increased ease of use by customers: frictionless parking experience that creates a positive first/last impression of each scheme.

The Twin payment terminals provides intelligent, cashless parking and charging solutions. Manufactured in the UK they are ultra-modern with easy to navigate large touchscreens with clear instructions and contactless payment.

With a range of durable and reliable wall or floor mounted versions for internal and external use, and for all conditions and areas, we have your environment covered. The terminals provide a modular combination or singular action of paying for parking, charging, or both at the same time.

We offer the option for own brand customisation both on the body of the terminal and, for added impact, on the touchscreen.

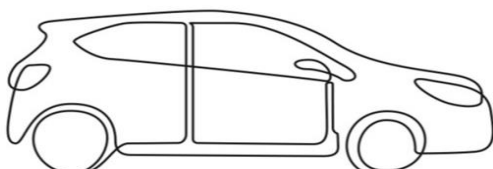
All terminals are preconfigured to your specific requirements for immediate site set up. This would include your initial tariff which can then be altered remotely and instantly via the twin back office function. The twin back office also provides a range of real time data and a range of tools to improve operations and the customer journey.

Purpose built, to negate the need for paper tickets or cash payments. Twin is completely future proof.

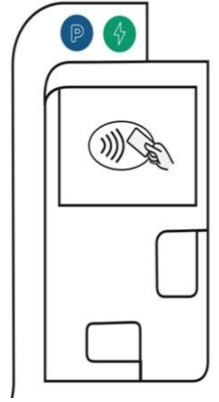


The Twin Mk 2 (in black or white)

linking up and accessing control to barriers, fast shutters and pedestrian doors



Easy to navigate touchscreens, clear instruction and contactless payment for parking, electric charging or both.



System - A barrier controlled, ANPR augmented Pay on Foot system.

Twin payment terminals are purpose designed, built and operated to provide intelligent, cashless parking and EV charging solutions.

All payment terminals come with the following as standard for parking and EV charging:

- Pay on Exit
- Pay on arrival
- ANPR integrated payment control
- Enforcement linked to back office
- 3d secure payment platform
- QR discount voucher code configuration
- Back office integration
- Twin gateway provider for Visa, Apple Pay, Google Pay, Android, American Express and many more.

Aesthetically Pleasing Design

The Twin payment terminal has been purpose built to be ticketless and cashless which has resulted in the ultra-modern, easy to navigate design.

The Twin payment terminals do not require ticket spitters, coin slots, change drops or lighting instructions on where to navigate next on the terminal.

There is just one, easy to navigate touchscreen monitor **with a clear and friendly user interface, creating a positive first and last impression of the Shopping Experience.**

Entry and Exit Barriers

The **Twin barriers have been specifically designed to be ticketless in order to create a frictionless parking experience.**

The antiquated ticket system is unnecessary, costly, environmentally unfriendly, prone to system failure and unpopular.

Furthermore, a ticketless system negates the need for Entry Barriers (which will speed up traffic flow onto the car park), Induction Loops (only purpose is to instruct the ticket spitter when to issue a ticket), Ticket Spitter columns (which are expensive to maintain and prone to failure) and of course millions of paper tickets.

In the event of one ANPR lane malfunction the Twin system will rely on supporting Entry/exit lanes to maintain traffic flow until the malfunction has been fixed.



The Twin Mk 3 (in black or white)

Your customers get a **simple payment** method with the twinPay app or at a twinPay terminal.

Future Proofing the EV Charge Point Infrastructure

Ask yourself the question. Why do you never see different makes and models of EV charge points on the same car park?



As advancements are made with EV Charge Points, newer systems can be introduced without making the older charge points obsolete.

The EV market is rapidly expanding, and the EV charge point infrastructure has to expand with it.

The reason why car parks do not have several different makes and model of EV charge point on a car park is because it complicates the customer journey.

Every make of charge point will have a different user interface and also require it's, own phone app to make payment.

Once a particular make of charge point has been installed, they will in effect have the monopoly on any future growth. The operator will have the restrictive choice of either installing the same make of charge point to meet future demand or remove the entire stock and start again.

This process restricts growth, innovation and a fair open market.

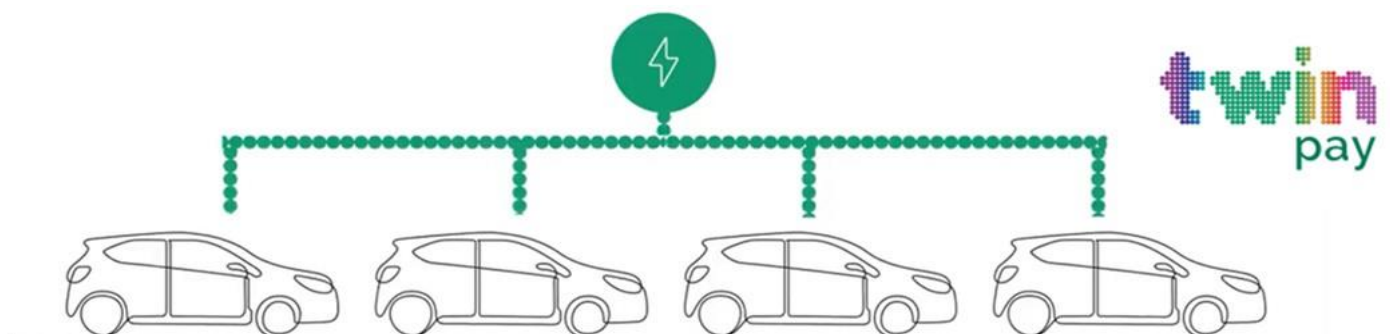
Twin can interface with as many EV charge points as required, so as demand grows, it will simply be a case of installing more EV charge points which will be interfaced with the Twin Payment platform.

