

2037 - Flat 2, 14 Augusta Road, Acocks Green

Gross Size (Ha): 0.03      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

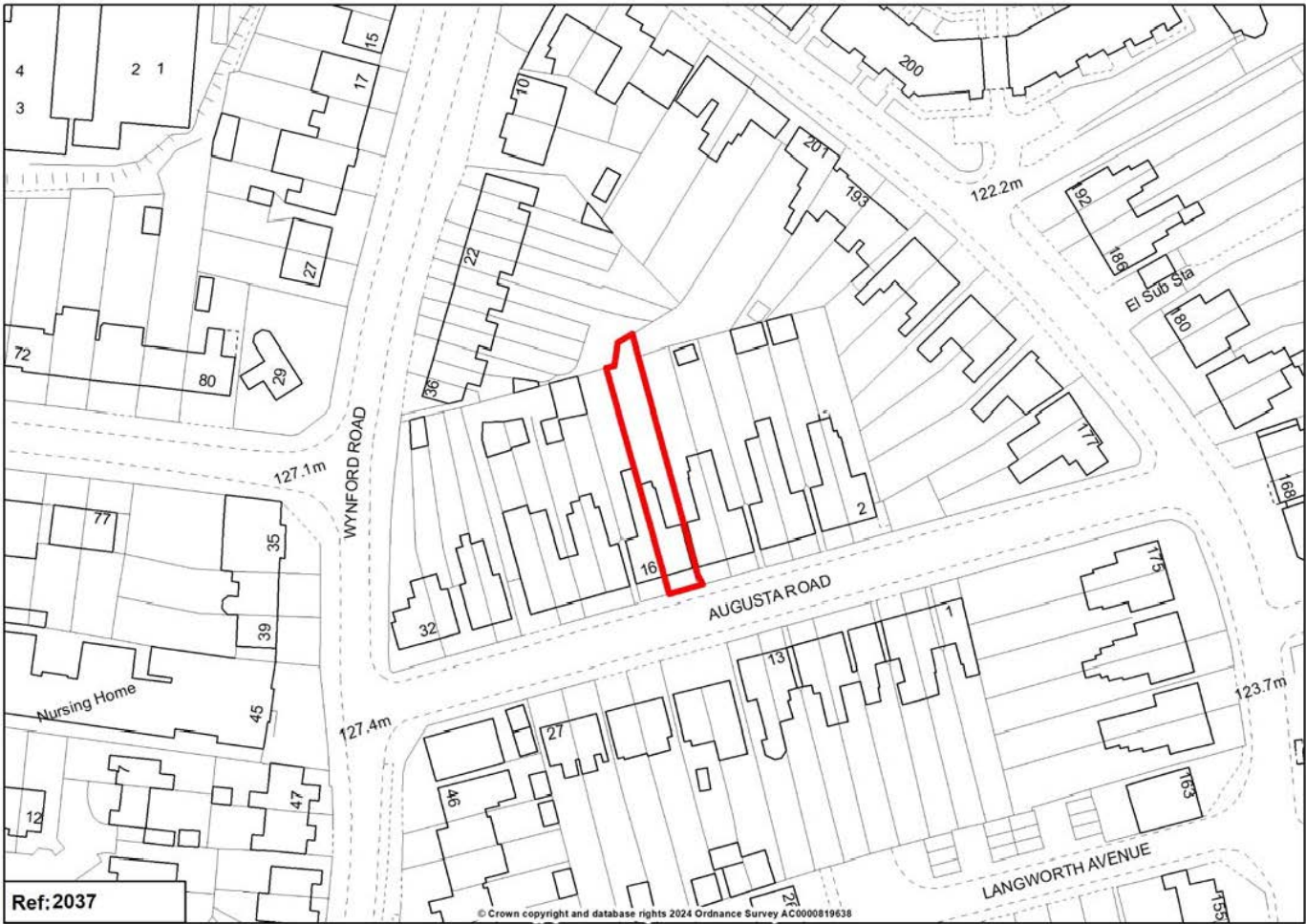
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2020/06489/PA  
PP Expiry Date (If Applicable): 09/11/2023

Last known use: Residential - Garden Land  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2225 - 32 Station Road, Acocks Green, Birmingham, Acocks Green

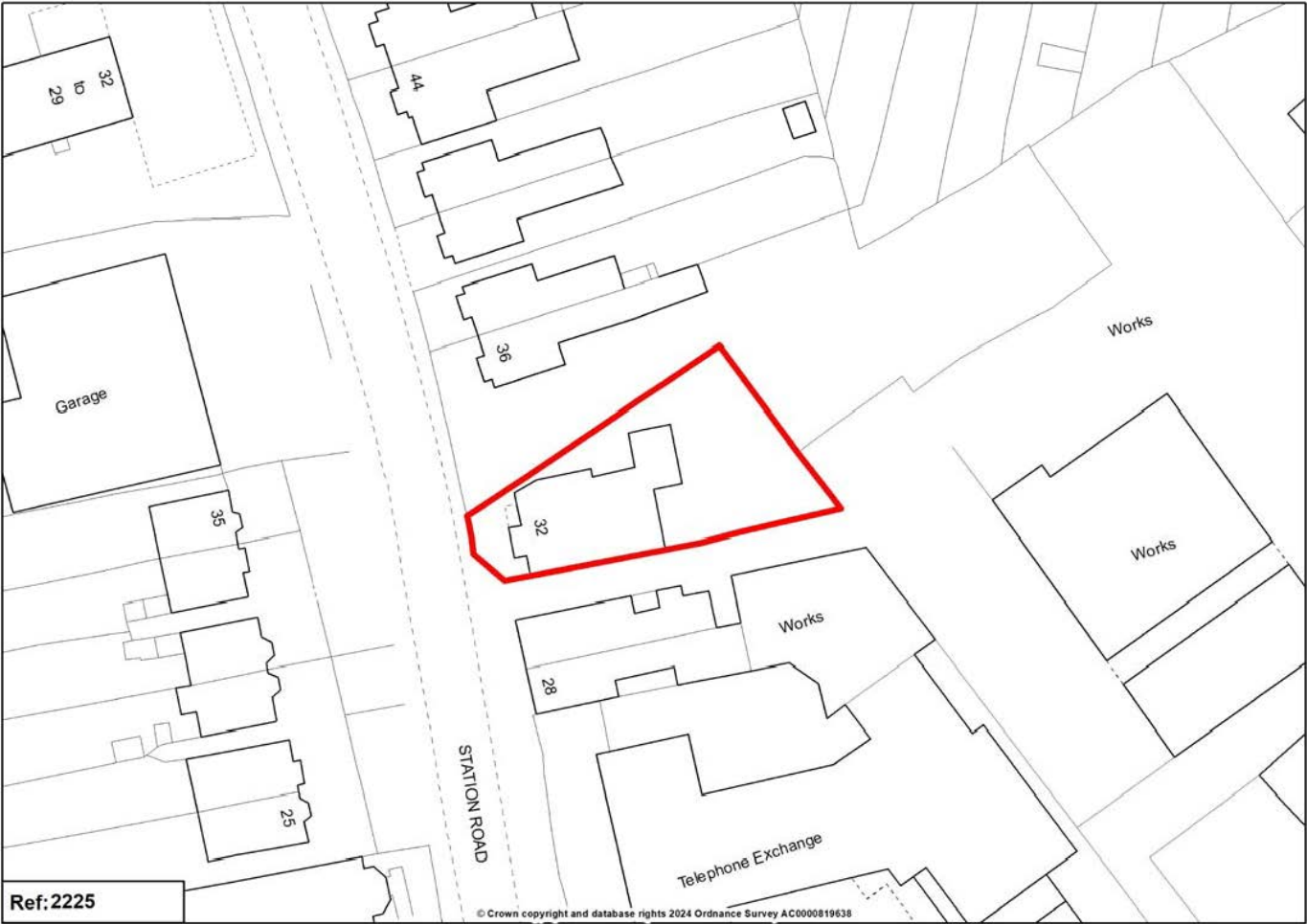
Gross Size (Ha): 0.05      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2022/03664/PA  
PP Expiry Date (If Applicable): 25/07/2025  
Last known use: Office

Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2277 - 2 Severne Road and 221 Gospel Lane, Olton, Acocks Green

Gross Size (Ha): 0.06      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

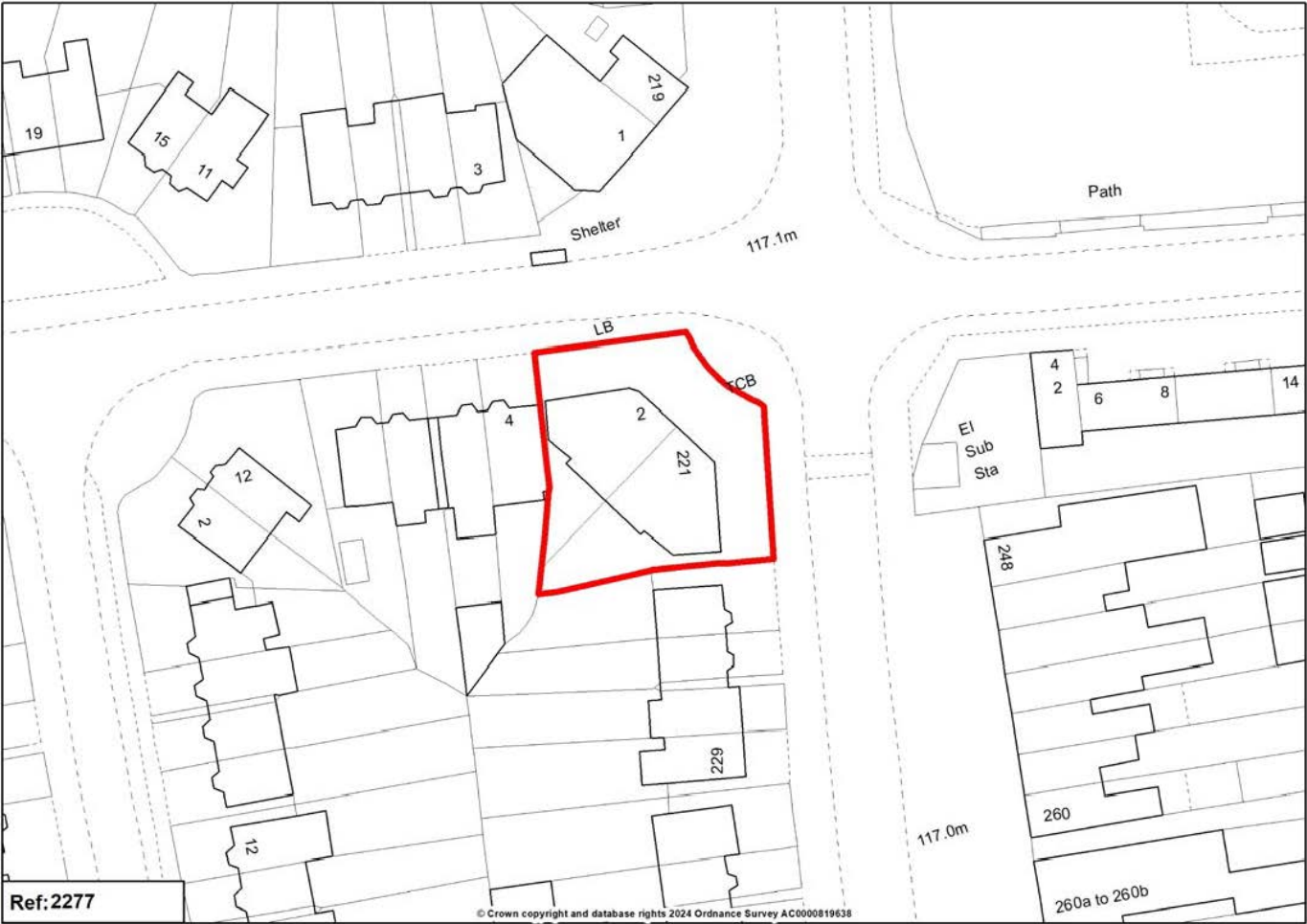
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Under Construction - 2021/05782/PA  
PP Expiry Date (If Applicable): 10/12/2024  
Last known use: Retail

Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2283 - Land adjacent to The Grange Social Club, 11-13 Broad Road, Acocks Green, Birmingham, Acocks Green

Gross Size (Ha): 0.03      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): The Grange Social Club

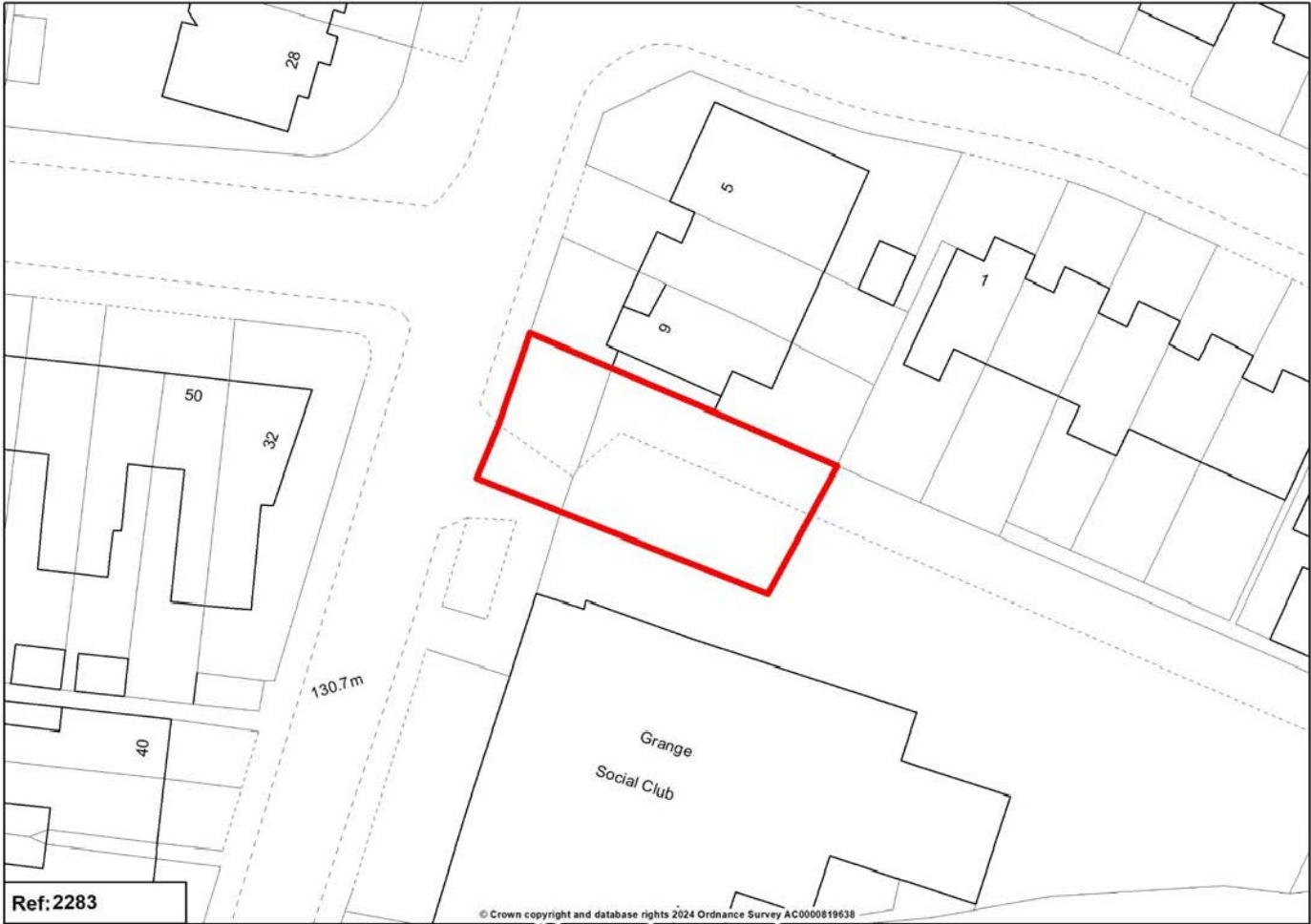
Planning Status: Detailed Planning Permission - 2020/08359/PA  
PP Expiry Date (If Applicable): 28/04/2024

Last known use: Public Assembly  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2493 - Olton Court, 10 Warwick Road, Acocks Green

Gross Size (Ha): 0.04      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

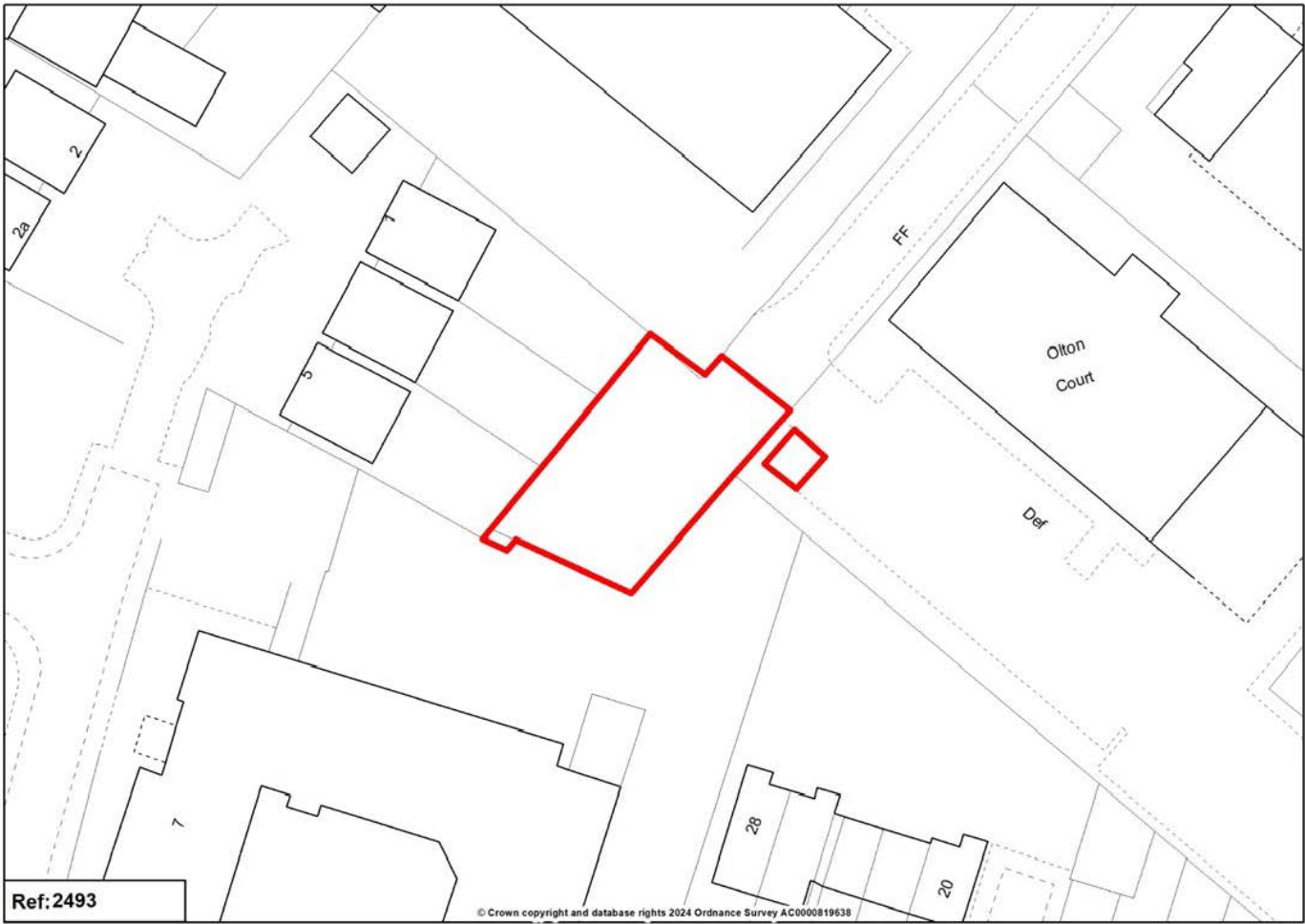
Ownership: Non-BCC      Developer Interest (If known): Orion Developments Midlands Ltd  
Planning Status: Under Construction - 2022/02205/PA  
PP Expiry Date (If Applicable): 10/06/2025

Last known use: Unused Vacant Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2539 - Land rear of 171-175 Yardley Road, Acocks Green, Birmingham, B27 6NA, Acocks Green

Gross Size (Ha): 0.01      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

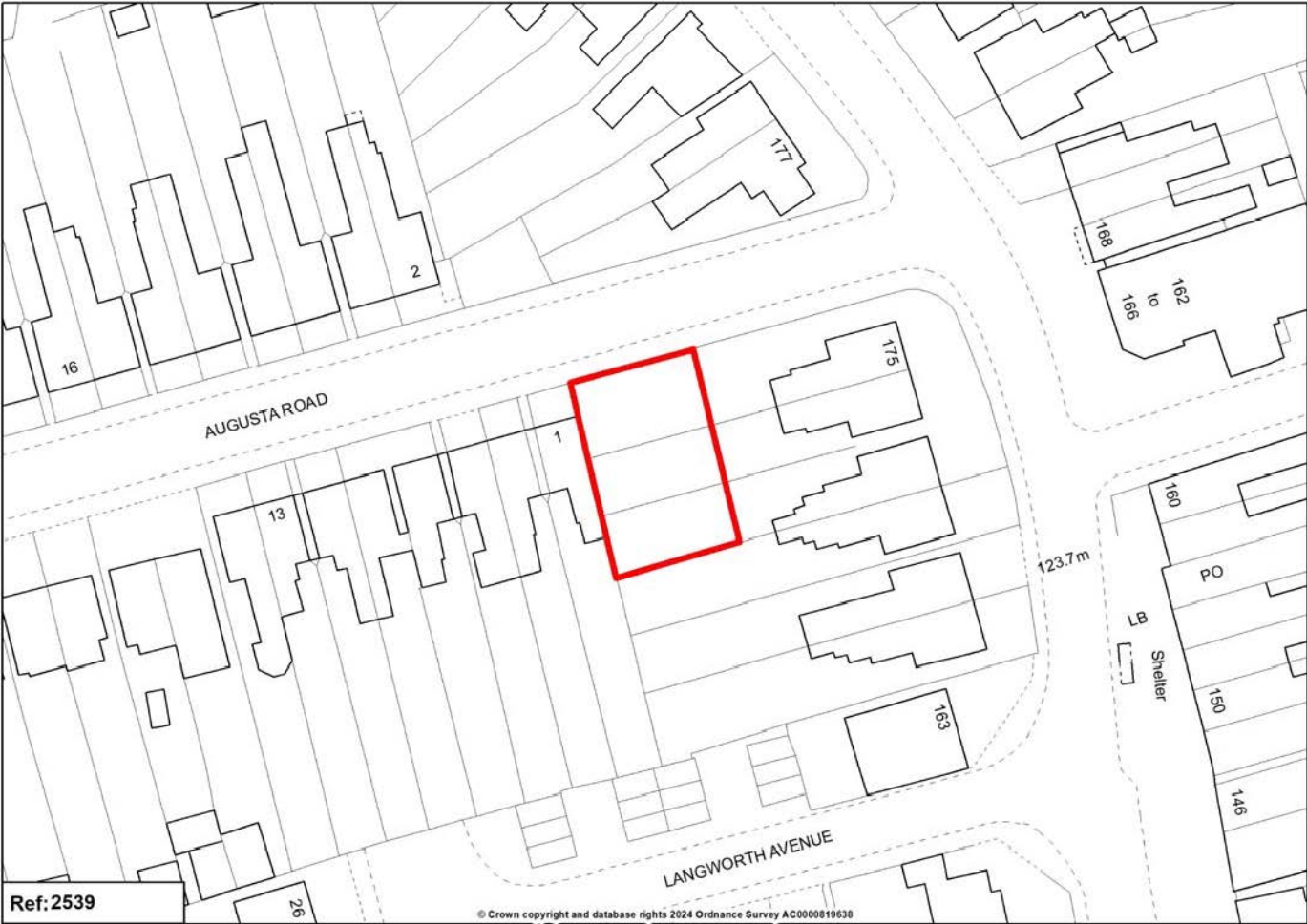
Ownership: Non-BCC      Developer Interest (If known): Jones Property Investments Ltd,  
Planning Status: Detailed Planning Permission - 2022/07981/PA  
PP Expiry Date (If Applicable): 20/12/2025

Last known use: Residential - Garden Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2648 - 12 Botteville Road, Acocks Green, Birmingham, B27 7YD, Acocks Green

Gross Size (Ha): 0.05      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 4      0-5 years: 4      6-10 years: 0      11-15 years: 0      16+ years: 0

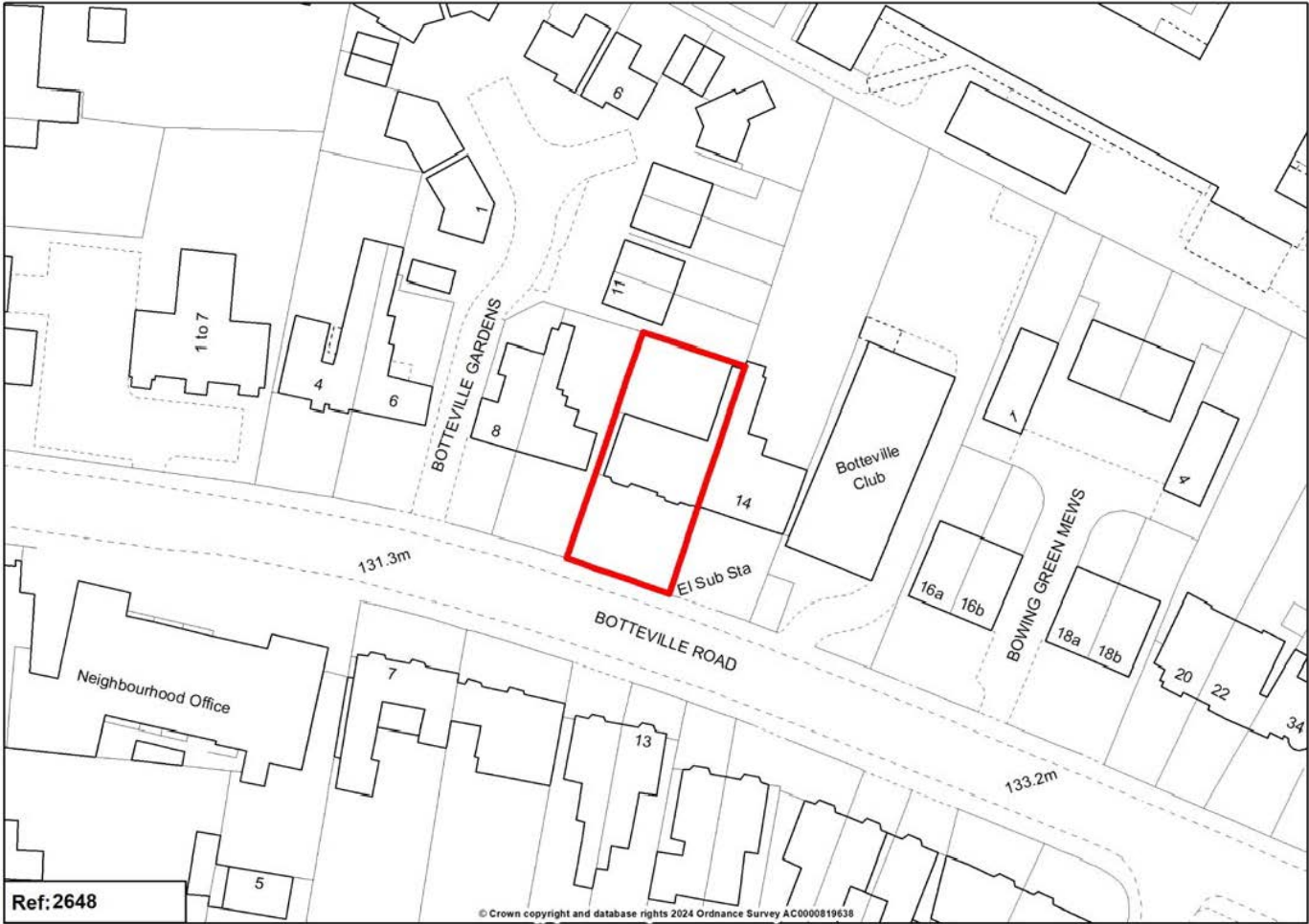
Ownership: Non-BCC      Developer Interest (If known): Blackstone Global Investments Ltd  
Planning Status: Detailed Planning Permission - 2022/07910/PA  
PP Expiry Date (If Applicable): 08/03/2026

Last known use: Residential  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



## E826 - Land Adjacent to 304 Fox Hollies Road, Acocks Green

Gross Size (Ha): **0.01**      Net developable area (Ha): **0**      Density rate applied (where applicable) (dph): **N/A**  
Greenfield?: **Yes**  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: **1**      0-5 years: **1**      6-10 years: **0**      11-15 years: **0**      16+ years: **0**

Ownership: **Non-BCC**      Developer Interest (If known): **Private Citizen**

Planning Status: **Under Construction - 2019/03381/PA**

PP Expiry Date (If Applicable): **27/06/2022**

Last known use: **Residential - Garden Land**

Year added to HELAA: **2018**      Call for Sites: **No**      Greenbelt: **No**

Accessibility by Public Transport: **Zone B**      Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**      Impact: **None**

Historic Environment Designation: **None**      Impact: **None**

Open Space Designation: **None**      Impact: **None**

Contamination: **No contamination issues**

Demolition: **Demolition required, but expected that standard approaches can be applied**

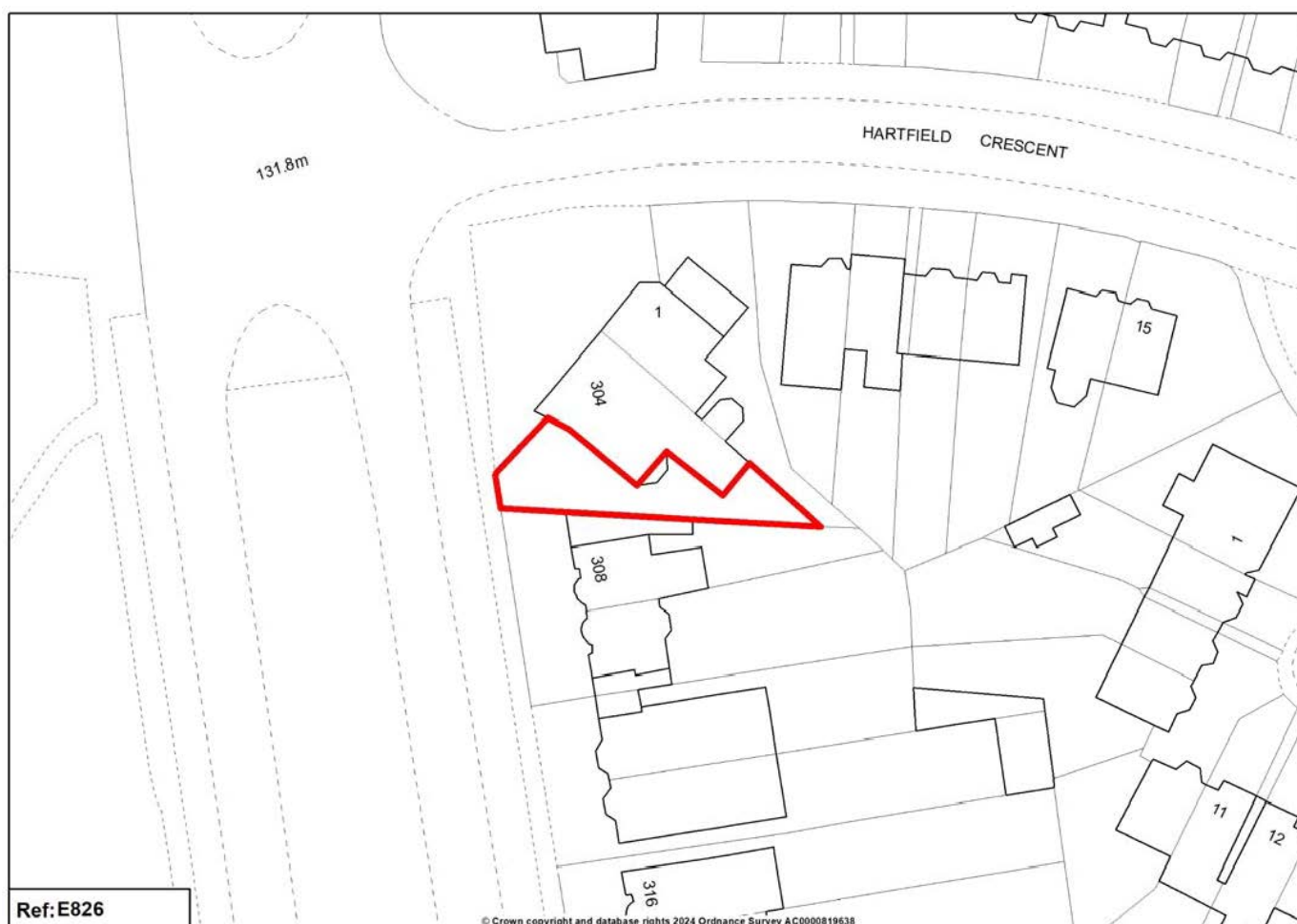
Vehicular Access: **No access issues**

Suitability Criteria: **Suitable - planning permission**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **2019 consent for 1 flat replaces previous consent for 2 flats**





E936 - 73 Hazelwood Road, Acocks Green

Gross Size (Ha): 0.05

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: Yes

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 2

0-5 years: 2

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Private Citizen

Planning Status: Under Construction - 2019/05537/PA

PP Expiry Date (If Applicable): 26/09/2023

Last known use: Residential - Garden Land

Year added to HELAA: 2020

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: TPO

Impact: Strategy for mitigation in place

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

Vehicular Access: Access issues with viable identified strategy to address

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2053 - 225 Merritts Brook Lane, Allens Cross

Gross Size (Ha): 0.04      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 5      0-5 years: 5      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Clean Bill Limited

Planning Status: Permitted Development Rights - 2021/02501/PA

PP Expiry Date (If Applicable): 17/02/2024

Last known use: Retail

Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

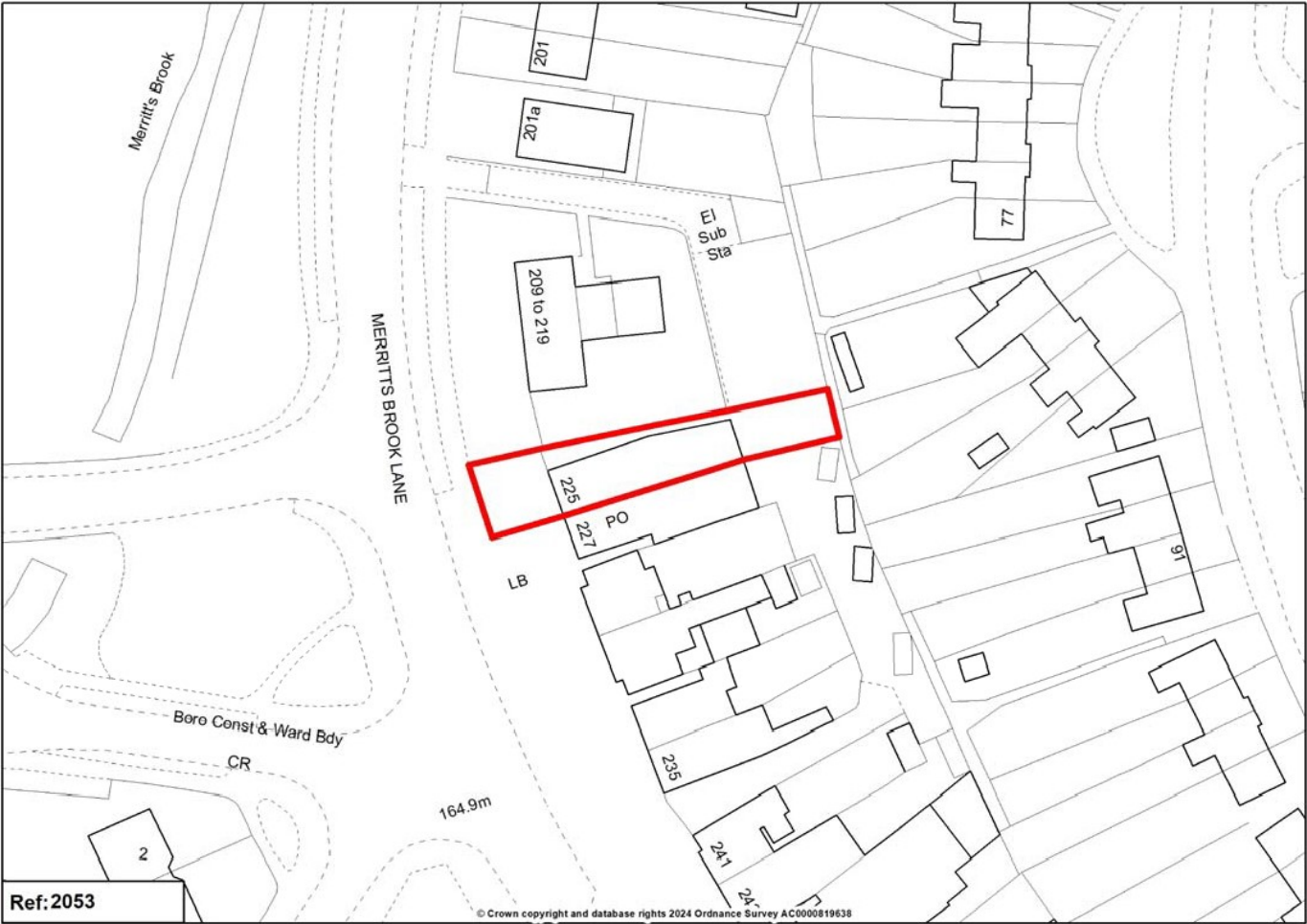
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2231 - 18 Sutton Approach, Birmingham, Alum Rock

Gross Size (Ha): 0.04

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 3

0-5 years: 3

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Private Citizen

Planning Status: Permitted Development Rights - 2021/04022/PA

PP Expiry Date (If Applicable): 07/07/2024

Last known use: Office

Year added to HELAA: 2022

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone C

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:





2259 - Premises off Kellington Close, Rear of 2-12 Sutton Approach, Saltley, Birmingham, Alum Rock

Gross Size (Ha): 0.02      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Under Construction - 2021/08303/PA  
PP Expiry Date (If Applicable): 10/11/2024  
Last known use: Office

Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





# 2597 - The Brookhill Tavern, 484 Alum Rock Road, Alum Rock, Birmingham, B8 3HX, Alum Rock

Gross Size (Ha): 0.72      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 5      0-5 years: 5      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): GS Trust

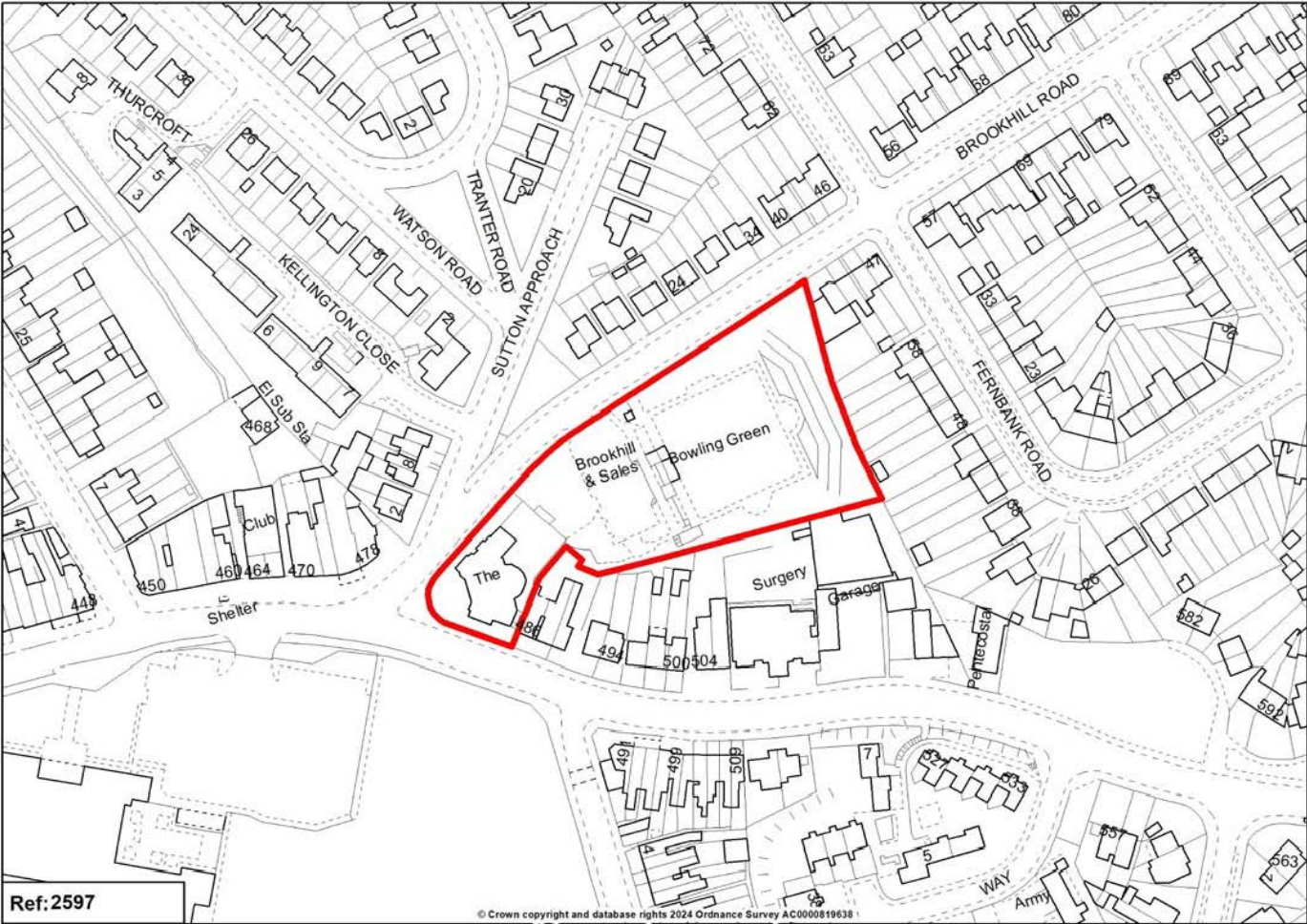
Planning Status: Detailed Planning Permission - 2021/10528/PA  
PP Expiry Date (If Applicable): 22/12/2025

Last known use: Open Space  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: LLB, SLB      Impact: Strategy for mitigation in place  
Open Space Designation: Private PF      Impact: Strategy for mitigation in place

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2750 - Saltley Industrial Centre - Unit 3, Adderley Road, Alum Rock

Gross Size (Ha): 0.11      Net developable area (Ha): 0.11      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 400      0-5 years: 400      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen

Planning Status: Detailed Planning Permission - 2020/04141/PA

PP Expiry Date (If Applicable): 12/02/2024

Last known use: Unused Vacant Land      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2021

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: No Demolition Required

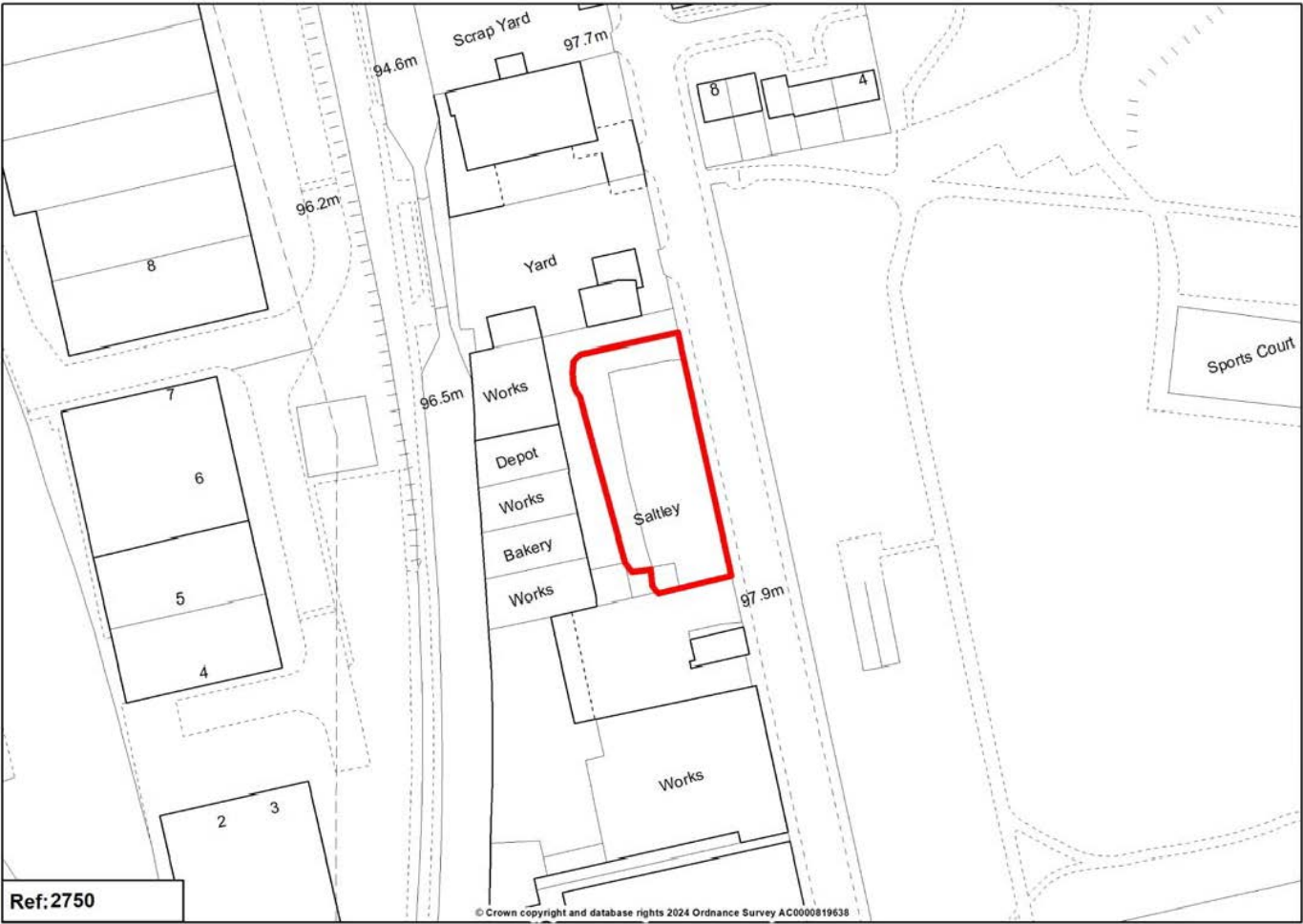
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:





2813 - Mendip Road, Alum Rock, Alum Rock

Gross Size (Ha): 0.16      Net developable area (Ha): 0.16      Density rate applied (where applicable) (dph): 40  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 6      0-5 years: 0      6-10 years: 6      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): NULL  
Planning Status: Other Opportunity - Being marketed for residential development (2023)  
PP Expiry Date (If Applicable):

Last known use: Other Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - no policy and/ or physical constraints  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Advertised for 8 dwellings on Rightmove. Given previous refusal and pre-application advice a lower capacity figure based on the density assumption calculation has been applied



E170 - FORMER BOWLING GREEN TO SOCIAL CLUB OFF ALUM ROCK ROAD, Alum Rock

Gross Size (Ha): 0.43      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: Yes  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 14      0-5 years: 14      6-10 years: 0      11-15 years: 0      16+ years: 0

