

INFORMATION COVER SHEET

Site Location: Lyde Green

Capacity: 201

Trajectory Code: 0036a

Application Number: PK04/1965/O



Included in this pack as a document;

- Site location plan.
- Deliverability Statement.

Additional documentation for this site can be found on Public Access via the provided [link below](#), with the table outlining specific documents relating to the deliverability of this site.

Link to Application: <https://developments.southglos.gov.uk/online-applications/applicationDetails.do?keyVal=ZZZTQQOKXT242&activeTab=summary>


Documents	Steps to view Documents
Application Form	<ol style="list-style-type: none"> 1) Navigate from the application details page to the Documents tab. 2) Once in Documents tab, select filter by and click description. 3) Type in the word "Application" and click apply. 4) Select the most recent version available to view document.
Delegated Committee Reports	Repeat process above but replace Application with " Delegated ".
Decision Notice	Repeat process above but replace Application with " Decision ".
Phasing Plan and information from Design and Access Statement	Repeat process above but replace Application with " Design ".

(Note: Supplementary documents will follow in due course).

For **further guidance** on how to access the documents above, please see **screenshot below**.

Select the description option. (A search bar will appear afterwards).













Documents Tab.

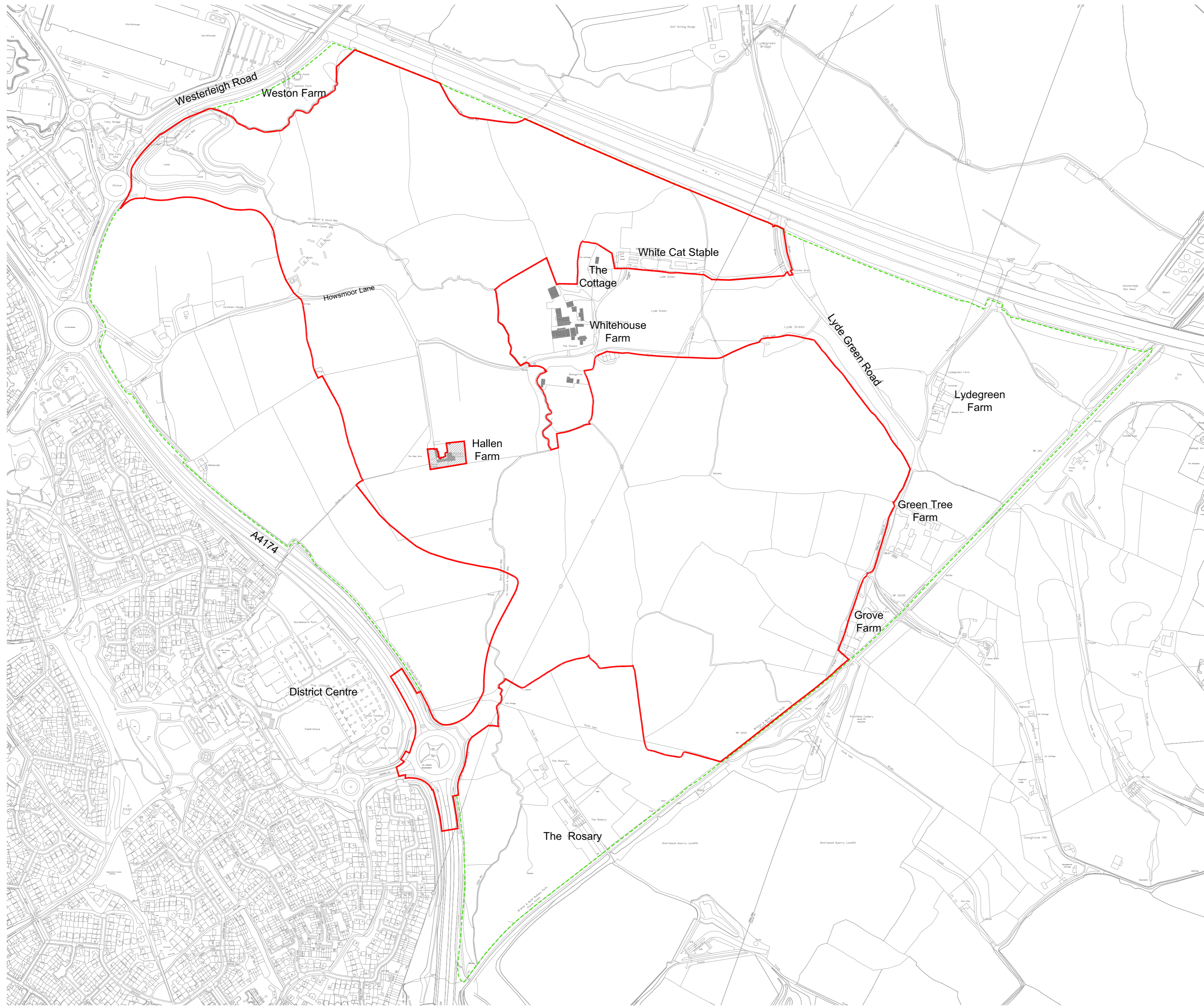
Click on  to view one document at a time.