This will apply even in circumstances where the make of charge point is different from the ones already installed.

As advancements are made with EV Charge Points, **newer systems can be introduced without making the older charge points obsolete**, as they can all operate together under the universal Twin Payment System.

No matter how many makes and models of charge point the customer will have one simple point of payment either at the Twin Payment Terminal or Twin Phone App.

This will enable to land owners to increase the size of their EV infrastructure through organic growth and always keep up with demand within the rapidly growing EV market.



One twin Payment Terminal accomodates an **infinite number** of charging pods.

ECom solution with mobile pay for prebooking.



User Friendly Phone App giving motorists and customers more choice.

Our pioneering Twinpay mobile app gives customers a simple and fast payment method to pay for parking, EV charging or both.

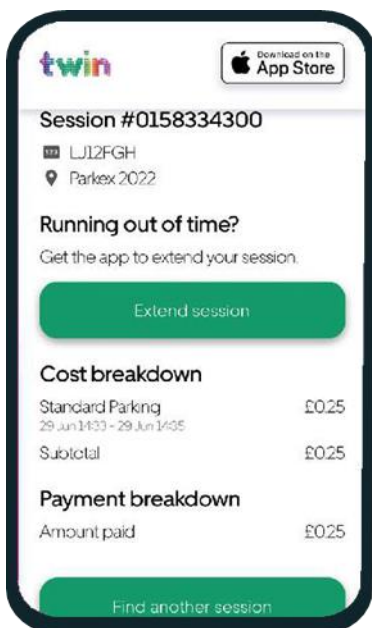
The Twin phone app is the first to allow the motorist to easily, extend their parking and EV charging directly from their phone. They will also be able to use the App to pay for their parking visit in advance.

Our app cleverly connects with our national partners for locating available EV charge points and gives peace of mind to your customer knowing they can easily locate a charge point along their route. Pre-booking is also a key feature which will enhance your customers' journey.

The Twinpay app is able to integrate with all Open Protocol charge point manufacturers which means less capital outlay and more investment potential. It's clever and delivers maximum revenue from any number of car parking and EV charging bays with its smart- stay analysis system. Another pioneering piece of design, it converts EV charging bays to parking revenue bays whilst not in use through our premium parking rate.



Only one Twin phone app for all parking and EV Charging payments.




The twin phone app is the first to allow the motorist to easily, extend their EV charging directly from their phone.

Motorists will be able to plug their electric vehicle into an EV Charge point. They can then go about their shopping and if they wish to extend their parking or EV charging they can simply go onto the Twin Phone App to extend.

This will make your customers more relaxed and not feel the need to rush back to their car.

They will also be able to use the App to pay for their parking visit in advance.

During peak travel times you will be able to effortlessly change the tariff back to standard rated.

 **Extend your parking and Charging session via the app**

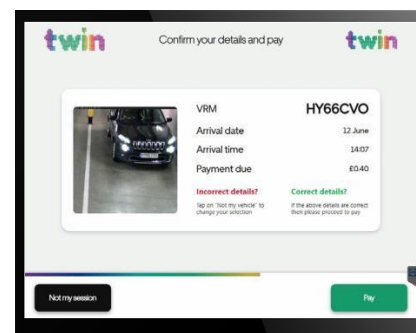
The implementation of dynamic, demand-responsive tariffs, variable emissions pricing & robust CRM solution

The Twin Back Office is the heart of the twin operational system, collecting and gathering all the streamed data from our terminals, mobile app and access control requests to allow seamless operation of all parking environments.

All the twin products and services are easy to access and report to the twin Back Office. From a full range of terminal data through to application statistics, it allows access control functionality simply, so that all operational situations are managed from our end-to-end secure cloud-based platform.

All twin back-office functions are designed to provide savings on operational down time and maximisation of revenue **with smart charging options for parking and EV charging.**

Real-time monitoring provides up to the minute positions on status of machines and auto-fixing functions. The data analysis which is gathered produces smart strategies to maximise revenue for parking and charging, and creates sustainable charging practices to improve the CO2 footprint of your environment.

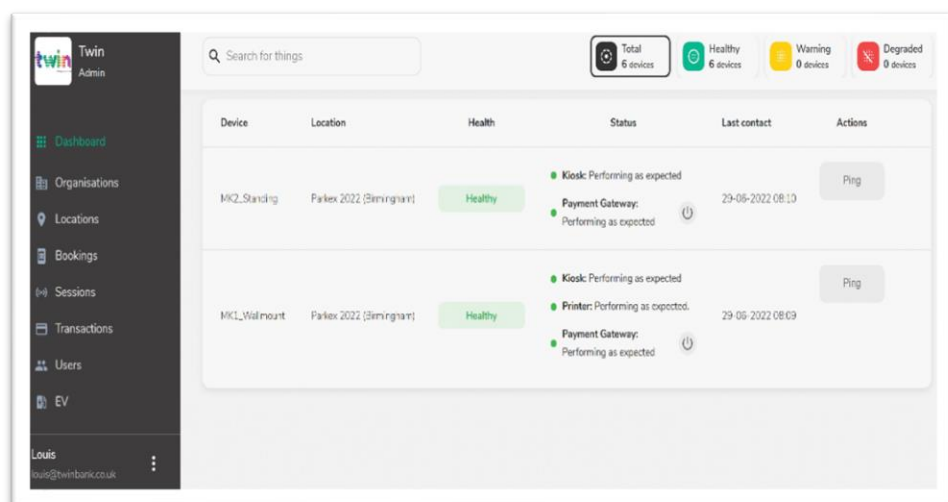


The Back Office functionality provides all the following

- Terminal Support and remote reporting 24/7
- health status and re-boot facility
- tariff alteration for parking and charging
- CO2 emissions smart pricing on vehicle type
- Management of Voucher production
- Data push to enforcement based client management systems