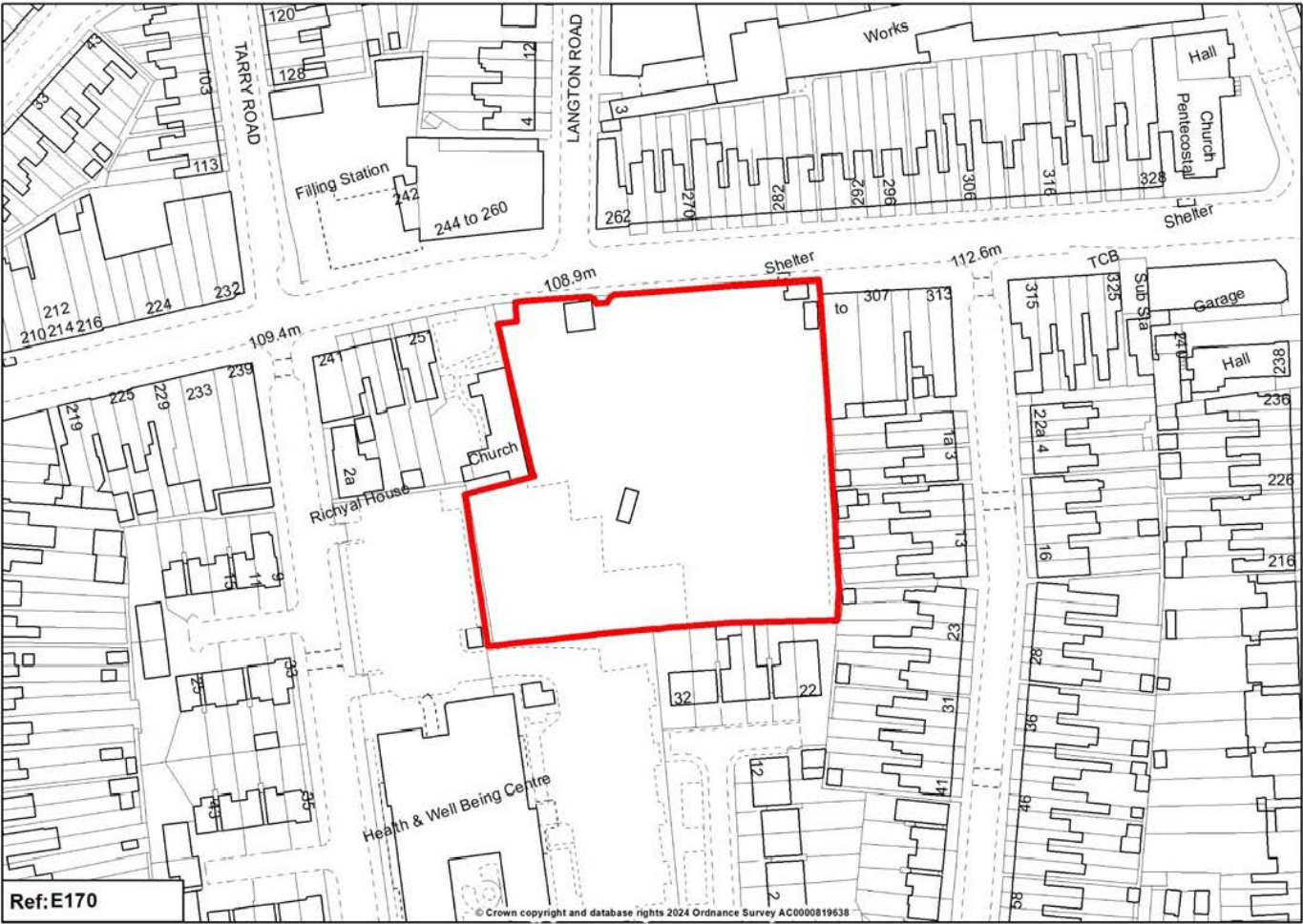
Ownership: Non-BCC      Developer Interest (If known): Westpool Developments Ltd  
Planning Status: Detailed Planning Permission - 2019/01770/PA  
PP Expiry Date (If Applicable): 03/02/2026

Last known use: Cleared Vacant Land  
Year added to HELAA: 2009      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Historic Environment Impact changed to match HER impact for HELAA methodology





E173 - REAR OF 75 TO 115 RALPH ROAD, Alum Rock

Gross Size (Ha): 0.16      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 3      0-5 years: 0      6-10 years: 3      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: AAP Allocation - Bordesley Park AAP  
PP Expiry Date (If Applicable):

Last known use: Derelict Land  
Year added to HELAA: 2009      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria Suitable - allocated in adopted plan  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments:



E45 - Parkfield/Anthony Road, Alum Rock

Gross Size (Ha): 1.08

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 54

0-5 years: 0

6-10 years: 54

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Unknown

Planning Status: AAP Allocation - Bordesley Park AAP

PP Expiry Date (If Applicable):

Last known use: Industrial

Year added to HELAA: 2009

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

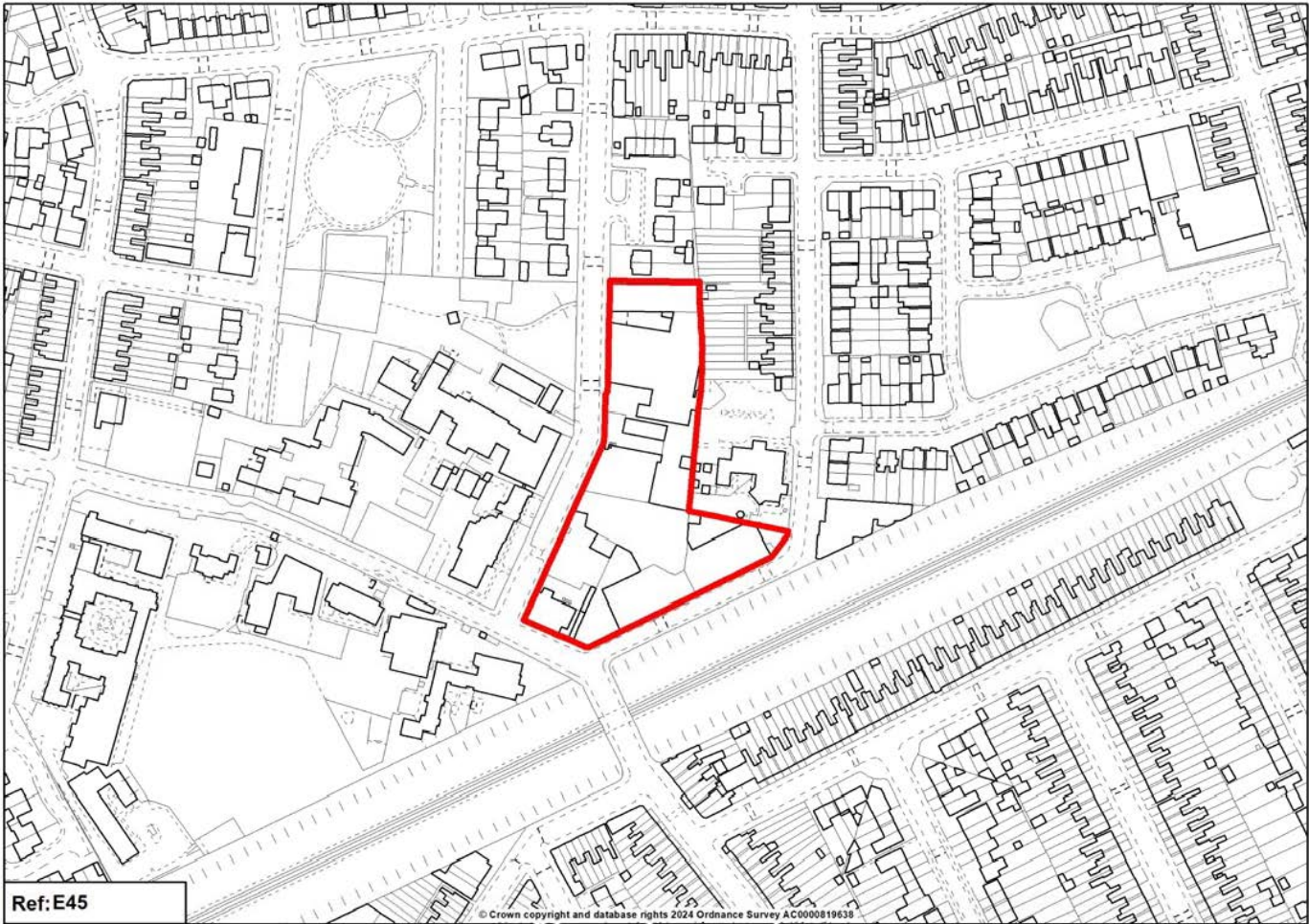
Vehicular Access: Access issues with potential strategy to address

Suitability Criteria Suitable - allocated in adopted plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments:





## E825 - HOUSING DEPOT 1 WARD END PARK ROAD, Alum Rock

Gross Size (Ha): **0.48**

Net developable area (Ha): **0**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **2**

0-5 years: **2**

6-10 years: **0**

11-15 years: **0**

16+ years: **0**

Ownership: **Birmingham City Council**

Developer Interest (If known): **BMHT**

Planning Status: **Under Construction - 2017/06786/PA**

PP Expiry Date (If Applicable): **09/11/2020**

Last known use: **Cleared Vacant Land**

Year added to HELAA: **2018**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone C**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Known/Expected contamination issues that can be overcome through remediation**

Demolition: **Demolition required, but expected that standard approaches can be applied**

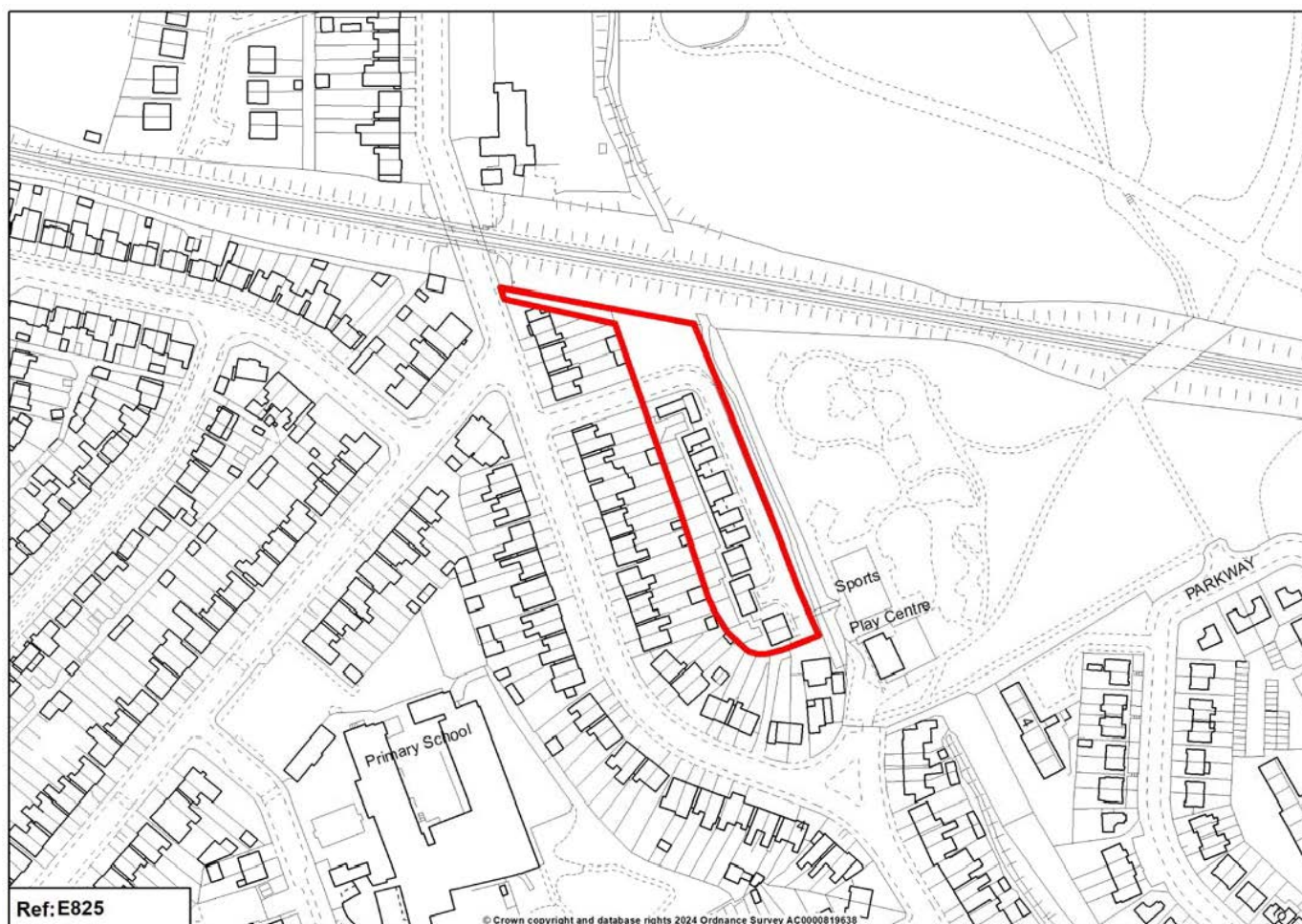
Vehicular Access: **Access issues with viable identified strategy to address**

Suitability Criteria: **Suitable - planning permission**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **BMHT. Demolition of 2 dwellings and erection of 16 dwellings. Demolition complete 2020.**



## E884 - 47-51 Jephcott Road, Alum Rock

Gross Size (Ha): **0.05**

Net developable area (Ha): **0**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **1**

0-5 years: **1**

6-10 years: **0**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **Private Citizen**

Planning Status: **Under Construction - 2018/00451/PA**

PP Expiry Date (If Applicable): **16/04/2021**

Last known use: **Residential - Garden Land**

Year added to HELAA: **2019**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone C**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **No contamination issues**

Demolition: **Demolition required, but expected that standard approaches can be applied**

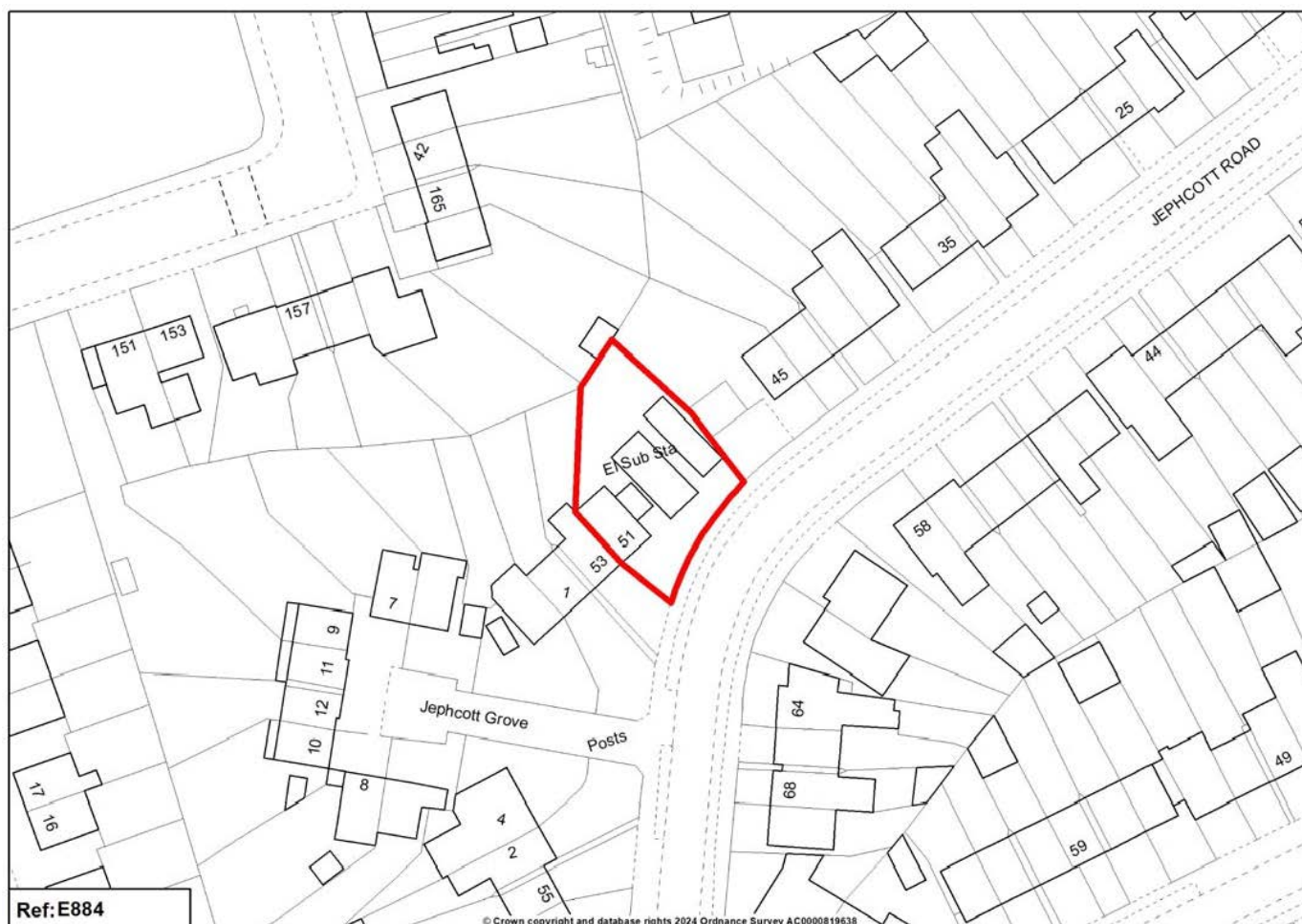
Vehicular Access: **No access issues**

Suitability Criteria: **Suitable - planning permission**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments:





2252 - 88 Trinity Road, Aston, Birmingham, Aston

Gross Size (Ha): 0.05      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: -2      0-5 years: -2      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen

Planning Status: Under Construction - 2020/05898/PA

PP Expiry Date (If Applicable): 29/04/2024

Last known use: Residential

Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

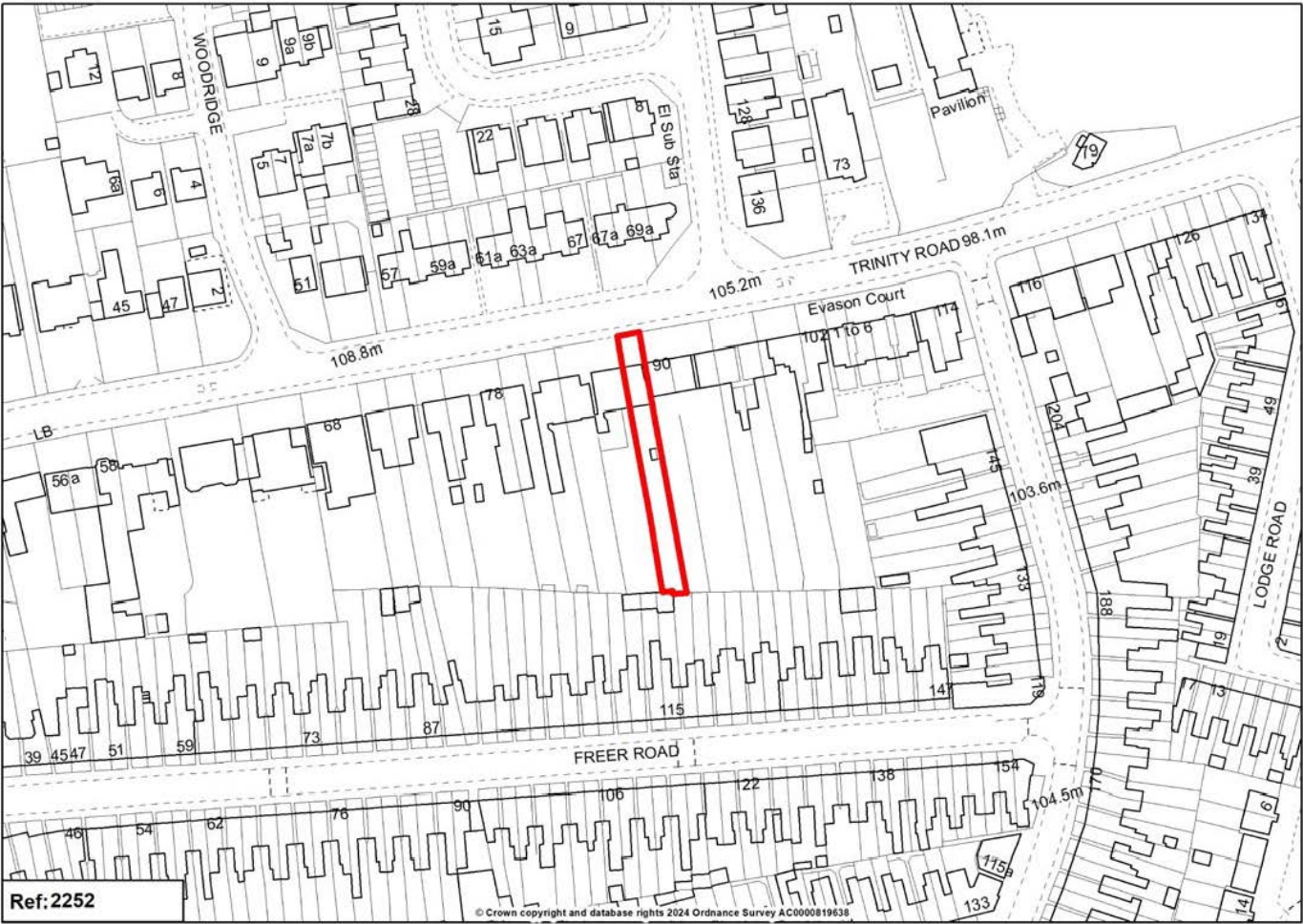
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2347 - Muhul Islam Saddigue Mosque, 12 Victoria Road, Aston, Birmingham, Aston

Gross Size (Ha): 0.2      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Mixed      Developer Interest (If known): Private Citizen

Planning Status: Detailed Planning Permission - 2017/10792/PA

PP Expiry Date (If Applicable): 18/03/2025

Last known use: Cleared Vacant Land      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2022

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: No Demolition Required

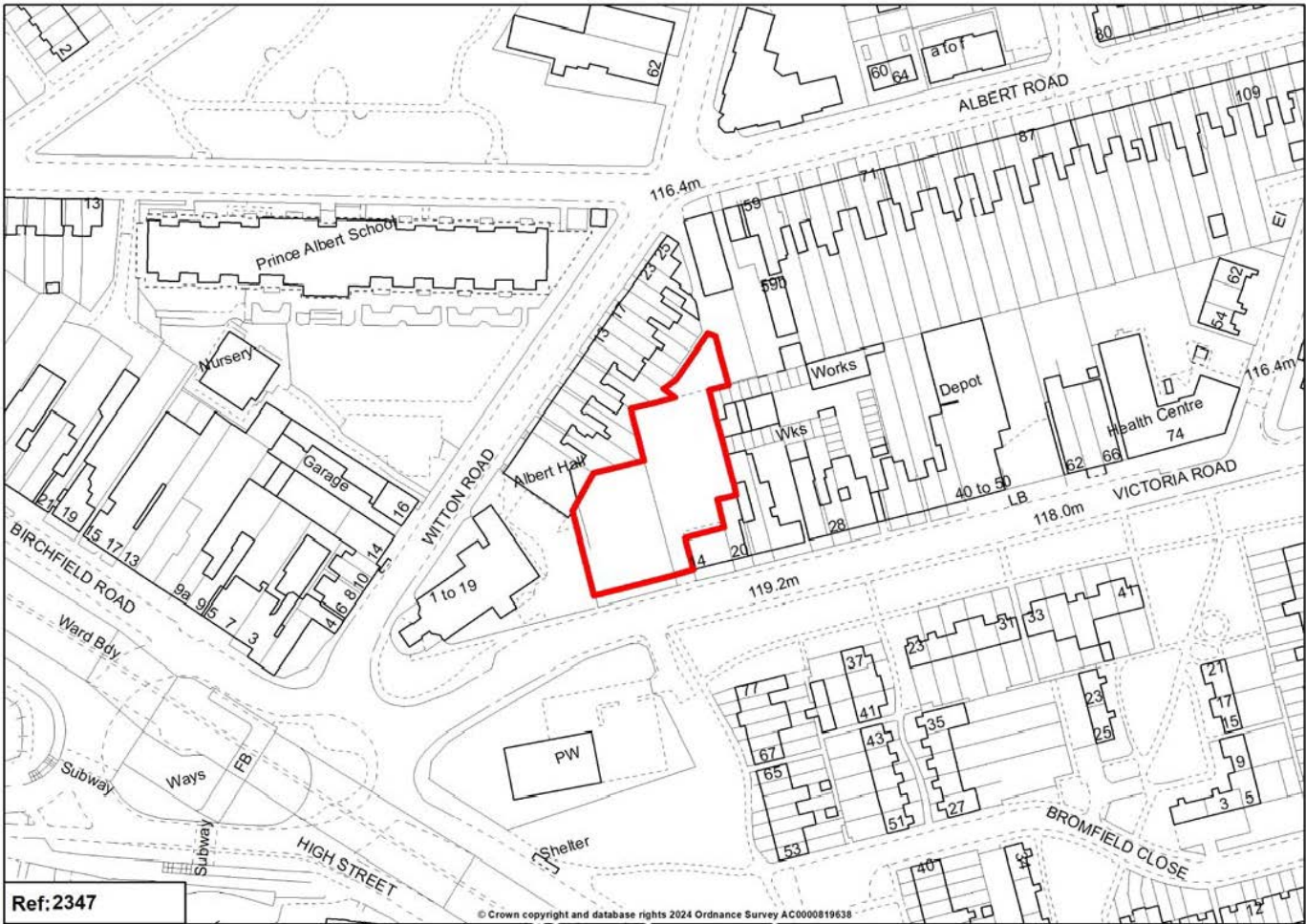
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2394 - 35 Canterbury Road, Aston, Birmingham, Aston

Gross Size (Ha): 0.02      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: -1      0-5 years: -1      6-10 years: 0      11-15 years: 0      16+ years: 0

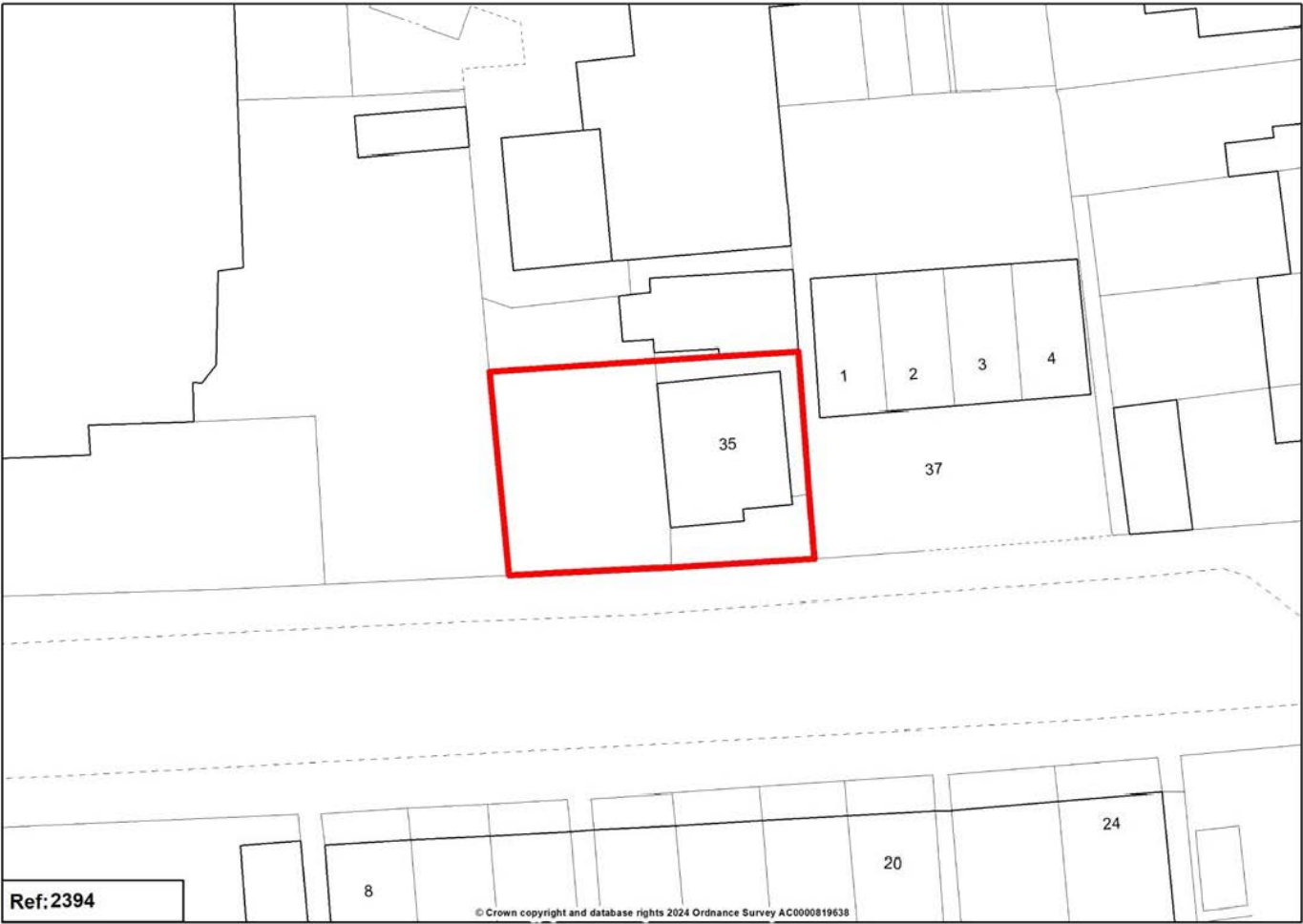
Ownership: Non-BCC      Developer Interest (If known): Canterbury Cross Primary School  
Planning Status: Under Construction - 2021/09873/PA  
PP Expiry Date (If Applicable): 29/03/2025

Last known use: Residential  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Strategy for mitigation in place  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2487 - SITE OF 235 VICTORIA ROAD, Aston

Gross Size (Ha): 0.36      Net developable area (Ha): 0.34      Density rate applied (where applicable) (dph): 40  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 13      0-5 years: 0      6-10 years: 13      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: Other Opportunity - Call for sites submission 2022

PP Expiry Date (If Applicable):

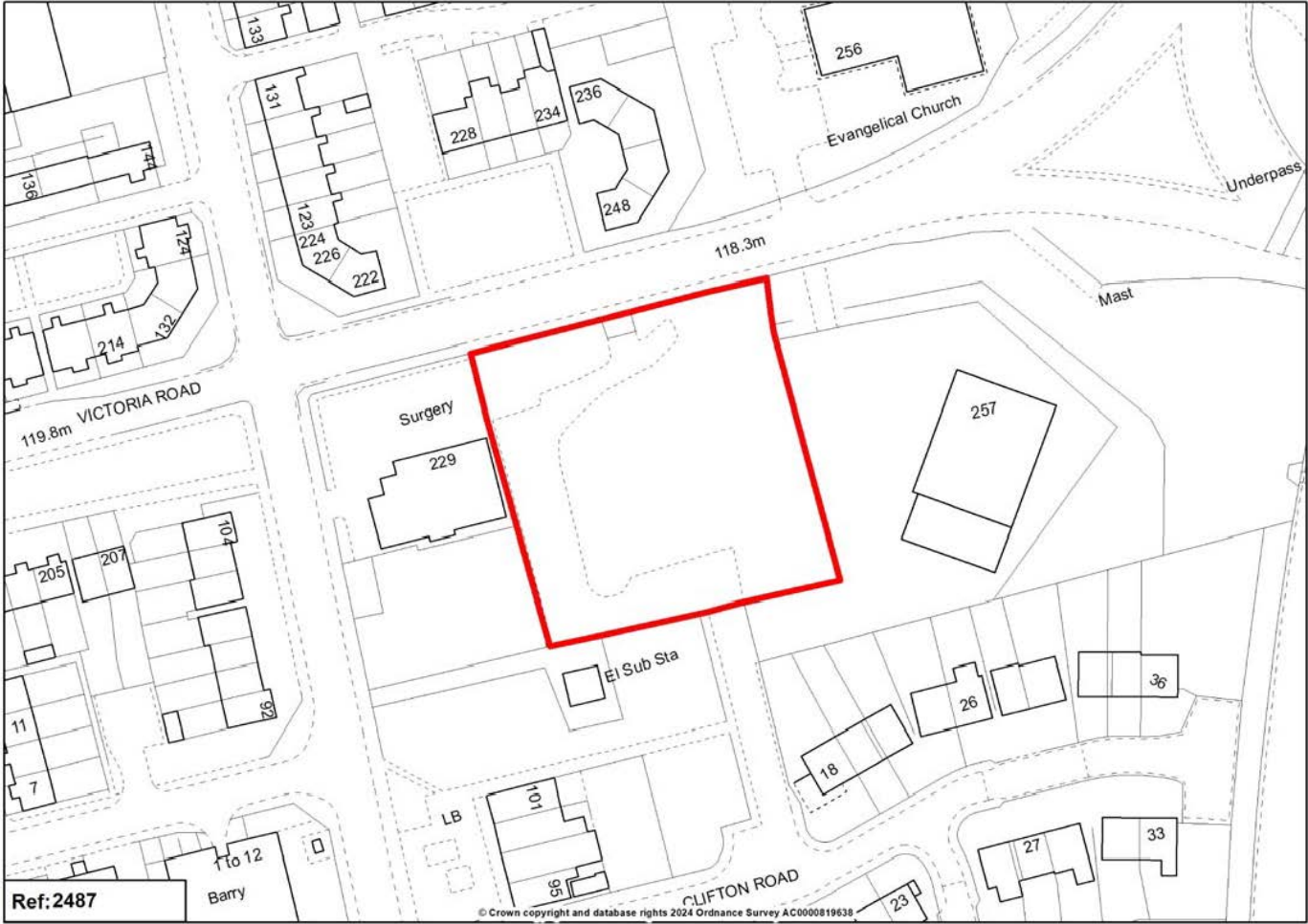
Last known use: Cleared Vacant Land  
Year added to HELAA: 2020      Call for Sites: Yes      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: No Demolition Required  
Vehicular Access: Access issues with potential strategy to address  
Suitability Criteria: Suitable - no policy and/ or physical constraints  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Capacity based on density assumption calculation



2540 - Land opposite 69-71 Whitehead Road, Aston, Birmingham, B6 5EL, Aston

Gross Size (Ha): 0.01      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 4      0-5 years: 0      6-10 years: 4      11-15 years: 0      16+ years: 0

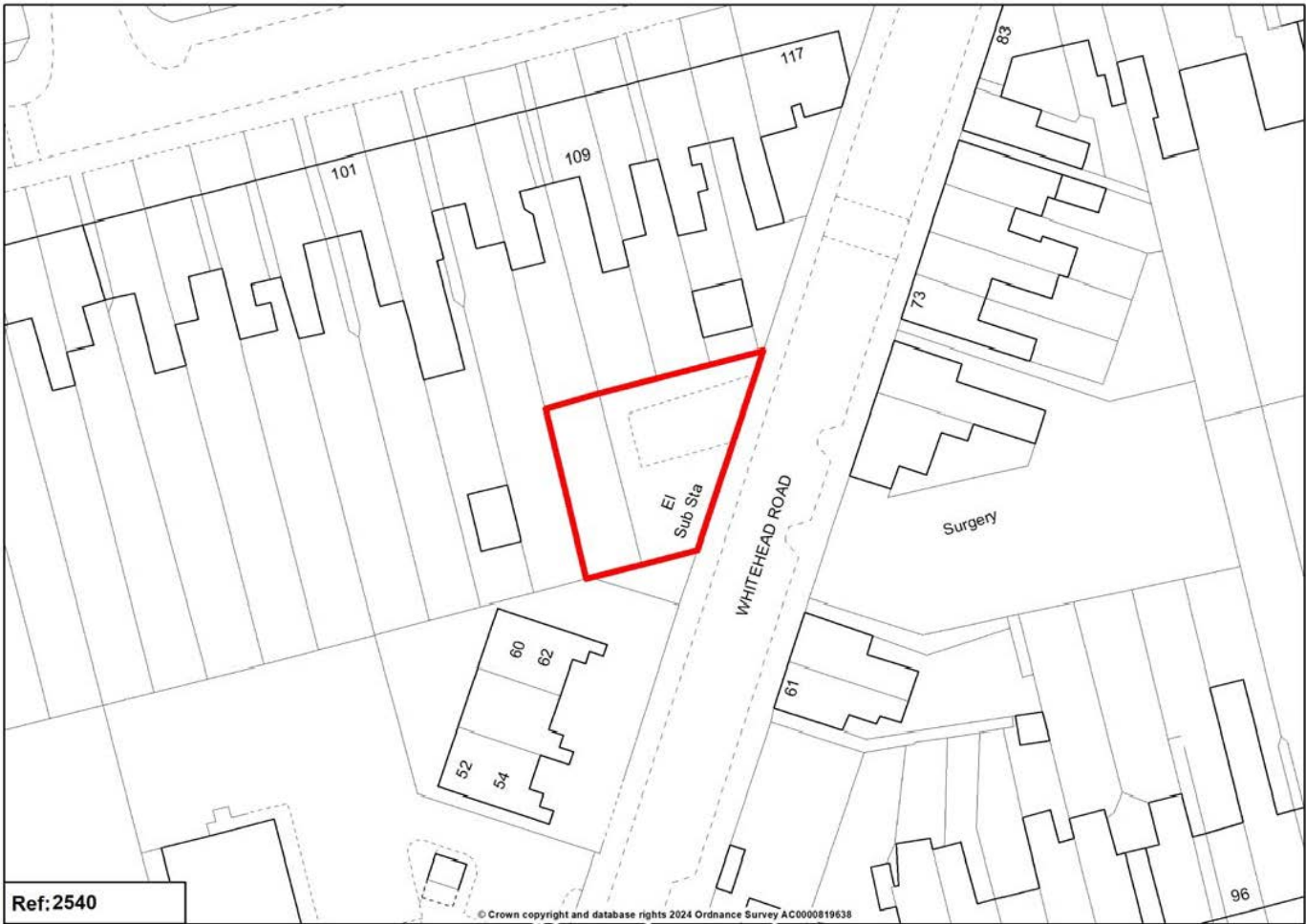
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Outline Planning Permission - 2022/03249/PA  
PP Expiry Date (If Applicable): 01/09/2025

Last known use: Unknown  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2555 - 133 Arden Road, Aston, Birmingham, B6 6AP, Aston

Gross Size (Ha): 0.02      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2022/01265/PA  
PP Expiry Date (If Applicable): 04/05/2025  
Last known use: Retail

Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





3024 - Westwood Business Park, Aston

Gross Size (Ha): 7.85

Net developable area (Ha): 6.28

Density rate applied (where applicable) (dph): 70

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 440

0-5 years: 0

6-10 years: 220

11-15 years: 220

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Unknown

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Industrial

Year added to HELAA: 2023

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 2/3

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

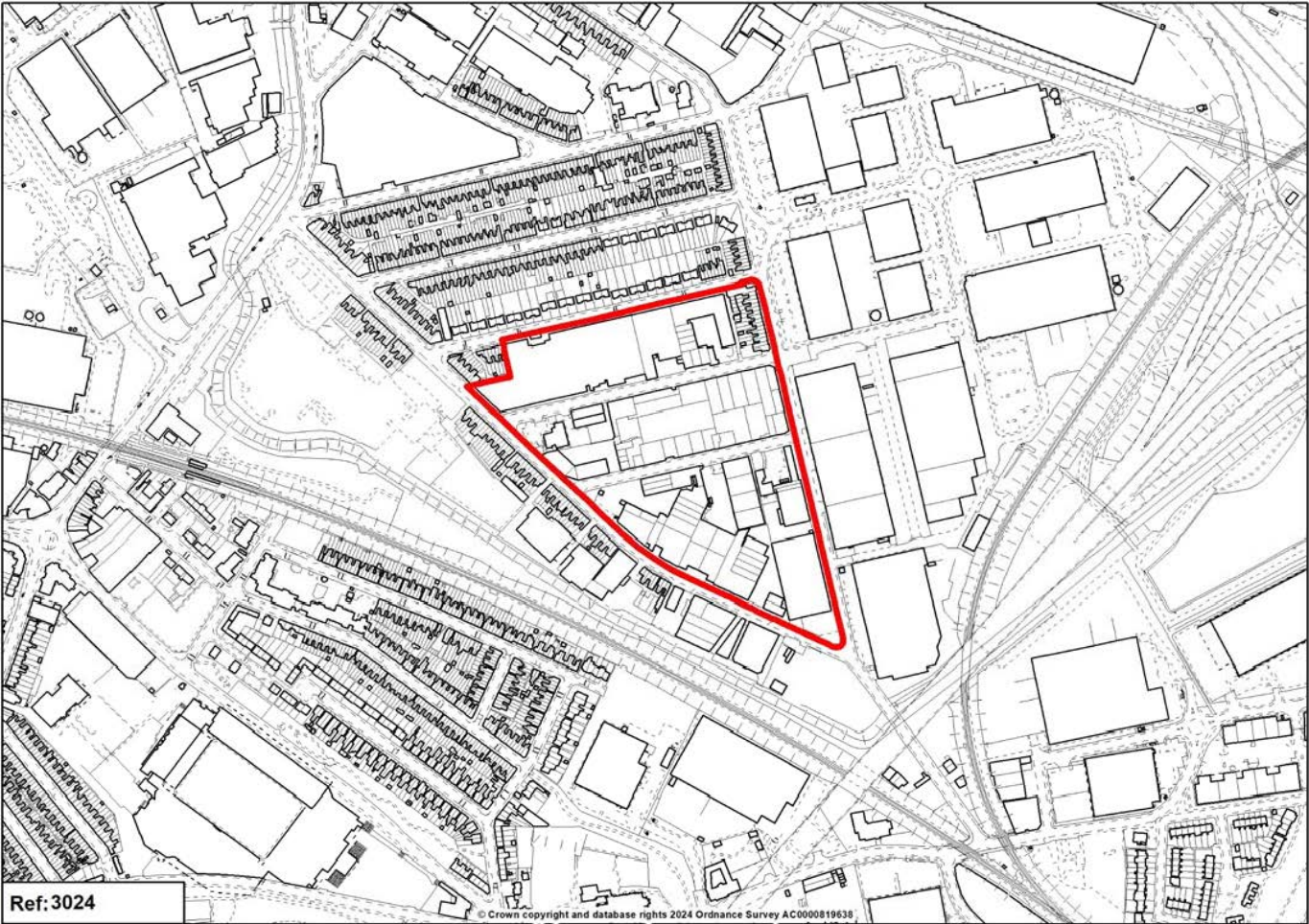
Vehicular Access: No access issues

Suitability Criteria: Potentially suitable - allocated in emerging plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: Capacity based on density assumption calculation.