Details Constraints (38) **Documents (34)** Related Cases (3) Map Make a Comment




Filter By: Document Type Show All [Apply](#)

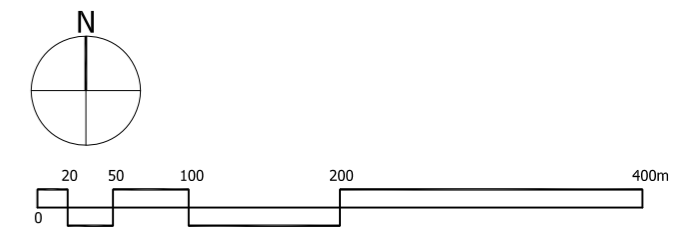
You can select up to 25 documents to download in one archive file at a time.

	Date Published <input type="text"/>	Document Type <input type="text"/>	Description <input type="text"/>	View <input type="text"/>
<input type="checkbox"/>	26 Mar 2015	Application Form		
<input type="checkbox"/>	05 Dec 2016	Application Form	APPLICATION FORM	
<input type="checkbox"/>	26 Mar 2015	Supporting Document	ARBORICULTURAL IMPACT ASSESSMENT	
<input type="checkbox"/>	22 May 2015	Consultee Comment	ARCHAEOLOGY	
<input type="checkbox"/>	26 Mar 2015	Correspondence	COVERING LETTER	
<input type="checkbox"/>	04 Jun 2015	Decision	DECISION NOTICE	
<input type="checkbox"/>	11 Jun 2015	Report	DELEGATED REPORT	
<input type="checkbox"/>	26 Mar 2015	Supporting Document	DESIGN AND ACCESS STATEMENT	
<input type="checkbox"/>	10 Apr 2015	Supporting Document	DOCUMENT REGISTER	
<input type="checkbox"/>	28 Apr 2015	Consultee Comment	DRAINAGE OFFICER	
<input type="checkbox"/>	26 Mar 2015	Supporting Document	ECOLOGICAL APPRAISAL	
<input type="checkbox"/>	27 Apr 2015	Consultee Comment	ECOLOGY	



Legend

-  Planning application boundary
-  Policy M2 boundary
-  Land excluded from application site



Project
Emersons Green East

Drawing Title
Application boundary plan

Date 27.07.11	Scale 1:5000@A2	Drawn by PT	Check by MD
Project No 19306	Drawing No 9010	Revision D	

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Deliverability Statement

Site Location:	Application Number:	RLAS Code:
Lyde Green Outline	PK04/1965/O	0036a

This site is an allocation in the Local Plan and also has outline planning permission. The outline application for most of the allocated site is for up to 99 hectares of land including residential development of up to 2550 dwellings approved in 2013. A number of parcels are currently being built out, and a number have recently received RM consent.

This entry relates to the remaining balance of outline application for 201 units. As outlined in Annex 2 of the 2019 [National Planning Policy Framework](#), paragraph b, this site will require evidence to demonstrate 201 units are deliverable within 5 years and therefore.

Parcels 19, 27b, 29, 30a and 30b have not yet been the subject of RM applications but are all in ownership of volume housebuilders currently building out other reserved matters applications, associated with this allocation and outline permission. There are no known outstanding viability or land ownership issues and all infrastructure has been planned for.

Given that there is a proven track record of delivery at Lyde Green the council considers there are no reason why the units in question will not be delivered within the next 5 years.

Date: 11th December 2019