Twin Pay Application

- Data analytics of parking revenue and other more specific data requirements
- User communication portal
- Pre-booking for parking and charging
- Interfaces with access control for ANPR environments
- Data push to management based client management system

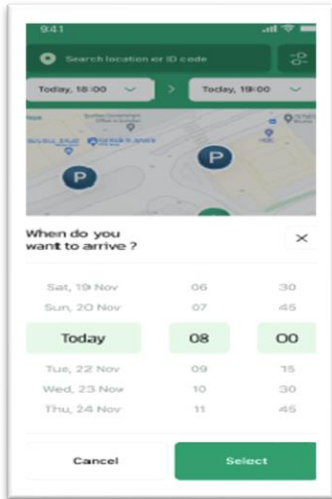


twin Back Office. The **heart** of our operating system. The hub of the **twinPay** app.



Dynamic, demand-responsive tariffs & variable emissions pricing

Twin has the versatility to offer bespoke, purpose built, parking platforms, that meet your site-specific parking requirements.



Flexible Users Interface - Twin is essentially a payment platform which means it can be reconfigured and developed with the end user/parking operator in mind. Current parking equipment suppliers tend to design their parking system as a finished product that the parking operator has to fit around.

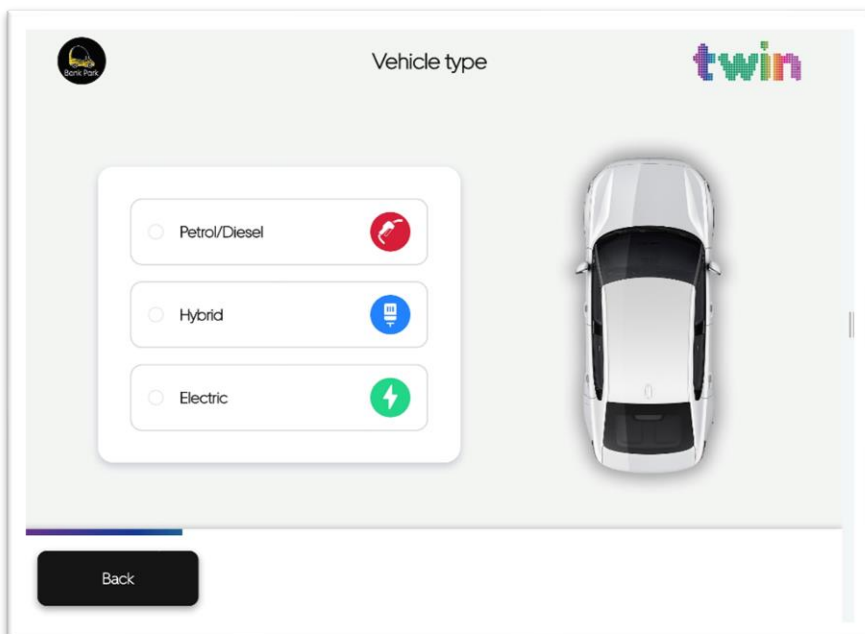
Twin is the only payment system that has a flexible user interface, which can be programmed and designed to operate to the specific requirements of parking and EV operations.

The aesthetically pleasing touch screen monitor on the twin payment terminal can be amended online by the Twin back office or by Customer. As opposed to displaying the tariff on a conventional, static sign, twin allows you to display the tariff on the touch screen monitors which can be amended online.

This means the tariff can be easily changed online without the need to replace all the car park tariff board signs and to visit grounds to reprogramme payment machines, which is both expensive and time consuming.

The twin system can be designed to operate to suite the specific requirements of any of your car parks, from **variable tariffs which increase during peak occupancy levels** to multiple tariffs working at the same time such as the cinema customers paying a different rate to the general shoppers.

Linked to the DVLA database, Twin knows the engine by the Vehicle Reg No. Twin can offer electric vehicles discounted parking.