3037 - Corner of Witton Road and Witton Lane, Aston

Gross Size (Ha): 1.36      Net developable area (Ha): 1.16      Density rate applied (where applicable) (dph):  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 81      0-5 years: 0      6-10 years: 0      11-15 years: 0      16+ years: 81

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

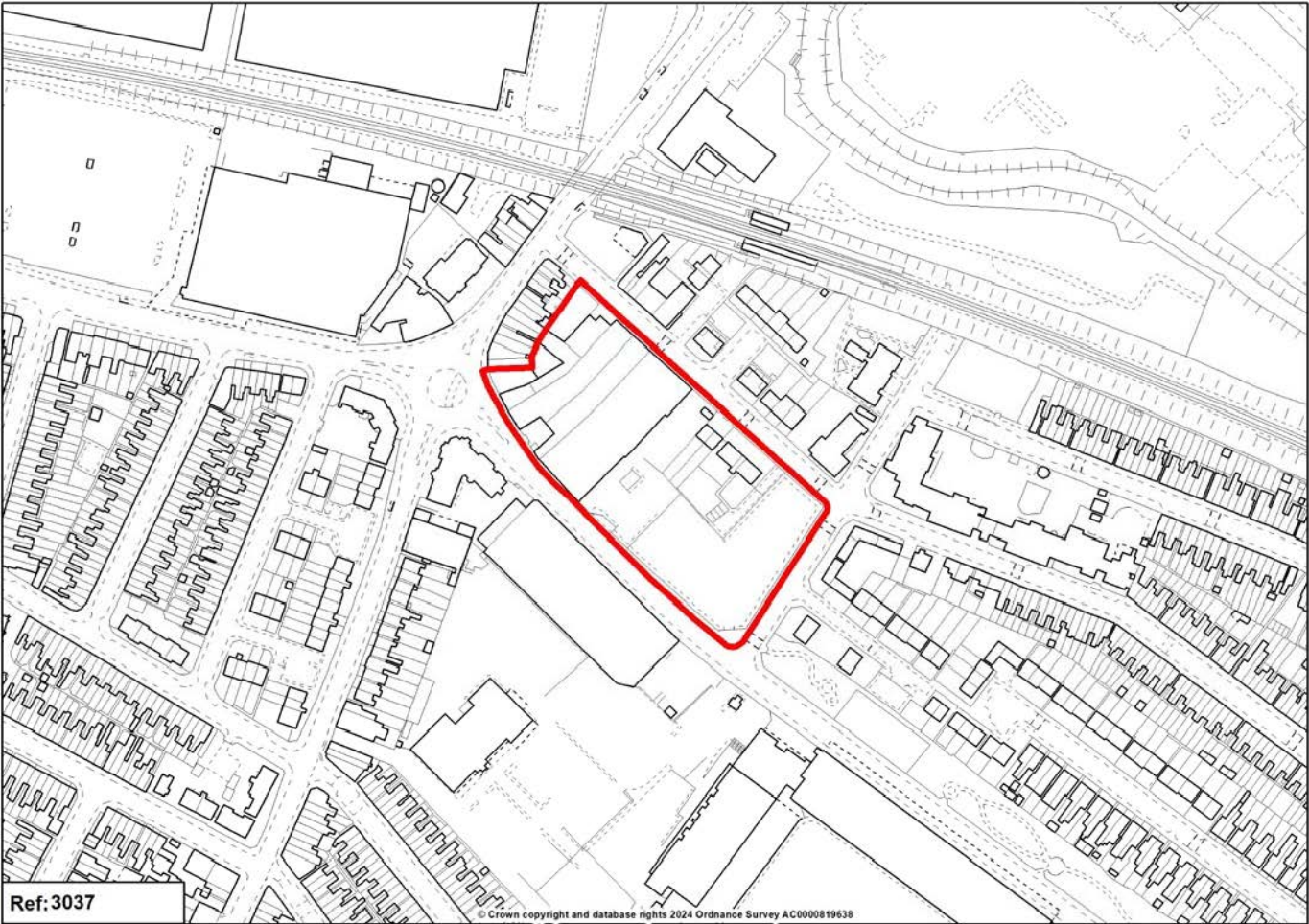
Last known use: Retail Unknown  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 2  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Unknown  
Open Space Designation: None      Impact: None

Contamination Unknown

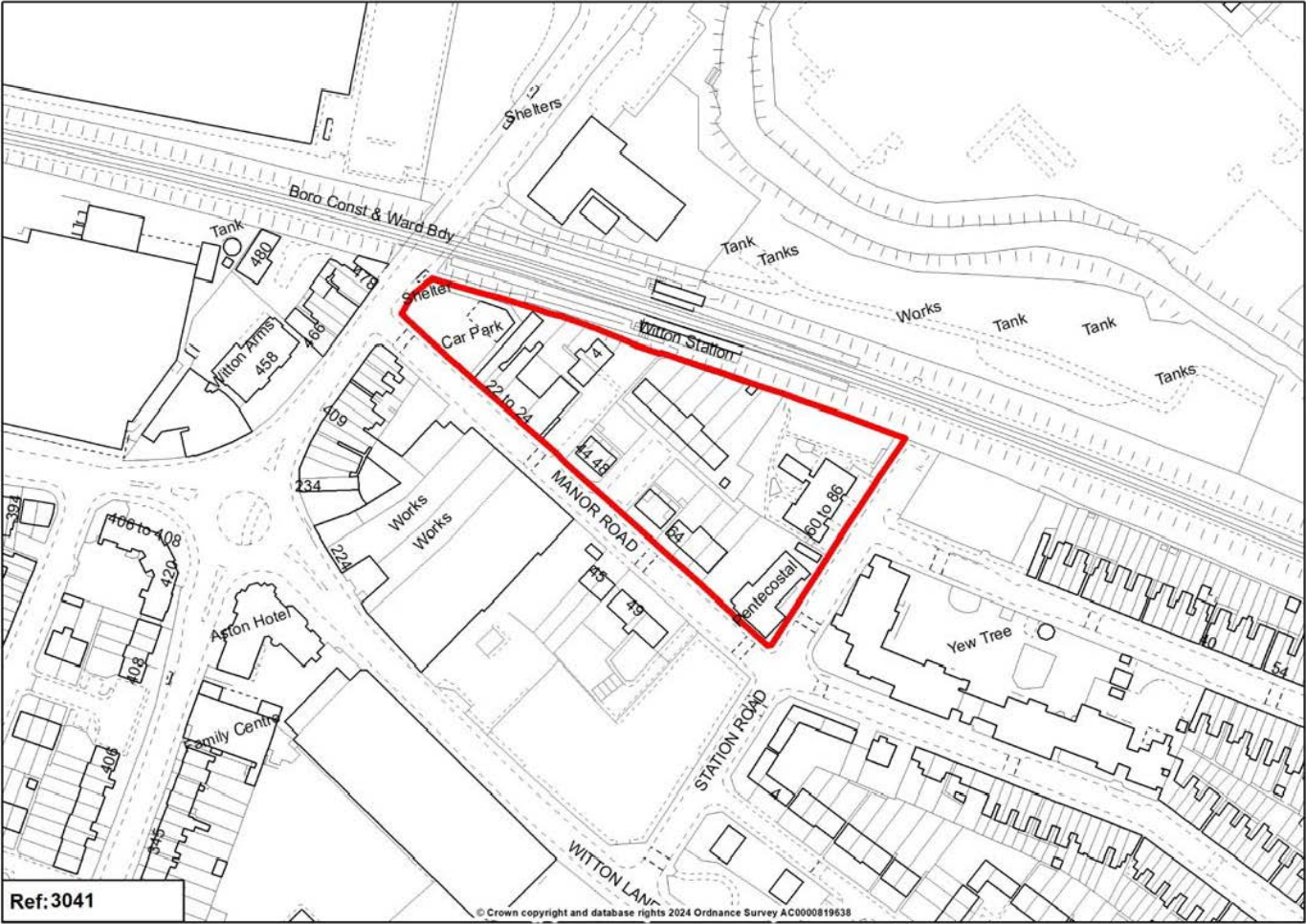
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Potentially suitable - allocated in emerging plan  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments: Capacity based on density assumption calculation





3041 - Site on Witton Road adjacent to entrance to Witton railway station, Aston

Gross Size (Ha):	0.95	Net developable area (Ha):	0.9	Density rate applied (where applicable) (dph):	70	Greenfield?:	No		
Timeframe for development (dwellings/floorspace sqm):									
Total Capacity:	63	0-5 years:	0	6-10 years:	63	11-15 years:	0	16+ years:	0
Ownership:	Non-BCC			Developer Interest (If known):				Unknown	
Planning Status:	Allocated in Draft Plan - BLP Preferred Options								
PP Expiry Date (If Applicable):									
Last known use:	Mixed								
Year added to HELAA:	2023			Call for Sites:	No			Greenbelt:	No
Accessibility by Public Transport:	Zone B			Flood Risk:	Flood Zone 2/3				
Natural Environment Designation:	None			Impact:	None				
Historic Environment Designation:	None			Impact:	None				
Open Space Designation:	None			Impact:	None				
Contamination	Unknown								
Demolition:	Demolition required, but expected that standard approaches can be applied								
Vehicular Access:	No access issues								
Suitability Criteria	Potentially suitable - allocated in emerging plan								
Availability:	The site has a reasonable prospect of availability								
Achievable:	Yes								
Comments:	Capacity based on density assumption calculation								





3048 - Land along River Tame, Aston

Gross Size (Ha): 1.73      Net developable area (Ha): 1.47      Density rate applied (where applicable) (dph): 70  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 103      0-5 years: 0      6-10 years: 103      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

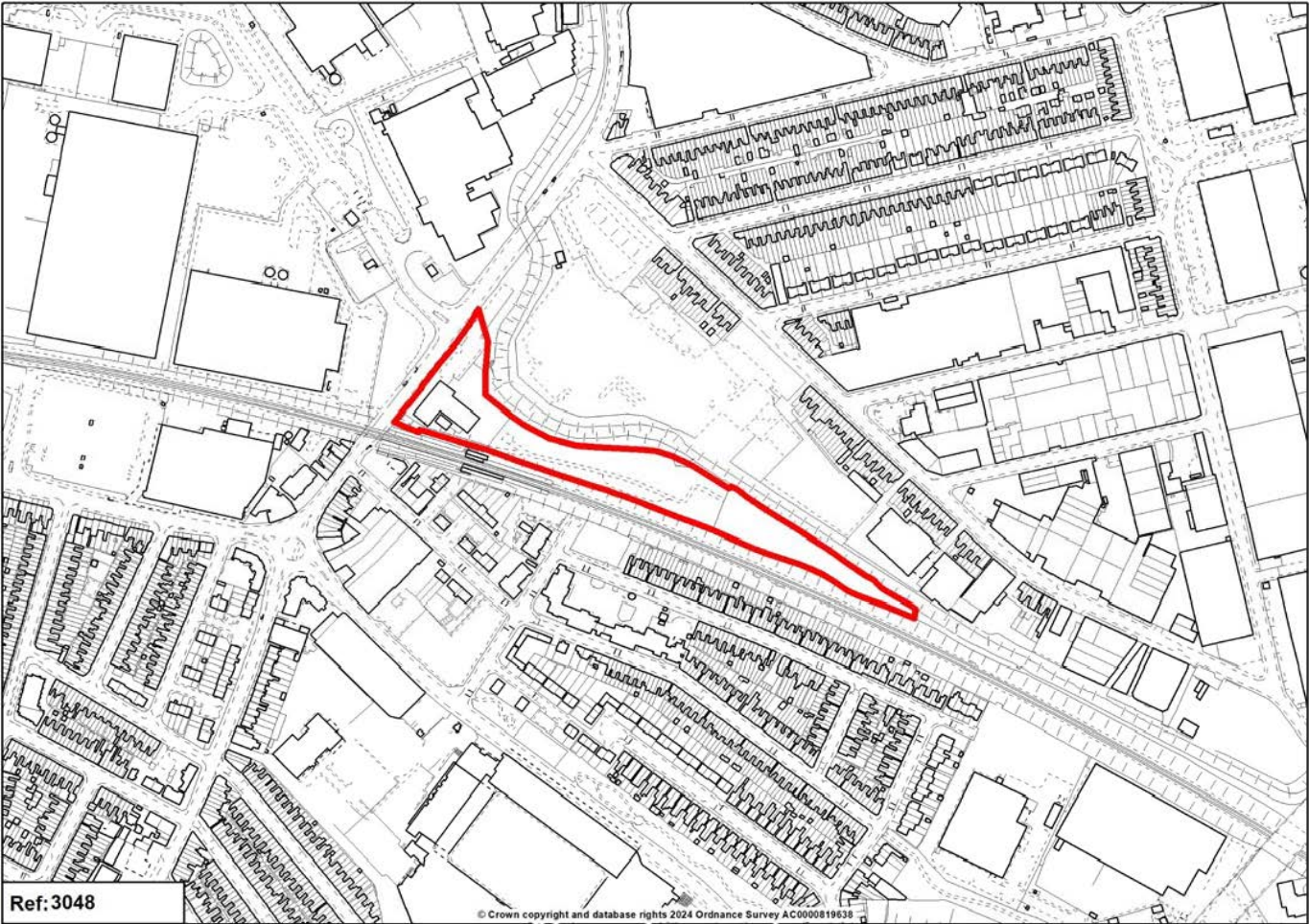
Last known use: Unused Vacant land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 2/3  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Potentially suitable - allocated in emerging plan  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments: Capacity based on density assumption calculation



N1064 - Birchfield Gateway SE, Aston

Gross Size (Ha): 0.48

Net developable area (Ha): 0.48

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 98

0-5 years: 0

6-10 years: 0

11-15 years: 0

16+ years: 98

Ownership: Birmingham City Council

Developer Interest (If known): BCC

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Cleared Vacant Land

Year added to HELAA: 2015

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: Public OS

Impact: Strategy for mitigation proposed

Contamination Unknown

Demolition: No Demolition Required

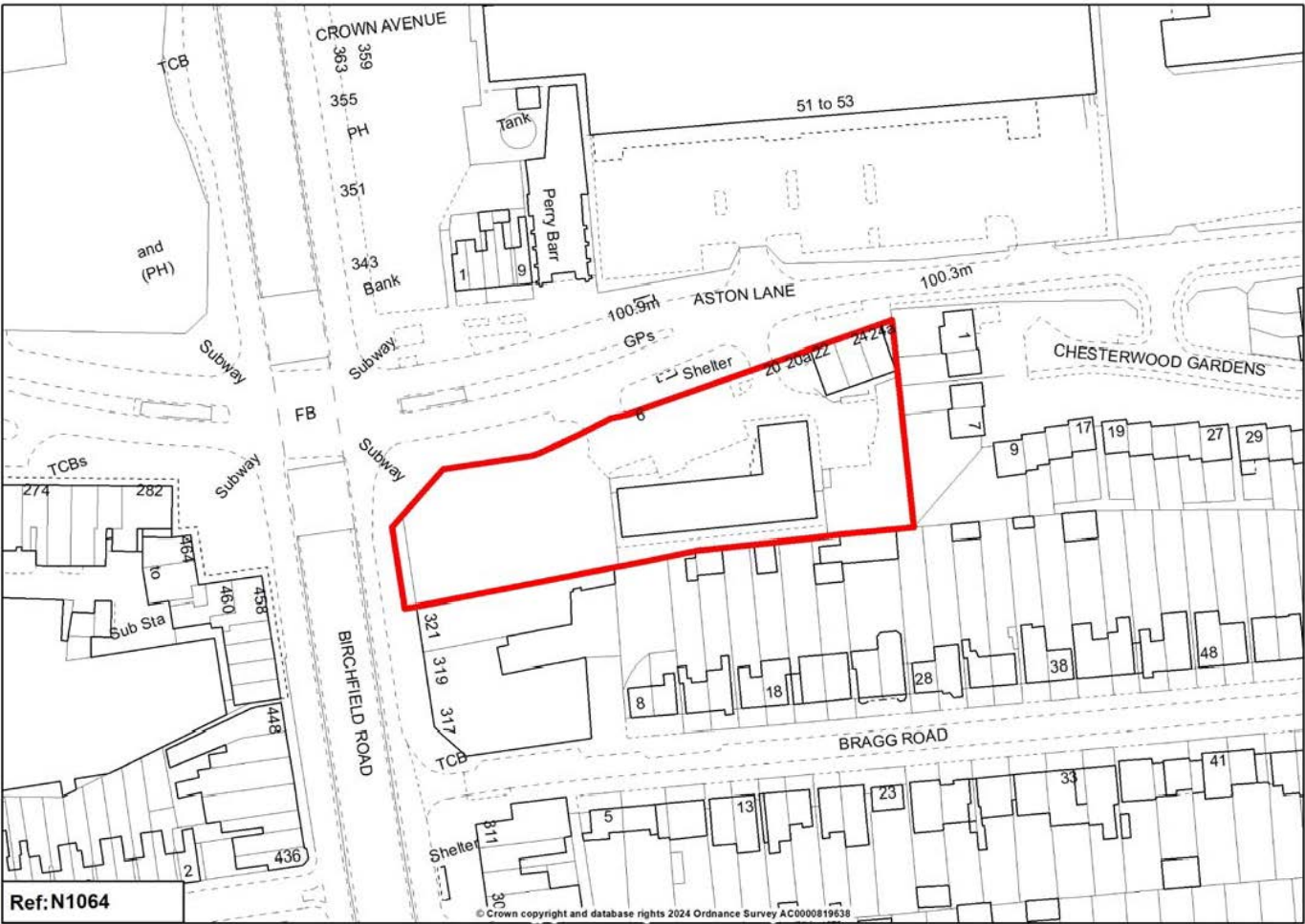
Vehicular Access: Access issues with potential strategy to address

Suitability Criteria: Potentially suitable - allocated in emerging plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: NULL





N177 - Tame Road industrial units along the River Tame, Aston

Gross Size (Ha): 2.6      Net developable area (Ha): 2.21      Density rate applied (where applicable) (dph): 40      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 88      0-5 years: 0      6-10 years: 88      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Industrial      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2023

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 2/3

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

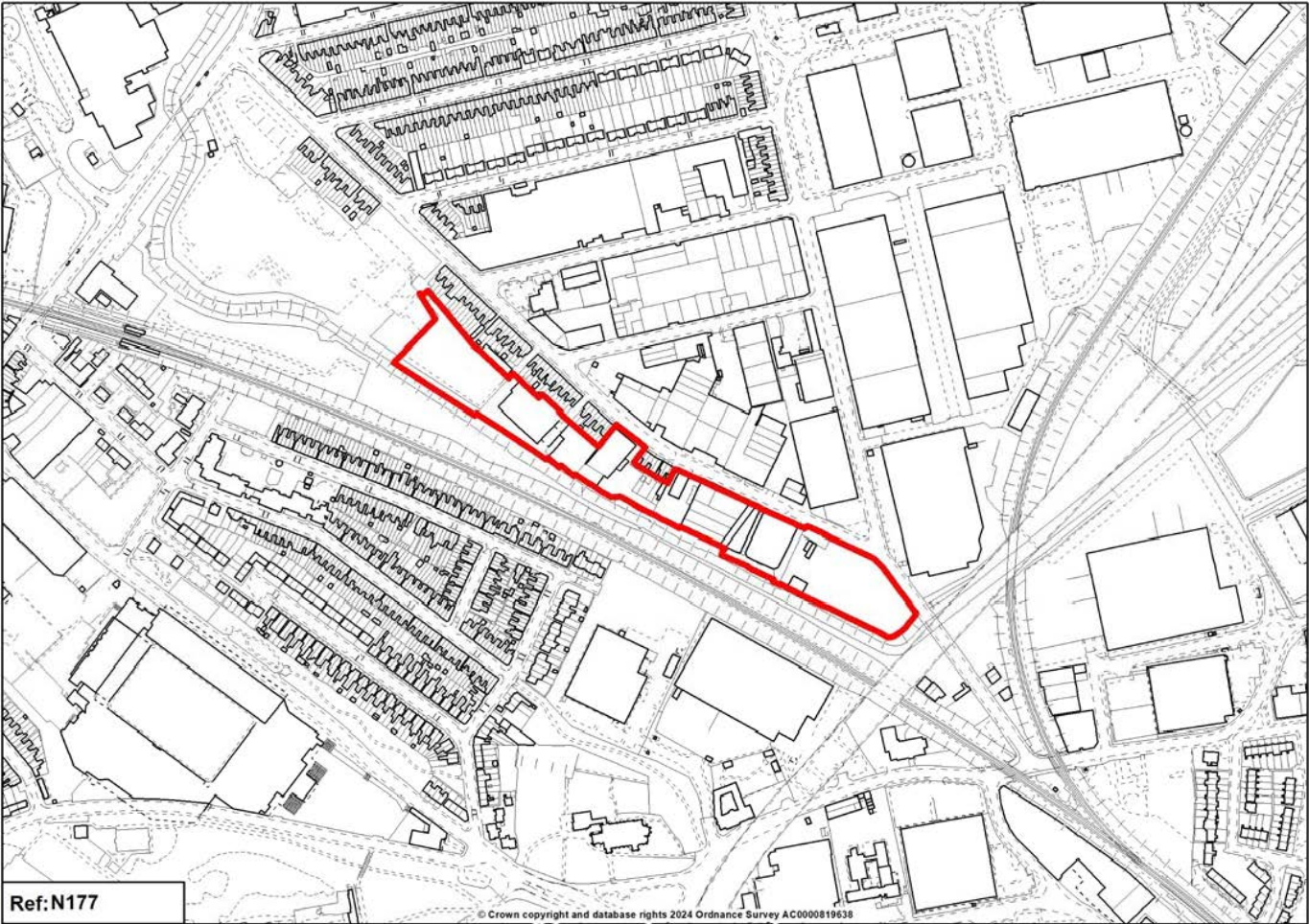
Vehicular Access: No access issues

Suitability Criteria Potentially suitable - allocated in emerging plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: Includes part of former AAP allocation. Capacity based on HELAA density assumption





N492 - 161 to 211 Birchfield Road, Aston

Gross Size (Ha): 0.59      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 23      0-5 years: 0      6-10 years: 0      11-15 years: 23      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): ING Real Estate

Planning Status: AAP Allocation - Aston, Newtown and Lozells AAP

PP Expiry Date (If Applicable):

Last known use: Residential      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2009

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

Vehicular Access: No access issues

Suitability Criteria Suitable - allocated in adopted plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: HIF bid



N885B - 69 TO 71 WHITEHEAD ROAD, Aston

Gross Size (Ha): 0.1      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 6      0-5 years: 0      6-10 years: 6      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen

Planning Status: Outline Planning Permission - 2021/07593/PA

PP Expiry Date (If Applicable): 18/01/2025

Last known use: Health & Care

Year added to HELAA: 2020      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: No Demolition Required

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Historic Environment Impact changed to match HER impact for HELAA methodology





N906 - Birchfield Gateway NE, Aston

Gross Size (Ha): 0.4

Net developable area (Ha): 0.4

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 88

0-5 years: 0

6-10 years: 0

11-15 years: 0

16+ years: 88

Ownership: Birmingham City Council

Developer Interest (If known): Birmingham City Council

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Vacant

Year added to HELAA: 2023

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination Unknown

Demolition: No Demolition Required

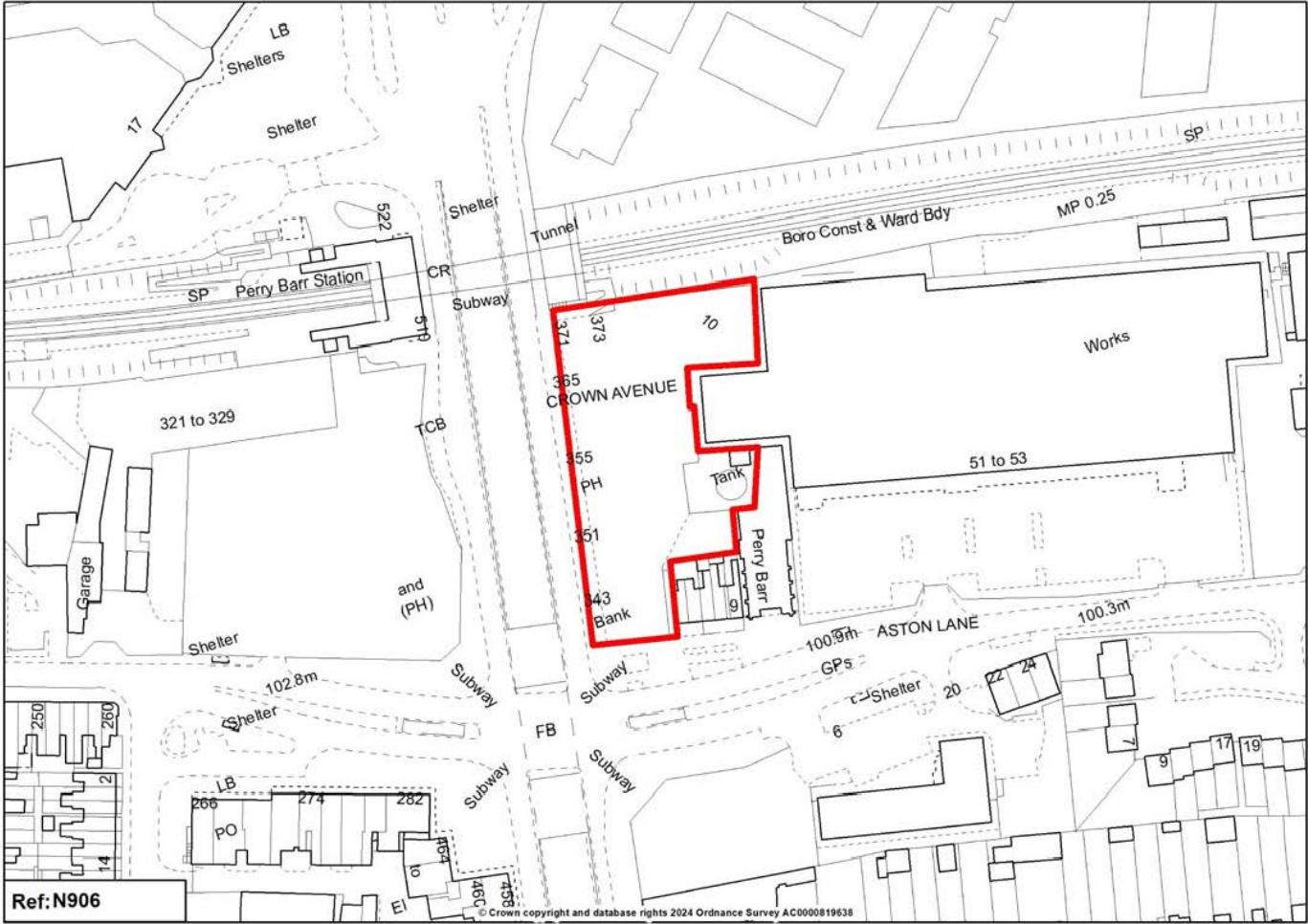
Vehicular Access: Access issues with potential strategy to address

Suitability Criteria: Potentially suitable - allocated in emerging plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments:





2125 - Land to the rear of Longmore House, 100 Tindal Street, Balsall Heath, Birmingham, B12 9QL, Balsall Heath West

Gross Size (Ha): 0.16      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 25      0-5 years: 25      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Tay Dean Ltd

Planning Status: Under Construction - 2019/09234/PA  
PP Expiry Date (If Applicable): 06/11/2023  
Last known use: Office

Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2272 - 262 Mary Street, Balsall Heath, Birmingham, Balsall Heath West

Gross Size (Ha): 0.08

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 4

0-5 years: 4

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Private Citizen

Planning Status: Under Construction - 2021/08590/PA

PP Expiry Date (If Applicable): 08/12/2024

Last known use: NULL

Year added to HELAA: 2022

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: TPO

Impact: No adverse impact

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

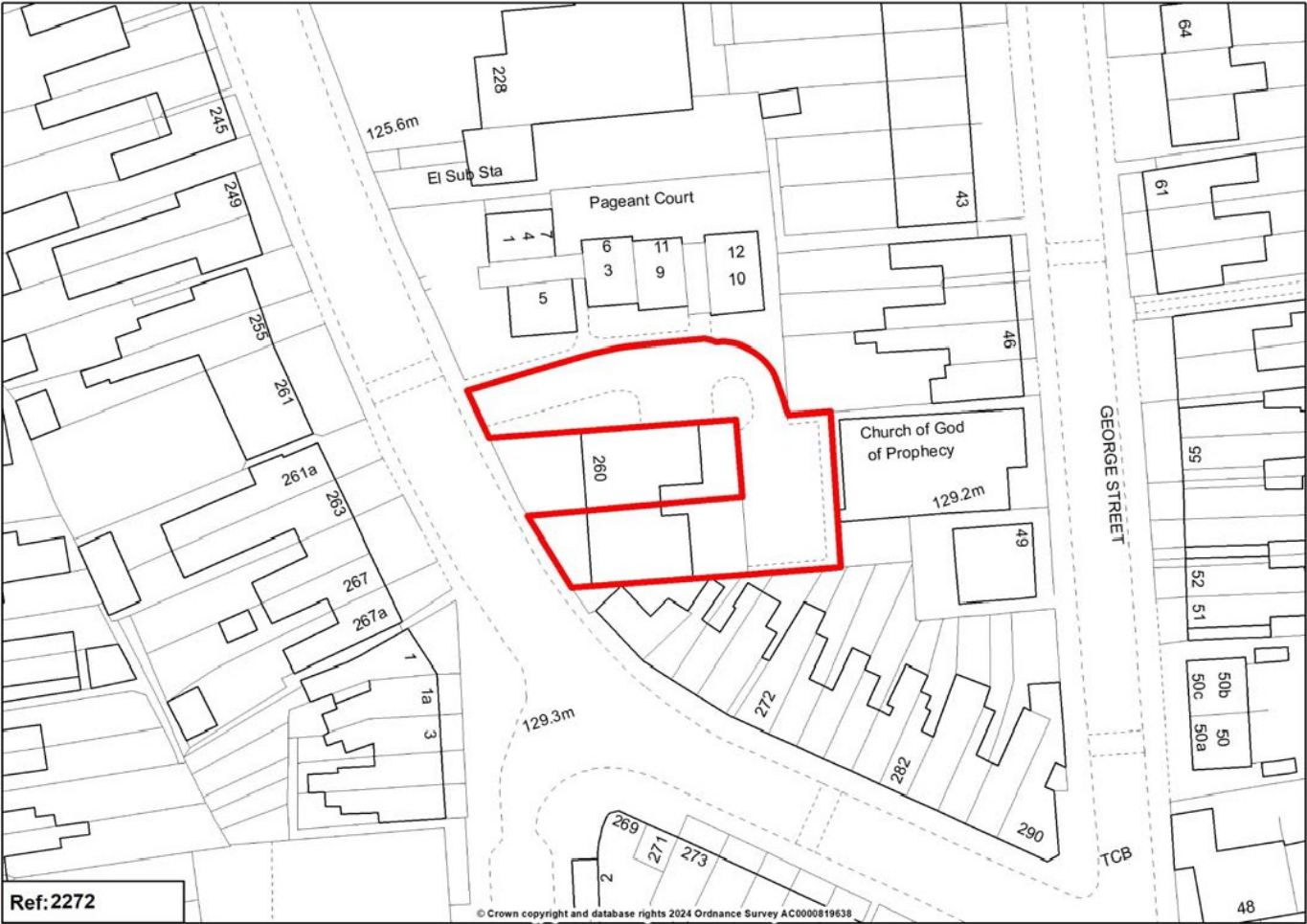
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2383 - 332-348 Moseley Road, Sparkbrook, Birmingham, Balsall Heath West

Gross Size (Ha): 0.52      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 7      0-5 years: 7      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (if known): Sanman Property Management Ltd  
Planning Status: Detailed Planning Permission - 2019/01981/PA  
PP Expiry Date (if Applicable): 21/05/2024  
Last known use: NULL

Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Strategy for mitigation in place  
Open Space Designation: None      Impact: None  
Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





E150 - FORMER IMPERIAL CENEMA AND LAND REAR OF CINEMA CLIFTON ROAD, Balsall Heath West

Gross Size (Ha): 0.17

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 14

0-5 years: 0

6-10 years: 14

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): KSIMC

Planning Status: Under Construction - 2015/06750/PA

PP Expiry Date (If Applicable): 04/02/2019

Last known use: Cleared Vacant Land

Year added to HELAA: 2009

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

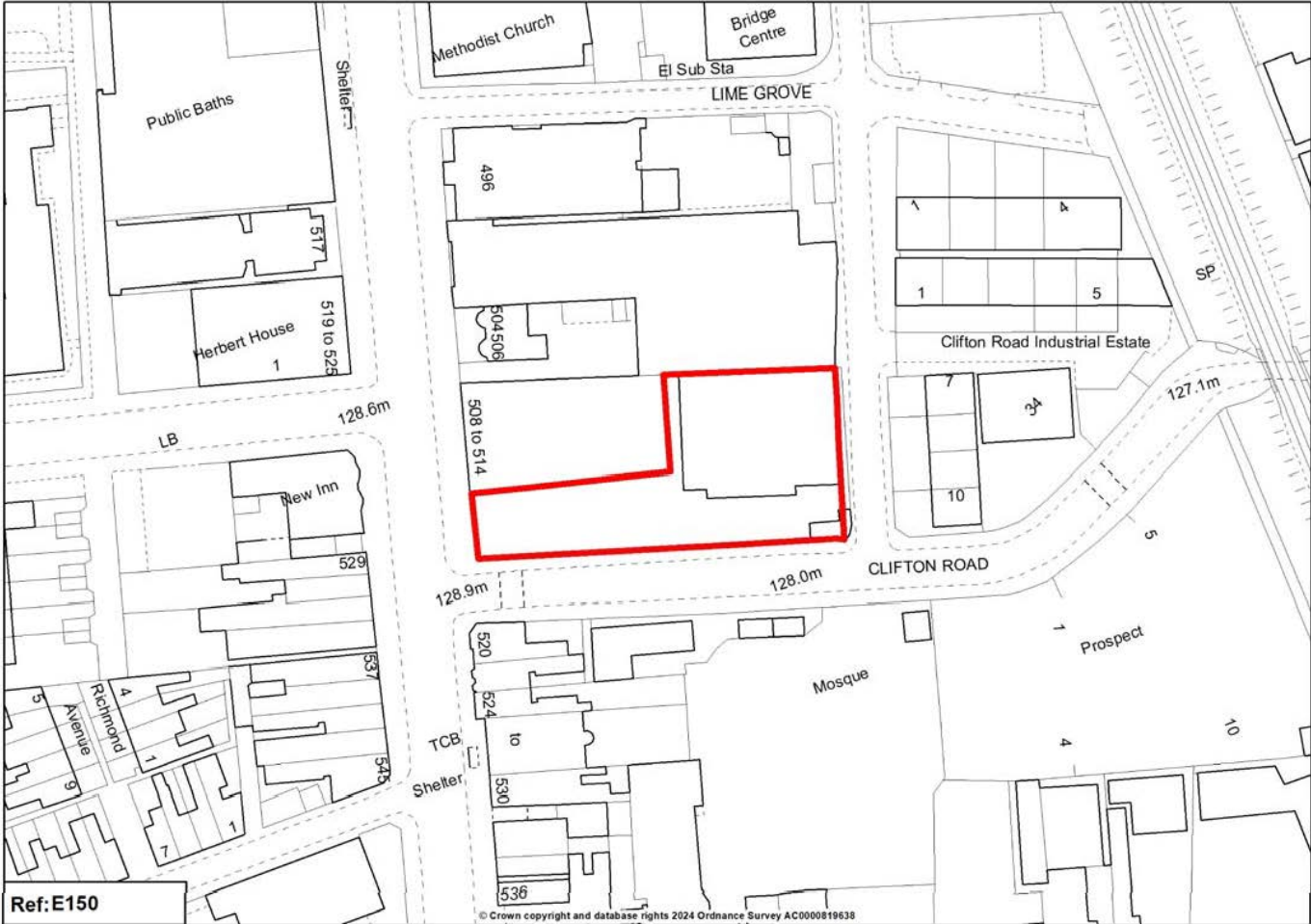
Vehicular Access: Access issues with viable identified strategy to address

Suitability Criteria: Suitable - planning permission

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: Mixed use redevelopment including 13 apartments and caretaker's flat. Phase 1 of development (funeral parlour) commenced.



E813 - LAND ADJACENT 19 GOSFORD STREET, Balsall Heath West

Gross Size (Ha): 0.03      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

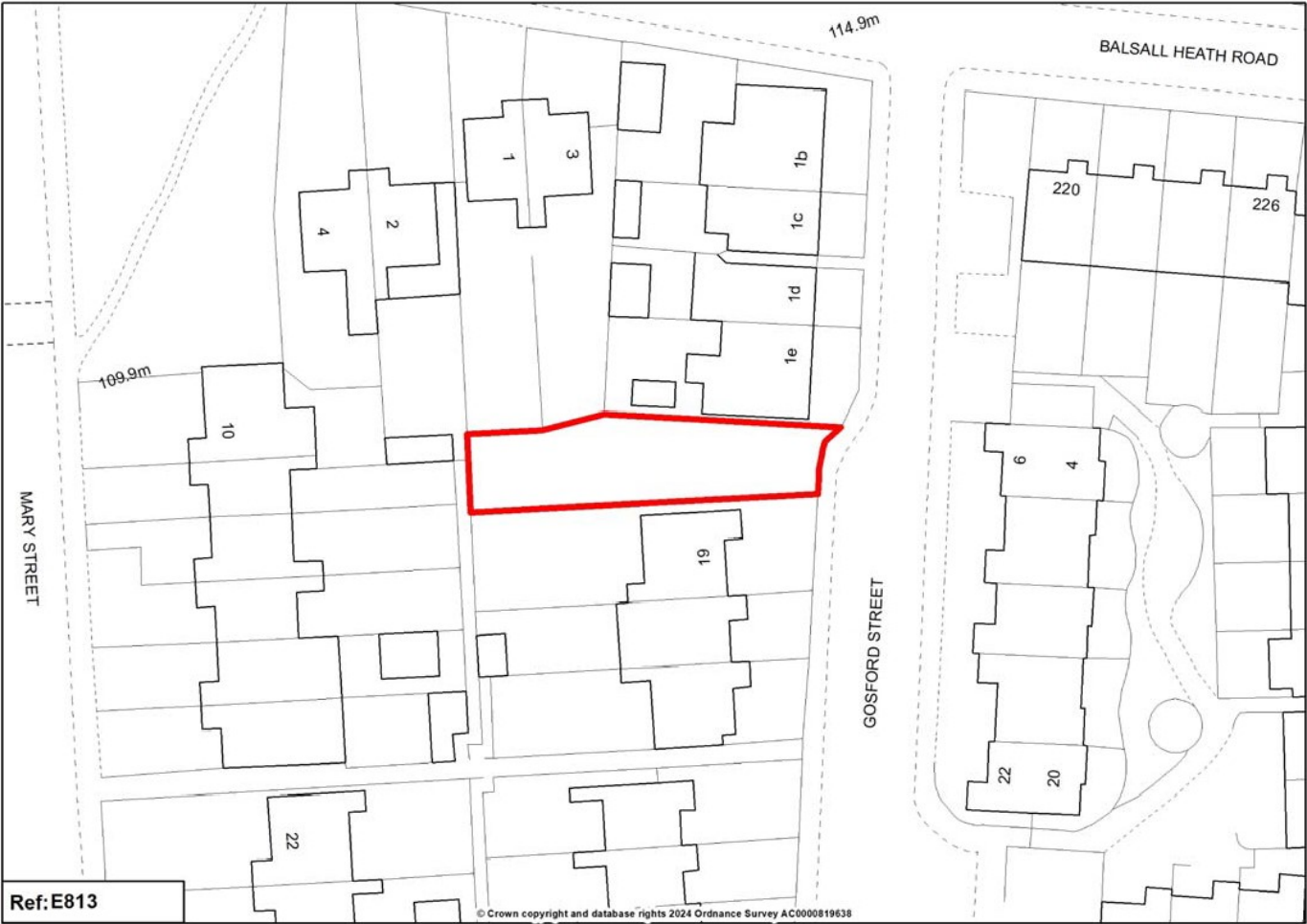
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2020/04426/PA  
PP Expiry Date (If Applicable): 09/08/2023

Last known use: Cleared Vacant Land  
Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: TPO      Impact: No adverse impact

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



E863 - LAND AT HADEN WAY AND BELGRAVE MIDDLEWAY, Balsall Heath West

Gross Size (Ha): 4.74      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 438      0-5 years: 438      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): GDL (Birmingham Middleway) Ltd

Planning Status: Under Construction - 2021/00874/PA  
PP Expiry Date (If Applicable): 13/10/2024

Last known use: Cleared Vacant Land  
Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 2  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: Public OS      Impact: Strategy for mitigation in place

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Redevelopment of former college site. In Balsall Heath Neighbourhood Plan





E864 - 332-354 Moseley Road, Balsall Heath, Birmingham, B12 9AZ, Balsall Heath West

Gross Size (Ha): 0.62      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 75      0-5 years: 75      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Sanman Property Management Ltd

Planning Status: Detailed Planning Permission - 2019/01981/PA

PP Expiry Date (If Applicable): 20/05/2024

Last known use: Mixed

Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Strategy for mitigation in place

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

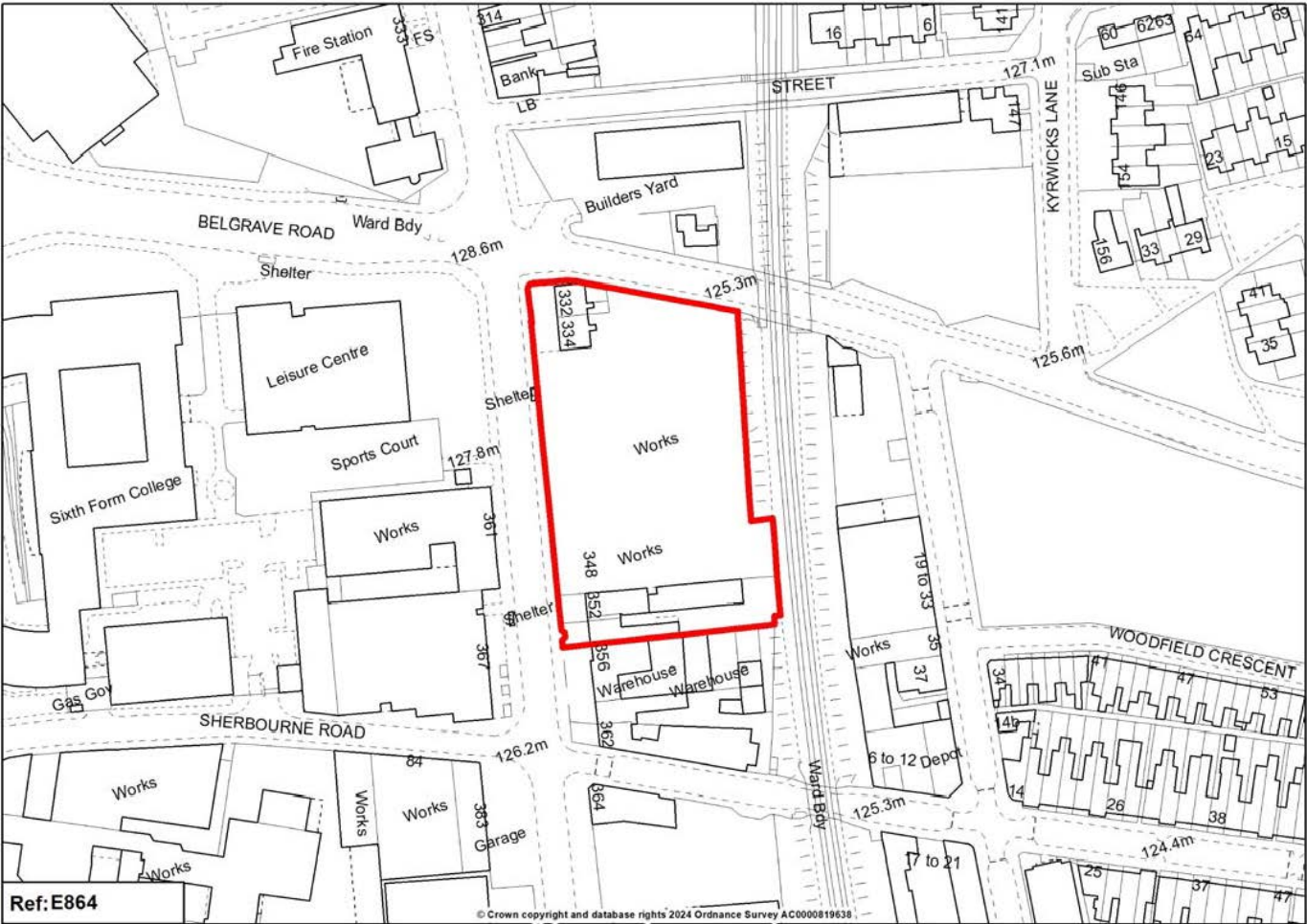
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Listed buildings on site. 2019/01981/PA under consideration for 85 dwellings



E950 - The Eagle 189 Mary Street, Balsall Heath West

Gross Size (Ha): 0.05      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): ACP Architects

Planning Status: Under Construction - 2019/10280/PA

PP Expiry Date (If Applicable): 04/02/2023

Last known use: Retail

Year added to HELAA: 2020      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

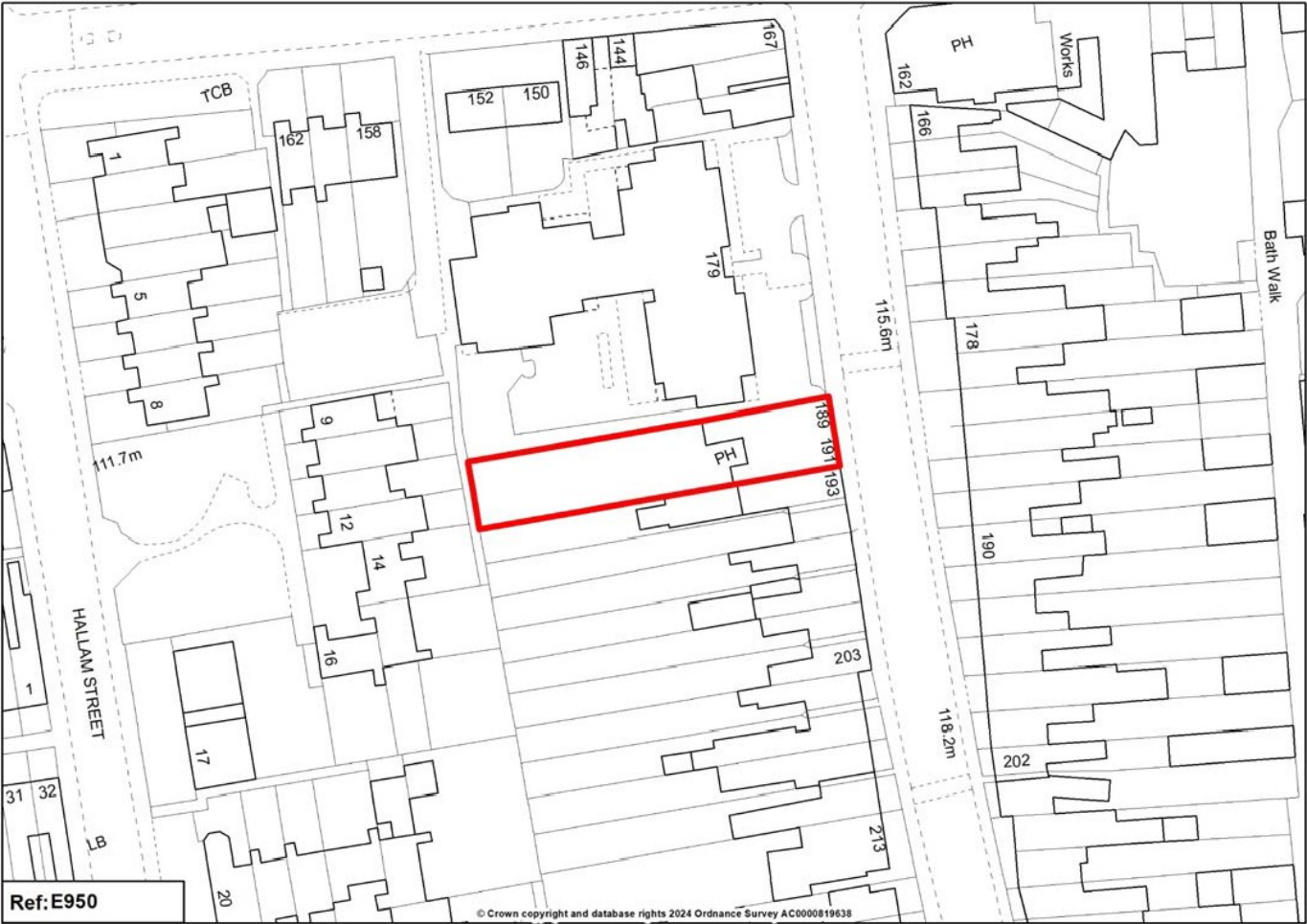
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2002 - Land adjacent to 41 Brett Drive, Bartley Green

Gross Size (Ha): 0.04      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

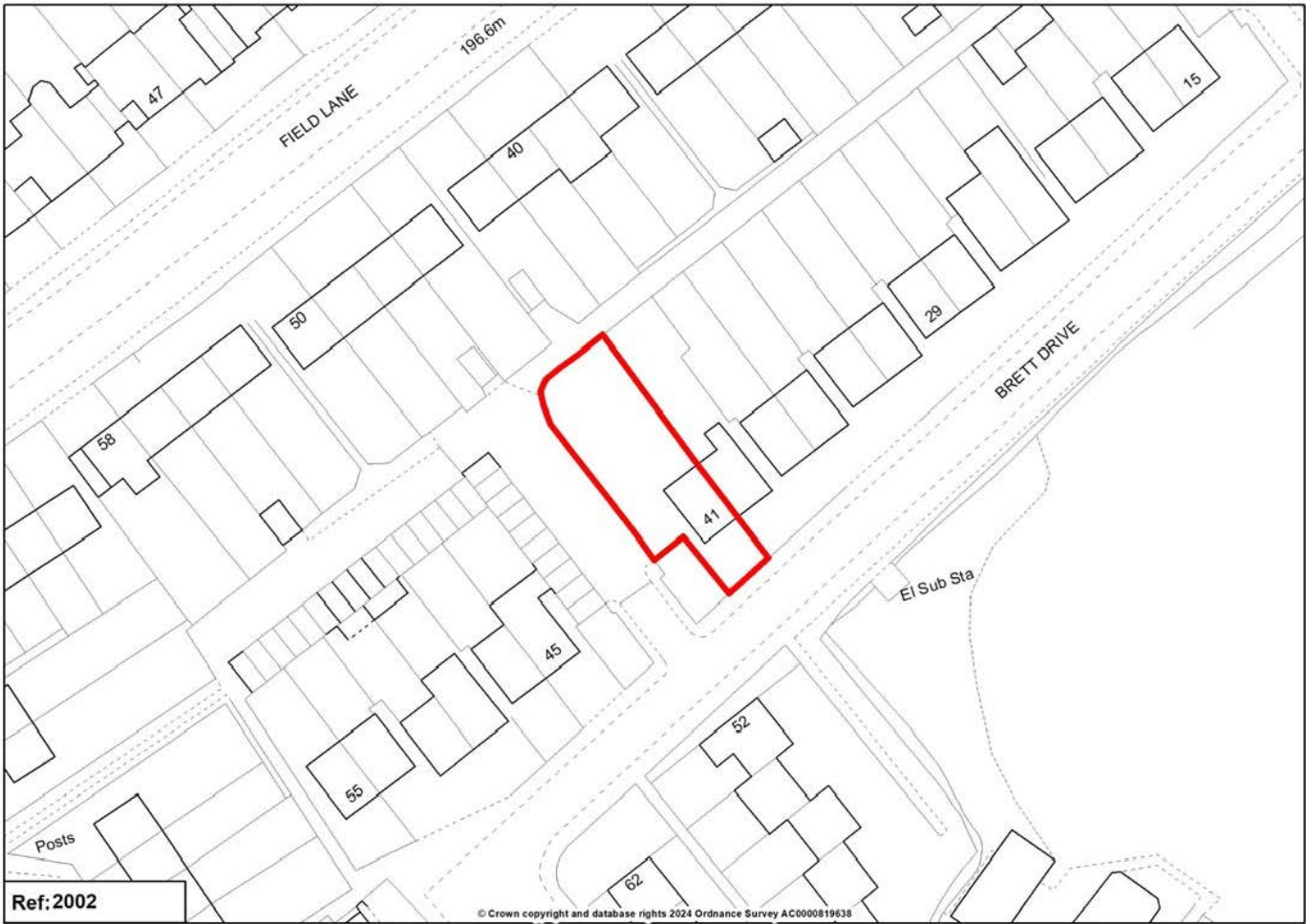
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2020/07017/PA  
PP Expiry Date (If Applicable): 02/12/2023

Last known use: Residential - Garden Land  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2071 - Clent Way, Bartley Green, Birmingham, Bartley Green

Gross Size (Ha): 2.49      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 12      0-5 years: 12      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Accord Housing Association

