

APPENDIX

Regeneration Sites Update - September 2020

Site	Progress Notes	Application Expected	Latest projected start date (best estimate)
Moults Yard, Stapleford	Foundation work has commenced on site however this has now been significantly delayed due to the discovery of Japanese Knotweed and the need to treat it. It is understood that this should be resolved by March 2021. A couple of local developers have been contacting the Council regarding starting development on site.	Development Started but now delayed.	N/A
The Manor Garage Site Toton	Pre application discussions are on-going. Further flood modelling has been carried out and submitted to the EA for comment. Discussions have determined that a full Flood Risk Assessment will be required and an overflow channel through the site should be constructed. Nothing further currently.	2020	2020 (Delayed due to further modelling)
Cossall Industrial Estate	Hybrid planning application submitted. Following issues with viability and regarding the land, further dwellings proposed. The site has been sold to Midland Reinforced Concrete, and they are continuing with the hybrid scheme for a country park and 64 new dwellings. A viability assessment has been submitted and is being considered by the Council due to significant costs relating to earth movements proposed and the creation of the County Park, and issues surrounding Covid-19.	Revised scheme for 64 dwellings submitted.	Late 2020
Beamlight Eastwood	West site - All pre commencement conditions have now been discharged. East site - the pre commencement details for phase 1 (30 dwellings) have been completed.	Development started on site	Development started on site
Beeston Cement Depot	Ongoing discussions with Network Rail about bringing this site forward. Network Rail have announced an agreement with Ilke Homes for developing this site for modular	Pre application stage.	2020

	housing in the future, and lots of relevant press coverage about this. Planning application expected this year.		
Boots	Work underway on access and S106 discussions at an advanced stage.	Meetings continue to take place to progress matters.	2020
Bartons	Development has commenced on site for the 29 house scheme. No further REM applications for the remaining phases have been submitted.	Resolved to grant planning permission for 29 houses (full) and 221 outline.	Development commenced.
BBPK	Sec 106 agreement has been signed so there is now no longer any impediment to delivery and construction on site.	Sec 106 agreement has been signed.	The scheme for 310 houses has started construction.
Cemex Concrete	Outline planning application approved for 20 dwellings. Delivery timescales likely to depend on the programme for decommissioning of the depot and submission of reserved matters. Discussions are ongoing between the planning department and the agents.	Approved.	2020
Eastwood Road/ Maws Lane	Discussions are on-going with the land owner and planning agent to try and bring forward both sites. Topographical surveys have now been carried out. There are still some ownership issues around the access to the northern site that are slowly being resolved. It is anticipated that early draft plans will be submitted at some point this year.	Pre application discussions are on-going and early draft plans expected.	2020
Walker Street Eastwood	Transport assessment work being carried out currently by the County Council, with Broxtowe recently transferring its share of the relevant funding. The completion of this work should complement the submission of a planning application, which is expected imminently.	2020	2020

Stoney Street Beeston	<p>The underutilised site opposite Sainsbury's and the 'Bell' in the pedestrianized area.</p> <p>Discussions have taken place with the Agent marketing the site, but no real progress. It would appear that the price sought for the site is unrealistic in the current market.</p>	Unknown	Unknown
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Members should note that the list of sites attached has reduced as various sites start construction following the granting of planning permission and associated discussions. The list was originally determined following considered assessment of the Strategic Housing Land Availability Assessment (SHLAA). The following list of sites are ones that will be looked into with intention of getting them developed over the next few years. The relevant planning application references are below:

Alexon 12 - 14 Moore Gate Beeston - 16/00626/OUT
63 - 65 Chilwell Road Beeston 16/00166/OUT
Rockaway Hotel – Beeston - 17/00734/FUL
Royal Oak – 22 Villa Street Beeston - 19/00194/FUL
3 and 7-11 Villa Street Beeston - 18/00422/FUL
Lower Regent Street Beeston
The Magpie – 187 Toton Lane – Stapleford - 19/00268/FUL
South of Kimberley Road , Nuthall – No recent details landowners.
Rear of 127 Kimberley Road Nuthall – Same as above
The Poplars Car Park , Wollaton Road , Beeston 15/00481/FUL
Land Fronting Wollaton Road Beeston – No recent details
Methodist Church, Queens Road Beeston
Dovecote Bar and Grill – 29 Beauvale, Newthorpe - 19/00029/FUL