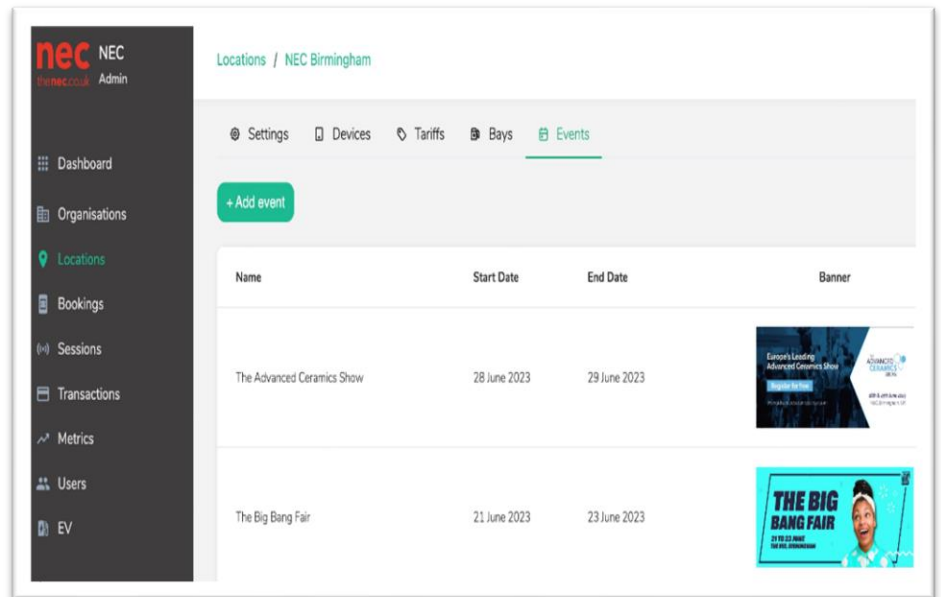
Sustainability - Twin is also the most environmentally friendly parking system on the market, leaving a much smaller carbon footprint than other payment systems. Unlike conventional systems, that use millions of paper tickets and paper receipts every year, that are simply discarded after use, the twin payment terminal does not require any paper tickets and even the parking receipts can be scanned via a Qr code.

The Twin system can also distinguish between the types of vehicle engine entering a car park. **It will differentiate between a Petrol, Hybrid and Electric engine**, which enables it to encourage more EV use by offering discounted parking rates for environmentally friendly cars. This is a first for the EV and Parking Market!

Dynamic, demand-responsive tariffs & variable emissions pricing

EV Prebook– Due to the fact that Twin is the only payment system on the market that has the power to switch multiple models of EV Charge Points to either 'On' or 'Off' Means the system is extremely versatile and provides a whole host of additional services that are revolutionising the EV market.

The Twin EV Prebook System is the latest development on the EV Market and is unique to Twin. It is now possible to pre-book an EV Charge Point Online offering the motorist peace of mind that they will be able to charge their vehicle at their chosen EV bay destination. The system will only allow charging to commence once the motorist has pre-booked their session on the online app and inputted the unique code for that particular EV booking. This is a first for the EV and Parking Market!



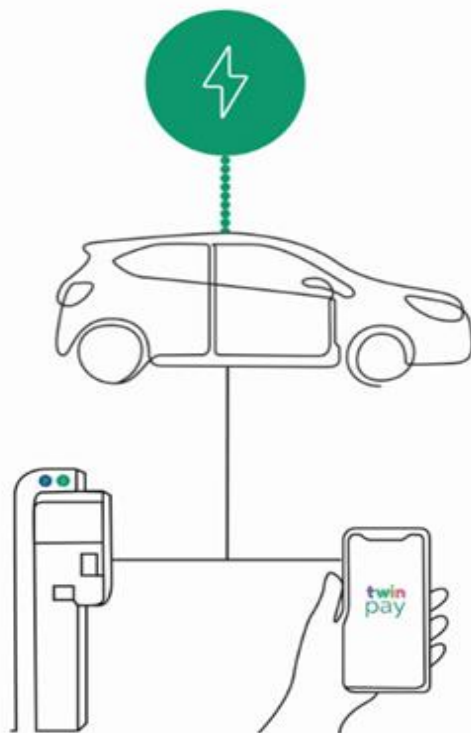
The Twin back office can operate multiple tariffs at the same time (as above) or have a dynamic tariff system that changes according to car park occupancy levels.

This service is relevant to the retail sector. Motorists can now book their car into a pre-booked EV Charge Point in advance allowing them to enter the car park safe in the knowledge they have a reserved EV bay waiting for them – This is a first for the and Parking and EV Market!

Twin Overcharge - The Twin Overcharge Application solves the problem of the motorists not removing their vehicle from a Charge Point Bay once the charging process has been completed. At present parking operators have to impose PCN's which is unpopular and does not reflect well on the EV market.

With the Twin Overcharge App, once the charge has been completed the motorist does not need to remove the vehicle to a standard parking bay. The Twin App will automatically switch the mode from 'Charging' to 'Premium Parking Rate' which means they pay a higher parking rate than normal (on account of them taking up an EV Charge Point) but no longer charges them for using electricity. This is a first for the EV and Parking Market!

The twin system is also very robust and has no moving parts meaning it requires considerably less maintenance and site visits.



Less paper, less miles, less carbon emitted into the environment = Lower carbon footprint.

Flexibility to partner with retailers to offer promotional tariffs.