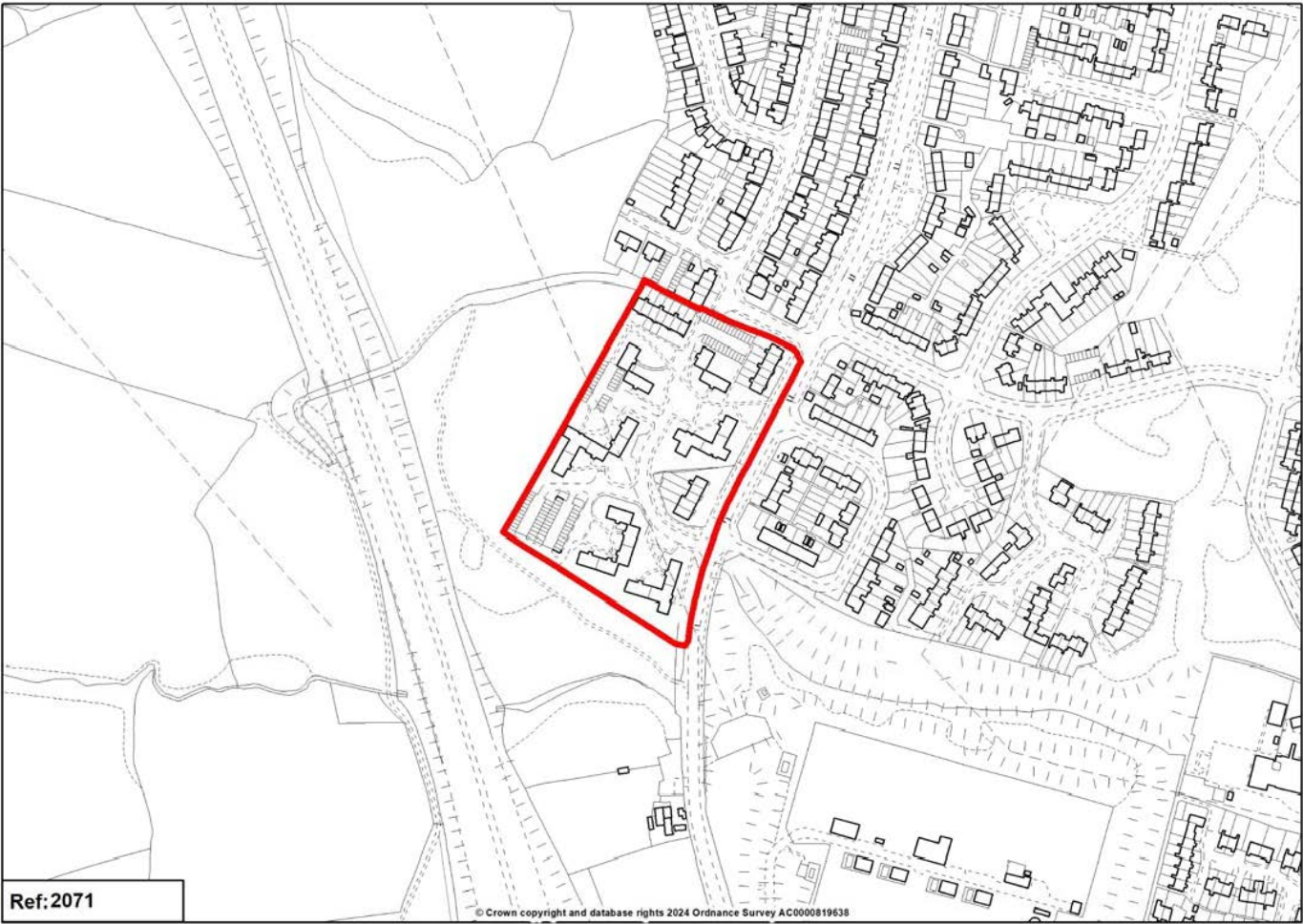
Planning Status: Detailed Planning Permission - 2019/10381/PA  
PP Expiry Date (If Applicable): 23/07/2023

Last known use: Residential-Ancillary  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2340 - Bartley Green Neighbourhood Office, Monmouth Road, Bartley Green

Gross Size (Ha): 0.25      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 22      0-5 years: 22      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Empowered Homes

Planning Status: Detailed Planning Permission - 2022/07586/PA

PP Expiry Date (If Applicable): 16/12/2025

Last known use: Cleared Vacant Land      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2022

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: Demolition required, but expected that standard approaches can be applied

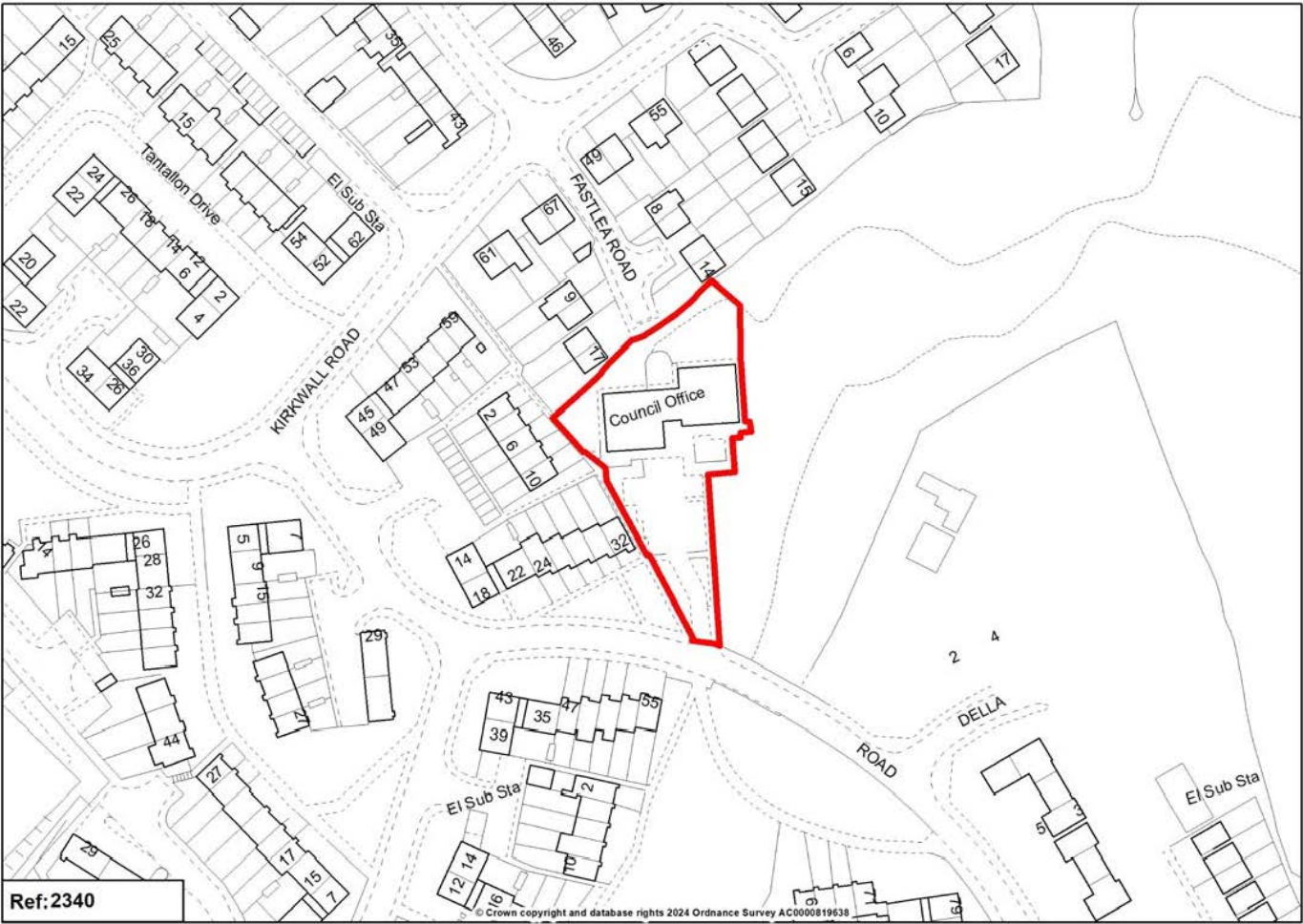
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2349 - REAR OF 16 WOODGATE LANE, Bartley Green

Gross Size (Ha): 0.05      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

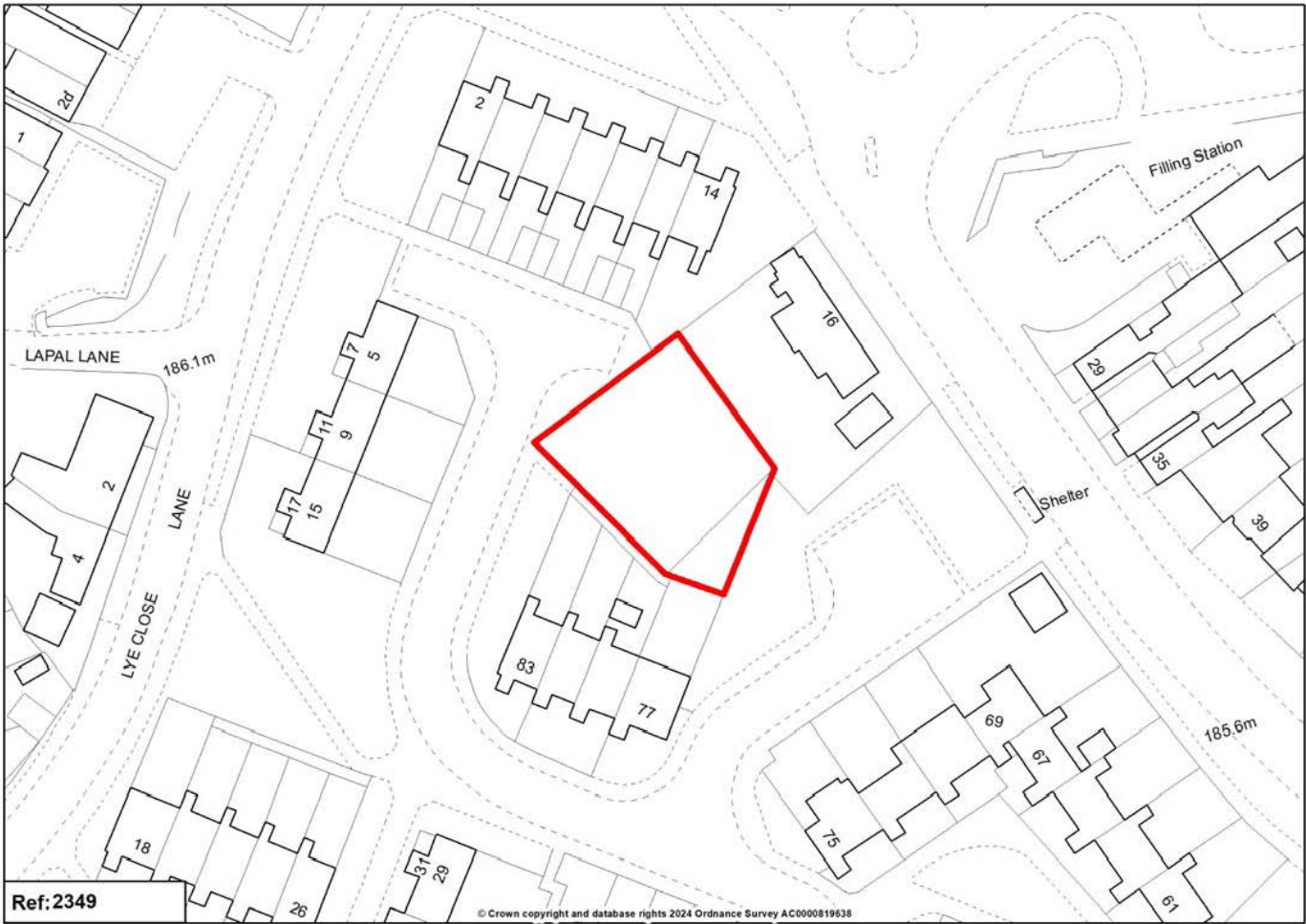
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2021/03190/PA  
PP Expiry Date (If Applicable): 17/01/2025

Last known use: Cleared Vacant Land  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





## 2466 - Lutley Grove, Bartley Green

Gross Size (Ha): **0.11**

Net developable area (Ha): **0.11**

Density rate applied (where applicable) (dph): **40**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **4**

0-5 years: **0**

6-10 years: **4**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **Unknown**

Planning Status: **Other Opportunity - Call For Sites Submission 2022**

PP Expiry Date (If Applicable):

Last known use: **Other Land**

Year added to HELAA: **2022**

Call for Sites: **Yes**

Greenbelt: **No**

Accessibility by Public Transport: **Zone C**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Unknown**

Demolition: **Demolition required, but expected that standard approaches can be applied**

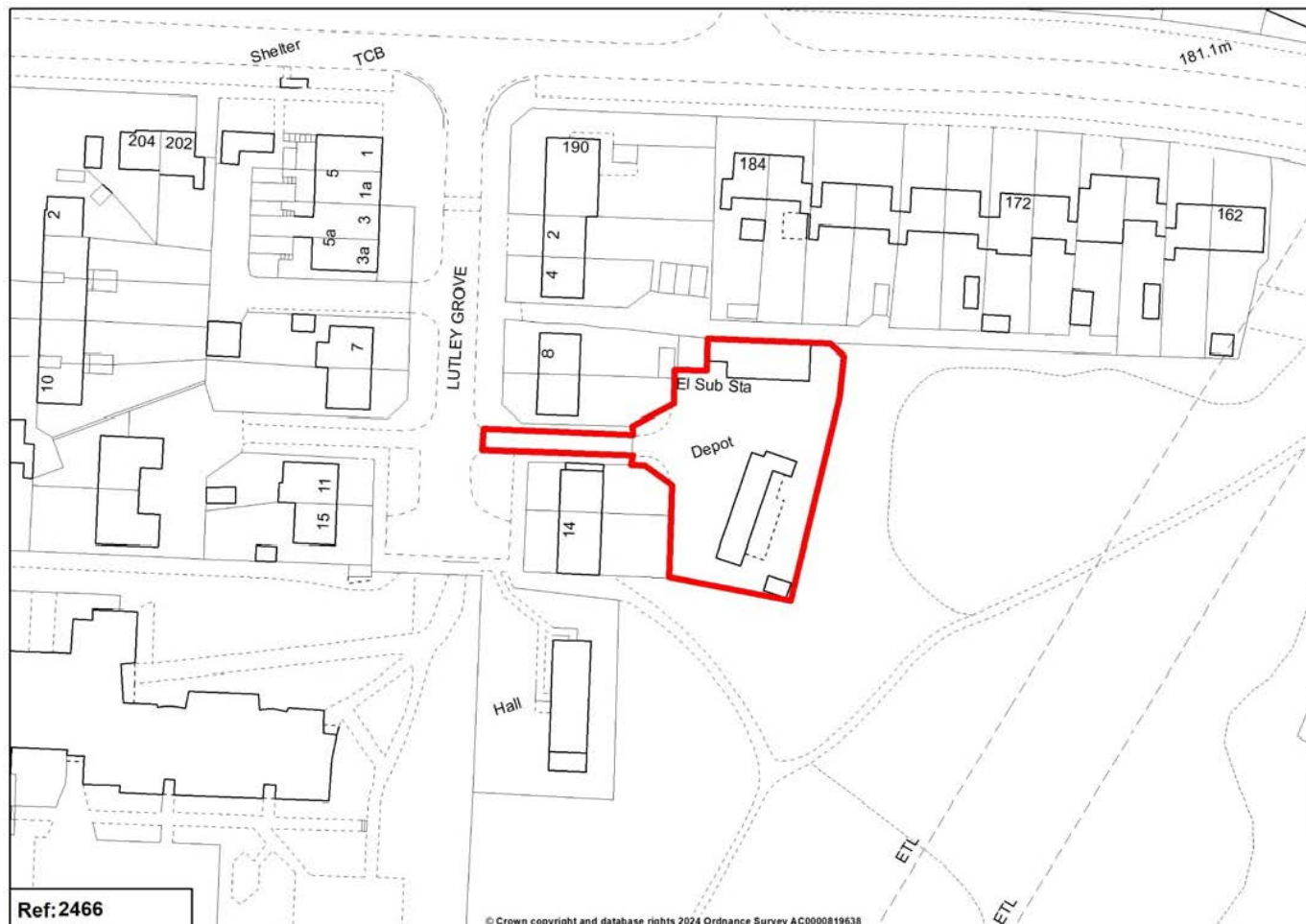
Vehicular Access: **No access issues**

Suitability Criteria: **Suitable - no policy and/ or physical constraints**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **Capacity based on density assumption calculation**



2586 - 5-7 Woodgate Lane, Quinton, Birmingham, B32 3QT, Bartley Green

Gross Size (Ha): 0.06      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

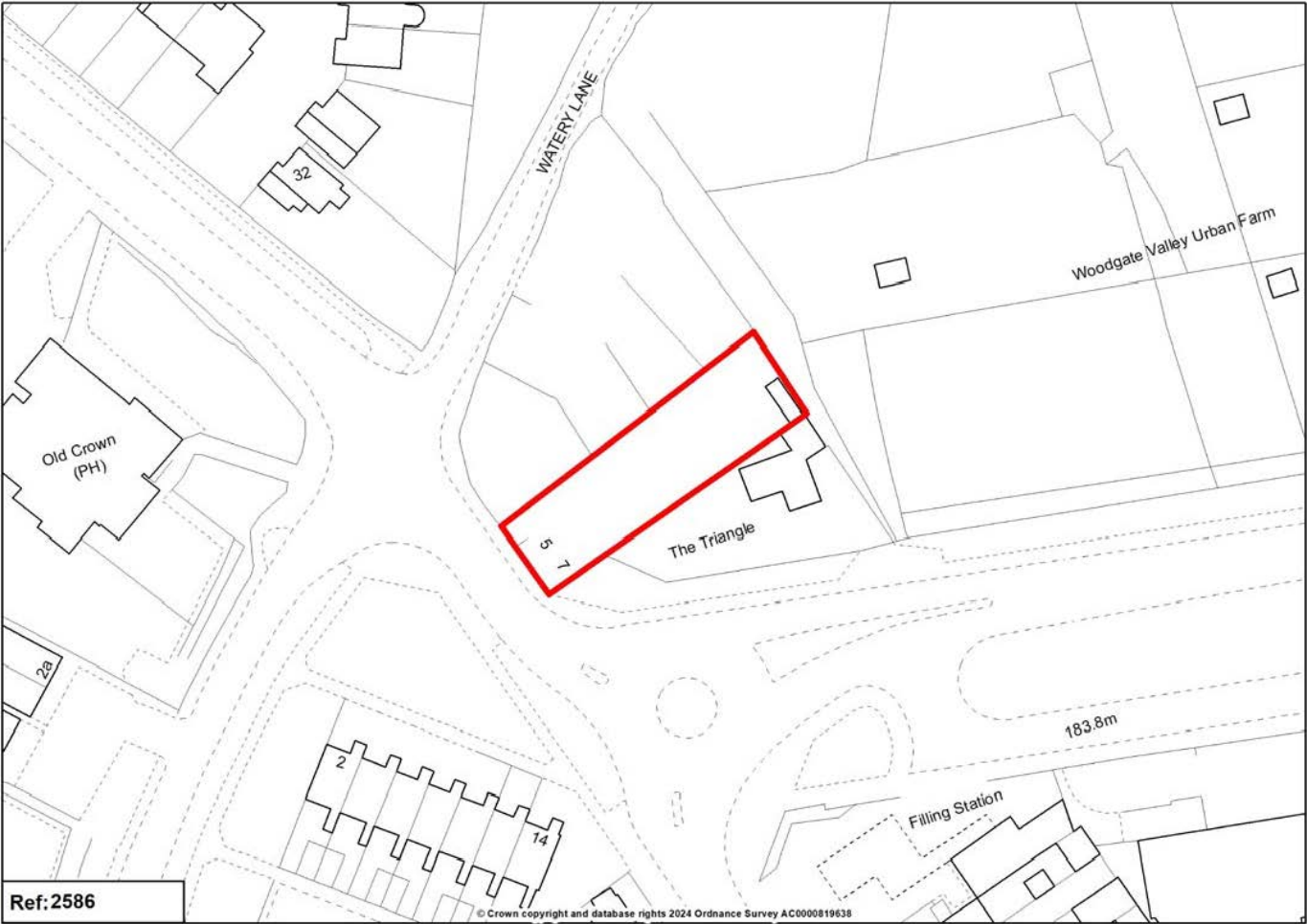
Ownership: Non-BCC      Developer Interest (If known): Jeevan UK Ltd,  
Planning Status: Under Construction - 2021/10249/PA  
PP Expiry Date (If Applicable): 11/05/2025

Last known use: Unused Vacant Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2817 - 55 Stevens Avenue, Bartley Green

Gross Size (Ha): 0.15      Net developable area (Ha): 0.15      Density rate applied (where applicable) (dph): 40  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 6      0-5 years: 0      6-10 years: 6      11-15 years: 0      16+ years: 0

Ownership: Birmingham City Council      Developer Interest (If known): Local Authority  
Planning Status: Other Opportunity - BPS redevelopment opportunity  
PP Expiry Date (If Applicable):

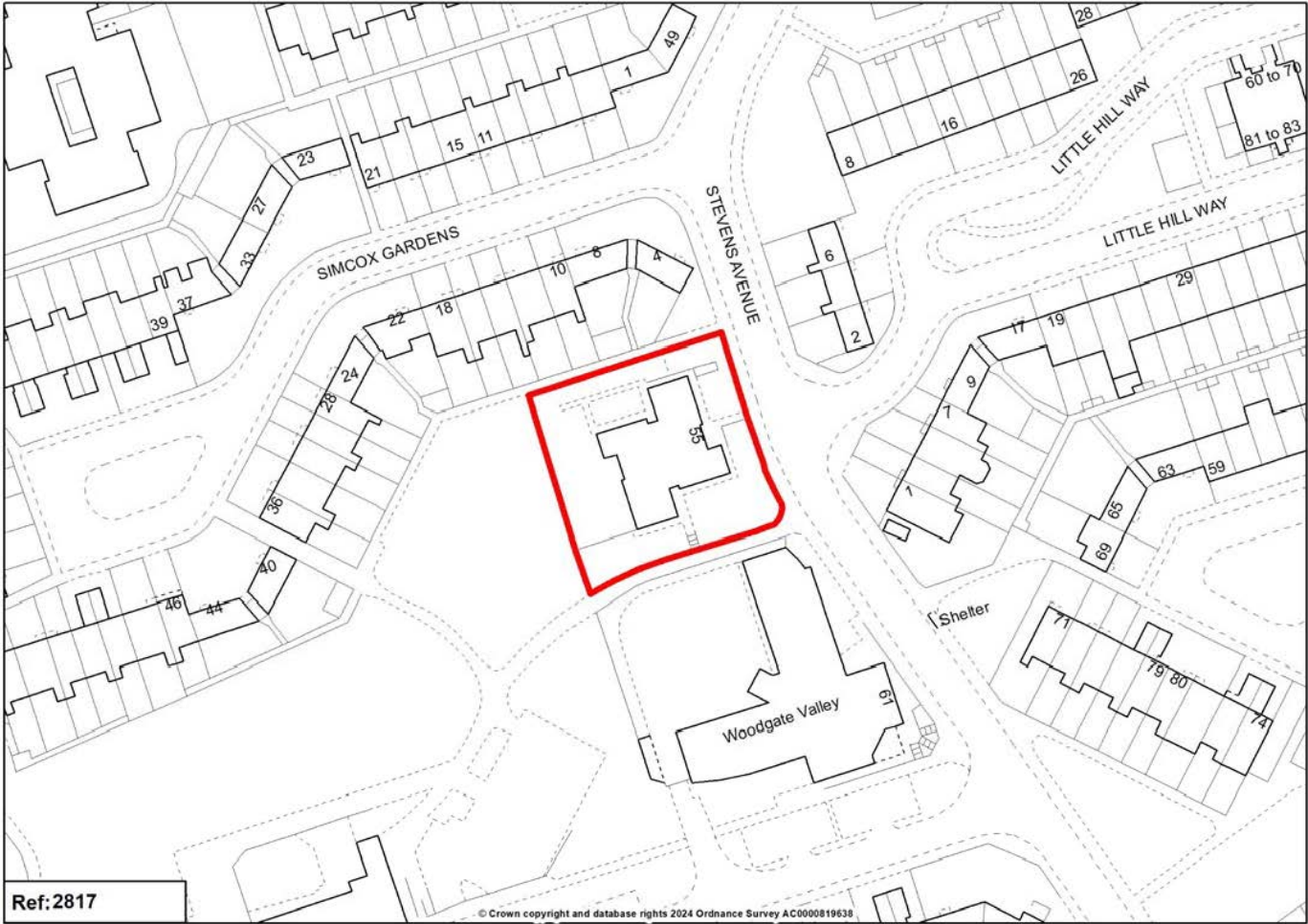
Last known use: Unknown  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - no policy and/ or physical constraints  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Promoted for sale as a site with development potential on BPS website. Capacity based on density assumption calculation





S36 - Bourn Avenue, Bartley Green

Gross Size (Ha): 0.12

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: Yes

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 5

0-5 years: 0

6-10 years: 0

11-15 years: 5

16+ years: 0

Ownership: Birmingham City Council

Developer Interest (If known): BMHT

Planning Status: Other Opportunity - BMHT Site

PP Expiry Date (If Applicable):

Last known use: Residential-Ancillary

Year added to HELAA: 2009

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone C

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination Unknown

Demolition: No Demolition Required

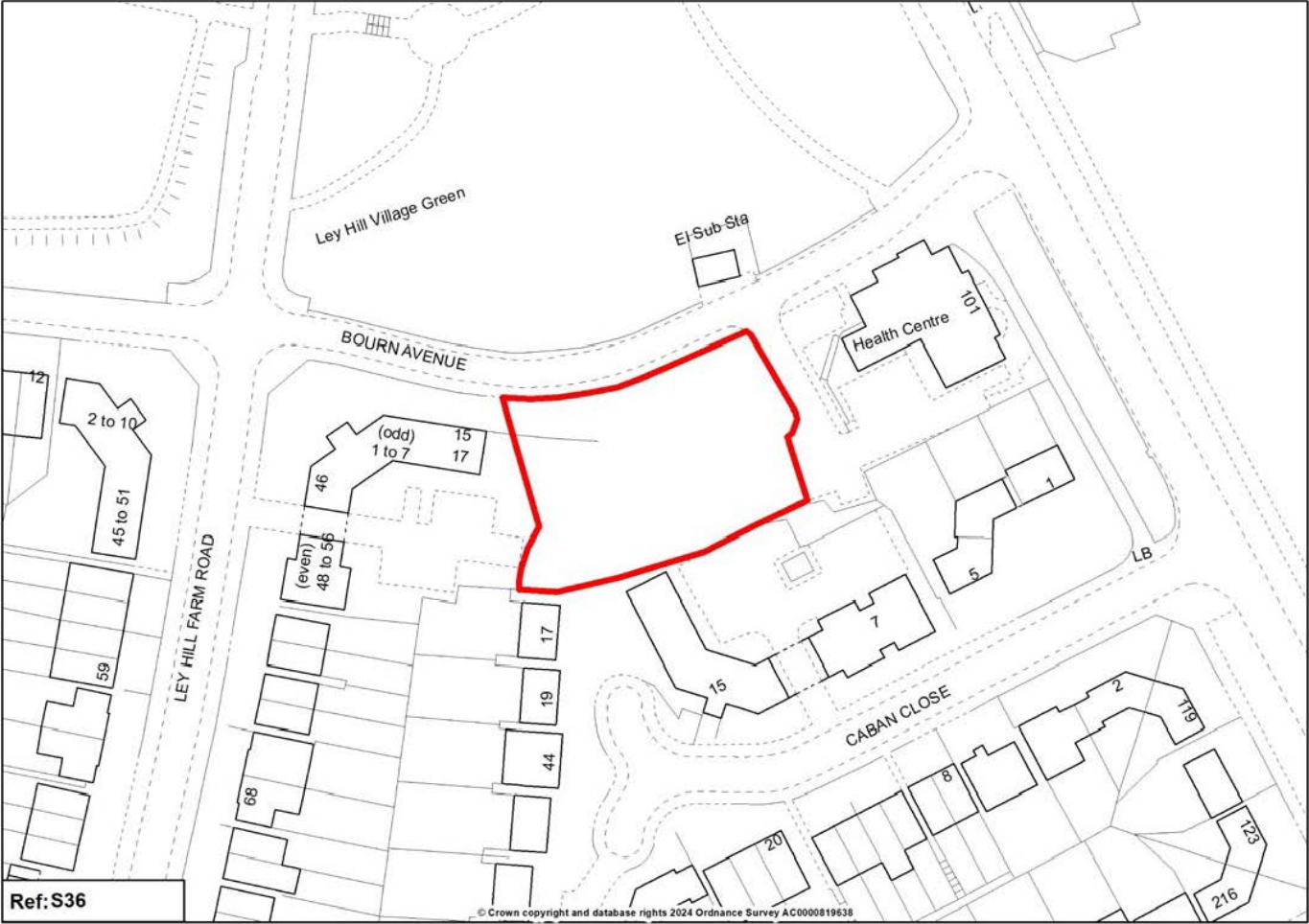
Vehicular Access: No access issues

Suitability Criteria: Suitable - no policy and/ or physical constraints

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: BMHT



S899 - SITE OF NEAR OAK HOUSE DELLA DRIVE, Bartley Green

Gross Size (Ha): 2.26      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 32      0-5 years: 32      6-10 years: 0      11-15 years: 0      16+ years: 0

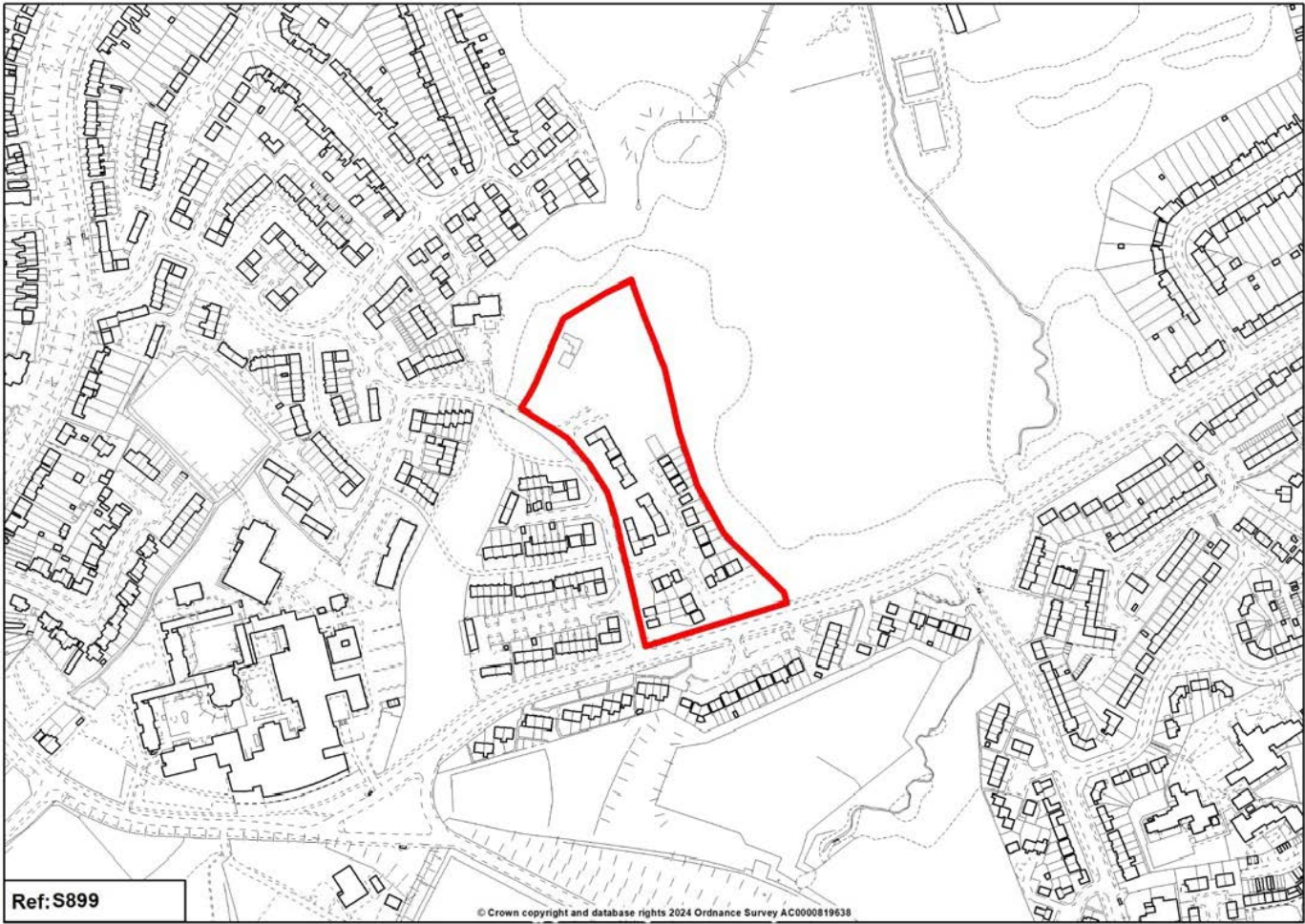
Ownership: Birmingham City Council      Developer Interest (If known): BMHT  
Planning Status: Under Construction - 2019/05989/PA  
PP Expiry Date (If Applicable): 05/12/2022

Last known use: Cleared Vacant Land  
Year added to HELAA: 2017      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: TPO      Impact: Strategy for mitigation in place

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





S929A - LAND AT NEWMAN UNIVERSITY GENNERS LANE, Bartley Green

Gross Size (Ha): 0.16      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 34      0-5 years: 34      6-10 years: 0      11-15 years: 0      16+ years: 0

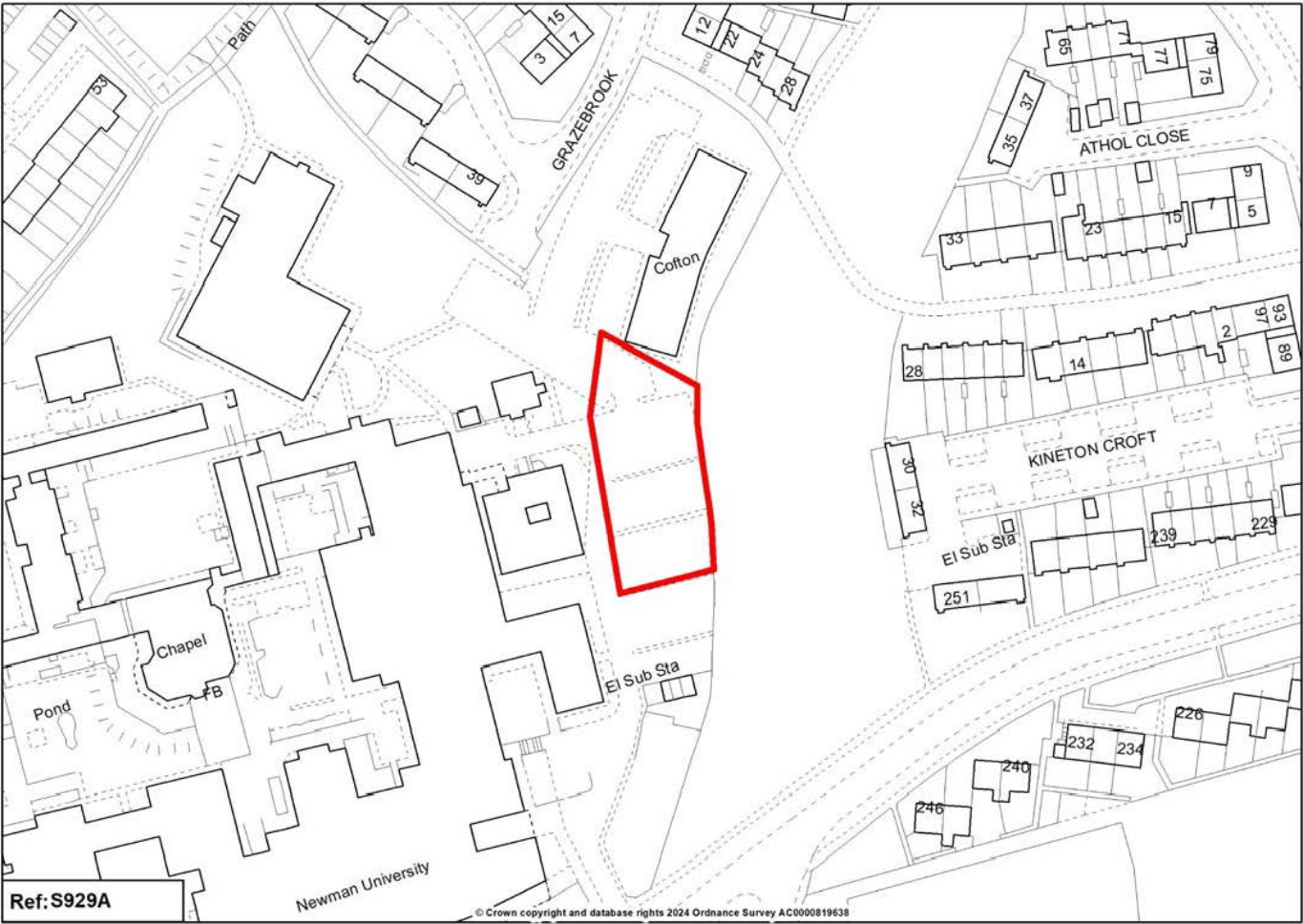
Ownership: Non-BCC      Developer Interest (If known): Newman University  
Planning Status: Under Construction - 2016/01385/PA  
PP Expiry Date (If Applicable): 12/05/2019

Last known use: Transportation  
Year added to HELAA: 2017      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Student accommodation clusters. 20 units completed 2017/18





S929B - LAND AT NEWMAN UNIVERSITY GENNERS LANE, Bartley Green

Gross Size (Ha): 0.15      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 44      0-5 years: 44      6-10 years: 0      11-15 years: 0      16+ years: 0

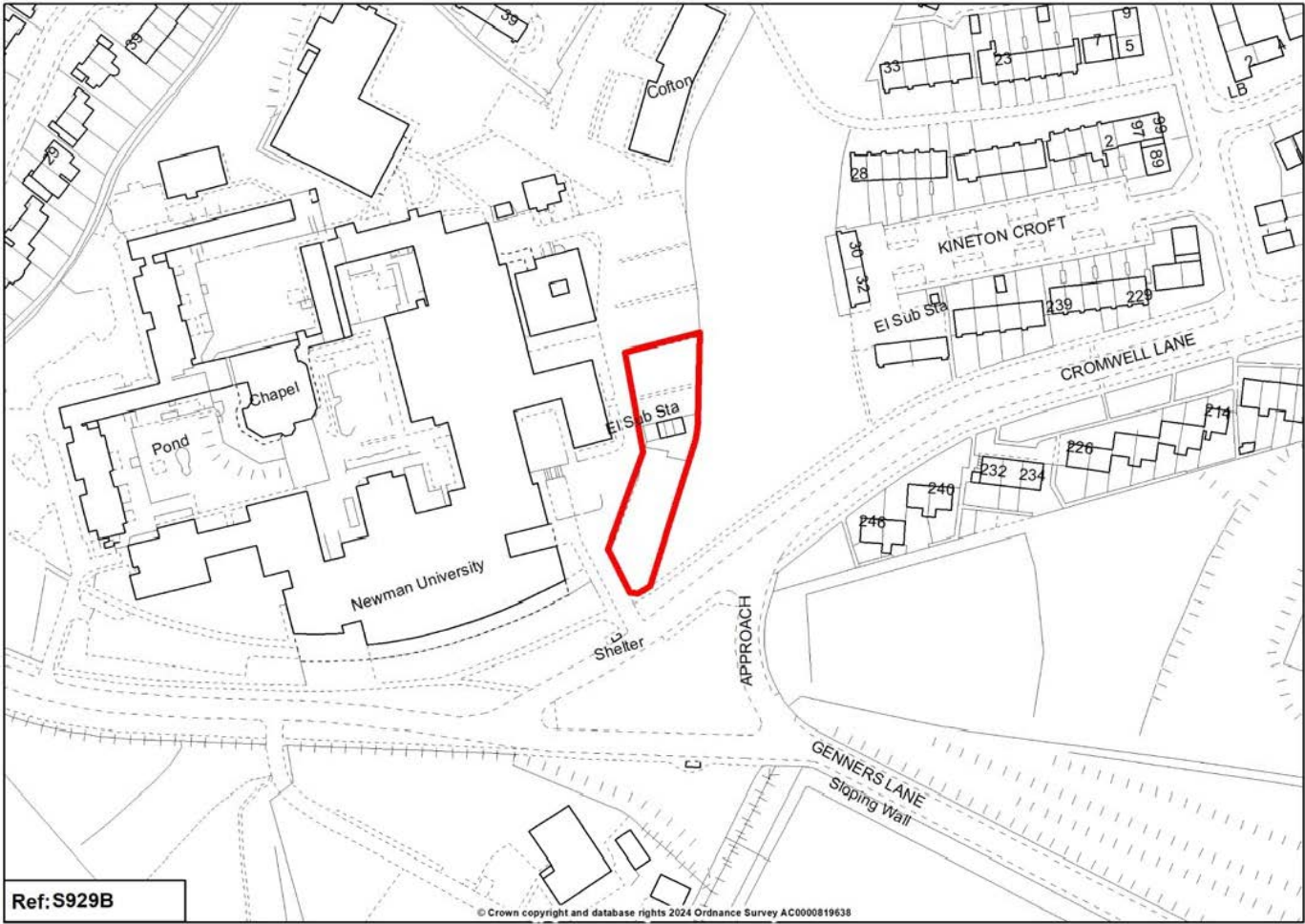
Ownership: Non-BCC      Developer Interest (If known): Newman University  
Planning Status: Under Construction - 2016/01385/PA  
PP Expiry Date (If Applicable): 12/05/2019

Last known use: Education      Call for Sites: No      Greenbelt: No  
Year added to HELAA: 2017

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Student accommodation clusters. 20 units completed 2017/18



S977 - Long Nuke Road Recreation Ground, Bartley Green

Gross Size (Ha): 1.85      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: Yes  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 65      0-5 years: 65      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Birmingham City Council      Developer Interest (If known): BMHT

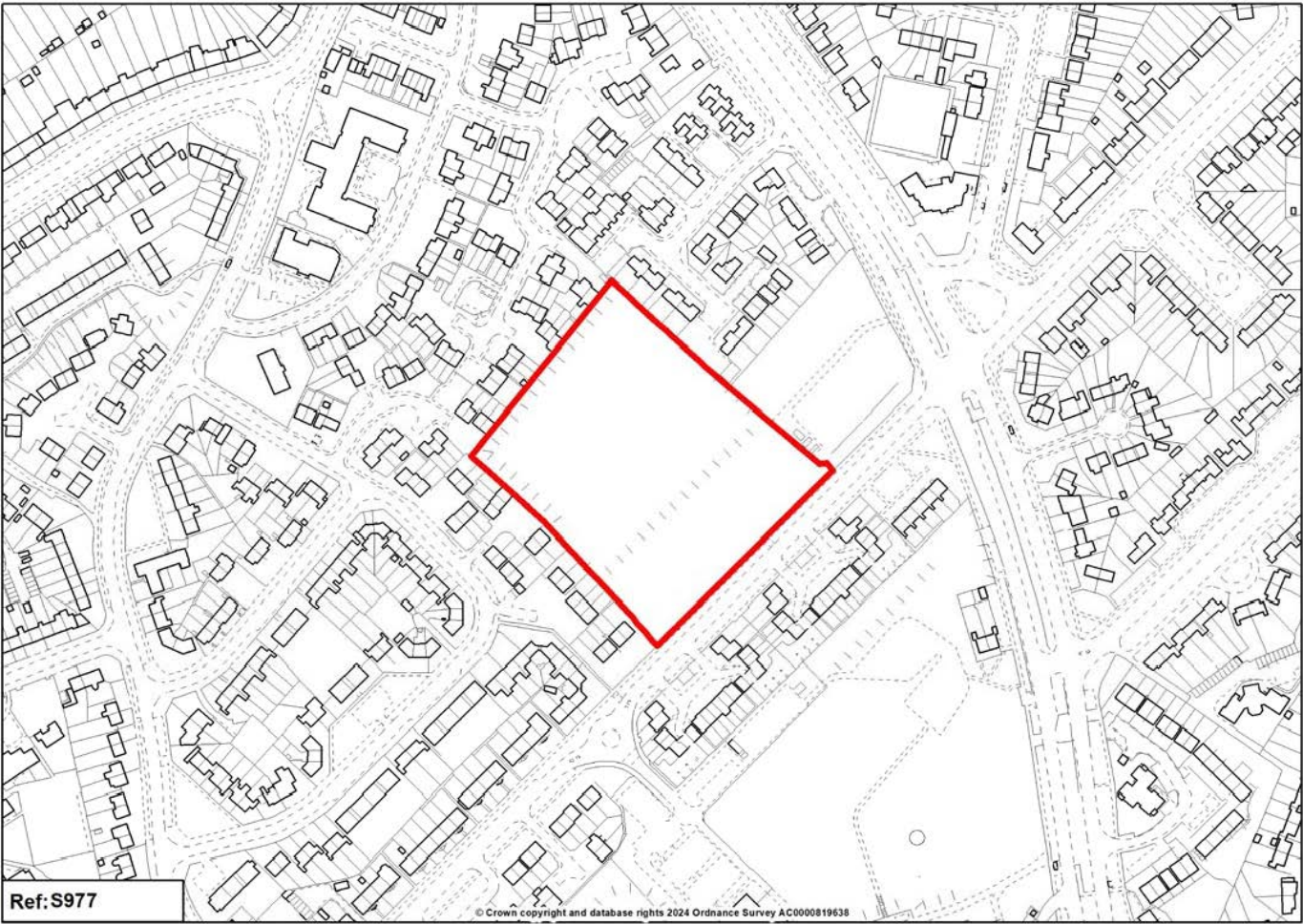
Planning Status: Detailed Planning Permission - 2019/05652/PA  
PP Expiry Date (If Applicable): 25/11/2024

Last known use: Leisure  
Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: Public PF      Impact: Strategy for mitigation in place

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: In BMHT 5 year programme. Site id = 274





2116 - 188-190 Trittiford Road, Billesley

Gross Size (Ha): **0.03**      Net developable area (Ha): **0**      Density rate applied (where applicable) (dph): **N/A**  
Greenfield?: **No**  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: **2**      0-5 years: **2**      6-10 years: **0**      11-15 years: **0**      16+ years: **0**

Ownership: **Non-BCC**      Developer Interest (If known): **Private Citizen**

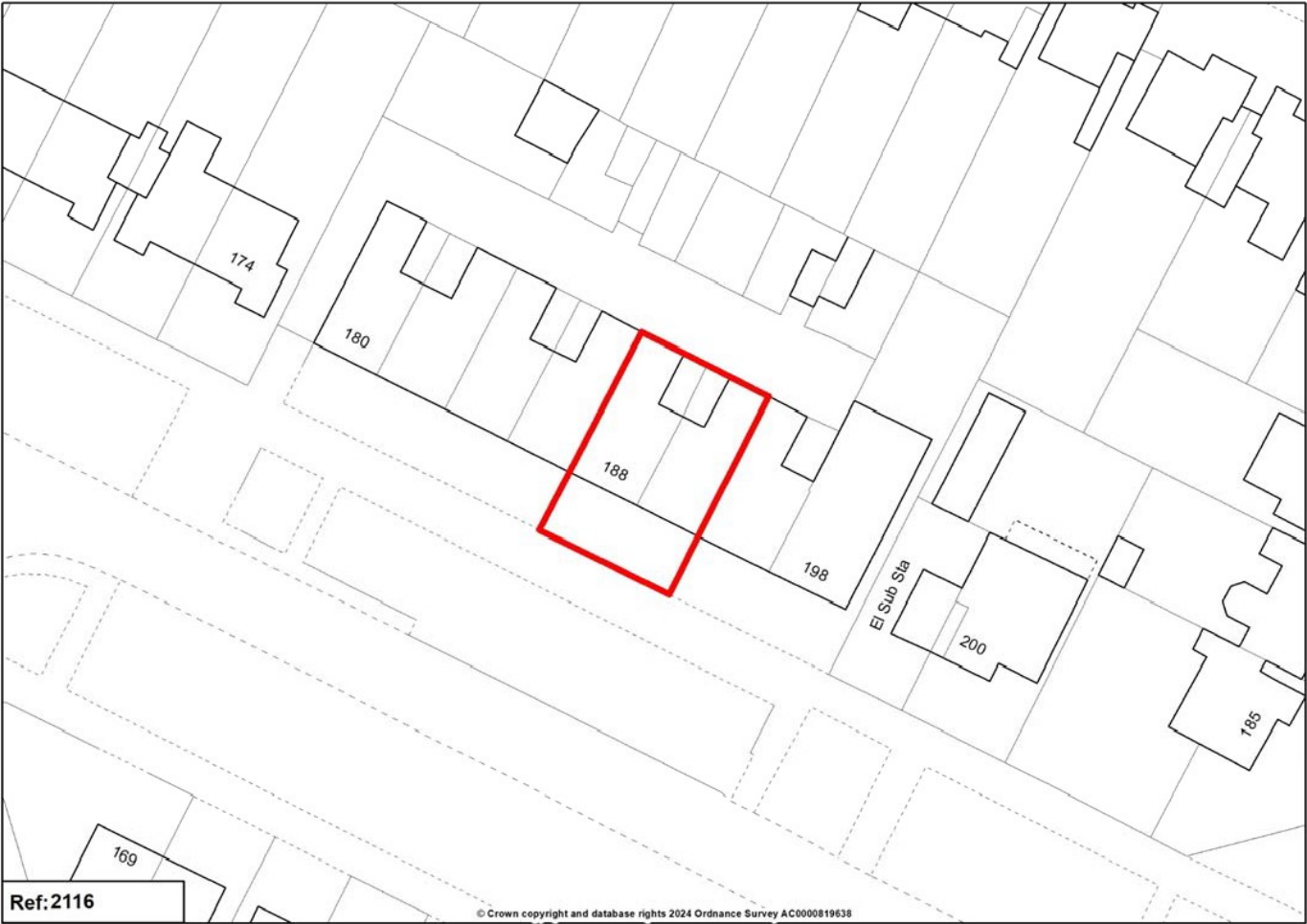
Planning Status: **Detailed Planning Permission - 2020/01799/PA**  
PP Expiry Date (If Applicable): **01/05/2023**

Last known use: **Residential**  
Year added to HELAA: **2021**      Call for Sites: **No**      Greenbelt: **No**

Accessibility by Public Transport: **Zone C**      Flood Risk: **Flood Zone 1**  
Natural Environment Designation: **None**      Impact: **None**

Historic Environment Designation: **None**      Impact: **None**  
Open Space Designation: **None**      Impact: **None**

Contamination: **No contamination issues**  
Demolition: **No Demolition Required**  
Vehicular Access: **No access issues**  
Suitability Criteria: **Suitable - planning permission**  
Availability: **The site is considered available for development**  
Achievable: **Yes**  
Comments:





**2199 - 10 Hollybank Road, Moseley, Birmingham, Billesley**

Gross Size (Ha): **0.04**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

**Total Capacity: 3**

6-10 years: 0

16+ years:           **0**

Ownership: **Non-BCC**

Planning Status: **Detailed Planning Permission - 2020/04012/PA**

PP Expiry Date (If Applicable): **19/08/2023**

Last known use: **Retail**

Year added to HELAA: **2021**

Greenbelt: **No**

### Accessibility by Public Transport: **Zone C**

Impact: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Contamination                      **No contamination issues**

Demolition: **Demolition required, but expected that standard approaches can be applied**

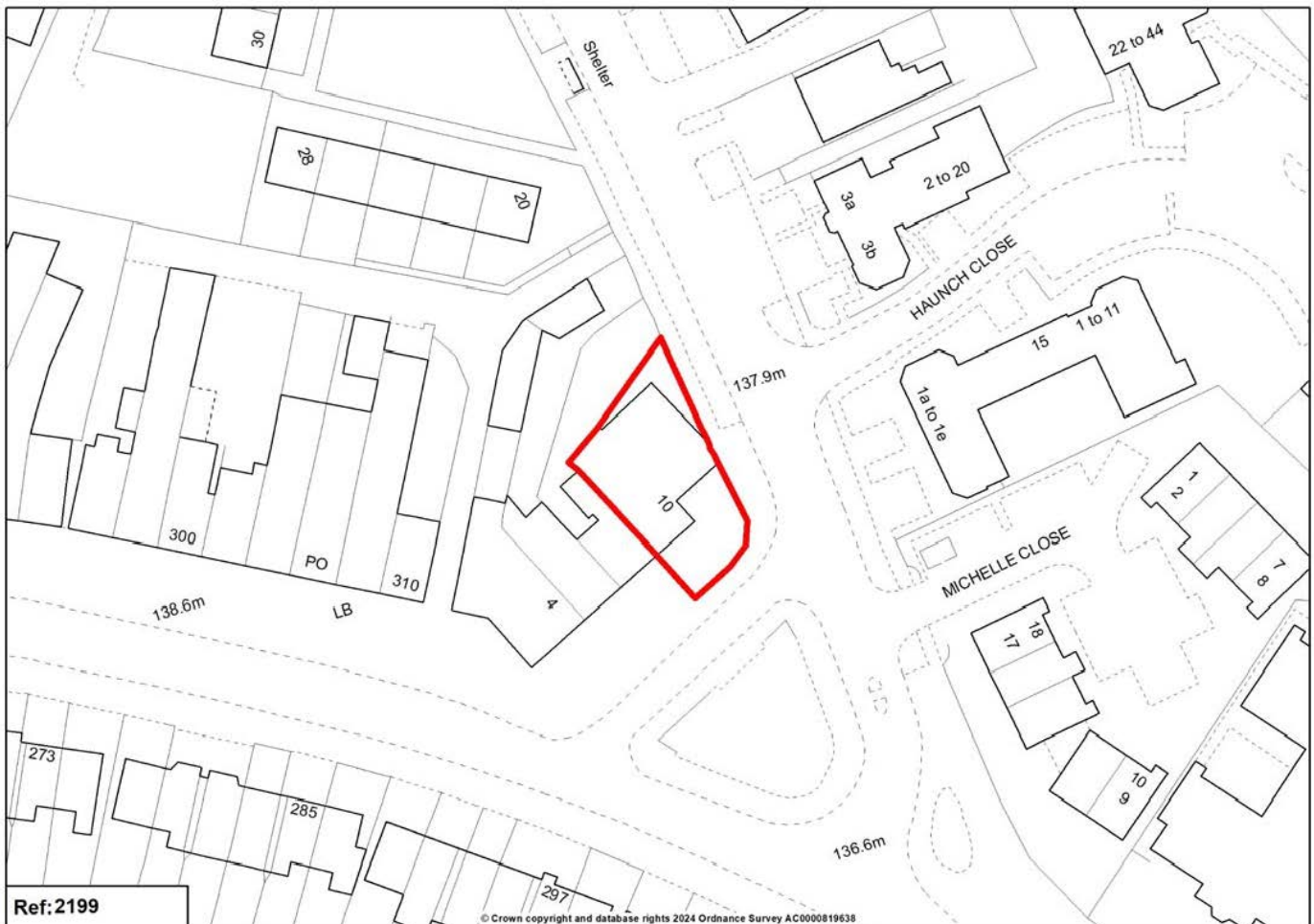
**Vehicular Access:**            **No access issues**

Suitability Criteria	Suitable - planning permission
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Availability: **The site is considered available for development**

Achievable: **Yes**

Comments:



2363 - Kings Heath Boys School, Hollybank Road, Kings Heath, Birmingham, Billesley

Gross Size (Ha): 0.01      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: -1      0-5 years: -1      6-10 years: 0      11-15 years: 0      16+ years: 0

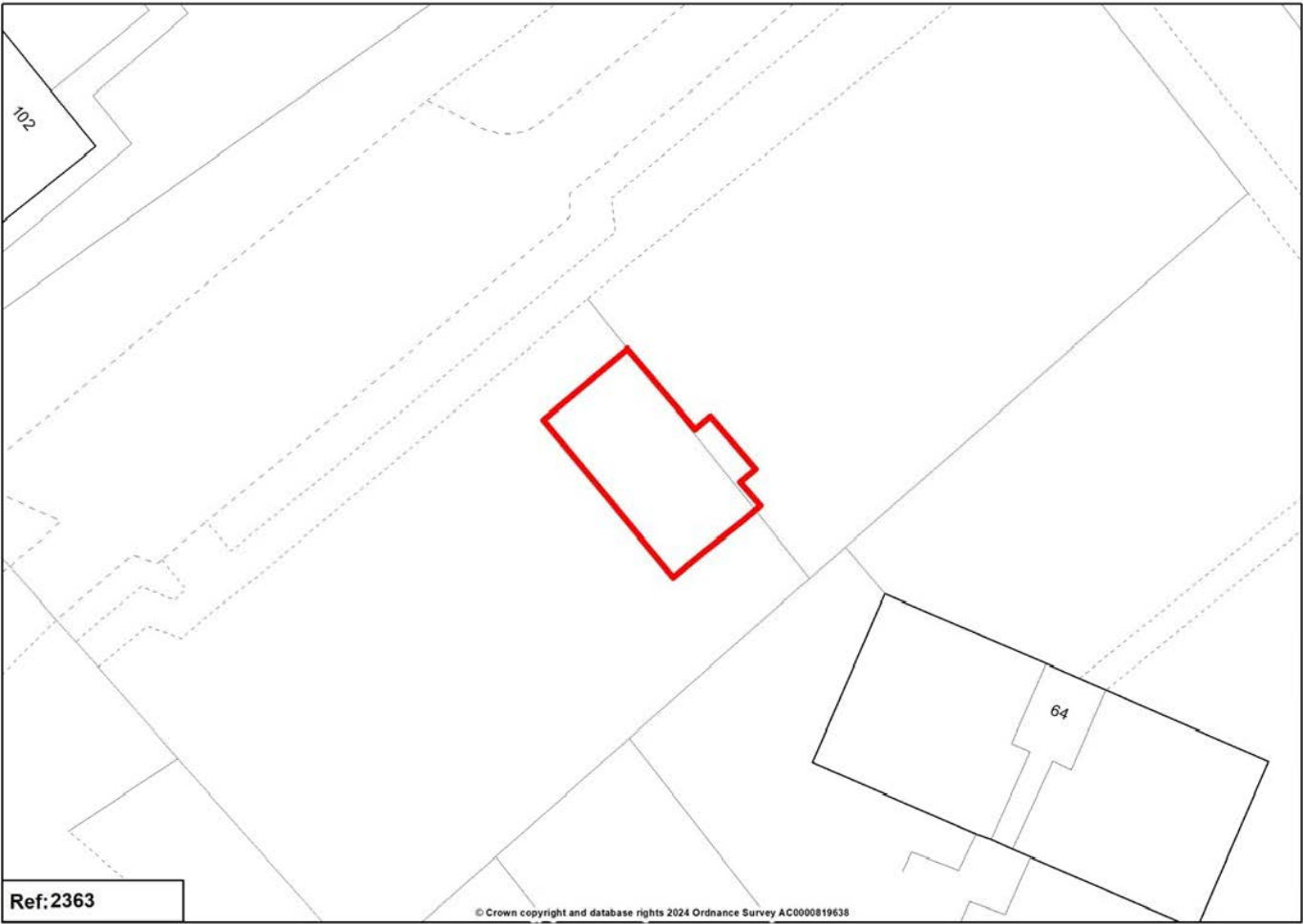
Ownership: Non-BCC      Developer Interest (If known): Morgan Sindall Construction  
Planning Status: Detailed Planning Permission - 2021/05626/PA  
PP Expiry Date (If Applicable): 20/07/2024

Last known use: Unknown  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2416 - Mark Handford House, 954, 960-962 Yardley Wood Road, Yardley Wood, Birmingham, Billesley

Gross Size (Ha): 0.17      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 6      0-5 years: 6      6-10 years: 0      11-15 years: 0      16+ years: 0

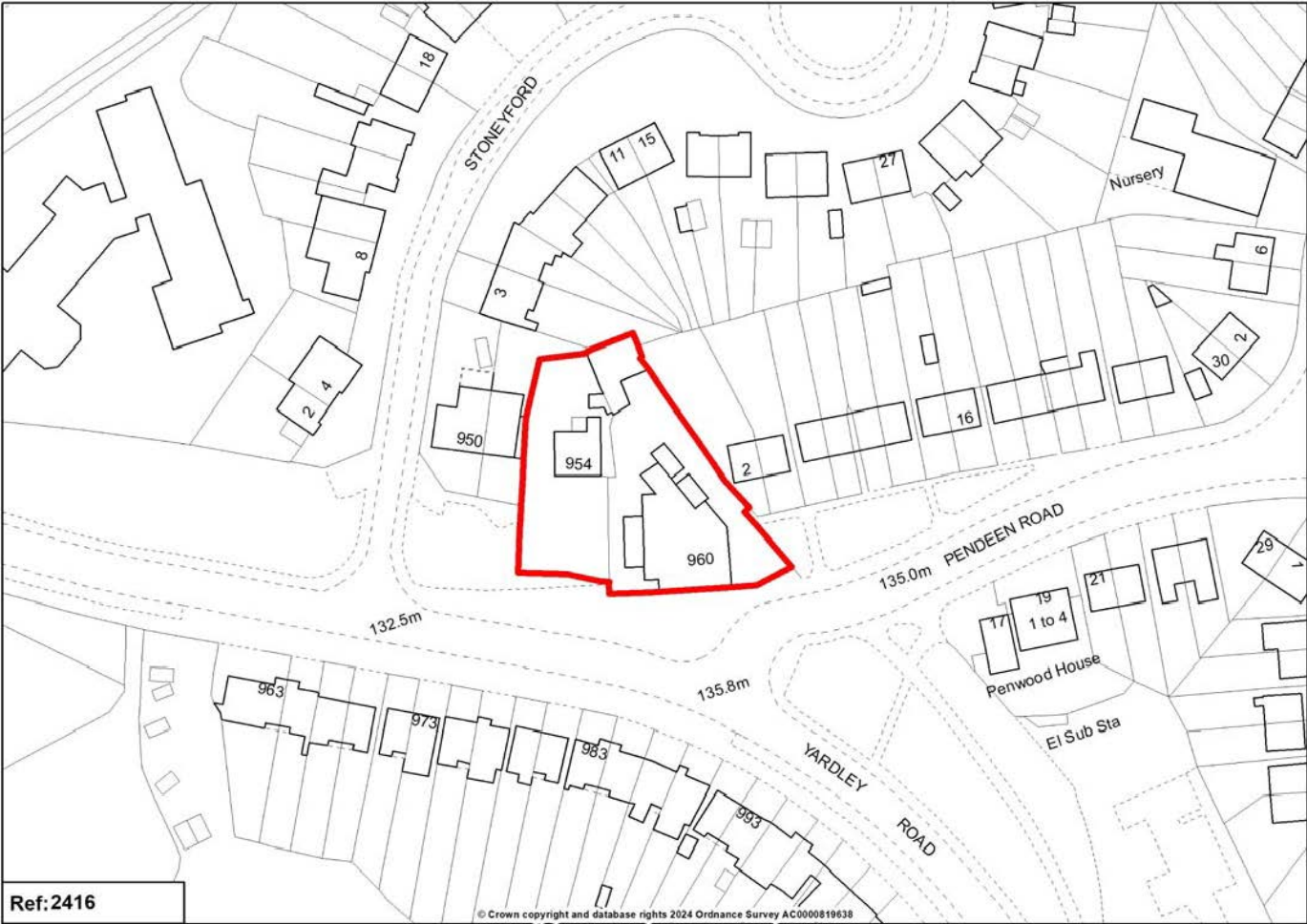
Ownership: Non-BCC      Developer Interest (If known): J & A M Burke Developments Ltd  
Planning Status: Detailed Planning Permission - 2020/07916/PA  
PP Expiry Date (If Applicable): 25/08/2024

Last known use: Retail Unknown  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2499 - Kings Heath Freemasons Hall, 221 Alcester Road South, Billesley

Gross Size (Ha): 0.01      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: -1      0-5 years: -1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Moseley Masonic Hall Co Ltd

Planning Status: Detailed Planning Permission - 2022/06580/PA

PP Expiry Date (If Applicable): 03/11/2025

Last known use: Residential

Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2514 - 852 Yardley Wood Road, Billesley, Birmingham, B14 4BX, Billesley

Gross Size (Ha): 0.04      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

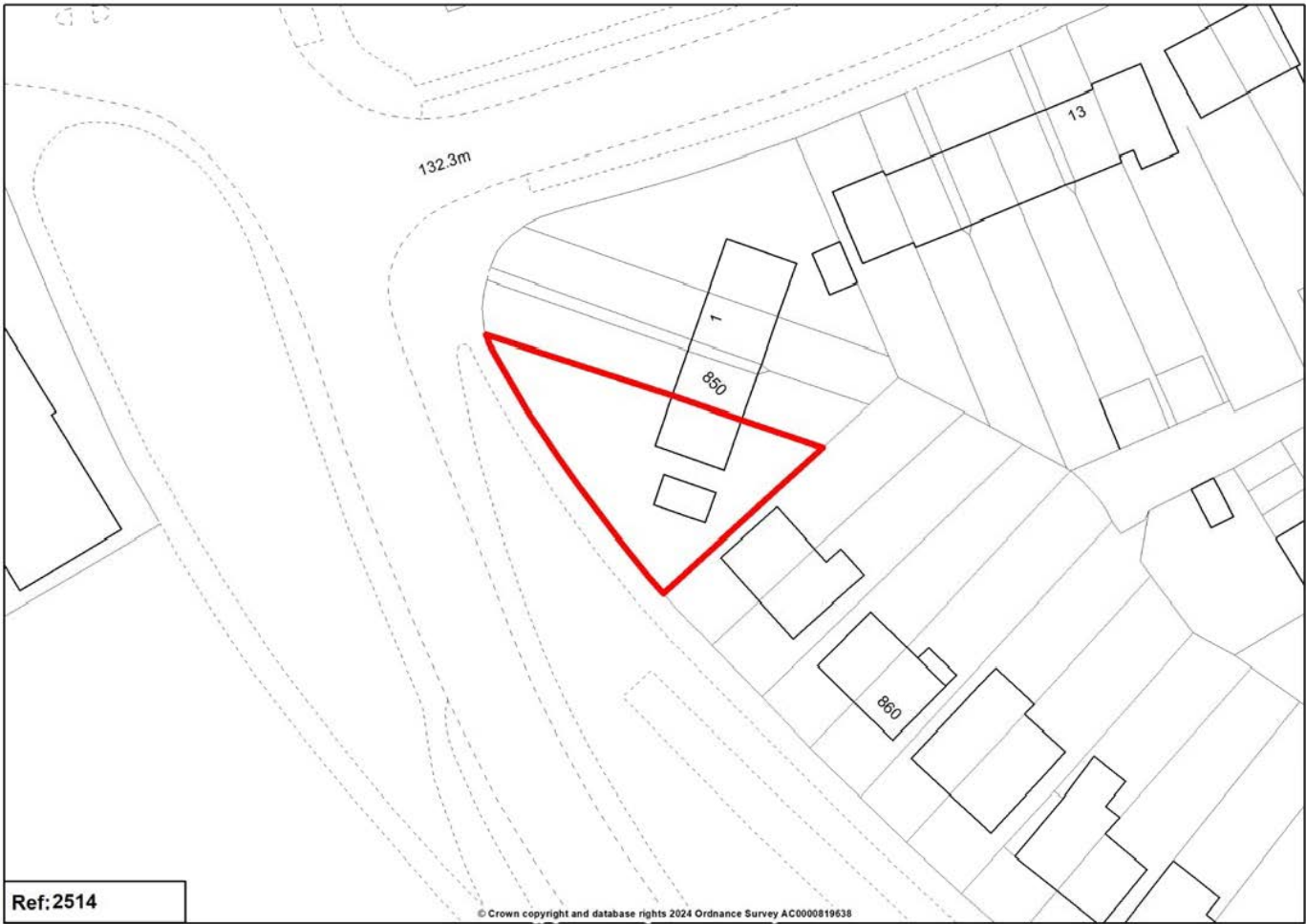
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2022/07712/PA  
PP Expiry Date (If Applicable): 08/12/2025

Last known use: Residential-Ancillary  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2526 - 963 Yardley Wood Road, Land at side, Billesley, Birmingham, B14 4BS, Billesley

Gross Size (Ha): 0.02      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

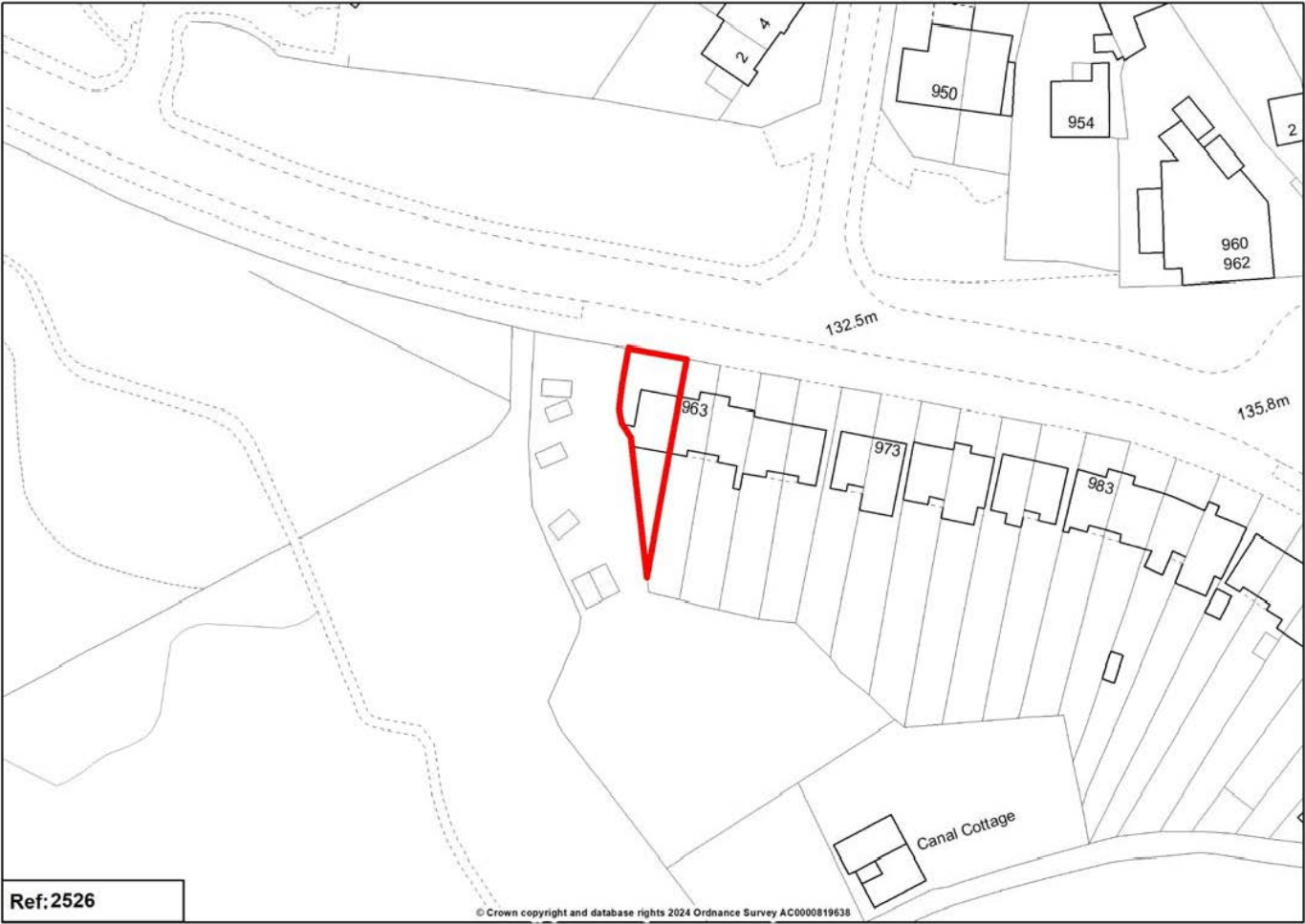
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2022/02829/PA  
PP Expiry Date (If Applicable): 17/08/2025

Last known use: Residential-Ancillary  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2682 - 145 Wheelers Lane, Kings Heath, Birmingham, B13 0SU, Billesley

Gross Size (Ha): 0.06      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Accalia Care Services Ltd

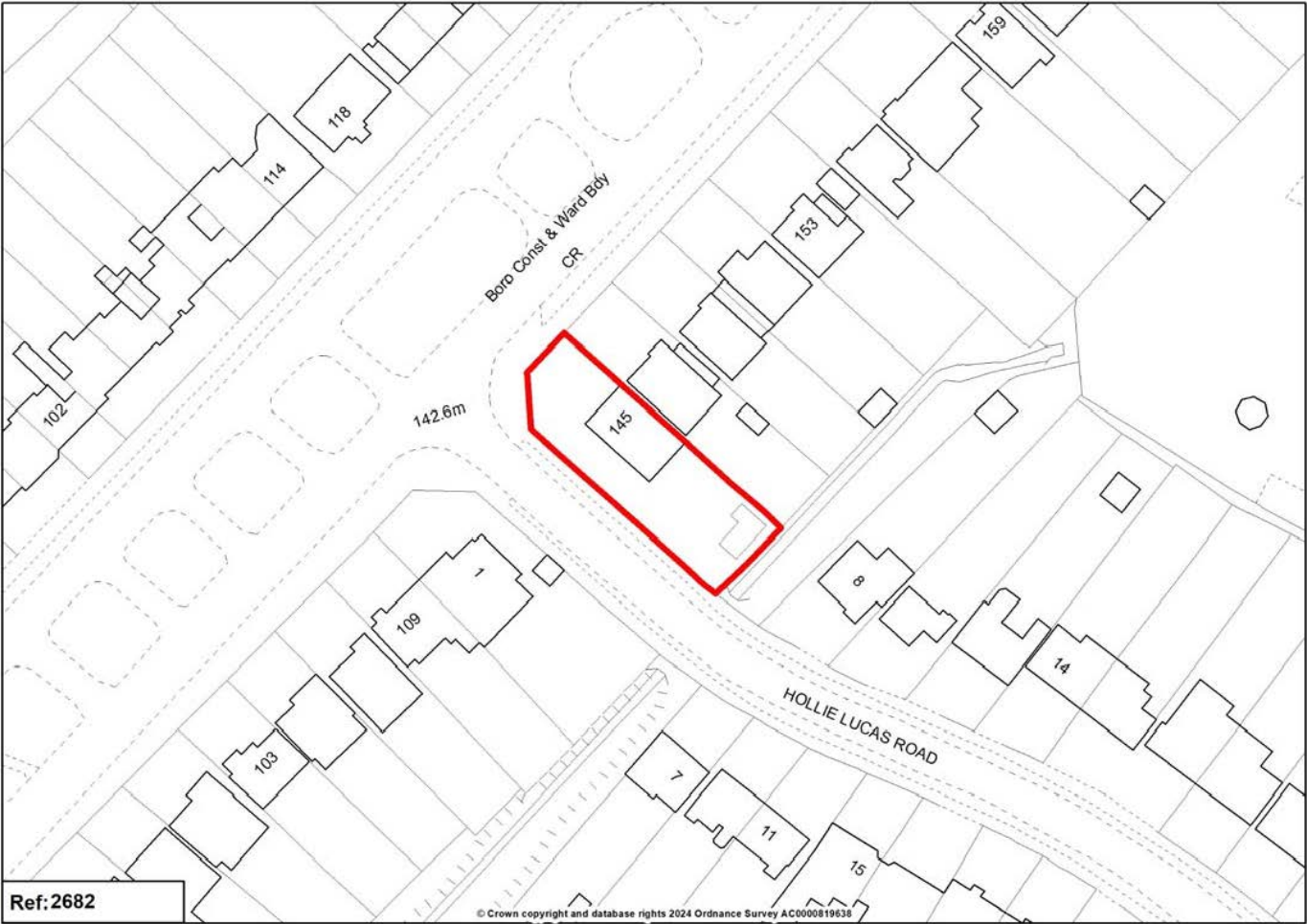
Planning Status: Detailed Planning Permission - 2022/00996/PA  
PP Expiry Date (If Applicable): 05/04/2025

Last known use: Residential  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



S1009 - Land to rear of Charlecott Close, Billesley

Gross Size (Ha): 0.15      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 4      0-5 years: 4      6-10 years: 0      11-15 years: 0      16+ years: 0

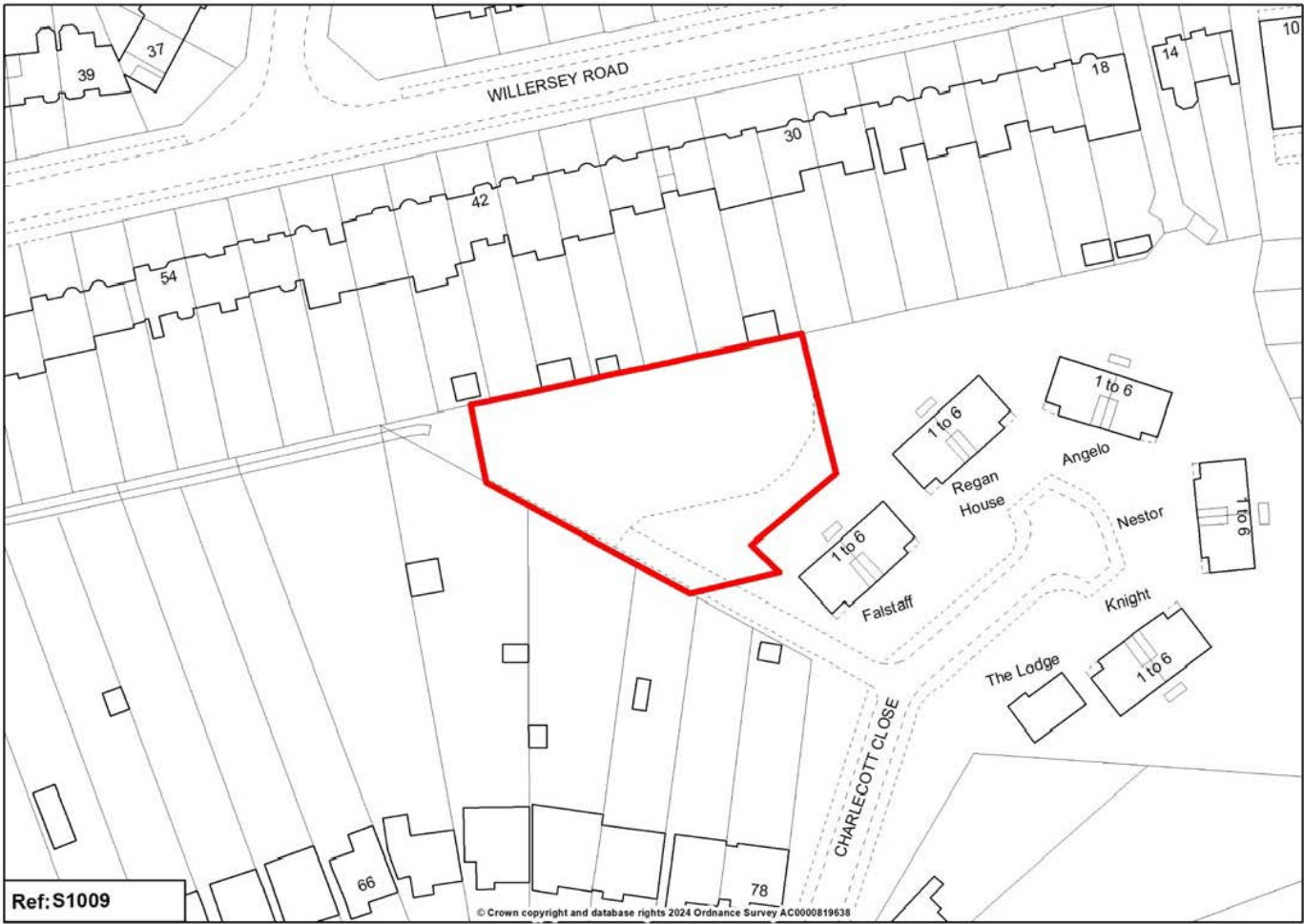
Ownership: Non-BCC      Developer Interest (If known): Dorrington PLC  
Planning Status: Under Construction - 2018/06724/PA  
PP Expiry Date (If Applicable): 14/03/2022

Last known use: Residential-Ancillary  
Year added to HELAA: 2019      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



S645 - ADJACENT 299A ALCESTER ROAD SOUTH, Billesley

Gross Size (Ha): 0.06      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 3      0-5 years: 3      6-10 years: 0      11-15 years: 0      16+ years: 0

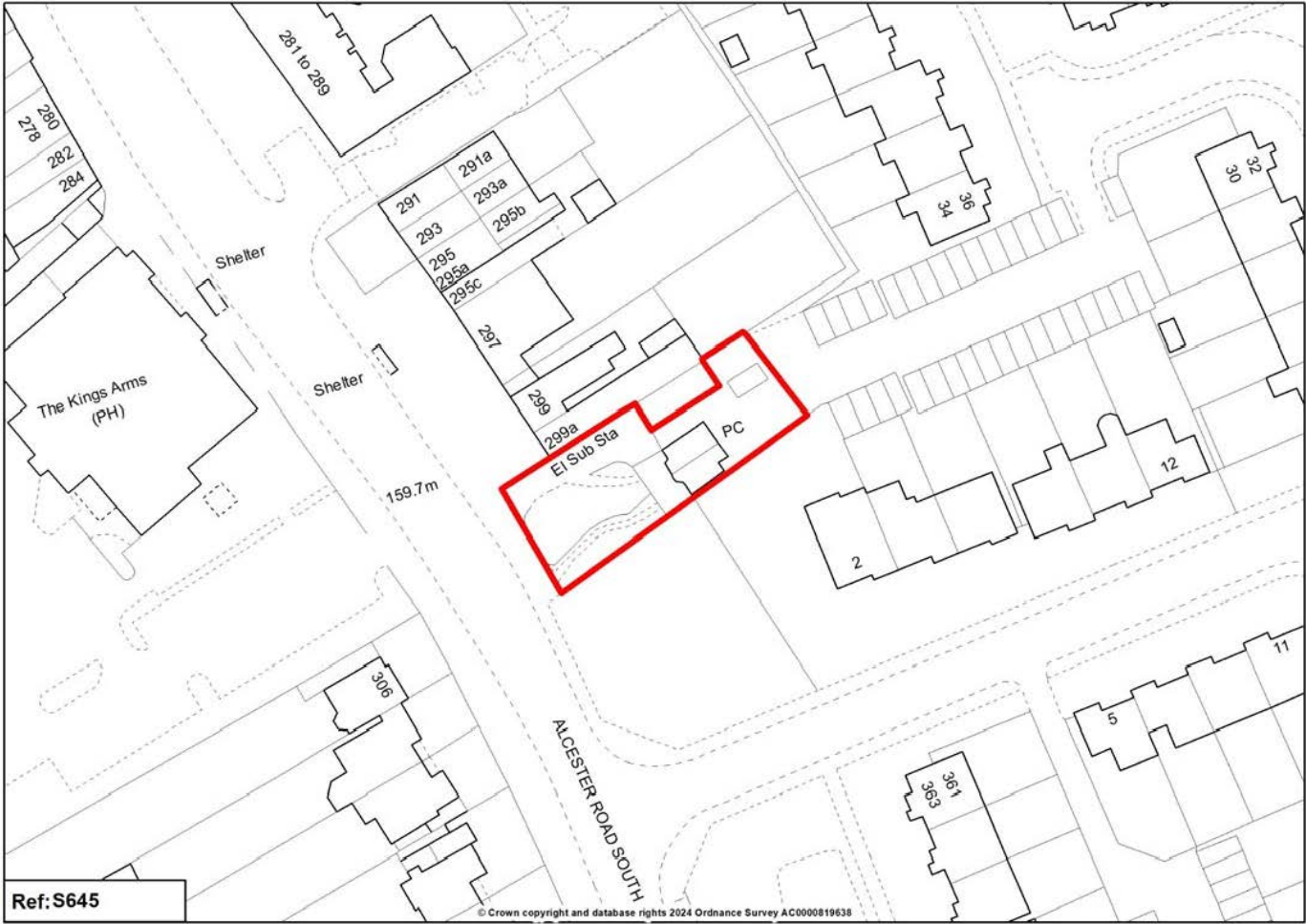
Ownership: Non-BCC      Developer Interest (If known): Hillment Development Ltd  
Planning Status: Detailed Planning Permission - 2021/07276/PA  
PP Expiry Date (If Applicable): 15/11/2024

Last known use: Unused Vacant Land  
Year added to HELAA: 2013      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: TPO      Impact: Strategy for mitigation in place

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Reserved Matters (outline consent 2012/06586/PA)





S976 - Land off Hollybank Road, Billesley

Gross Size (Ha): 0.18      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 5      0-5 years: 5      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Birmingham City Council      Developer Interest (If known): BMHT  
Planning Status: Under Construction - 2019/06034/PA  
PP Expiry Date (If Applicable): 21/11/2022

Last known use: Unused Vacant Land  
Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: In BMHT 5 year programme site id = 220



2149 - The Endwood, Hamstead Road, Birchfield

Gross Size (Ha): 0.68      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Quba Trust

Planning Status: Detailed Planning Permission - 2020/07131/PA

PP Expiry Date (If Applicable): 08/02/2024

Last known use: Residential      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2021

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Strategy for mitigation in place

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

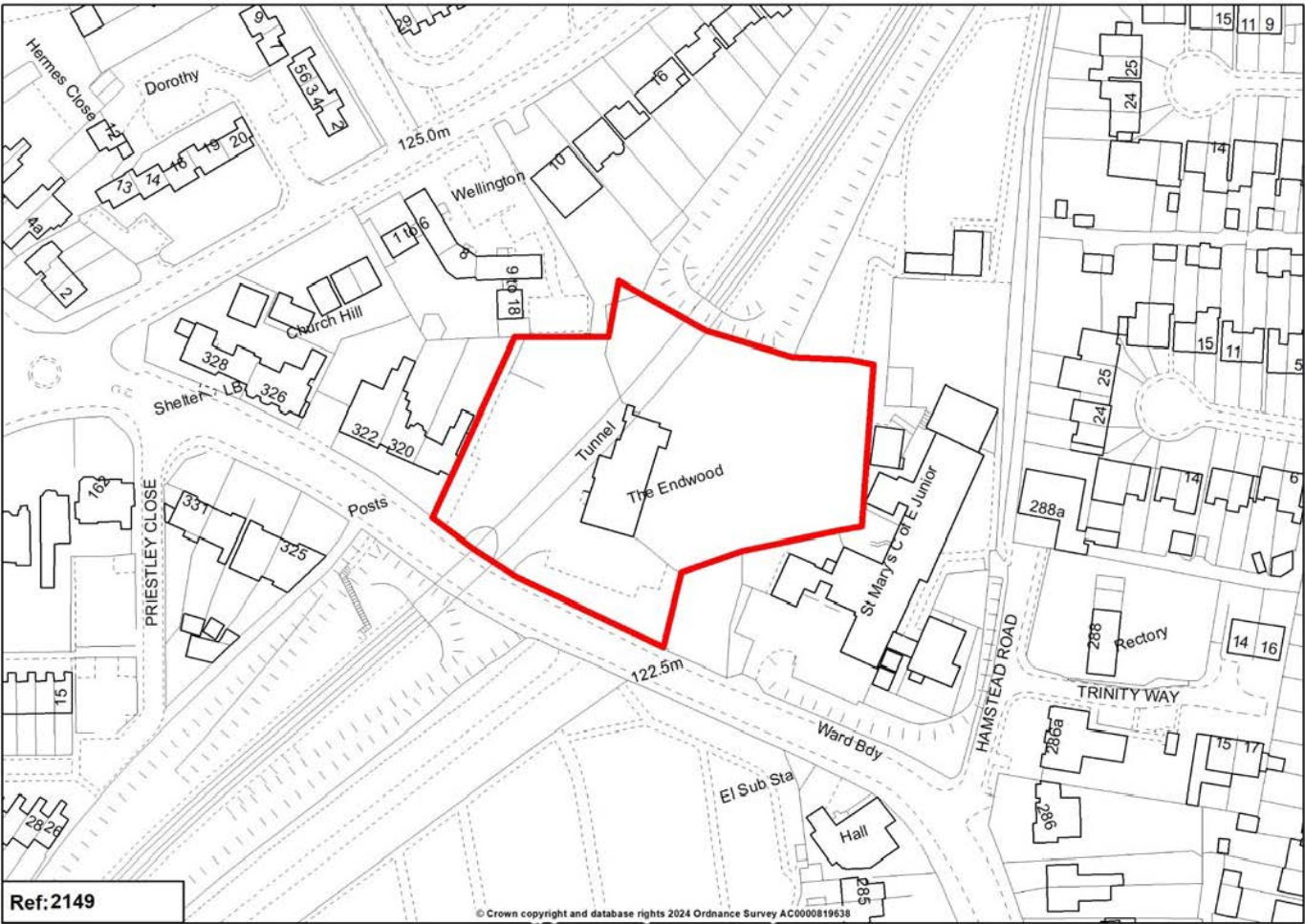
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2287 - 146 Hamstead Road, Handsworth, Birmingham, Birchfield

Gross Size (Ha): 0.09      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2021/05854/PA  
PP Expiry Date (If Applicable): 15/09/2024

Last known use: Health & Care  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2391 - 436-438 Birchfield Road , Birmingham, Birchfield

Gross Size (Ha): 0.02Net developable area (Ha): 0Density rate applied (where applicable) (dph): N/AGreenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 10-5 years: 16-10 years: 011-15 years: 016+ years: 0

Ownership: Non-BCCDeveloper Interest (If known): Private Citizen

Planning Status: Permitted Development Rights - 2022/03417/PA

PP Expiry Date (If Applicable): 05/06/2025

Last known use: Office

Year added to HELAA: 2022Call for Sites: NoGreenbelt: No

Accessibility by Public Transport: Zone BFlood Risk: Flood Zone 1

Natural Environment Designation: NoneImpact: None

Historic Environment Designation: NoneImpact: None

Open Space Designation: NoneImpact: None

Contamination No contamination issues

Demolition: No Demolition Required

Vehicular Access: No access issues

Suitability Criteria Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2546 - 320 Hamstead Road, Handsworth, Birmingham, B20 2RA, Birchfield

Gross Size (Ha): 0.04

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 1

0-5 years: 1

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Private Citizen

Planning Status: Detailed Planning Permission - 2022/03481/PA

PP Expiry Date (If Applicable): 24/08/2025

Last known use: Office

Year added to HELAA: 2023

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: SLB

Impact: Strategy for mitigation in place

Open Space Designation: None

Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

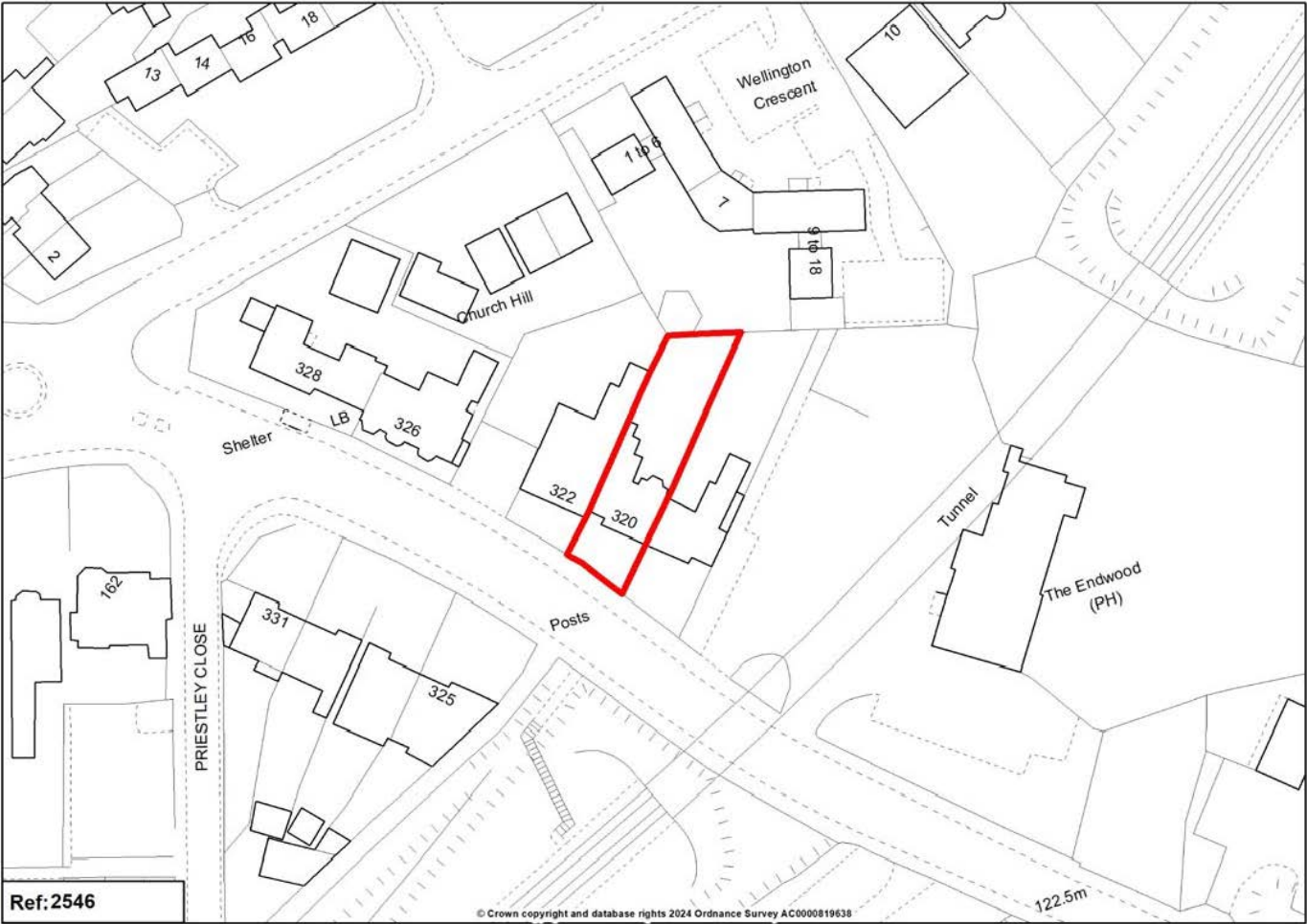
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2611 - LAND FRONTING WESTMINSTER ROAD ADJACENT 229 CHURCH HILL ROAD, Birchfield

Gross Size (Ha): 0.03      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 2      6-10 years: 0      11-15 years: 0      16+ years: 0

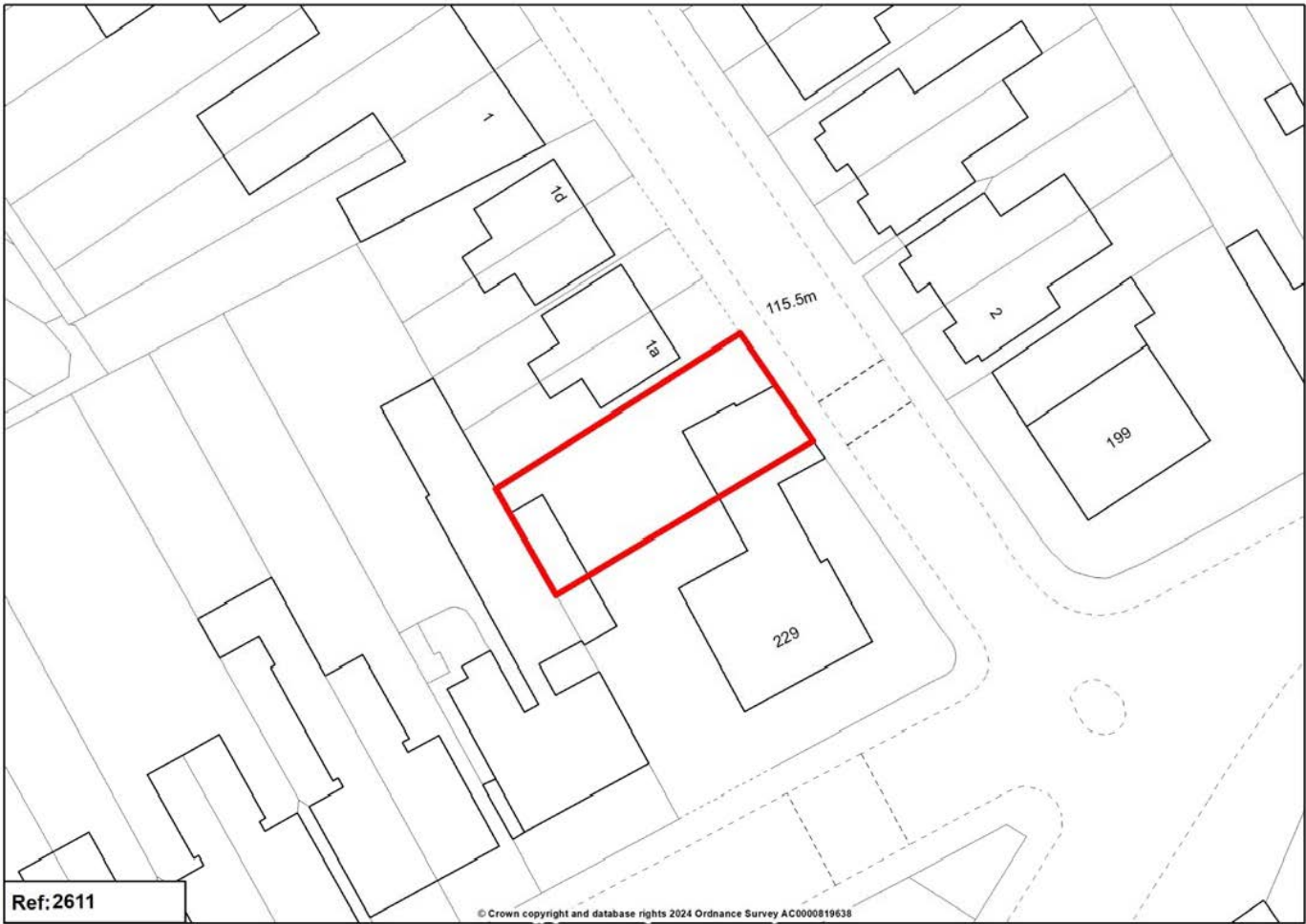
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2022/04574/PA  
PP Expiry Date (If Applicable): 16/08/2025