Twin Customer Loyalty VIP App

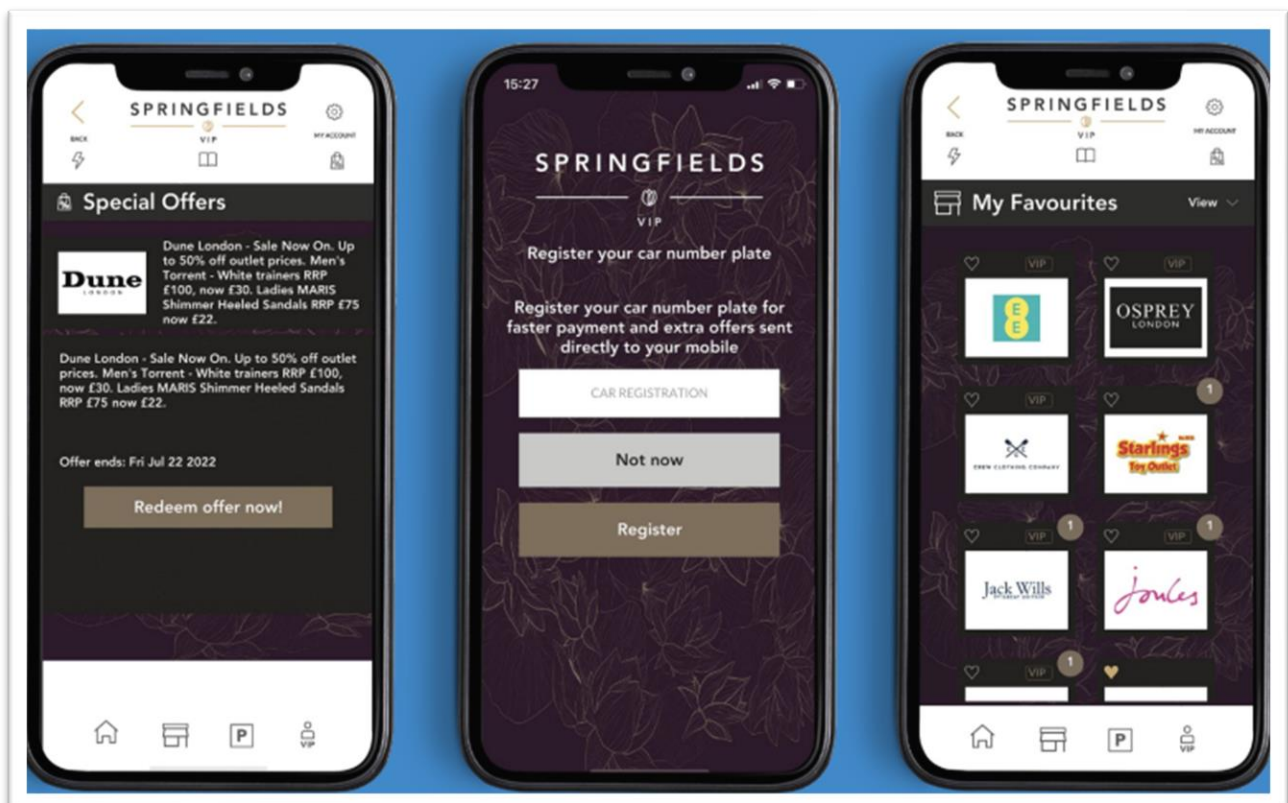
Twin have worked in partnership with Springfields Shopping Centre in Lincoln to develop the Customer Loyalty App, that rewards repeat customers with special offers, discounts on goods and free parking.

Shoppers upload the app on their phone and input their vehicle registration numbers on the system. Whenever they purchase a product within the shopping centre they scan their unique QR code to register the purchase. Their shopping data is kept on the Twin Customer Loyalty database

Whenever they return to the shopping centre the ANPR cameras will register that they have entered the Shopping Centre and they will be sent special offers and discounts specific to their shopping habits.

Retails can also discount or fully pay for their customers parking via the QR scanner validating the parking fee to their specific car registration.

This focused marketing scheme has proven hugely successful at Springfields and can be introduced to any retail environment.



Flexibility to partner with retailers to offer promotional tariffs.

Key Features of the Twin Customer Loyalty VIP App

- ✓ ANPR enabled parking payment and tracking
- ✓ Personalised offers
- ✓ VIP offers and news
- ✓ Location-based offers
- ✓ Redeemable VIP offers
- ✓ Notifications - Push/SMS
- ✓ Social sharing
- ✓ Leisure booking
- ✓ Purchase event tickets
- ✓ GPS enabled map
- ✓ Customer behaviour data
- ✓ Analytics



What are the benefits for customers?

- ✓ Feel valued and enjoy a great experience onsite.
- ✓ Receive offers, discounts and events targeted to the individual.
- ✓ Convenience of booking and paying for restaurants, salons, leisure activities and events using mobile, web, kiosk etc.
- ✓ Receive personalised real-time alerts and information.
- ✓ Have quick and easy access to information about the scheme.
- ✓ Offers, news, interactive map etc.
- ✓ Engaging and responsive customer service
- ✓ Seamless connection between online and offline services

What are the customer benefits?

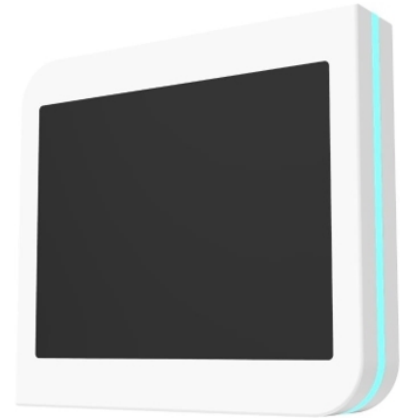
- ✓ Growth of sales, rental income, and scheme value
- ✓ Great customer and tenant engagement and loyalty
- ✓ Create real tangible value and excitement for the customer.
- ✓ Potentially huge ROI and immense competitive advantage
- ✓ Relatively low cost, high impact
- ✓ Enhanced scheme management data, insights, and reporting
- ✓ Massive data gathering and artificial intelligence analysis.
- ✓ Flexibility to constantly adapt to customer and business demands.
- ✓ Demonstrates industry leading scheme management approach.