Last known use: Unknown  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2622 - 196 Church Hill Road - land adjacent, Handsworth, Birmingham, B20 3PG, Birchfield

Gross Size (Ha): 0.02      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1      0-5 years: 1      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Private Citizen

Planning Status: Detailed Planning Permission - 2022/08067/PA  
PP Expiry Date (If Applicable): 13/02/2026

Last known use: Residential - Garden Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



N136 - Site adjacent to 214 Wellington Road, Birchfield

Gross Size (Ha): 0.46      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 19      0-5 years: 19      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Bowsall Develoments Ltd

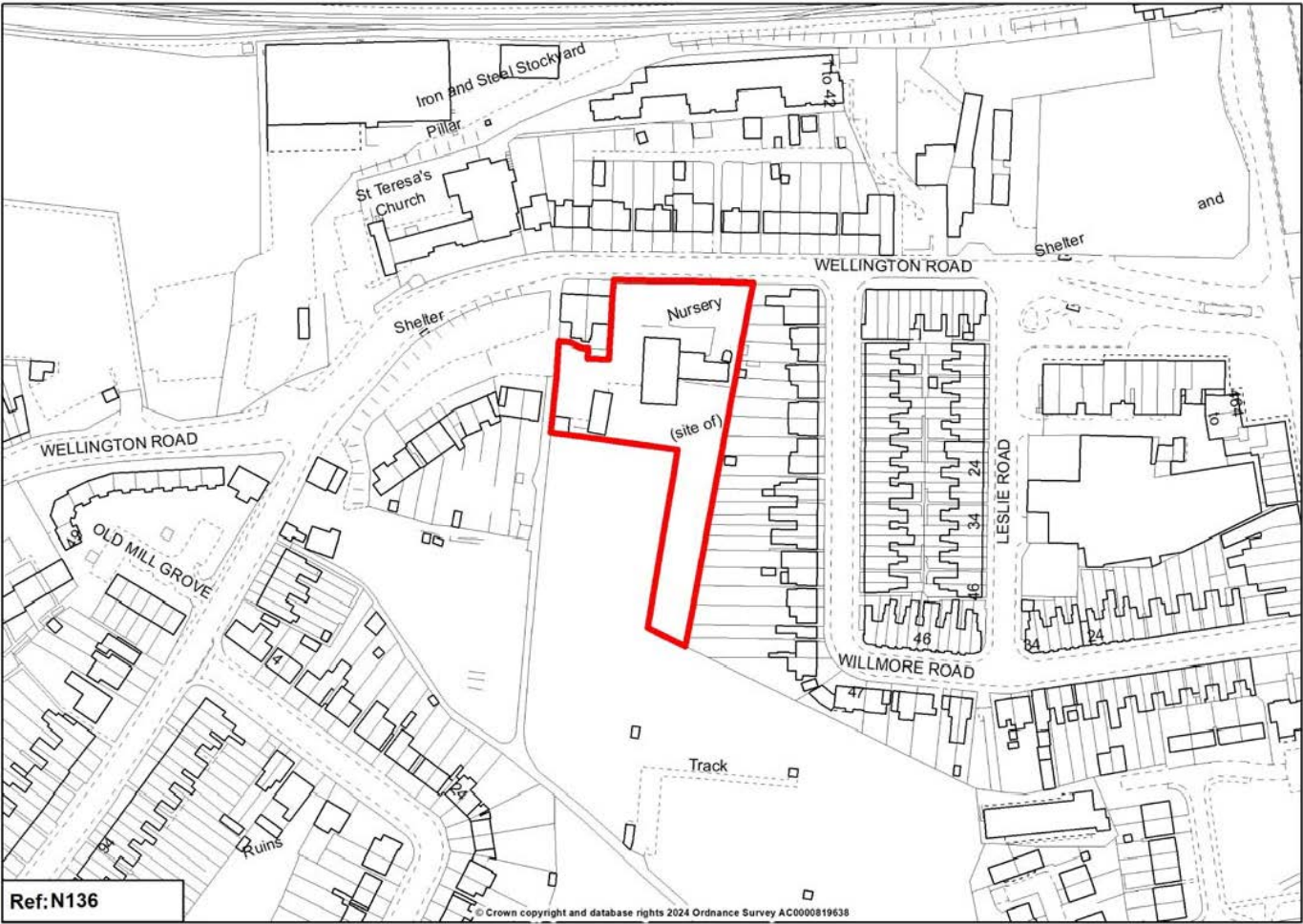
Planning Status: Under Construction - 2022/02745/PA  
PP Expiry Date (If Applicable): 04/07/2025

Last known use: Retail Unknown  
Year added to HELAA: 2009      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Historic Environment Impact changed to match HER impact for HELAA methodology



N493 - LAND ADJACENT CROWN & CUSHION PUBLIC HOUSE WELLINGTON ROAD, Birchfield

Gross Size (Ha): 0.98      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 95      0-5 years: 95      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): AAA Developments

Planning Status: Detailed Planning Permission - 2018/07488/PA

PP Expiry Date (If Applicable): 26/08/2023

Last known use: Cleared Vacant Land      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2009

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: TPO      Impact: Strategy for mitigation in place

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

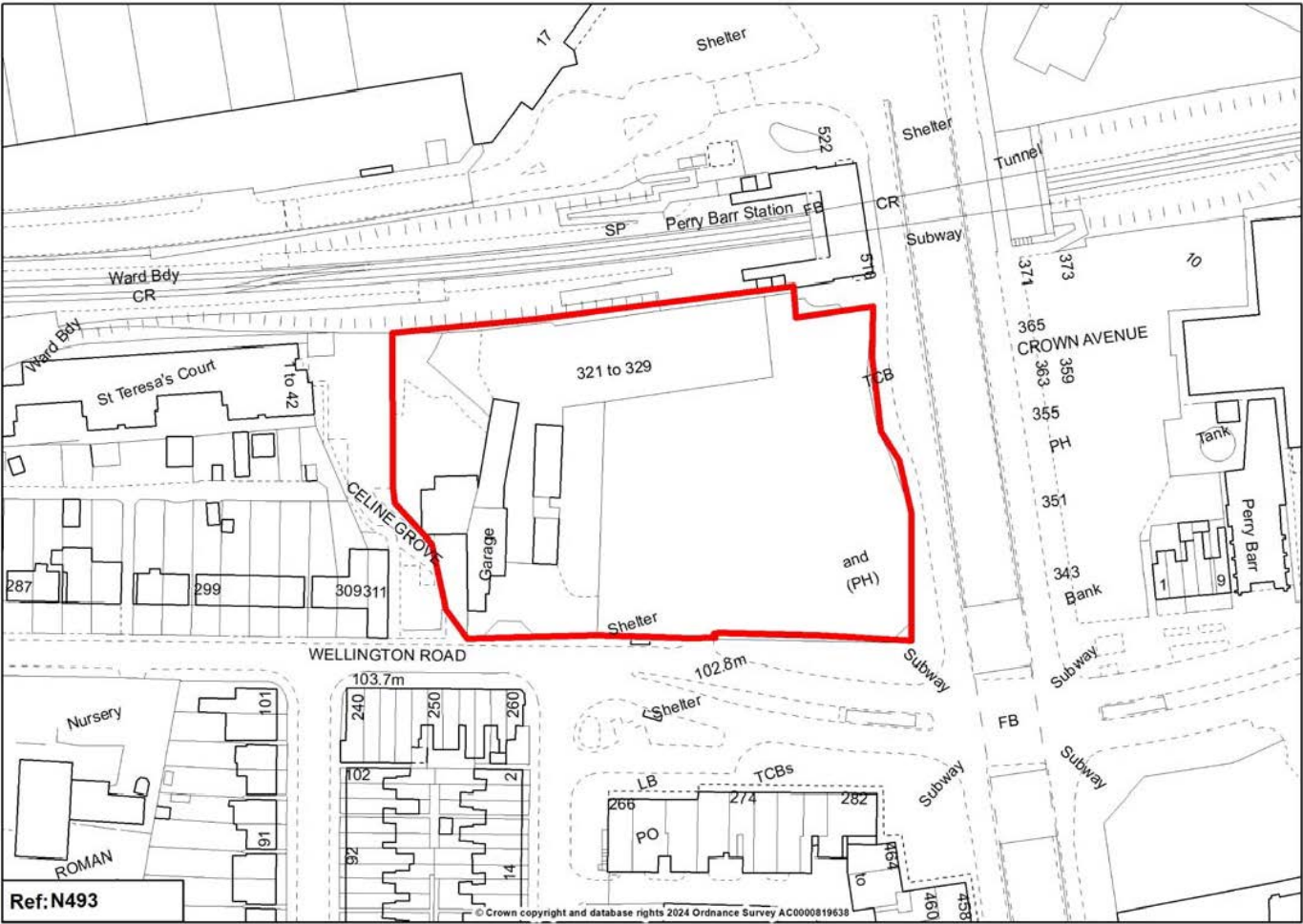
Vehicular Access: No access issues

Suitability Criteria Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Historic Environment Impact changed to match HER impact for HELAA methodology





N765 - LAND TO REAR 7 CALTHORPE ROAD, Birchfield

Gross Size (Ha): 0.18      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 5      0-5 years: 5      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): True Pearl Ltd

Planning Status: Under Construction - 2021/09904/PA

PP Expiry Date (If Applicable): 16/06/2025

Last known use: Derelict Land      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2015

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: No Demolition Required

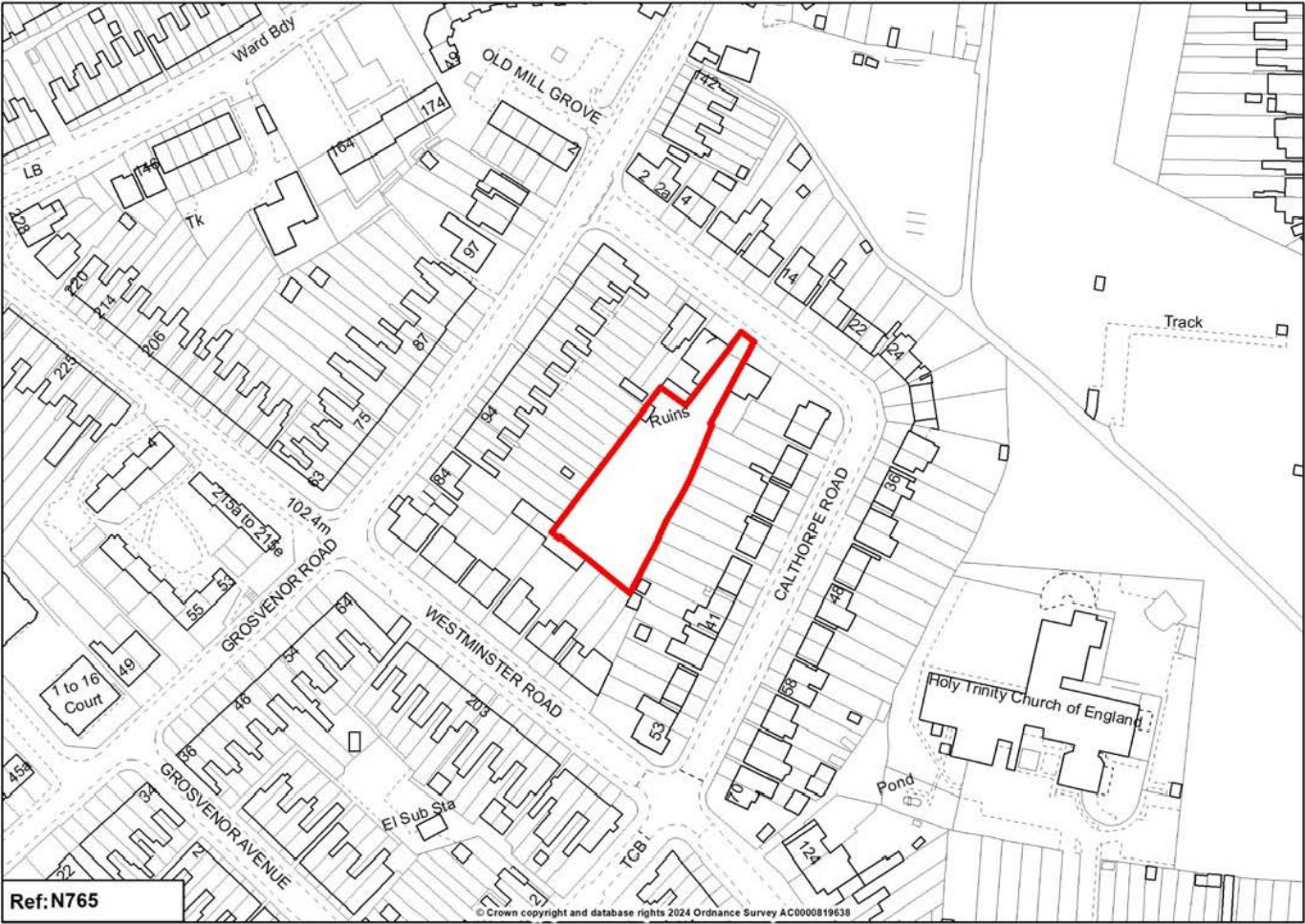
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Demolition of existing garages and erection of 5 no. dwellings



N903 - Birchfield Gateway SW, Birchfield

Gross Size (Ha): 0.64

Net developable area (Ha): 0.64

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 119

0-5 years: 0

6-10 years: 0

11-15 years: 0

16+ years: 119

Ownership: Birmingham City Council

Developer Interest (If known): BCC

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Industrial

Year added to HELAA: 2017

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone B

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

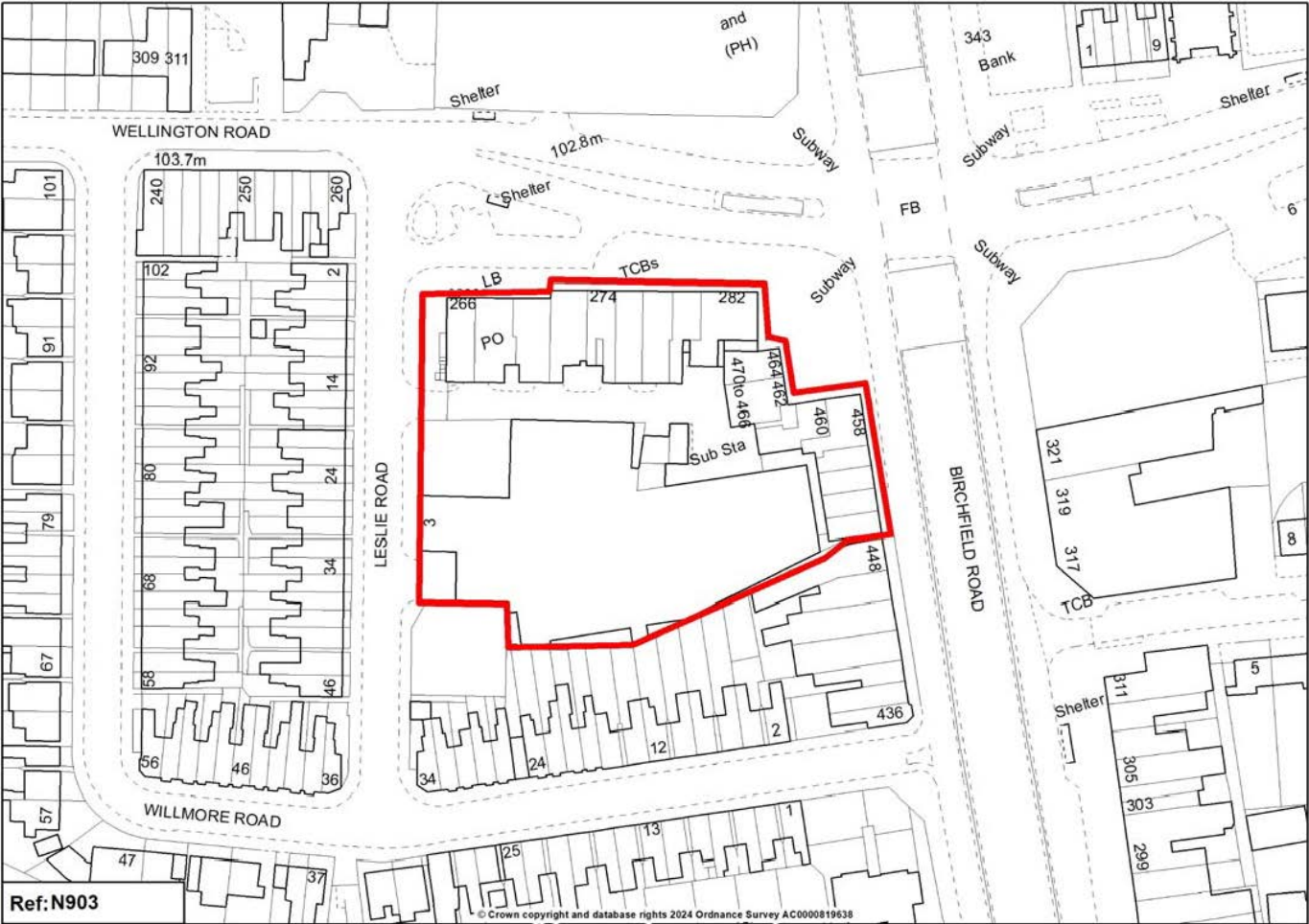
Vehicular Access: No access issues

Suitability Criteria: Potentially suitable - allocated in emerging plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: NULL



N991 - LAND BETWEEN 21 AND 27 ROBERT ROAD, Birchfield

Gross Size (Ha): 0.03      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 4      0-5 years: 4      6-10 years: 0      11-15 years: 0      16+ years: 0

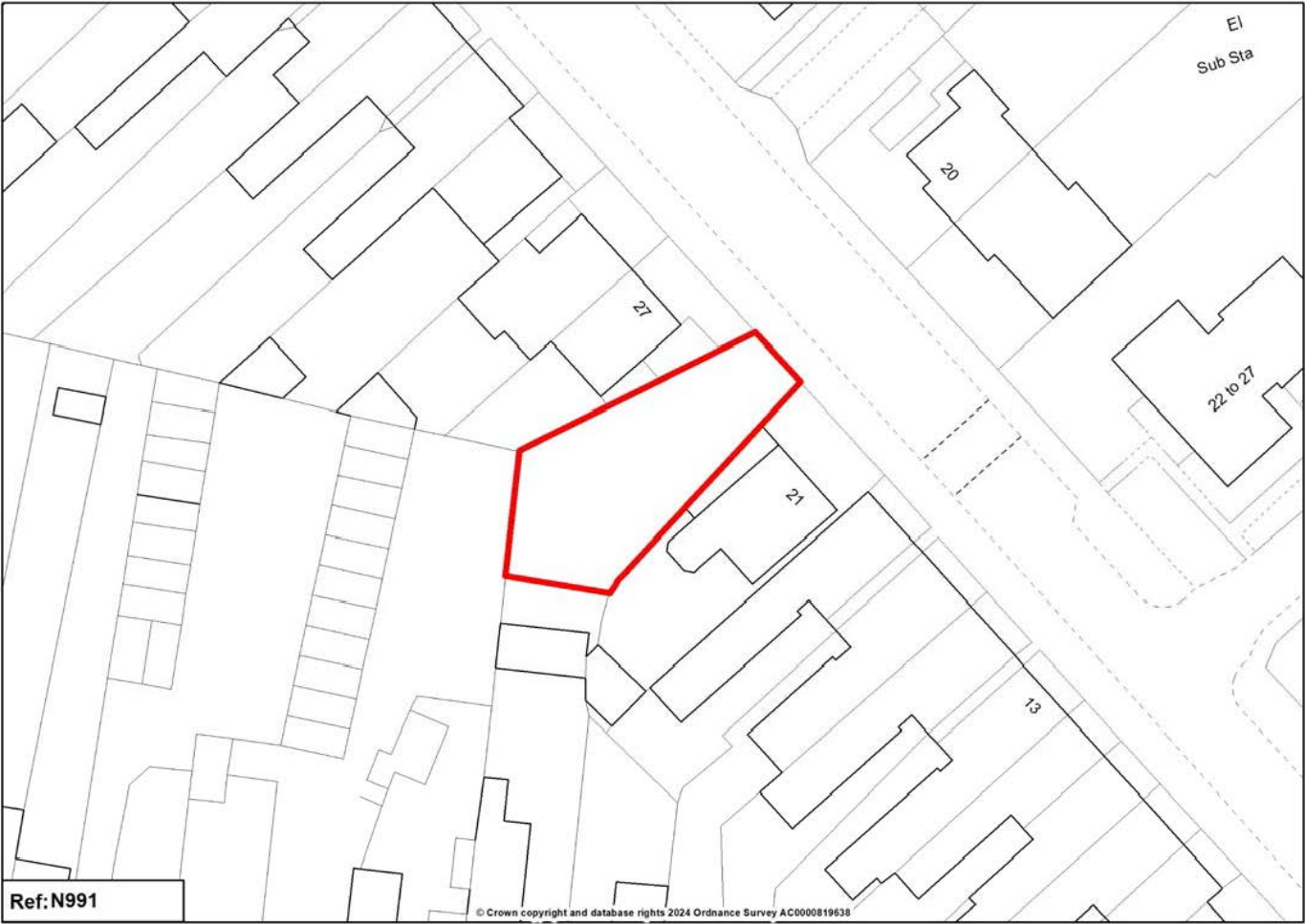
Ownership: Non-BCC      Developer Interest (If known): Private Citizen  
Planning Status: Detailed Planning Permission - 2020/00953/PA  
PP Expiry Date (If Applicable): 23/07/2023

Last known use: Unused Vacant Land  
Year added to HELAA: 2019      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone C      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2012 - 151-153 Vaughton Street, Bordesley and Highgate

Gross Size (Ha): 0.03      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 9      0-5 years: 0      6-10 years: 9      11-15 years: 0      16+ years: 0

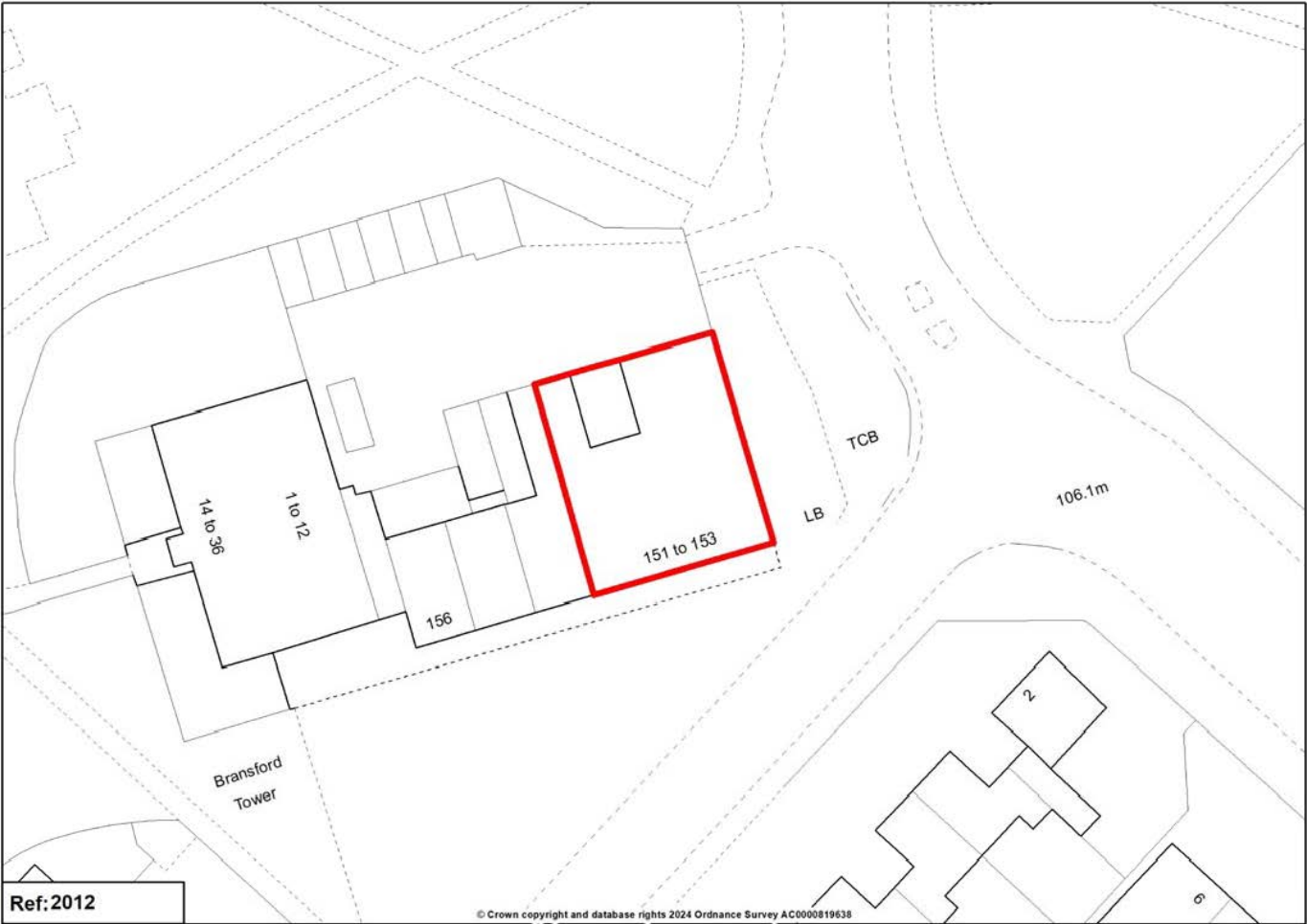
Ownership: Non-BCC      Developer Interest (If known): private citizen  
Planning Status: Outline Planning Permission - 2019/04710/PA  
PP Expiry Date (If Applicable): 29/01/2024

Last known use: Retail Convenience  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: No contamination issues  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2032 - 122 Moseley Street, Digbeth, Birmingham, Bordesley and Highgate

Gross Size (Ha): 0.13      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 29      0-5 years: 29      6-10 years: 0      11-15 years: 0      16+ years: 0

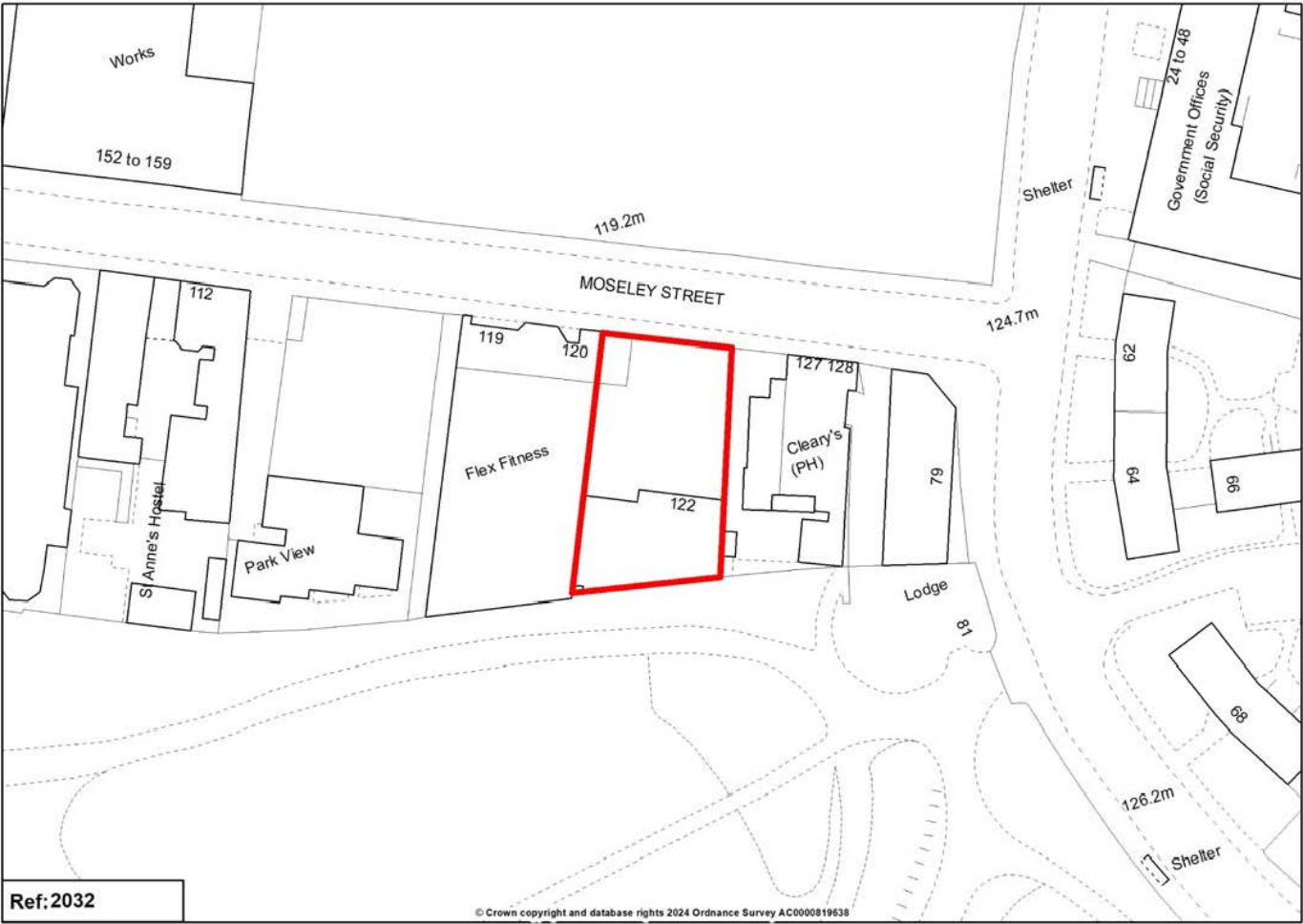
Ownership: Non-BCC      Developer Interest (If known): Tindlesouth Ltd  
Planning Status: Detailed Planning Permission - 2018/01177/PA  
PP Expiry Date (If Applicable): 19/10/2023

Last known use: Industrial  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2069 - 176-183 Moseley Street, Digbeth, Birmingham, Bordesley and Highgate

Gross Size (Ha): 0.23      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 131      0-5 years: 131      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Euro Property Investments Limited

Planning Status: Detailed Planning Permission - 2019/10360/PA

PP Expiry Date (If Applicable): 09/10/2023

Last known use: Retail Unknown

Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

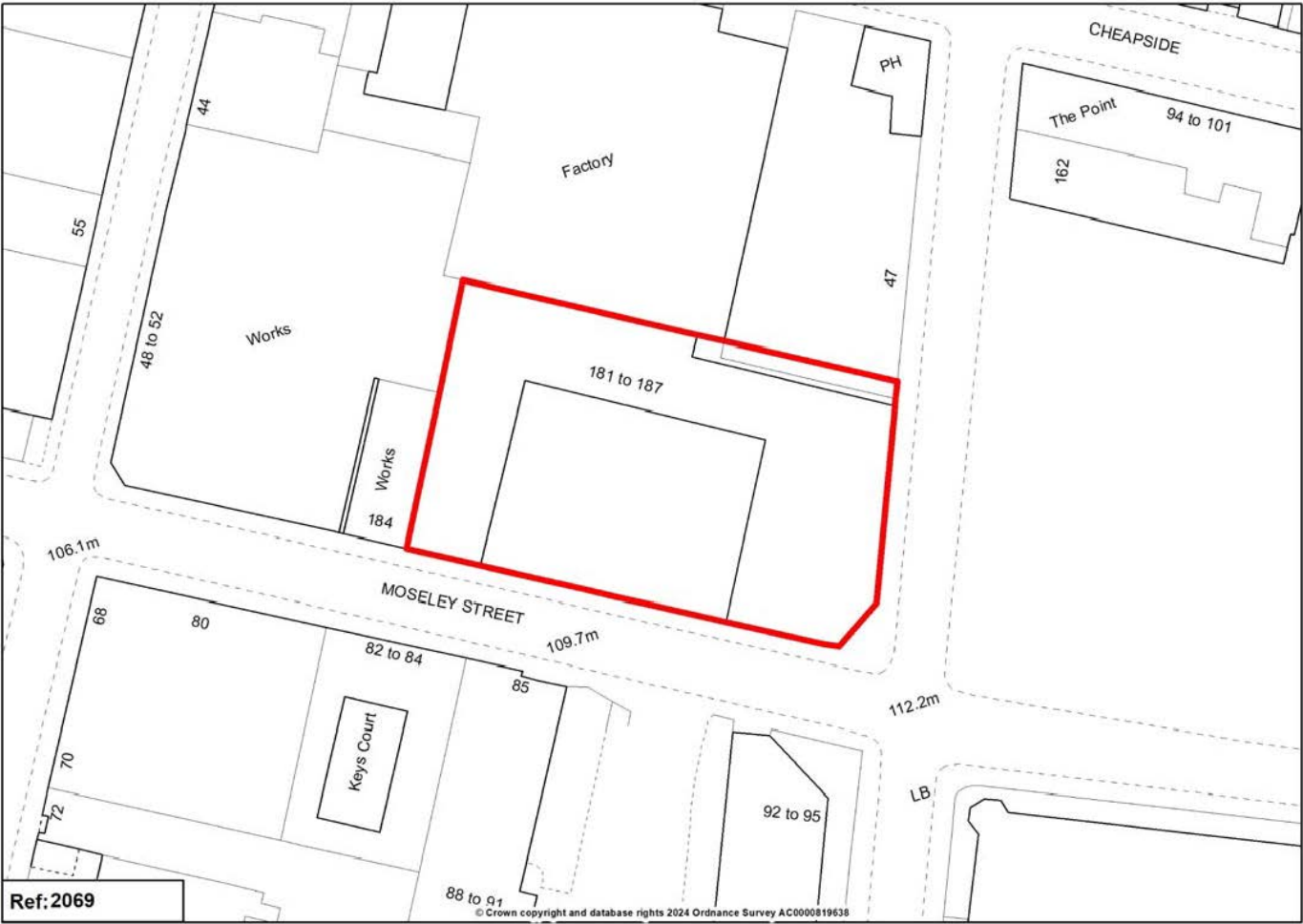
Vehicular Access: Access issues with viable identified strategy to address

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:





2085 - 58-66 Darwin Street, Bordesley and Highgate

Gross Size (Ha): 0.31

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 115

0-5 years: 115

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Prosperity Darwin Street Ltd

Planning Status: Under Construction - 2019/03469/PA

PP Expiry Date (If Applicable): 15/01/2024

Last known use: Industrial

Year added to HELAA: 2021

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone A

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

Vehicular Access: Access issues with viable identified strategy to address

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2134 - Irish Club - Minstrel Music, 14-20 High Street, Bordesley and Highgate

Gross Size (Ha): 0.12      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 454      0-5 years: 454      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Court IC Ltd

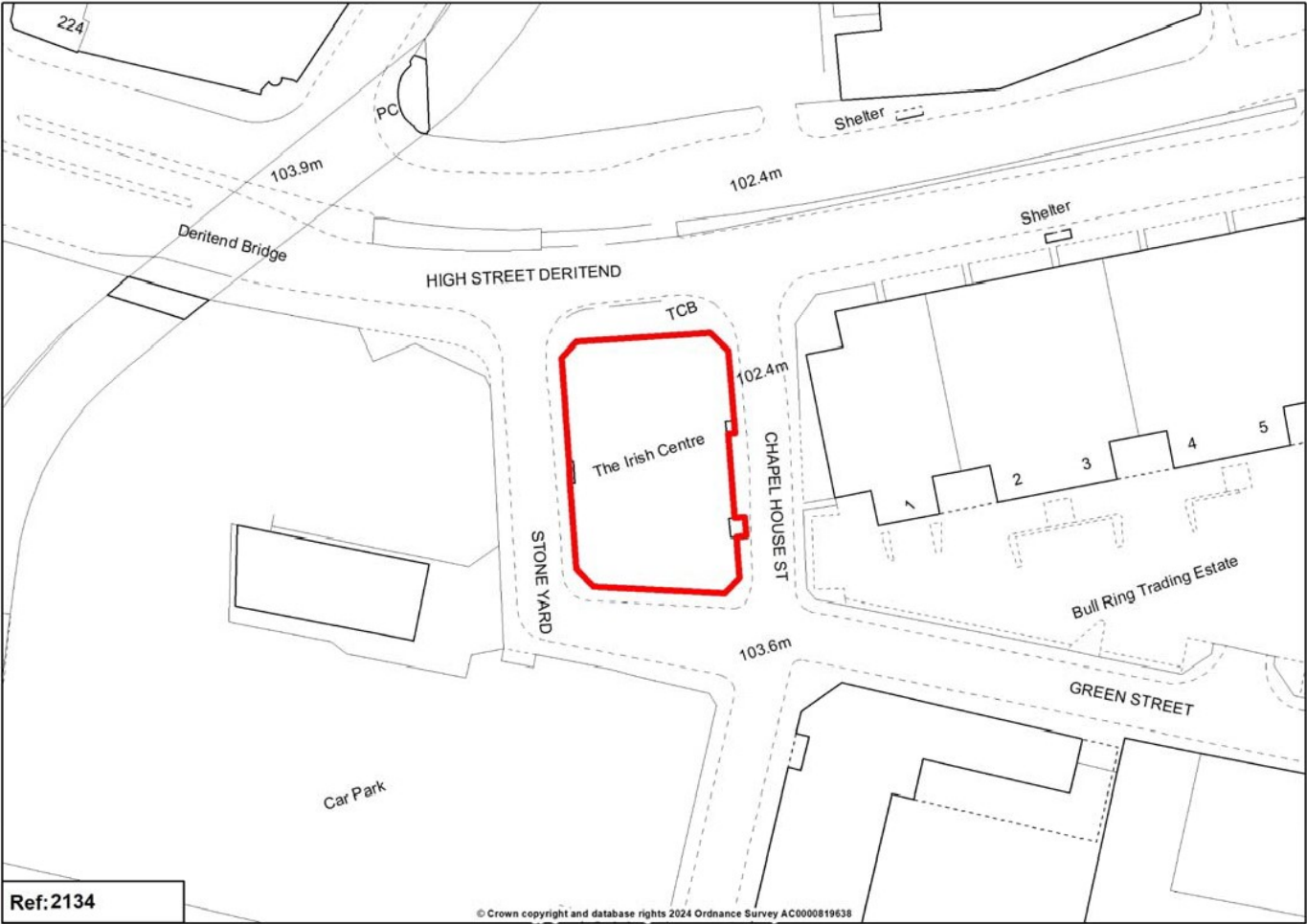
Planning Status: Detailed Planning Permission - 2020/05247/PA  
PP Expiry Date (If Applicable): 01/03/2024

Last known use: Retail Unknown  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2/3  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

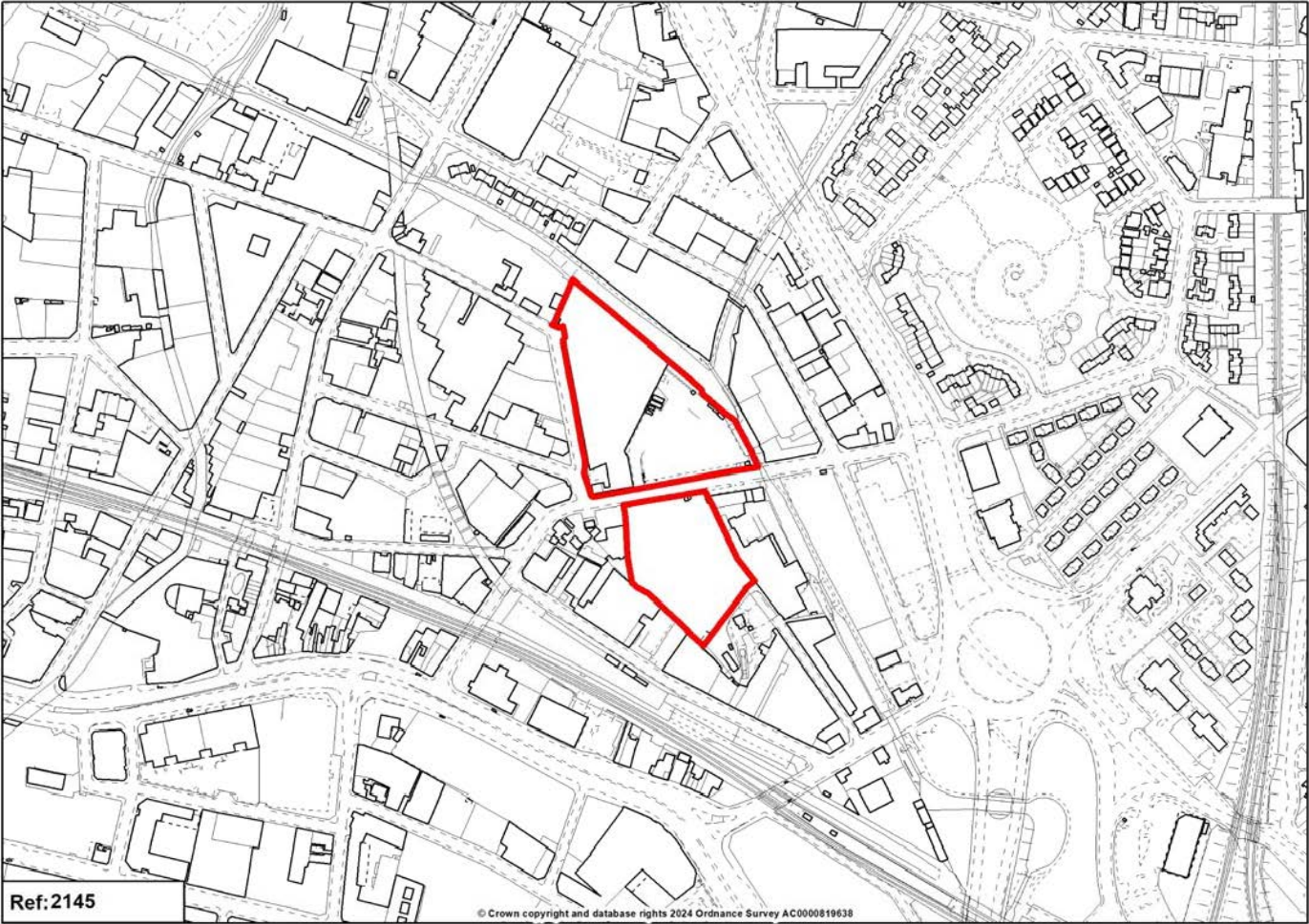
Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Proposed allocation within the BLP preferred options document



2145 - Digbeth Central Bus Garage (land to the north and south of Adderley Street), Bordesley and Highgate

Gross Size (Ha): 2.5      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 213      0-5 years: 213      6-10 years: 0      11-15 years: 0      16+ years: 0  
Ownership: Non-BCC      Developer Interest (If known): HUB Birmingham Ltd  
Planning Status: Detailed Planning Permission - 2020/01796/PA  
PP Expiry Date (If Applicable): 24/03/2026

Last known use: Transportation  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None  
Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None  
Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Proposed allocation within the BLP preferred options document

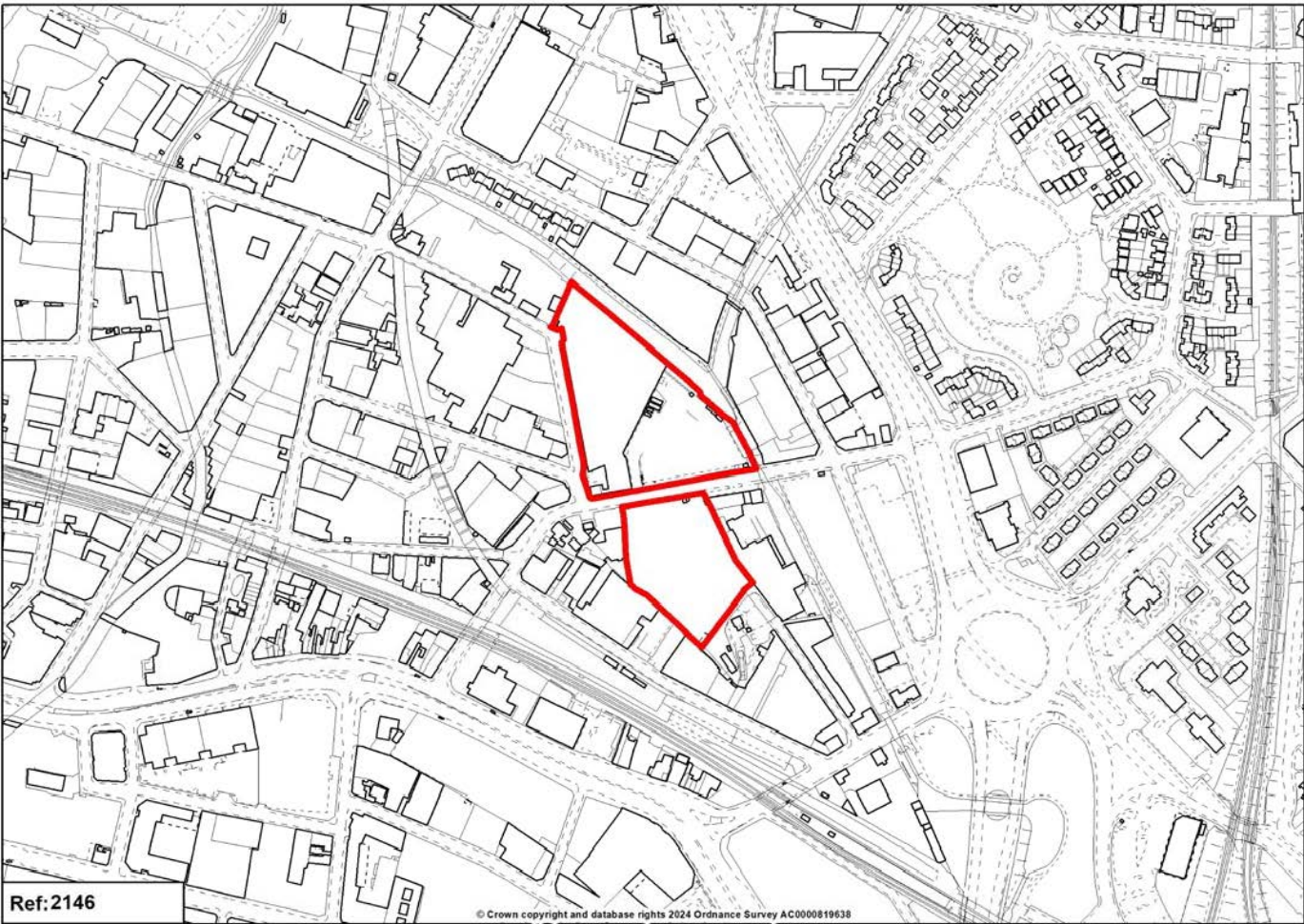




2146 - Digbeth Central Bus Garage (land to the north and south of Adderley Street), Bordesley and Highgate

Gross Size (Ha): 2.5      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 1987      0-5 years: 0      6-10 years: 1987      11-15 years: 0      16+ years: 0  
Ownership: Non-BCC      Developer Interest (If known): HUB Birmingham Ltd  
Planning Status: Outline Planning Permission - 2020/01796/PA  
PP Expiry Date (If Applicable): 24/03/2026

Last known use: Transportation  
Year added to HELAA: 2021      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None  
Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None  
Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments: Outline portion of SHLAA Site to north - Proposed allocation within the BLP preferred options document



Ref:2146

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2304 - 32-38 Coventry Road, Bordesley, Birmingham, Bordesley and Highgate

Gross Size (Ha): 0.04

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 2

0-5 years: 2

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Private Citizen

Planning Status: Under Construction - 2020/08308/PA

PP Expiry Date (If Applicable): 28/05/2024

Last known use: Unused Vacant Land

Year added to HELAA: 2022

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone A

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: No contamination issues

Demolition: No Demolition Required

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

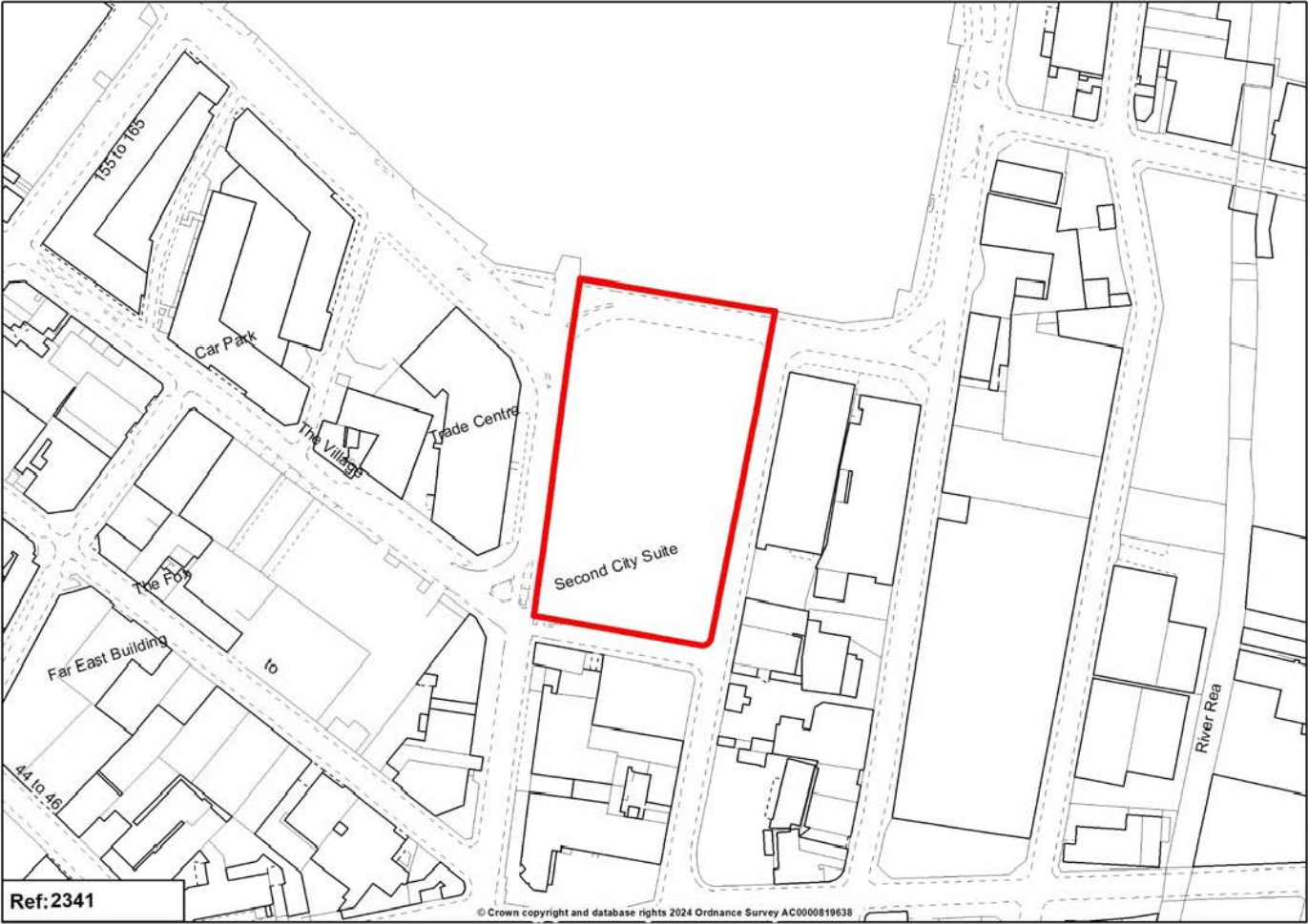
Achievable: Yes

Comments: Proposed allocation within the BLP preferred options document



2341 - Land bounded by Sherlock Street, Bishop Street and Hurst Street, Bordesley and Highgate

Gross Size (Ha):	1.01	Net developable area (Ha):	0	Density rate applied (where applicable) (dph):	N/A
				Greenfield?:	No
Timeframe for development (dwellings/floorspace sqm):					
Total Capacity:	551	0-5 years:	551	6-10 years:	0
				11-15 years:	0
				16+ years:	0
Ownership:	Non-BCC	Developer Interest (If known): Watkin Jones Group			
Planning Status:	Under Construction - 2020/09624/PA				
PP Expiry Date (If Applicable):	15/10/2024				
Last known use:	Industrial				
Year added to HELAA:	2022	Call for Sites:	No	Greenbelt:	No
Accessibility by Public Transport:	Zone A	Flood Risk:	Flood Zone 2/3		
Natural Environment Designation:	None	Impact:	None		
Historic Environment Designation:	None	Impact:	None		
Open Space Designation:	None	Impact:	None		
Contamination	Known/Expected contamination issues that can be overcome through remediation				
Demolition:	Demolition required, but expected that standard approaches can be applied				
Vehicular Access:	No access issues				
Suitability Criteria	Suitable - planning permission				
Availability:	The site is considered available for development				
Achievable:	Yes				
Comments:					





2376 - 116 Bradford Street, Digbeth, Birmingham, Bordesley and Highgate

Gross Size (Ha): 0.09      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 38      0-5 years: 38      6-10 years: 0      11-15 years: 0      16+ years: 0

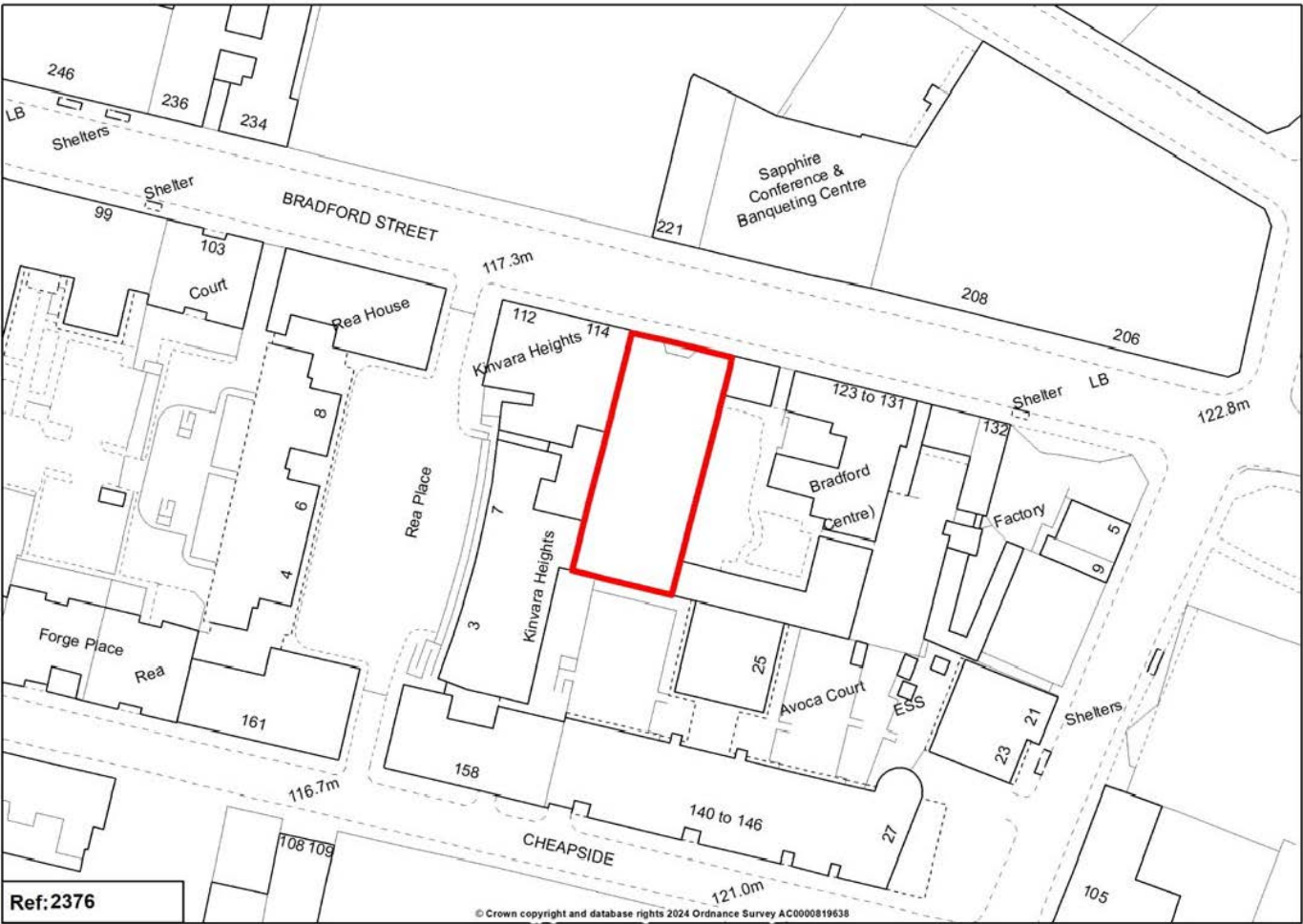
Ownership: Non-BCC      Developer Interest (If known): Property Trade Ltd  
Planning Status: Detailed Planning Permission - 2021/00410/PA  
PP Expiry Date (If Applicable): 20/09/2024  
Last known use: Office

Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

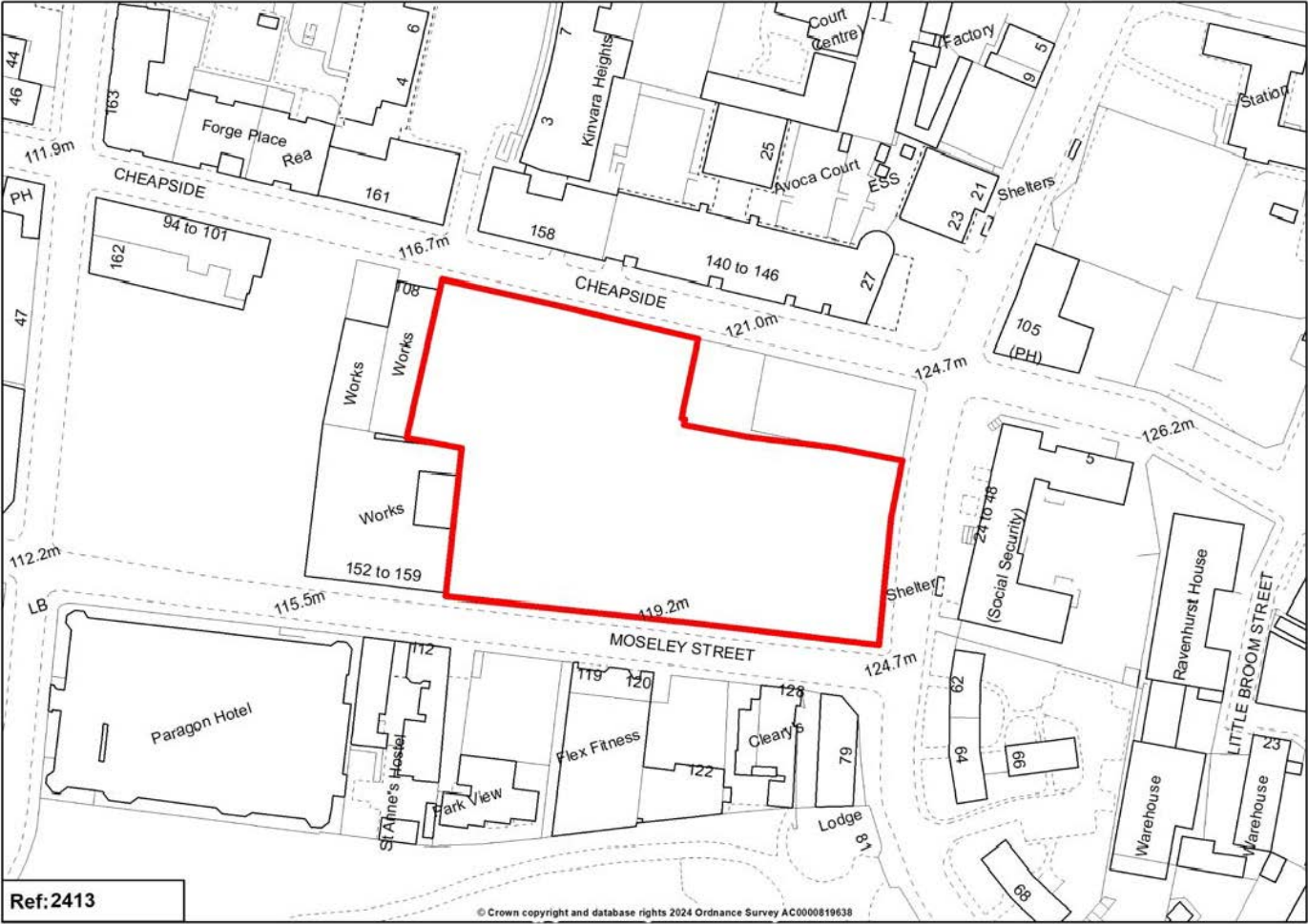
Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Historic Environment Impact changed to match HER impact for HELAA methodology



2413 - SITE 3 LAND BOUNDED BY MOSELEY STREET MOSELEY ROAD AND CHEAPSIDE, Bordesley and Highgate

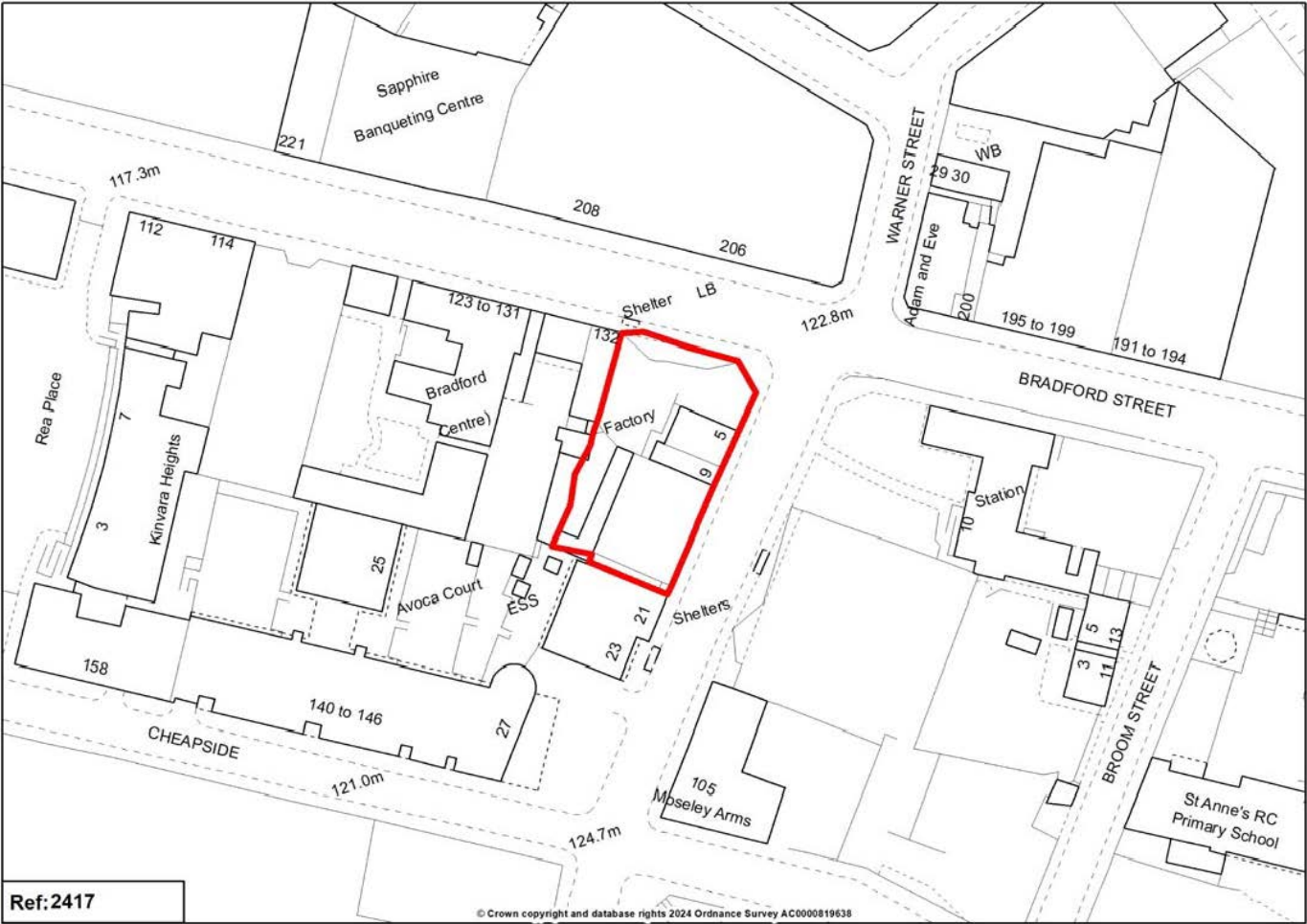
Gross Size (Ha):	0.67	Net developable area (Ha):	0	Density rate applied (where applicable) (dph):	N/A
				Greenfield?:	No
Timeframe for development (dwellings/floorspace sqm):					
Total Capacity:	366	0-5 years:	366	6-10 years:	0
				11-15 years:	0
				16+ years:	0
Ownership:	Non-BCC		Developer Interest (If known): Rainier Developments (Moseley Street) Ltd		
Planning Status:	Detailed Planning Permission - 2020/07829/PA				
PP Expiry Date (If Applicable):	22/07/2024				
Last known use:	Cleared Vacant Land				
Year added to HELAA:	2022	Call for Sites:	No	Greenbelt:	No
Accessibility by Public Transport:	Zone A	Flood Risk:	Flood Zone 1		
Natural Environment Designation:	None	Impact:	None		
Historic Environment Designation:	None	Impact:	None		
Open Space Designation:	None	Impact:	None		
Contamination	Known/Expected contamination issues that can be overcome through remediation				
Demolition:	No Demolition Required				
Vehicular Access:	No access issues				
Suitability Criteria	Suitable - planning permission				
Availability:	The site is considered available for development				
Achievable:	Yes				
Comments:					



2417 - 11 TO 19 MOSELEY ROAD, Bordesley and Highgate

Gross Size (Ha): 0.12      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 78      0-5 years: 78      6-10 years: 0      11-15 years: 0      16+ years: 0  
Ownership: Non-BCC      Developer Interest (If known): Home Nation Ltd  
Planning Status: Detailed Planning Permission - 2020/00410/PA  
PP Expiry Date (If Applicable): 25/04/2024

Last known use: Cleared Vacant Land  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None  
Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None  
Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2425 - LAND BOUNDED BY BRADFORD STREET AND BIRCHALL STREET AND CHEAPSIDE, Bordesley and Highgate

Gross Size (Ha): 0.98      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 484      0-5 years: 484      6-10 years: 0      11-15 years: 0      16+ years: 0

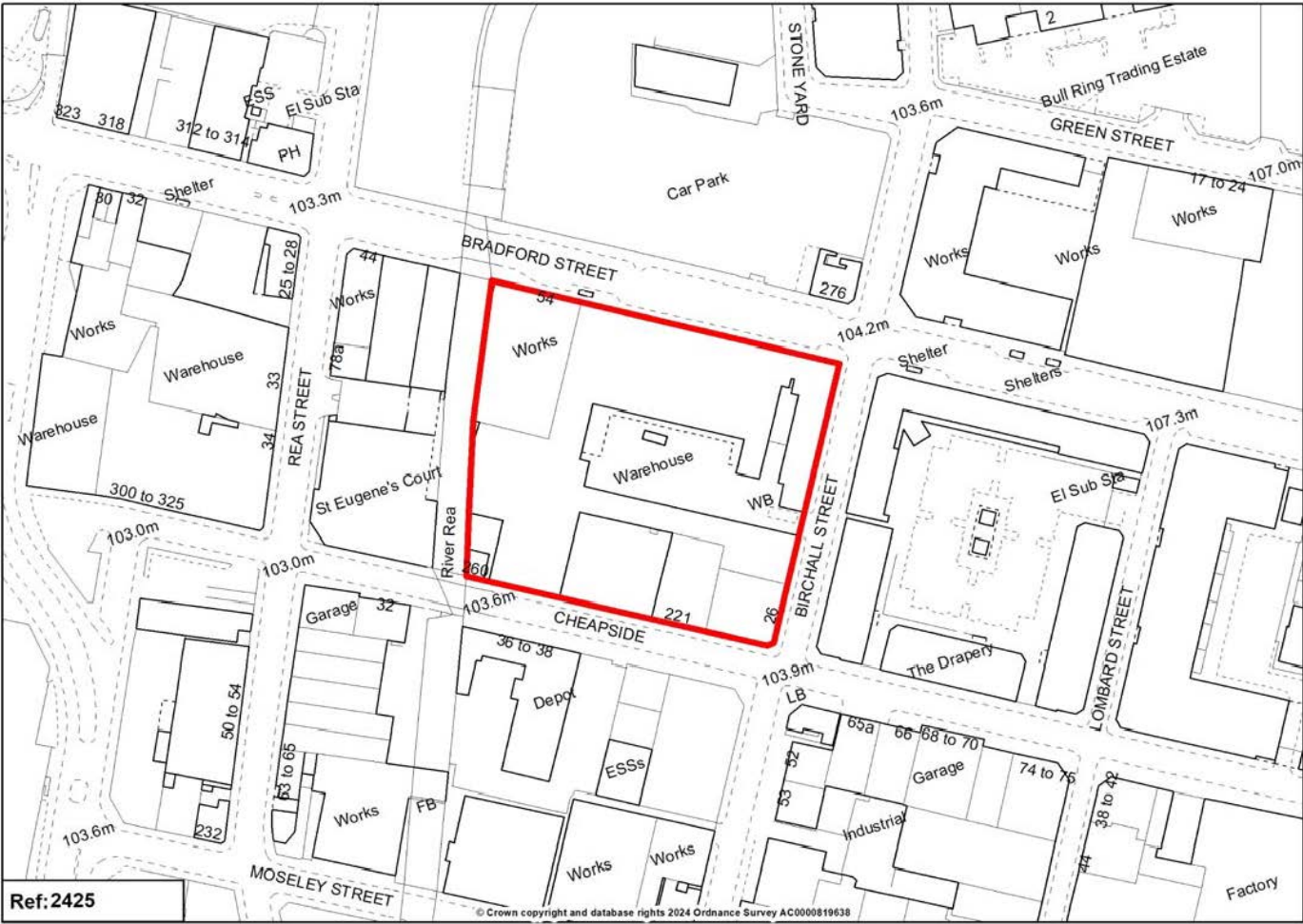
Ownership: Non-BCC      Developer Interest (If known): Taylor Grange Investments Ltd  
Planning Status: Detailed Planning Permission - 2022/05545/PA  
PP Expiry Date (If Applicable): 28/03/2025

Last known use: Warehouse, Office, Industrial  
Year added to HELAA: 2022      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2/3  
Natural Environment Designation: None      Impact: None

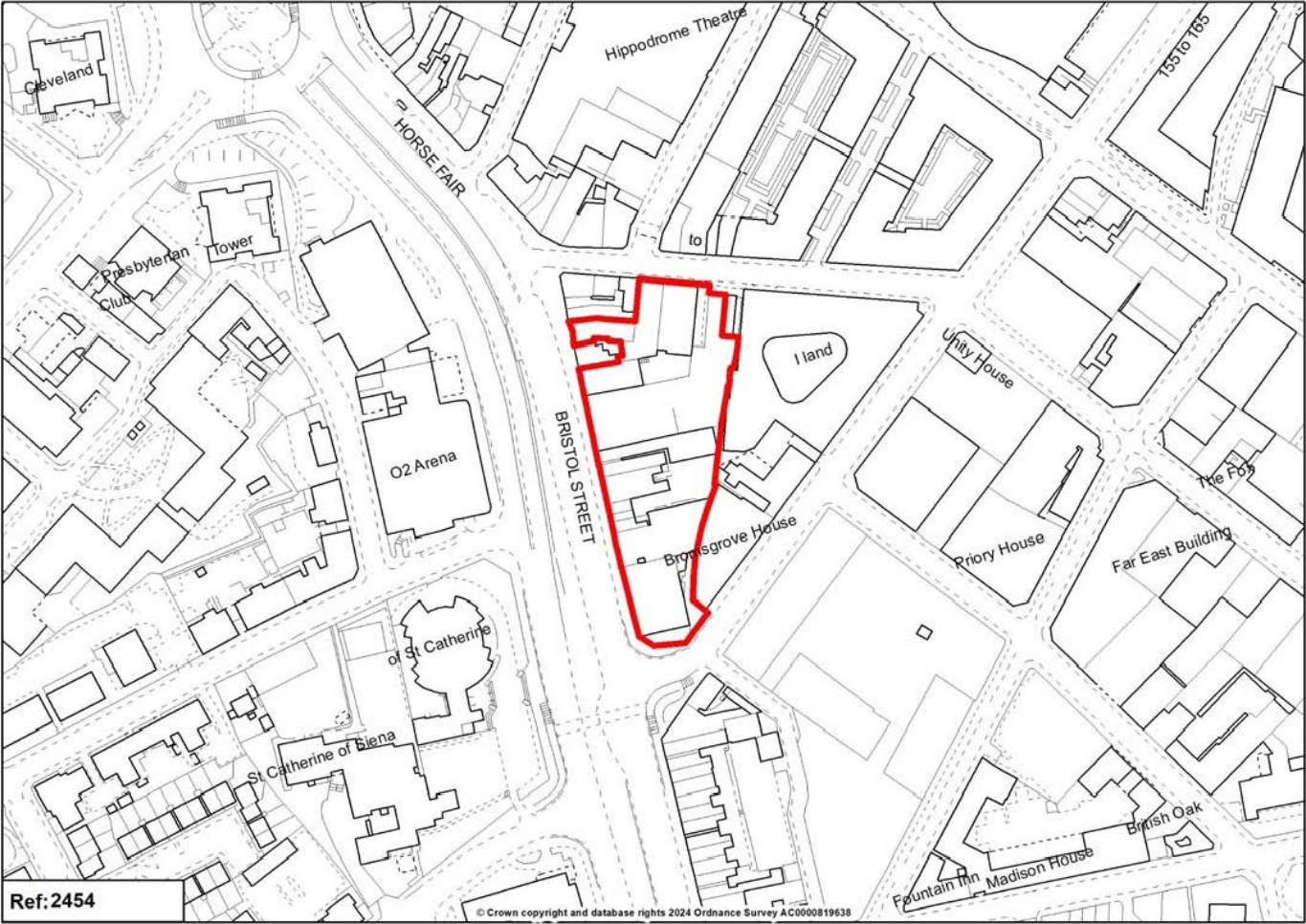
Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2454 - Essex Street and Bristol Street, Bordesley and Highgate

Gross Size (Ha):	0.6	Net developable area (Ha):	0.57	Density rate applied (where applicable) (dph):	400	Greenfield?:	No		
Timeframe for development (dwellings/floorspace sqm):									
Total Capacity:	228	0-5 years:	0	6-10 years:	0	11-15 years:	228	16+ years:	0
Ownership:	Non-BCC			Developer Interest (If known):				Unknown	
Planning Status:	Other Opportunity - Call for sites submission 2022								
PP Expiry Date (If Applicable):									
Last known use:	Mixed								
Year added to HELAA:	2022	Call for Sites:	Yes	Greenbelt:				No	
Accessibility by Public Transport:	Zone A			Flood Risk:	Flood Zone 1				
Natural Environment Designation:	None			Impact:	None				
Historic Environment Designation:	None			Impact:	None				
Open Space Designation:	None			Impact:	None				
Contamination	Unknown								
Demolition:	Demolition required, but expected that standard approaches can be applied								
Vehicular Access:	No access issues								
Suitability Criteria	Suitable - no policy and/ or physical constraints								
Availability:	The site is considered available for development								
Achievable:	Yes								
Comments:	Capacity based on density assumption calculation								





## 2470 - Thorp Street, Bordesley and Highgate

Gross Size (Ha): **0.27**

Net developable area (Ha): **0.25**

Density rate applied (where applicable) (dph): **400**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **102**

0-5 years: **0**

6-10 years: **102**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **Unknown**

Planning Status: **Other Opportunity - Call for sites submission 2022**

PP Expiry Date (If Applicable):

Last known use: **Mixed**

Year added to HELAA: **2022**

Call for Sites: **Yes**

Greenbelt: **No**

Accessibility by Public Transport: **Zone A**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Unknown**

Demolition: **Demolition required, but expected that standard approaches can be applied**

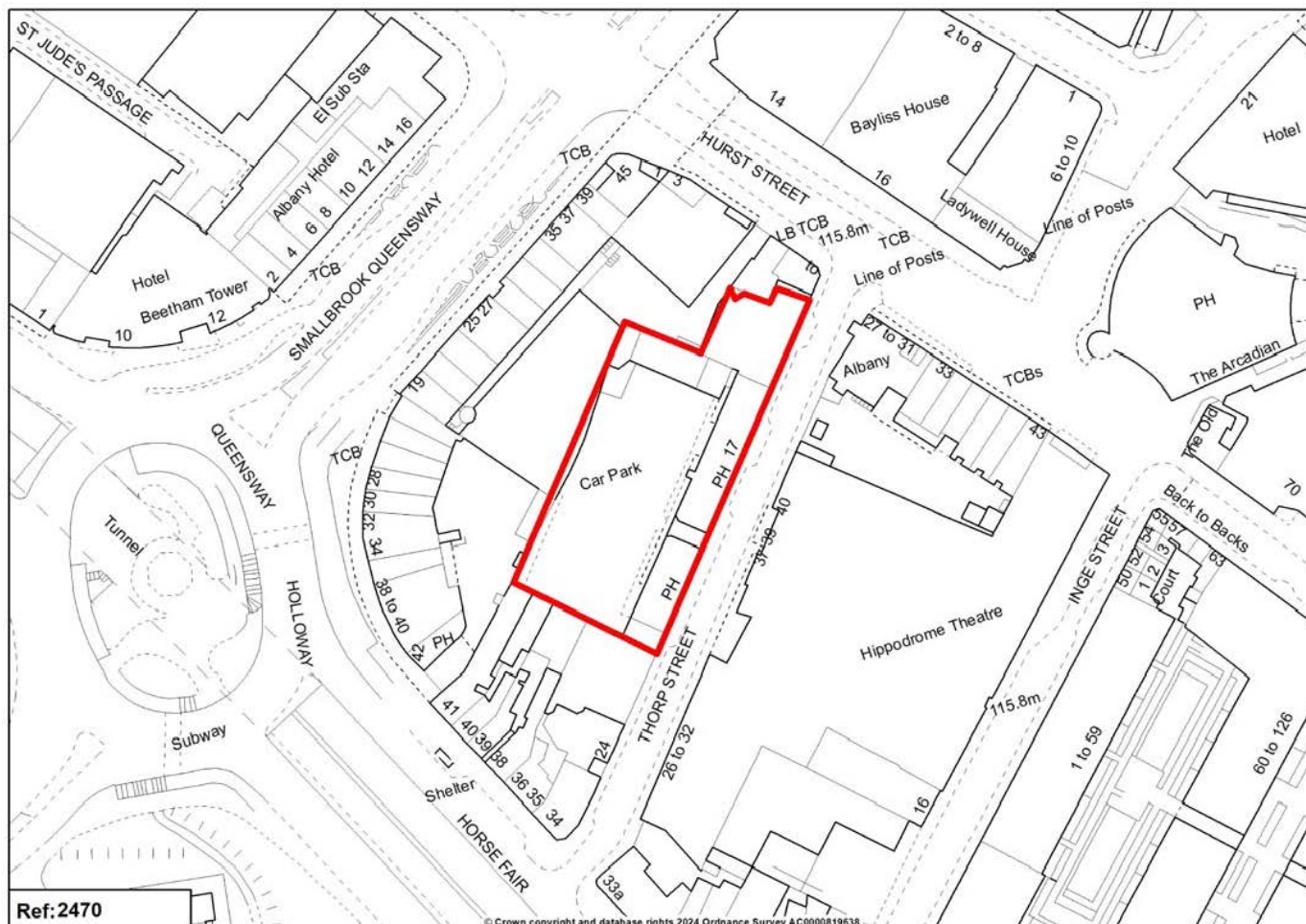
Vehicular Access: **No access issues**

Suitability Criteria: **Suitable - no policy and/ or physical constraints**

Availability: **The site is considered available for development**

Achievable: **Yes**

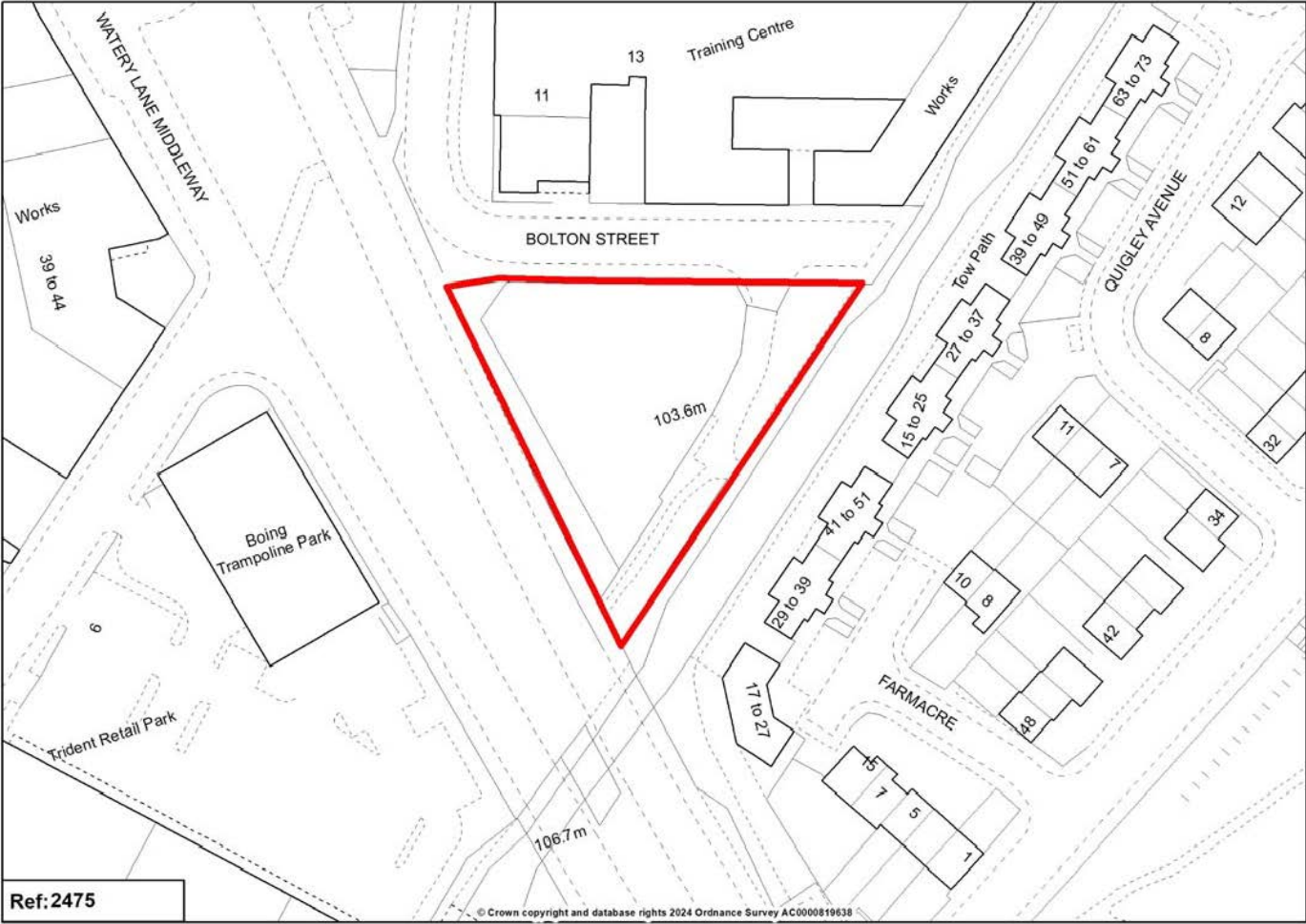
Comments: **Capacity based on density assumption calculation. Current PA 2022/02803/PA undetermined and it is acknowledged the site will likely deliver a higher number of units**





2475 - Land at Watery Lane Middleway/Bolton Street, Bordesley Green, Birmingham, B9 4HH, Bordesley and Highgate

Gross Size (Ha):	0.23	Net developable area (Ha):	0.23	Density rate applied (where applicable) (dph):	N/A				
				Greenfield?:	No				
Timeframe for development (dwellings/floorspace sqm):									
Total Capacity:	85	0-5 years:	85	6-10 years:	0	11-15 years:	0	16+ years:	0
Ownership:	Non-BCC			Developer Interest (If known):				Highgate Developers (Birmingham) Ltd	
Planning Status:	Detailed Planning Permission - 2022/04397/PA								
PP Expiry Date (If Applicable):	10/11/2025								
Last known use:	Transportation								
Year added to HELAA:	2022		Call for Sites:	Yes		Greenbelt:	No		
Accessibility by Public Transport:	Zone B			Flood Risk:	Flood Zone 1				
Natural Environment Designation:	SLINC			Impact:	Strategy for mitigation in place				
Historic Environment Designation:	None			Impact:	None				
Open Space Designation:	None			Impact:	None				
Contamination	Known/Expected contamination issues that can be overcome through remediation								
Demolition:	No Demolition Required								
Vehicular Access:	No access issues								
Suitability Criteria	Suitable - planning permission								
Availability:	The site is considered available for development								
Achievable:	Yes								
Comments:	Capacity based on density assumption calculation								



## 2477 - Moseley Street, Bordesley and Highgate

Gross Size (Ha): **0.05**

Net developable area (Ha): **0.05**

Density rate applied (where applicable) (dph): **400**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **20**

0-5 years: **0**

6-10 years: **20**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **Unknown**

Planning Status: **Other Opportunity - Call For Sites Submission 2022**

PP Expiry Date (If Applicable):

Last known use: **Leisure**

Year added to HELAA: **2022**

Call for Sites: **Yes**

Greenbelt: **No**

Accessibility by Public Transport: **Zone A**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Unknown**

Demolition: **Demolition required, but expected that standard approaches can be applied**

Vehicular Access: **No access issues**

Suitability Criteria: **Suitable - no policy and/ or physical constraints**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **Capacity based on density assumption calculation**



2560 - 260 Bradford Street, Deritend, Birmingham, B12 0QY, Bordesley and Highgate

Gross Size (Ha): 0.23      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 131      0-5 years: 131      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Blue Door Property Developments Ltd

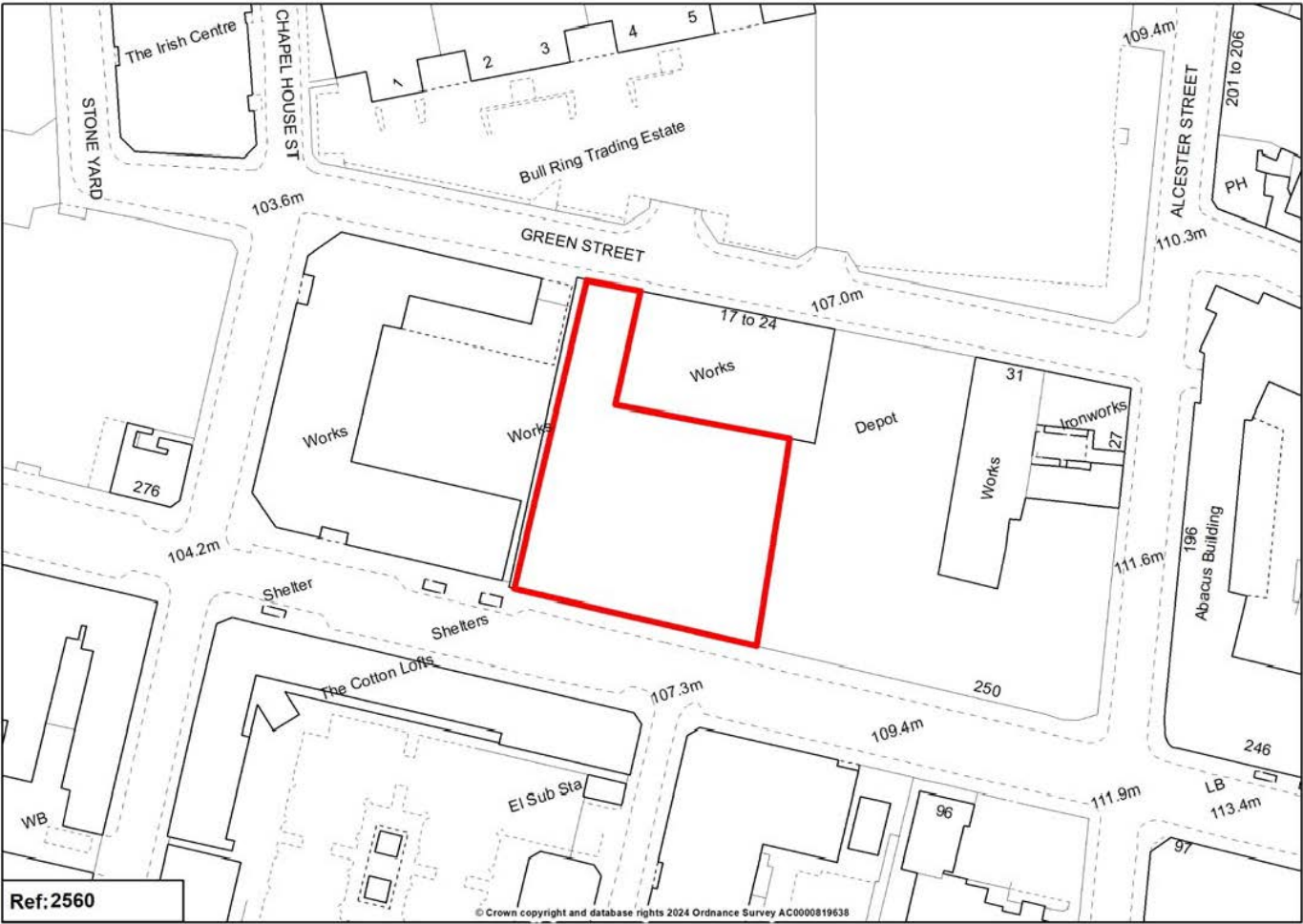
Planning Status: Detailed Planning Permission - 2021/05446/PA  
PP Expiry Date (If Applicable): 08/07/2025

Last known use: Other Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





2600 - Site Bordered by Gooch Street North, Kent Street and Lower Essex Street, Birmingham, Bordesley and Highgate

Gross Size (Ha): 0.82

Net developable area (Ha): 0

Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 456

0-5 years: 456

6-10 years: 0

11-15 years: 0

16+ years: 0

Ownership: Non-BCC

Developer Interest (If known): Oasis Southside Ltd

Planning Status: Detailed Planning Permission - 2021/05399/PA

PP Expiry Date (If Applicable): 16/09/2025

Last known use: Mixed

Year added to HELAA: 2023

Call for Sites: No

Greenbelt: No

Accessibility by Public Transport: Zone A

Flood Risk: Flood Zone 1

Natural Environment Designation: None

Impact: None

Historic Environment Designation: None

Impact: None

Open Space Designation: None

Impact: None

Contamination: No contamination issues

Demolition: Demolition required, but expected that standard approaches can be applied

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



2606 - 16-18 Princip Street, Birmingham, B4 6LE, Bordesley and Highgate

Gross Size (Ha): 0.07      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 5      0-5 years: 5      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): PRIVATE Citizen  
Planning Status: Detailed Planning Permission - 2022/01471/PA  
PP Expiry Date (If Applicable): 23/08/2025

Last known use: Industrial  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Strategy for mitigation in place  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:



2616 - 16-18 Princip Street, Birmingham, B4 6LE, Bordesley and Highgate

Gross Size (Ha): 0.07      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 6      0-5 years: 6      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): PRIVATE Citizen

Planning Status: Detailed Planning Permission - 2022/01471/PA

PP Expiry Date (If Applicable): 23/08/2025

Last known use: Industrial

Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: SLB      Impact: Strategy for mitigation in place

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:





2614 - Land at Upper Trinity Street and Adderley Street, Digbeth, Birmingham, Bordesley and Highgate

Gross Size (Ha): 2.15      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 943      0-5 years: 943      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Trinity (CW) Limited

Planning Status: Detailed Planning Permission - 2020/02906/PA

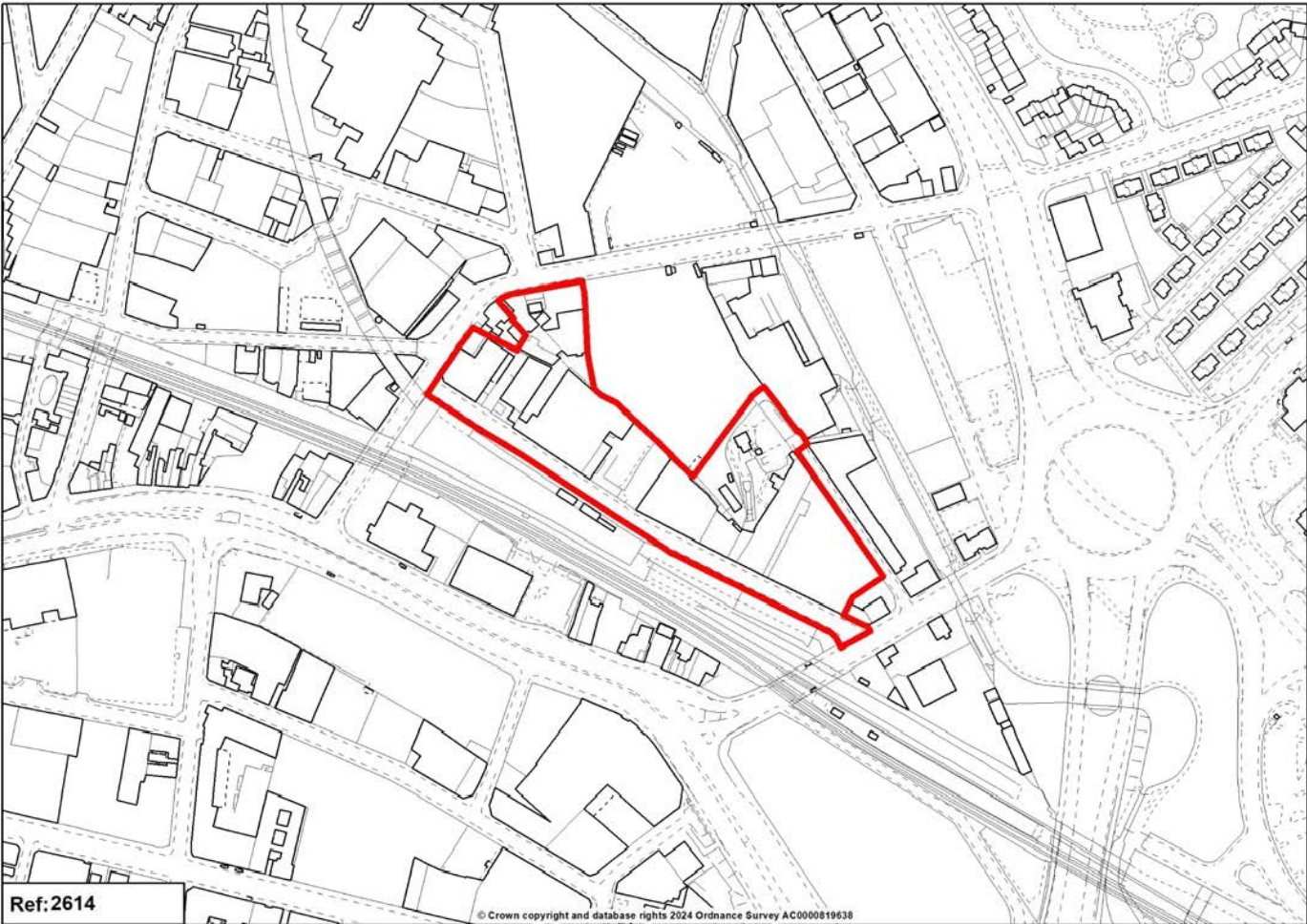
PP Expiry Date (If Applicable): 31/05/2025