- 15.6inch PCAP Touchscreen (1000nit, Solar filter) • IntegratedCeleron based PC
- Star TSP700 thermal printer
- Integrationof free issue CPI Alio
- Fabricatedstainless Steel lockable enclosure • Fully opening access door
- Environmentally sealed door
- Internal thermal monitoring and control • PowdercoatFinish
- Illuminated accent strip
- Illuminated 'Payment' text
- Illuminated printed 'Parking' & 'Charging' discs • Illuminated back printed branding panel
- Floor or wall Mount Option • Internal power isolator



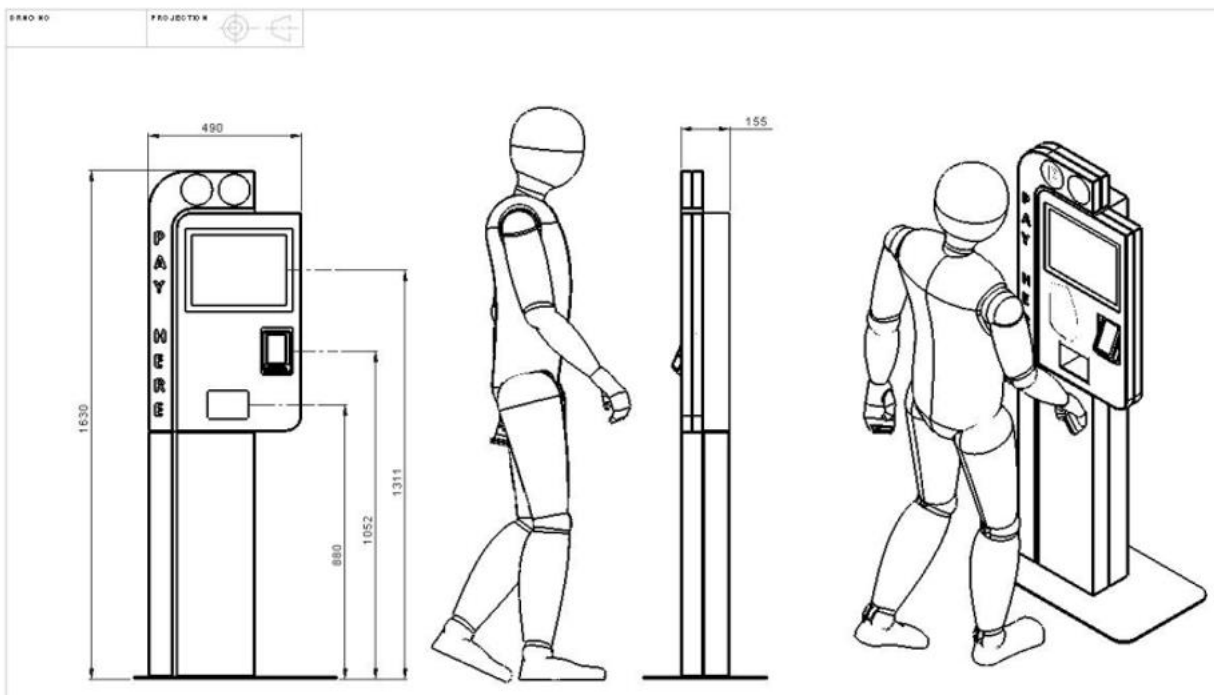
Access Control. Indoor Unit

- 15.6inch PCAP Touchscreen
- Integrated Celeron based PC
- Fabricated lockable enclosure
- Powdercoat Finish
- Illuminated Halo
- Wall Mount Plate



Access Control. Outdoor Unit

- 15.6inch PCAP Touchscreen (1000nit, Solar filter)
- Integrated Celeron based PC
- Fabricated lockable enclosure
- Powdercoat Finish
- Illuminated Halo
- Environmentally Sealed
- Wall Mount Plate
- Thermal monitoring and control



Summary

Twin has been designed to standardise the Parking and EV Charge Point Payment Infrastructure. It is the only payment solutions provider that can take payment for all makes of EV Charge points as well as offering the convenience of taking payment for parking at the same time.

The Motorist benefits from having one familiar point of payment for both EV charging and parking and only requires one user friendly, phone app, to control all parking and charging activity.

Customer benefits from only requiring one back-office system that will report on all EV, Parking and ANPR activity for their entire portfolio of Shopping Centres.

The versatility of the Twin Cashless System offers many more innovations and bespoke parking solutions such as:

- Site Specific Bespoke User Interface
- Future Proofing – for the rapid growth in the EV market
- Twinpay App interfaces with Payment Terminal – Extend parking and EV charging session remotely.
- EV Pre-Booking System
- Dynamic Tariff System
- Intelligent Marketing to assist Retailers
- The Most Environmentally Friendly Parking and EV Charging System

Twin – One Parking & EV Charging Solution for the Parking and EV Market





Case Study 1 – Bank Park OVERVIEW

Twin Pay have worked in partnership with Bank Parking for three years and provide the full range of parking payment solutions to suite the many parking set ups that they operate.

Challenges

Bank Park wanted Twinpay established at all their sites. Some sites required the installation of Twin Payment Terminals whilst others still had parking hardware that was too new to replace (P&D machines).

They also wanted to know how to integrate EV into their car parks. Bank Park wanted to be prepared for the rapid growth in the EV Market and to ensure its car parks had the correct number of Charge Points.

The Solution

Twin reviewed all Bank Park Car Parks and any sites where payment terminals did not need replacing had the Twinpay App installed in place of the historical Pay by Phone App that was previously installed. All other sites that required new payment terminals were updated with Twin Terminals.

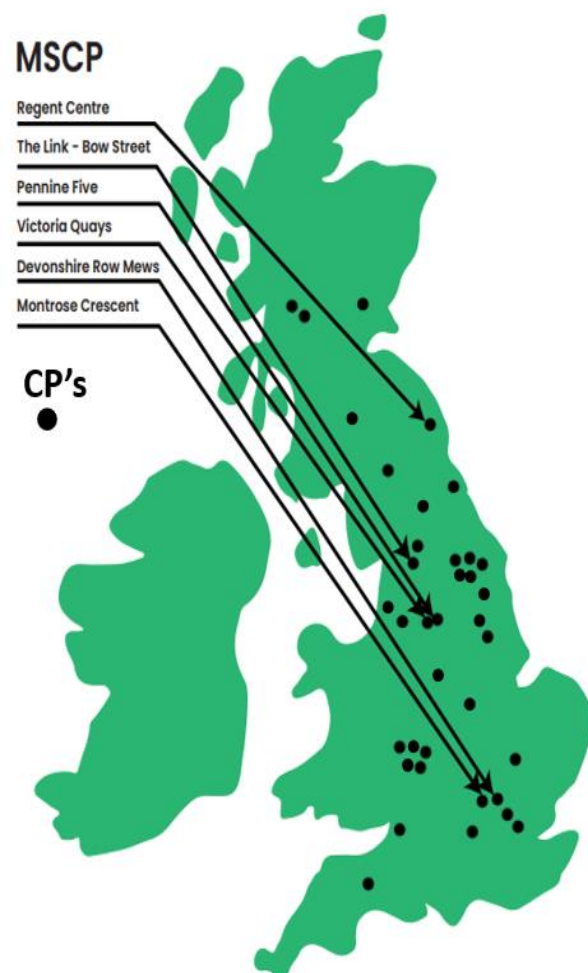
These included Pay on Entry Systems, Pay on Exit Systems, ANPR Systems. They also installed EV Charge Points that were linked up to the payment terminals and Phone App.

Bank Parks existing EV charge points were immediately integrated into the Twinpay system and they now have the option of adding additional EV Charge Points (of any make and model) as the demand grows and the customer can pay contactless and using Twin Pay App for both EV Charging and Parking Sessions.

Their entire EV and parking operation was rationalised using the Twin solution and the Twin back-office provided Bank Park with all EV usage KPI's and parking revenue for all sites in one report.

As the EV market grows and new advancements in EV technology are developed, the Twin Solution will ensure that Bank Park EV Charge Points can keep ahead of the game by adopting these new EV technologies and integrating them with Twin immediately..

Twin – a One Stop Shop for the Parking and EV Charging Industry





Case Study 2 - Market Place Shopping Centre Brighton

Managing Agent : JLL

Operator : Bank Park

Overview: JLL were looking to streamline the parking operation whilst improving the customer experience

Challenges: The client faced challenges related to limited payment options, manual data entry, and compliance with enforcement processes.

Twin's Solution: Twin payment terminals were introduced to the shopping centre, streamlining the parking process for all customers. Twin integrated contactless machines with the client's ANPR system, providing intelligent and cashless parking solutions. The terminals featured large touchscreens, clear instructions, and contactless payment capabilities. ANPR integration enabled accurate enforcement and real-time data transmission. Secure payment options and back office functionality enhanced the solution.

Benefits and Results: Twin's solution brought the following benefits to the client:

Enhanced Customer Experience: Convenient card payment options improved customer satisfaction. The customer also benefitted from the duality of being able to pay for parking and EV charging from one point of payment.

Improved Efficiency: Automated payment data transmission reduced errors and streamlined enforcement procedures. Increased Revenue: Card payment availability attracted more customers, resulting in increased revenue.

Compliance and Accuracy: ANPR integration ensured accurate enforcement and streamlined compliance.

Conclusion: Twin's contactless machine integration with card payments and ANPR system successfully improved parking efficiency, customer experience, and revenue generation for the client

Twin – a One Stop Shop for the Parking and EV Charging Industry





Case Study 2 – Farley Centre

Owners : Shipley Leisure Group

Pay On Entry System/ANPR Site: Fountain Street, Kingston upon Hull, HU3 2JR

Overview: The client operated a busy car park and sought to improve customer convenience and parking management efficiency through card payments and ANPR integration.

Challenges: The client faced challenges related to limited payment options, manual data entry, and compliance with enforcement processes.

Twin's Solution: Twin integrated contactless machines with the client's ANPR system, providing intelligent and cashless parking solutions. The terminals featured large touchscreens, clear instructions, and contactless payment capabilities. ANPR integration enabled accurate enforcement and real-time data transmission. Secure payment options and back office functionality enhanced the solution.

Benefits and Results: Twin's solution brought the following benefits to the client:

Enhanced Customer Experience: Convenient card payment options improved customer satisfaction and the brand image.

Improved Efficiency: Reduction in service calls for engineers reduced maintenance costs, real time reporting provides front line staff information to assist the motorist.

Increased Revenue: The introduction of EV Charge Points has led to a new EV Charging revenue stream for the customer which has also conversely increased general parking revenue through more EV cars using the car park.

Twin – a One Stop Shop for the Parking and EV Charging





Case Study 3 – Pennine 5

Client Requirements: RBH sought a comprehensive solution to transform their Car Park car park facilities at this state of the art award winning development, to meet the evolving needs of modern motorists. The building had won the ‘Sustainable Development of the Year Award’ and they wanted the Car Park to meet with sustainability standards. Their specific requirements included:

A contactless payment terminal for streamlined parking payments.

Future-proofing their facilities by installing 10 Electric Vehicle (EV) charging stations, which should integrate with the new terminal for unified payment processing.

Enhanced security with access control for pedestrian doors.

Our Approach and Implementation: To meet RBH's requirements, we undertook the following steps:

Contactless Payment Terminal Installations: We installed state-of-the-art, wall-mounted, Pay on Exit, contactless units, which not only streamlined the parking payment process but was also designed with the capability to connect to the forthcoming EV charging stations. The dual-functionality of this terminal ensures users have a seamless payment experience, whether for parking, EV charging, or both.

Preparation for EV Charging Stations: Although the physical EV charging stations were yet to be installed at this stage, our forward-thinking approach led us to implement a payment terminal ready to integrate with such additions. This foresight demonstrates our commitment to future-proofing RBH's car park facilities, preparing them for the growing trend of EV usage.

Access Control Installation: Understanding the importance of security, we installed our advanced door access control units at pedestrian entrances. This system allows authorized users to gain access by simply inputting their vehicle registration, enhancing the security of the car park while maintaining a user-friendly experience.

Through these initiatives, we've enhanced the functionality and security of RBH's car park, paving the way for future growth and adaptation in line with technological advancements and changes in user behaviour. The installed solutions not only meet the immediate needs of RBH but also position them advantageously for future developments in the EV charging sector.

Twin – a One Stop Shop for the Parking and EV Charging Industry





Case Study 4 – I Park Smart

Client Requirements: Twin have worked in partnership with I Park Smart for 18 months. They initially wanted a smart parking solution involving a contactless payment terminal for streamlined parking payments.

This was to be integrated with 10 Electric Vehicle (EV) charging stations, which integrate with the new terminal for unified payment processing.

They requested that we remove all their existing payment machines and replace with Twin terminals

Our Approach and Implementation: To meet I Park Smart's requirements, we undertook the following steps:

Contactless Payment Terminal Installation: We installed a state-of-the-art, wall-mounted contactless unit, which integrated with the EV charging stations. The dual-functionality of this terminal ensures users have a seamless payment experience, whether for parking, EV charging, or both.

We also incorporated their own branding onto the payment terminals.

Through these initiatives, we've enhanced the functionality of I Park Smart car parks, paving the way for future growth and adaptation in line with technological advancements and changes in user behaviour.

I Park Smart have seen revenue increase by more than 80% and we are well underway to installing the Twin System and a further 4 I Park Smart Locations

Twin – a One Stop Shop for the Parking and EV Charging Industry





Case Study 5- Montrose Crecent, Wembley

Client : M&G Real Estate

Client was seeking an innovative solution to provide seamless parking and Electric Vehicle (EV) charging through a contactless terminal and a companion mobile application. The goal was to ensure an effortless, user-friendly experience.

Solution Design:

With the insights gathered, we crafted a custom, future-proof solution that catered precisely to the client's needs. Our focus was to ensure efficiency, ease of use, and readiness for future upgrades and advancements.

Implementation:

The introduction of the twin terminal transformed the site into a modern, streamlined hub for motorists. The terminal was designed with a dual-purpose function that allowed for simultaneous processing of both parking and EV charging payments. This simplified the payment process significantly, eliminating the need for users to engage with multiple transaction points or payment systems. As a result, motorists could now manage their parking and charging needs effortlessly, all at one stop from the either the machine or app.

Improvements:

Improved Efficiency: Automated payment data transmission reduced errors and streamlined reporting. **Increased Revenue:** Card payment availability attracted more customers, resulting in increased revenue.



Testimonials

I Park Services

"I would like to firstly thank you and your team for their support in providing a seamless installation of our TWIN contactless parking and charging payment terminal. Additionally, what a pleasure for our admin team to be able to carry out simple tasks and retrieve data easily via the TWIN back office, we have concluded 31,332 transactions without the need for a service call or any drop in performance what a revelation for our Operations team.

We are looking forward to the integration of a charge point on site in the coming quarter, one of the main reasons for selecting TWIN was their ability to be able to future proof the investment in this terminal. We have also trialled the application and had very positive feedback over its simplicity and look forward to adding more sites over the coming months.

We look forward to building a long-term relationship with TWIN and wish you continued success in your growth good luck with the innovation awards your team definitely deserve a chance as there is nothing like this on the market for operators, keep pushing the technical boundaries."

Bill Ideson – Managing Director



Testimonials

Omnia Corporate Property Manager



“When we were looking for a parking solution at our large mixed use commercial and residential site in Newcastle Upon Tyne, we needed something a bit different, that met our demands now, but future proofed for our tenants needs. This is where Twin came in!”



The conceptual idea of being able to upgrade a payment terminal to allow for Electric Vehicle charging payments, with the added benefit of users being able to extend their stay and charging period as needed, was key in us going with Twin. The set up was seamless with the expertise of their team and they have maintained this with reliable and friendly customer service since. Our tenants and their visitors have all fed back how much better the parking is on-site now, with a much easier user journey, thanks to the clear and simple to use terminals.

We could not recommend Twin highly enough!”

Rory Osbourne - Customer Services and Buildings Manager