Last known use: Unknown  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: LLB      Impact: Strategy for mitigation in place  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Proposed allocation within the BLP preferred options document



2665 - 215 BRADFORD STREET, Bordesley and Highgate

Gross Size (Ha): 0.23      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 166      0-5 years: 166      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Sapphire Court Limited  
Planning Status: Detailed Planning Permission - 2020/08279/PA  
PP Expiry Date (If Applicable): 15/06/2025

Last known use: Public Assembly  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments:





## 2748 - Bordesley Park (Former wheels) site, Bordesley and Highgate

Gross Size (Ha): **16**

Net developable area (Ha): **16**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **92900**    0-5 years: **0**    6-10 years: **92900**    11-15 years: **0**    16+ years: **0**

Ownership: **Birmingham City Council**

Developer Interest (If known): **Local Authority**

Planning Status: **AAP Allocation - Bordesley Park AAP**

PP Expiry Date (If Applicable):

Last known use: **Public Assembly**

Year added to HELAA: **2022**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone B**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **Private OS**

Impact: **Strategy for mitigation proposed**

Contamination: **Unknown**

Demolition: **Demolition required, but expected that standard approaches can be applied**

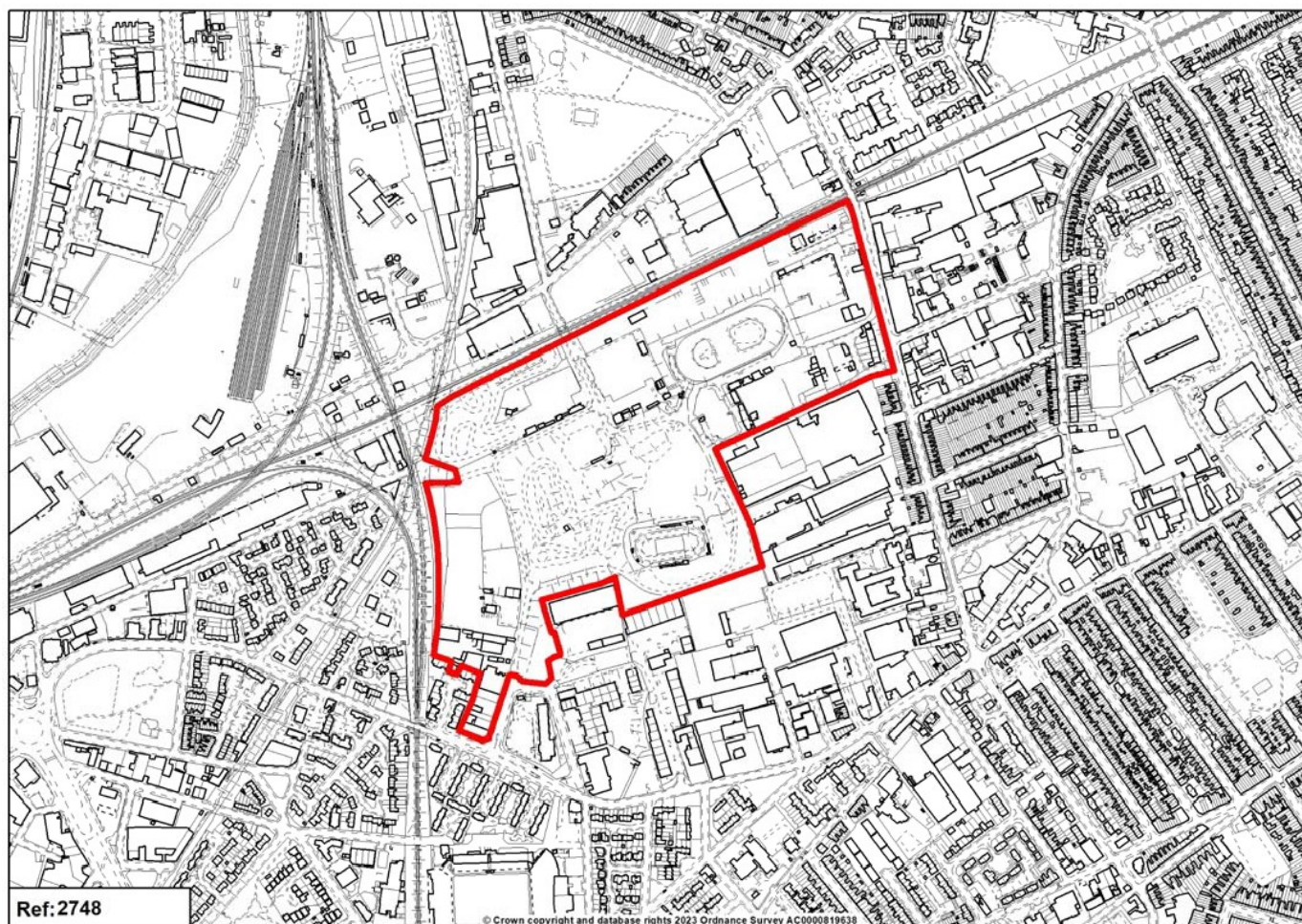
Vehicular Access: **No access issues**

Suitability Criteria: **Suitable - allocated in adopted plan**

Availability: **The site has a reasonable prospect of availability**

Achievable: **Yes**

Comments: **AAP allocation for employment development proposed to be taken forward in BLP Preferred Options**





2803 - Doris Road, Bordesley Green, Bordesley and Highgate

Gross Size (Ha): 0.03      Net developable area (Ha): 0.03      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 232      0-5 years: 0      6-10 years: 232      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): NULL

Planning Status: Other Opportunity - Call for sites submission 2023  
PP Expiry Date (If Applicable):

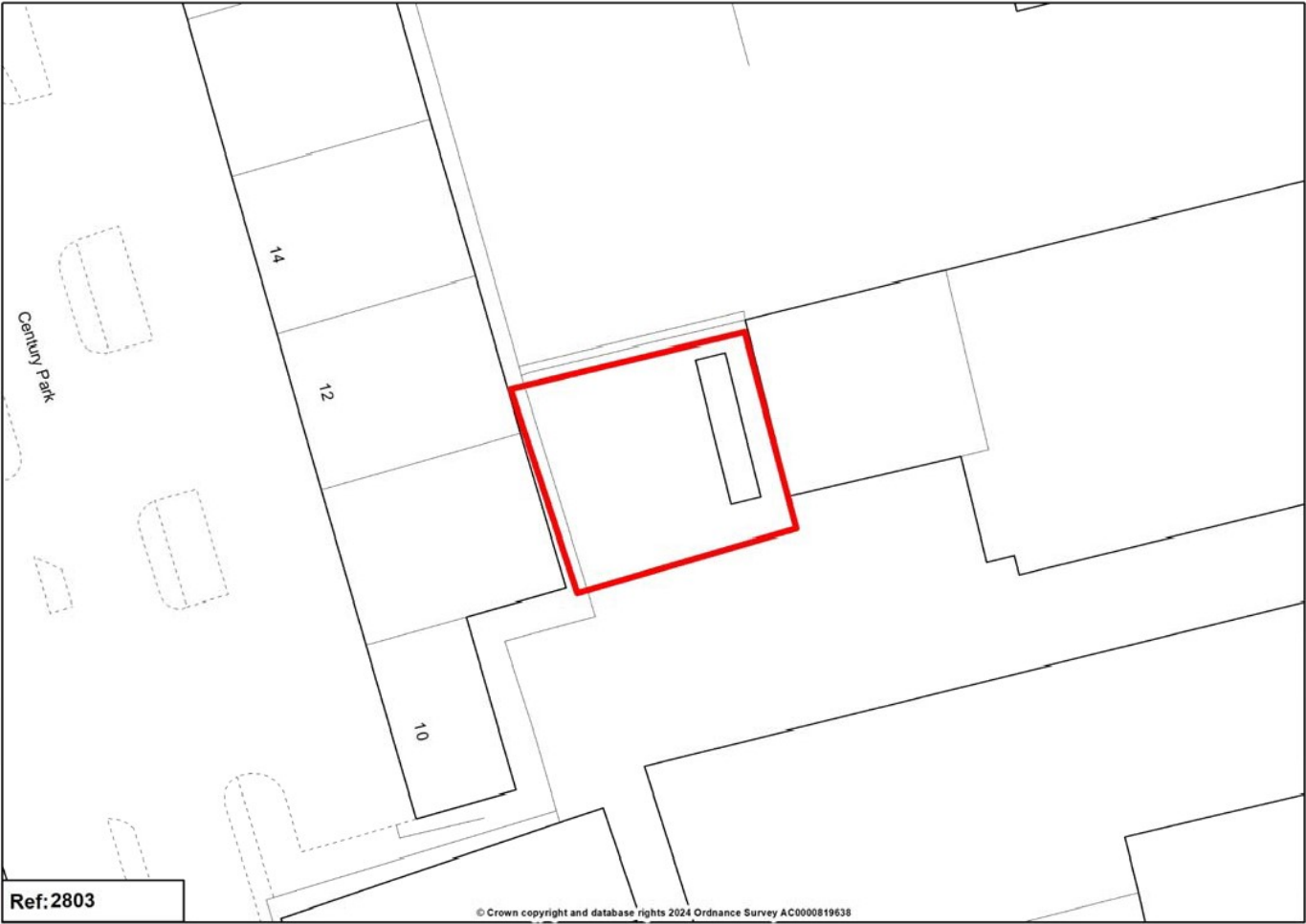
Last known use: Industrial  
Year added to HELAA: 2023      Call for Sites: Yes      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - no policy and/ or physical constraints  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Promoted for two 1,250 sq.ft. (116 sq.m.) industrial units



2808 - Oval Estates Land, Digbeth, Bordesley and Highgate

Gross Size (Ha): 18.9      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 1826      0-5 years: 40      6-10 years: 893      11-15 years: 893      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Oval Estates

Planning Status: Detailed Planning Permission - Resolved to approve at Committee

PP Expiry Date (If Applicable):

Last known use: Unknown

Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2/3

Natural Environment Designation: SLINC      Impact: Unknown

Historic Environment Designation: Cons Area, SLB, LLB      Impact: Unknown

Open Space Designation: None      Impact: None

Contamination Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

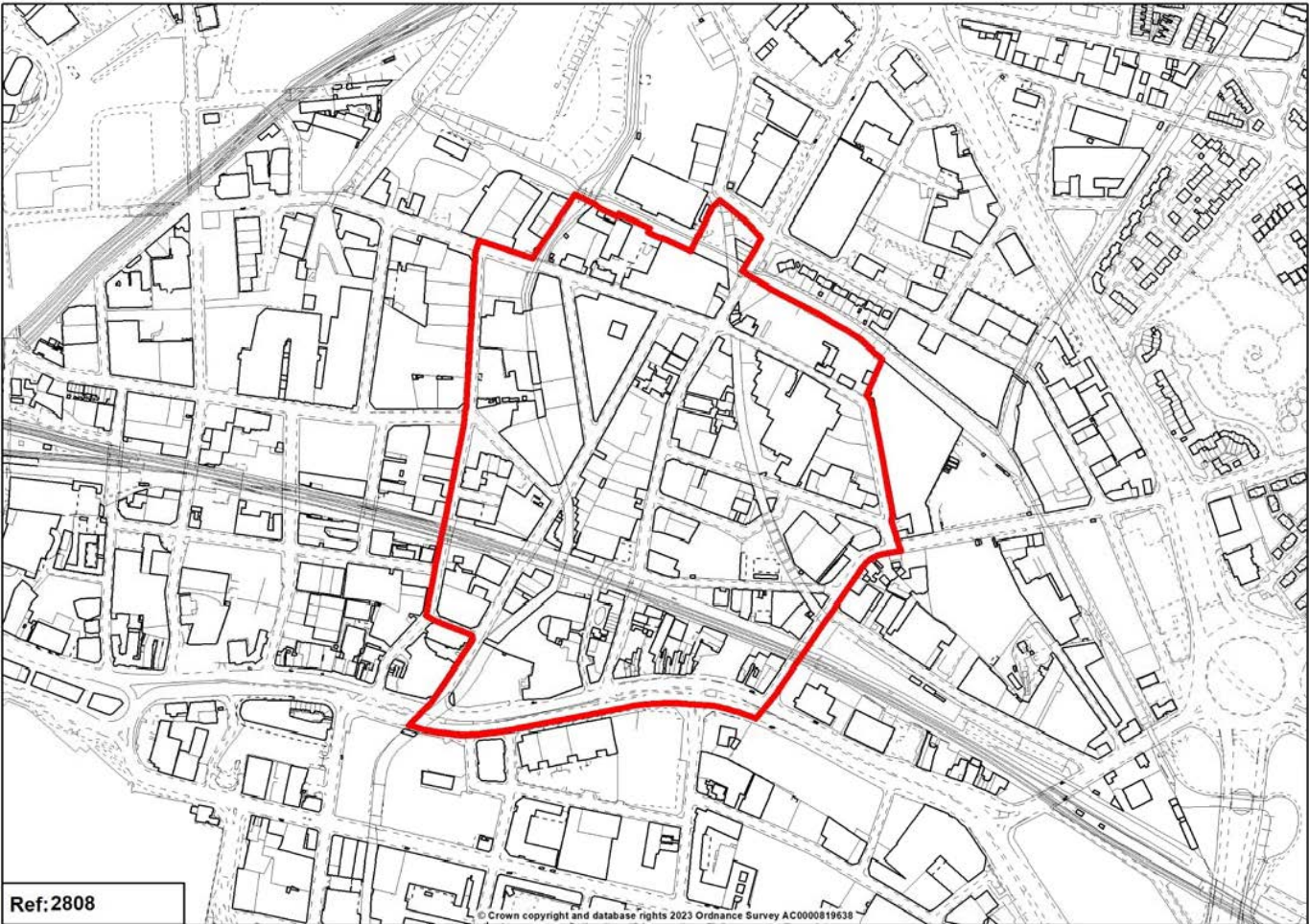
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: Awaiting signing of S106 agreement. Capacity reduced from 1,850 to 1,826 as 24 existing residential properties have been identified in LLPG. 40 dwellings in the full element are included in the 5 year supply.



Ref:2808



2809 - New Bond Street, Bordesley, Bordesley and Highgate

Gross Size (Ha): 1.61      Net developable area (Ha): 1.61      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 762      0-5 years: 0      6-10 years: 762      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Homes England

Planning Status: Detailed Planning Permission - Resolved to approve at Committee

PP Expiry Date (If Applicable):

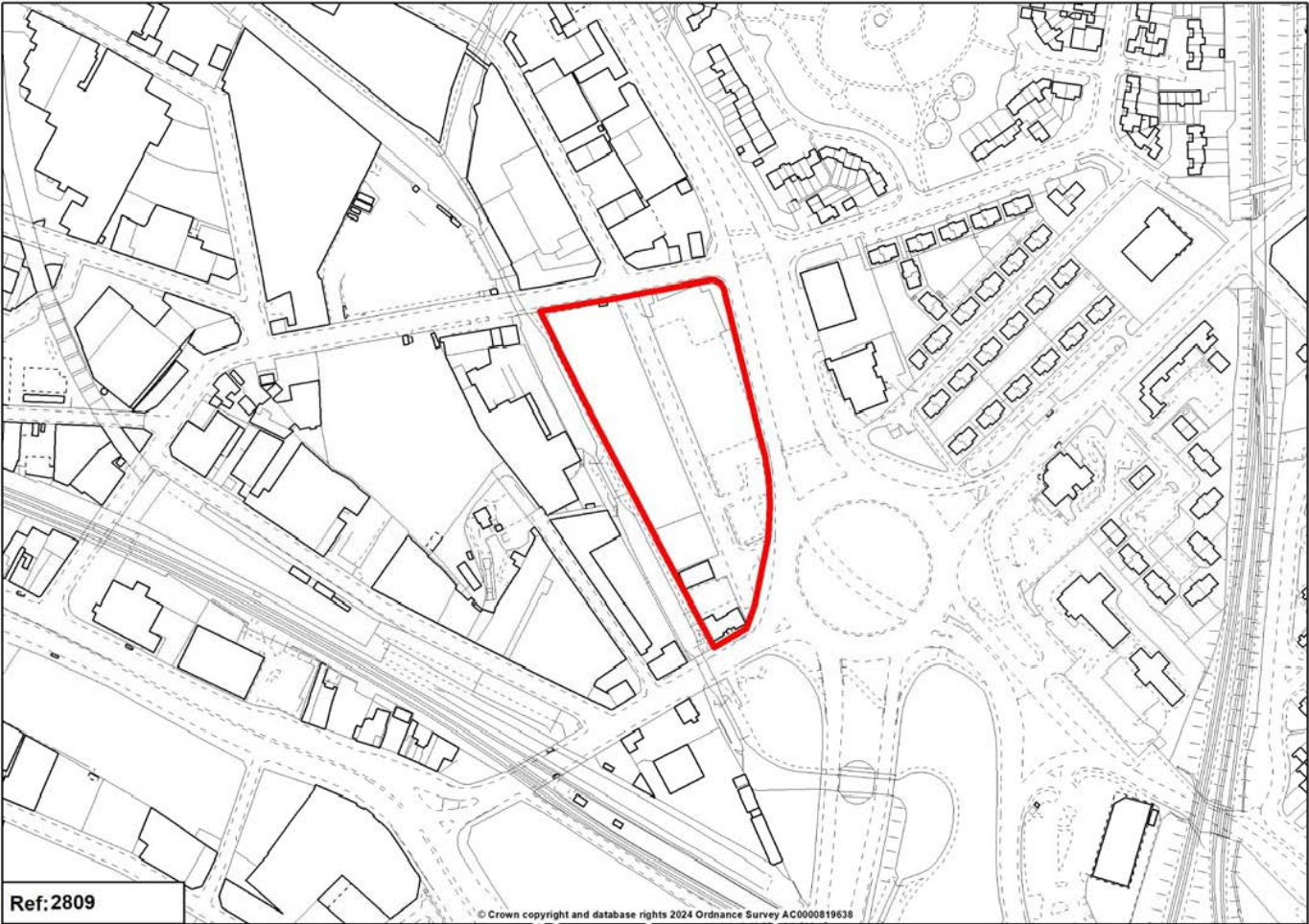
Last known use: Unused Vacant Land  
Year added to HELAA: 2023      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: SLINC      Impact: Unknown

Historic Environment Designation: LLB      Impact: Unknown  
Open Space Designation: None      Impact: None

Contamination: Unknown

Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments: Awaiting signing of S106 agreement





2821 - Warwick Barr Major Development Site, Bordesley and Highgate

Gross Size (Ha): 7.82      Net developable area (Ha): 7.82      Density rate applied (where applicable) (dph): 400      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 3000      0-5 years: 0      6-10 years: 1500      11-15 years: 1500      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Homes England

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Industrial      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2023

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2/3

Natural Environment Designation: SLINC      Impact: Unknown

Historic Environment Designation: Cons Area, SLB, LLB      Impact: Unknown

Open Space Designation: None      Impact: None

Contamination: Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

Vehicular Access: No access issues

Suitability Criteria: Potentially suitable - allocated in emerging plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: Capacity based on density assumption calculation but rounded down to 3,000 as it is proposed for a mix of uses



2822 - Digbeth High Street Major Development Site, Bordesley and Highgate

Gross Size (Ha): 2.56      Net developable area (Ha): 2.56      Density rate applied (where applicable) (dph): 400      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 1024      0-5 years: 0      6-10 years: 1024      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): NULL

Planning Status: Other Opportunity - Central Birmingham Framework Site

PP Expiry Date (If Applicable):

Last known use: Unknown      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2023

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

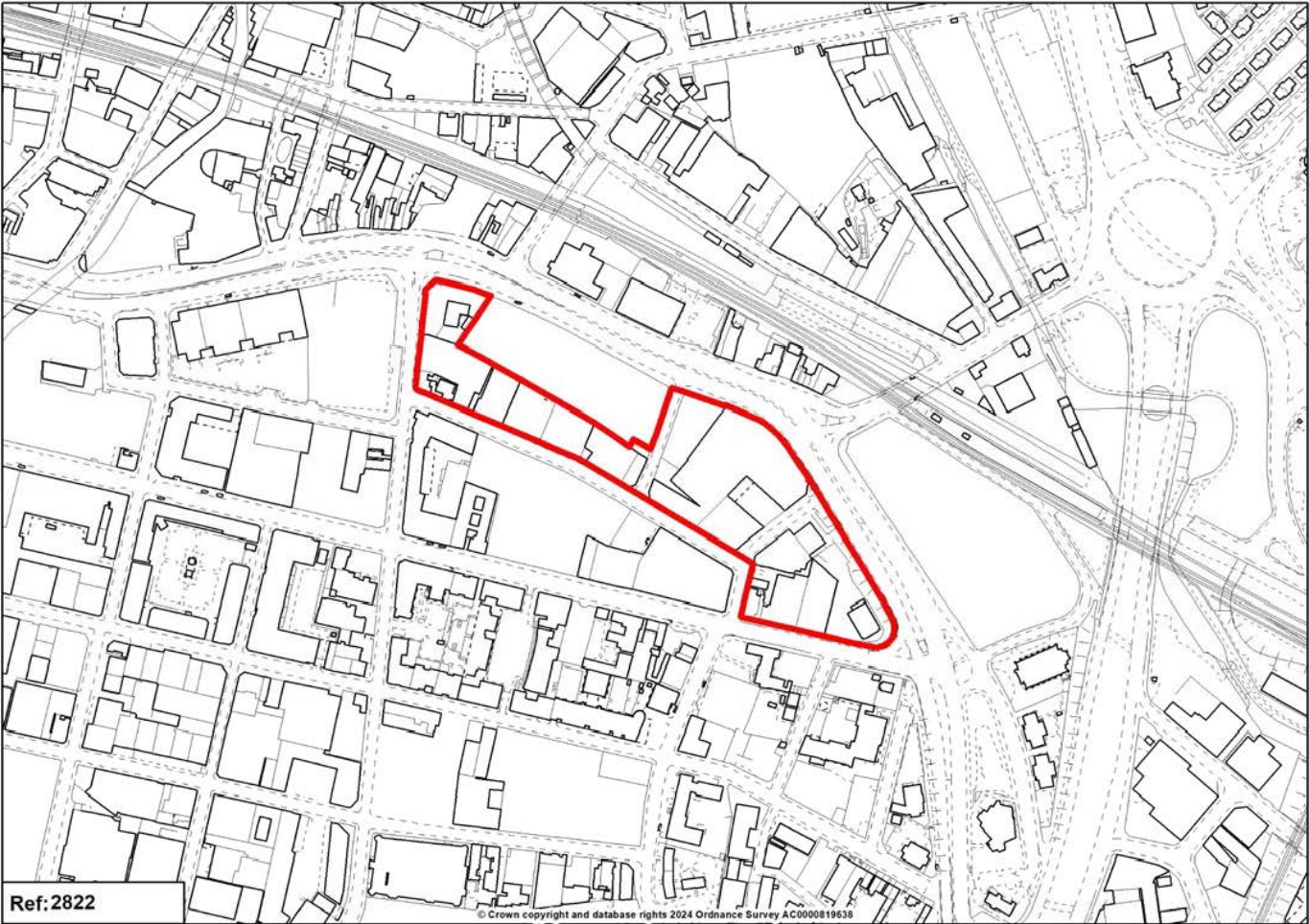
Vehicular Access: No access issues

Suitability Criteria: Suitable - no policy and/ or physical constraints

Availability: The site is considered available for development

Achievable: Yes

Comments: Capacity based on density assumption calculation





2842 - Lawley Middleway Major Development Site, Bordesley and Highgate

Gross Size (Ha): 2.34      Net developable area (Ha): 2.34      Density rate applied (where applicable) (dph): 400  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 864      0-5 years: 0      6-10 years: 460      11-15 years: 404      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Homes England

Planning Status: Allocated in Draft Plan - BLP Preferred Options

PP Expiry Date (If Applicable):

Last known use: Mixed

Year added to HELAA: 2023      Call for Sites: Yes      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2

Natural Environment Designation: SINC      Impact: Unknown

Historic Environment Designation: LLB      Impact: Unknown

Open Space Designation: None      Impact: None

Contamination: Unknown

Demolition: Demolition required, but expected that standard approaches can be applied

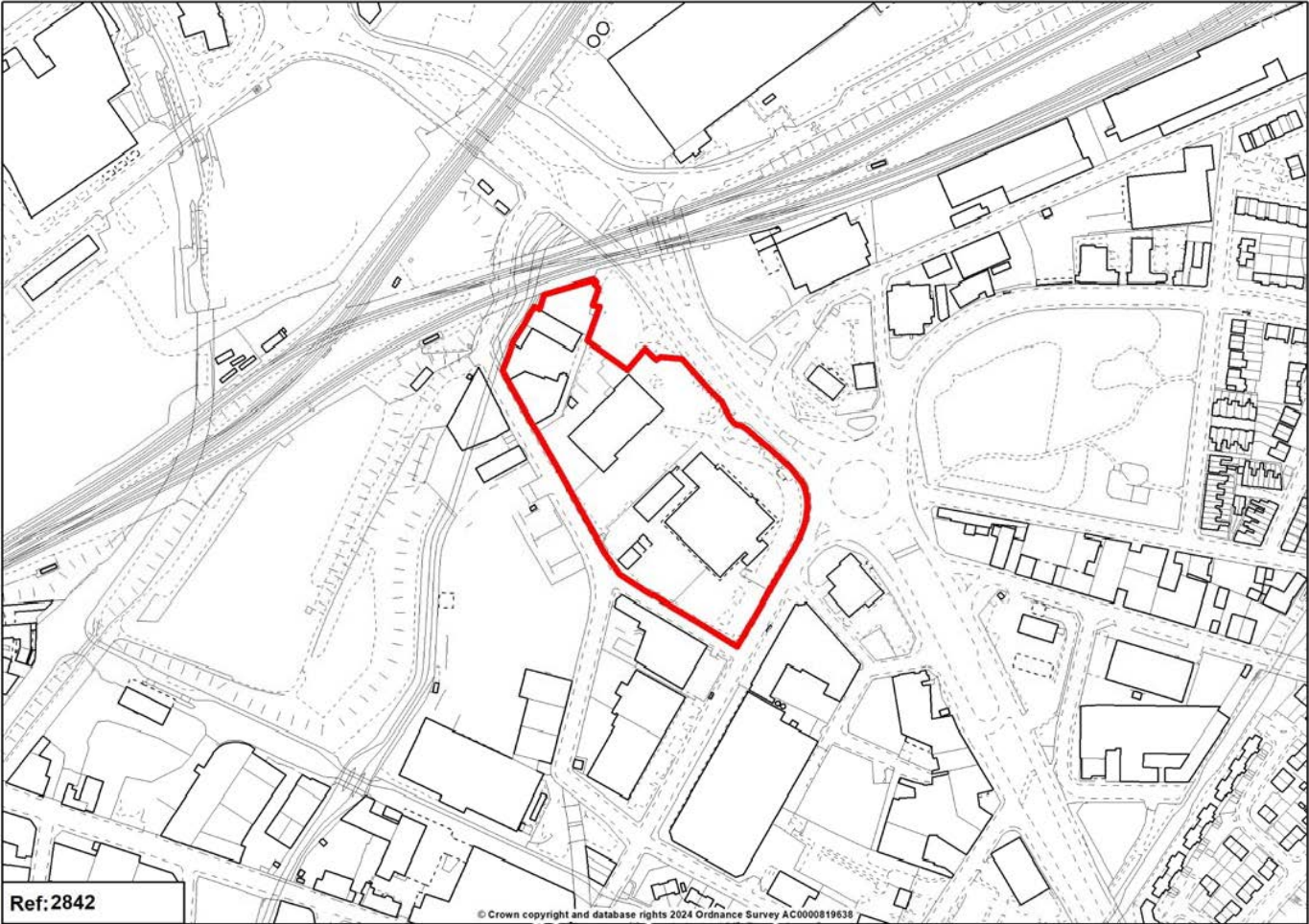
Vehicular Access: No access issues

Suitability Criteria: Potentially suitable - allocated in emerging plan

Availability: The site is considered available for development

Achievable: Yes

Comments: Contains two call for site submissions. Capacity based on density assumption calculation.





3029 - Cheapside Major Development Site, Bordesley and Highgate

Gross Size (Ha):	6.04	Net developable area (Ha):	6.04	Density rate applied (where applicable) (dph):	N/A				
				Greenfield?:	No				
Timeframe for development (dwellings/floorspace sqm):									
Total Capacity:	2720	0-5 years:	0	6-10 years:	2720	11-15 years:	0	16+ years:	0
Ownership:	Non-BCC			Developer Interest (If known):			Unknown		
Planning Status:	Allocated in Draft Plan - BLP Preferred Options								
PP Expiry Date (If Applicable):									
Last known use:	Mixed								
Year added to HELAA:	2023			Call for Sites:	No		Greenbelt:	No	
Accessibility by Public Transport:	Zone A			Flood Risk:	Flood Zone 2/3				
Natural Environment Designation:	SLINC			Impact:	Unknown				
Historic Environment Designation:	None			Impact:	None				
Open Space Designation:	None			Impact:	None				
Contamination	Unknown								
Demolition:	Demolition required, but expected that standard approaches can be applied								
Vehicular Access:	No access issues								
Suitability Criteria	Potentially suitable - allocated in emerging plan								
Availability:	The site has a reasonable prospect of availability								
Achievable:	Yes								
Comments:	Capacity based on Central Birmingham Framework								



## 3036 - Smithfield Quarter, Bordesley and Highgate

Gross Size (Ha): **16.74**

Net developable area (Ha): **16.74**

Density rate applied (where applicable) (dph):

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **2500**

0-5 years: **0**

6-10 years: **2500**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **Unknown**

Planning Status: **Allocated in Draft Plan - BLP Preferred Options**

PP Expiry Date (If Applicable):

Last known use: **Cleared Vacant Land**

Year added to HELAA: **2023**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone A**

Flood Risk: **Flood Zone 2/3**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Unknown**

Demolition: **No Demolition Required**

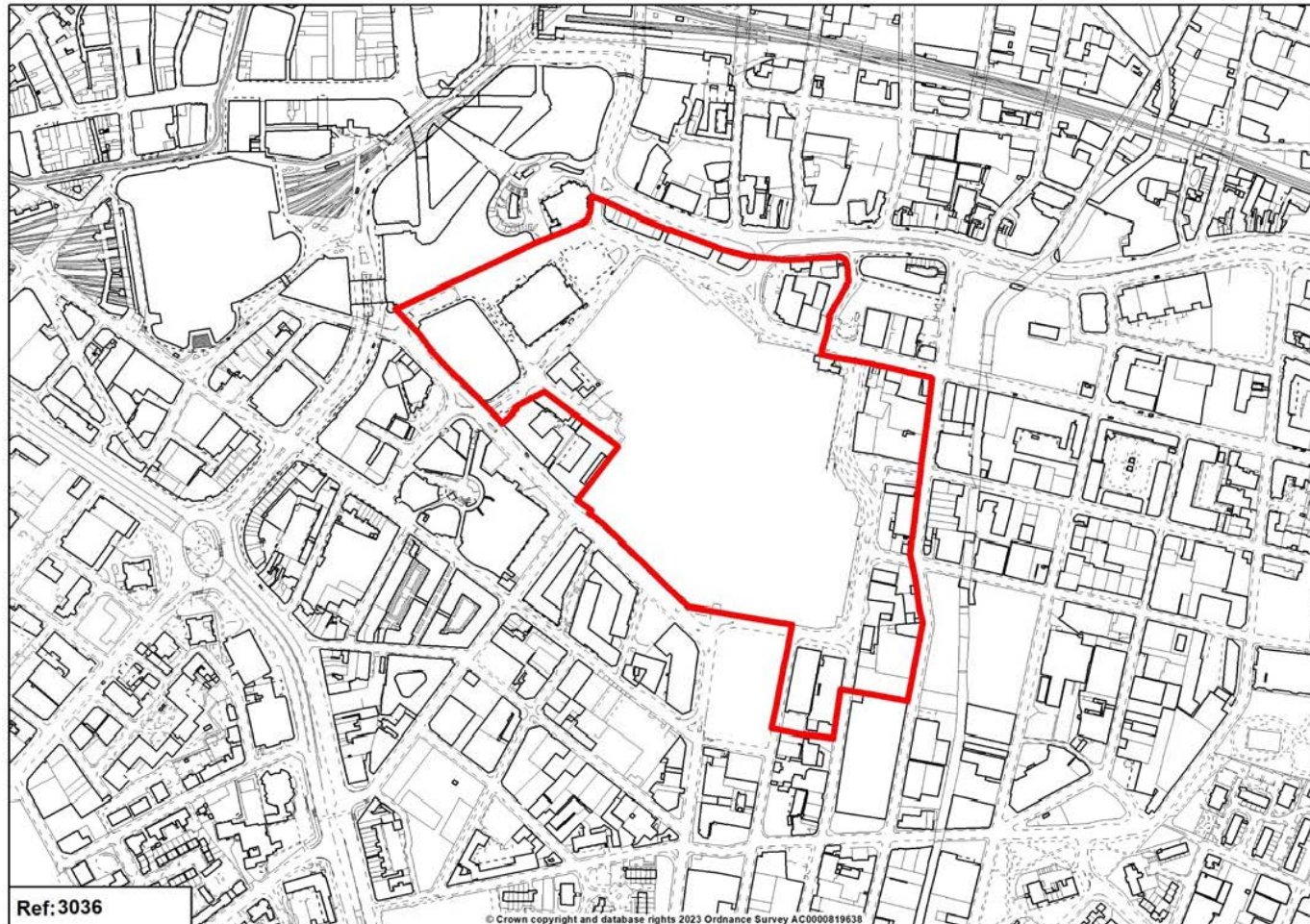
Vehicular Access: **No access issues**

Suitability Criteria: **Potentially suitable - allocated in emerging plan**

Availability: **The site has a reasonable prospect of availability**

Achievable: **Yes**

Comments: **Capacity based on Central Birmingham Framework**





## C101 - ST LUKE'S ESTATE LAND FRONTING BRISTOL STREET, Bordesley and Highgate

Gross Size (Ha): **8.65**

Net developable area (Ha): **0**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **278**

0-5 years: **278**

6-10 years: **0**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **Barratt Homes**

Planning Status: **Under Construction - 2020/00157/PA**

PP Expiry Date (If Applicable): **14/03/2021**

Last known use: **Cleared Vacant Land**

Year added to HELAA: **2009**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone A**

Flood Risk: **Flood Zone 2/3**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Known/Expected contamination issues that can be overcome through remediation**

Demolition: **Demolition required, but expected that standard approaches can be applied**

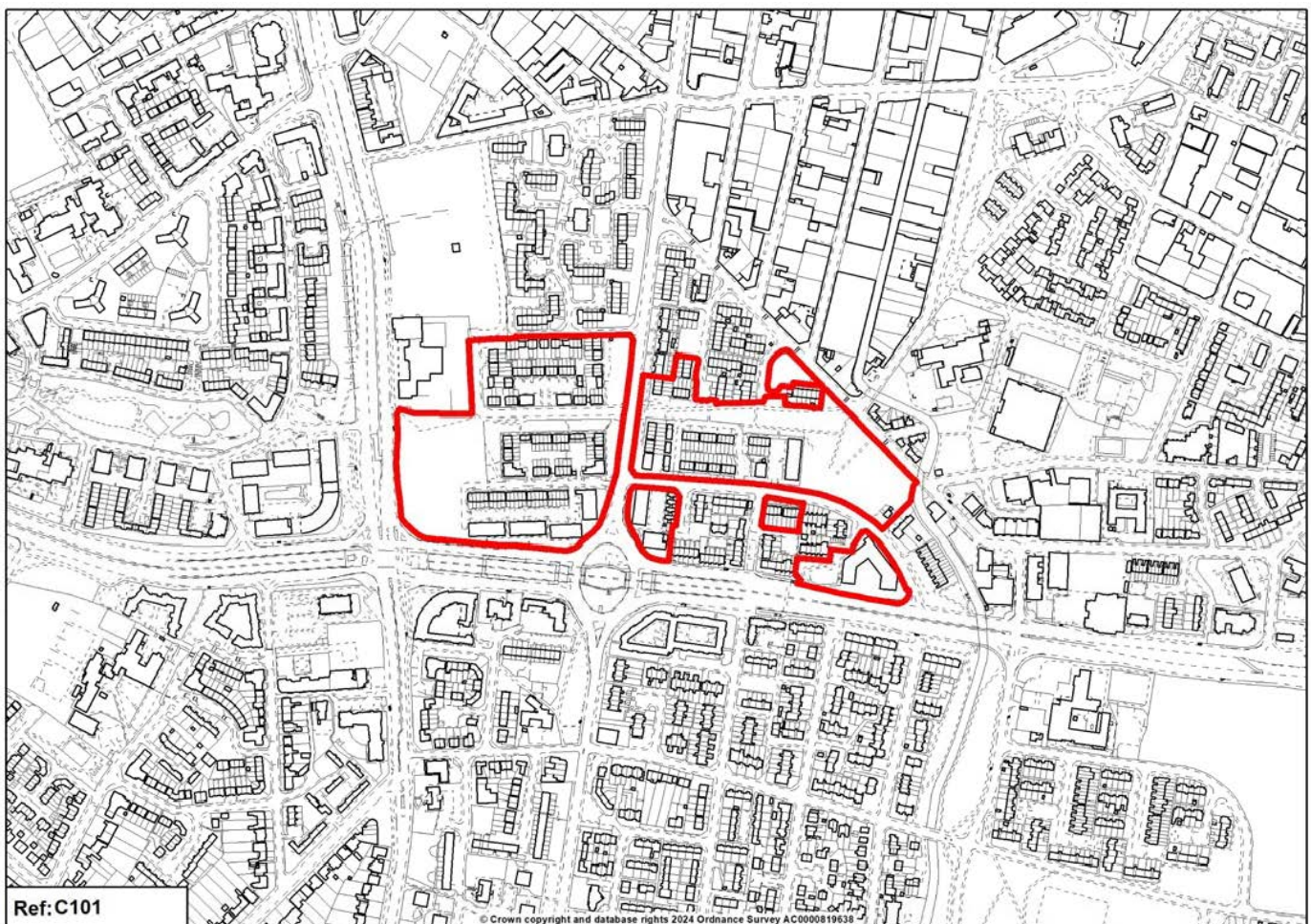
Vehicular Access: **Access issues with viable identified strategy to address**

Suitability Criteria: **Suitable - planning permission**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **Demolition of St Lukes & The Highgate Centre. Mixed use new build.**





C204A - UNITY HOUSE SITE 130 TO 134 BROMSGROVE STREET, Bordesley and Highgate

Gross Size (Ha): 0.15      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 78      0-5 years: 78      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Lend Lease

Planning Status: Under Construction - 2020/04461/PA

PP Expiry Date (If Applicable): 14/07/2023

Last known use: Retail Unknown      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2009

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: LLB      Impact: No adverse impact

Open Space Designation: None      Impact: None

Contamination: No contamination issues

Demolition: Demolition required, but expected that standard approaches can be applied

Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Certificate of Lawfulness 2019/09282/PA confirms permission has been implemented



C204B - ARMOURIES SITE 139 TO 141 BROMSGROVE STREET, Bordesley and Highgate

Gross Size (Ha): 0.12      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 84      0-5 years: 84      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Lend Lease

Planning Status: Under Construction - 2020/04461/PA

PP Expiry Date (If Applicable): 15/07/2023

Last known use: Retail Unknown      Call for Sites: No      Greenbelt: No

Year added to HELAA: 2009

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

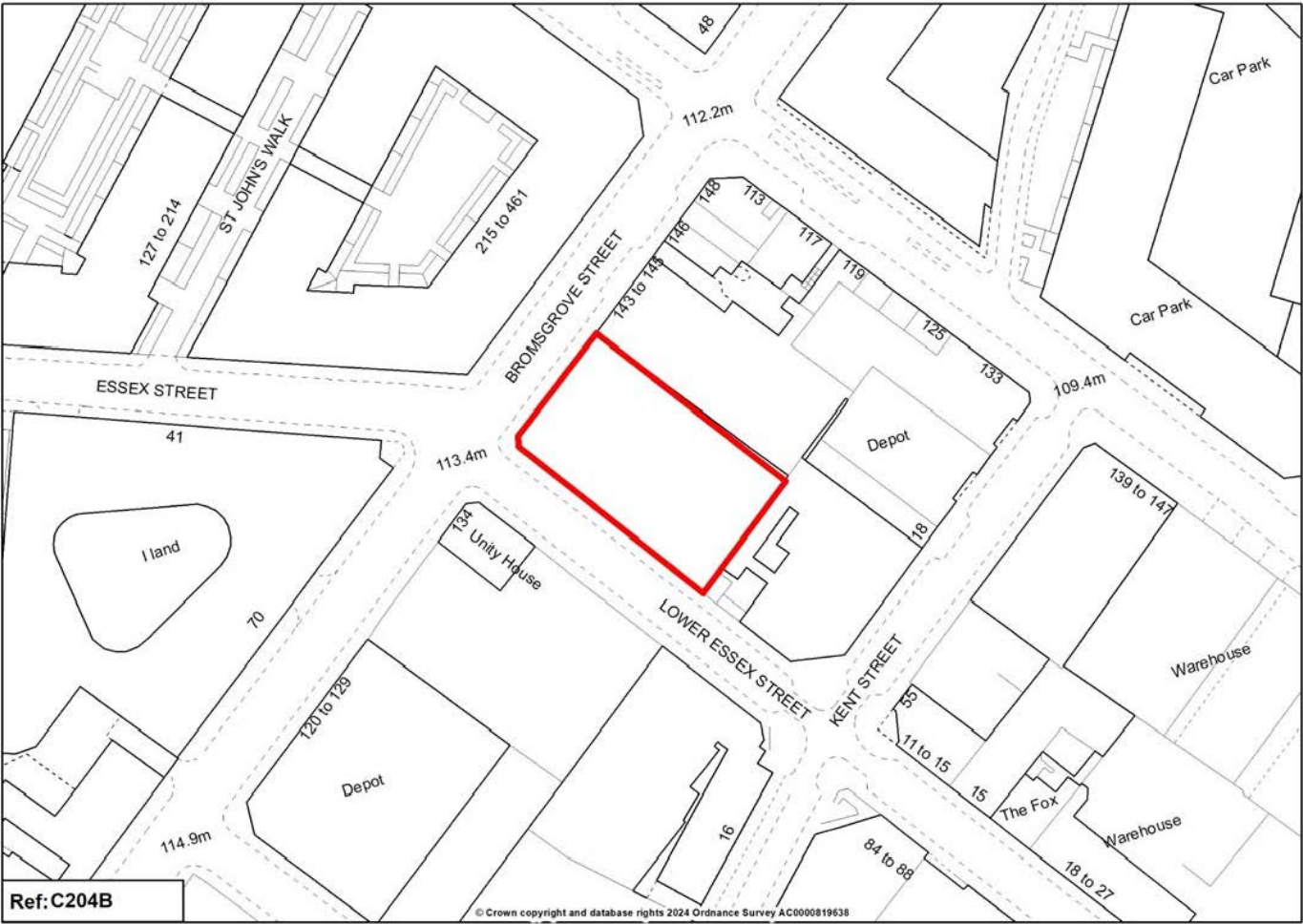
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: 2019/09282/PA Certificate of Lawfulness confirms permission implemented



C208 - CONNAUGHT 1 LAND CORNER OF BRADFORD STREET AND REA STREET, Bordesley and Highgate

Gross Size (Ha): 1.5      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 770      0-5 years: 528      6-10 years: 242      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Seven Capital

Planning Status: Detailed Planning Permission - 2016/08273/PA

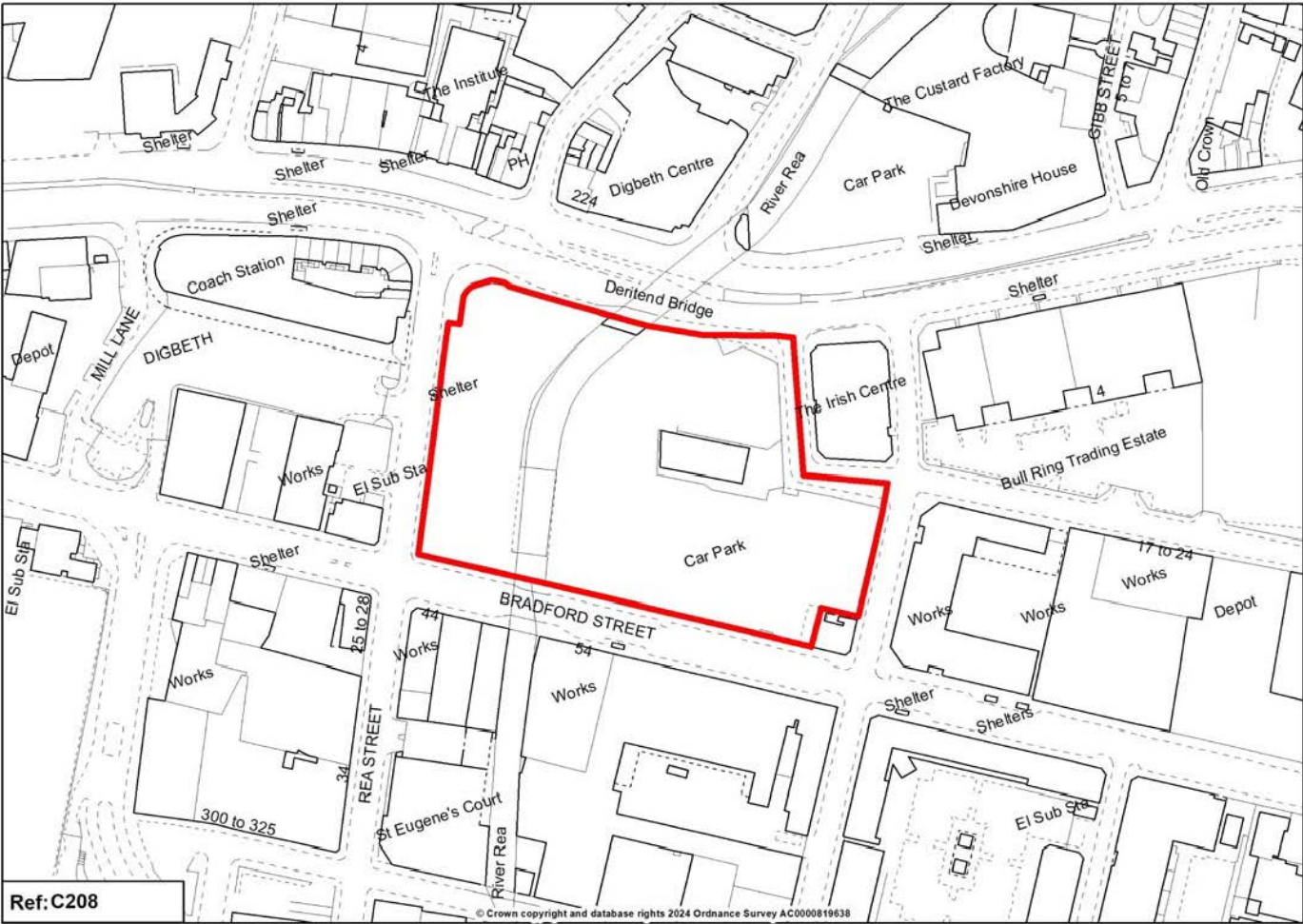
PP Expiry Date (If Applicable): 13/12/2023

Last known use: Cleared Vacant Land  
Year added to HELAA: 2009      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2/3  
Natural Environment Designation: SLINC      Impact: No adverse impact

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Proposed allocation within the BLP preferred options document





## C216 - BULL RING TRADING ESTATE HIGH STREET DERITEND, Bordesley and Highgate

Gross Size (Ha): **1.37**

Net developable area (Ha): **0**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **995**

0-5 years: **995**

6-10 years: **0**

11-15 years: **0**

16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **A & J Mucklow Group PLC**

Planning Status: **Detailed Planning Permission - 2019/07805/PA**

PP Expiry Date (If Applicable): **07/09/2023**

Last known use: **Retail Convenience**

Year added to HELAA: **2009**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone A**

Flood Risk: **Flood Zone 2/3**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Known/Expected contamination issues that can be overcome through remediation**

Demolition: **Demolition required, but expected that standard approaches can be applied**

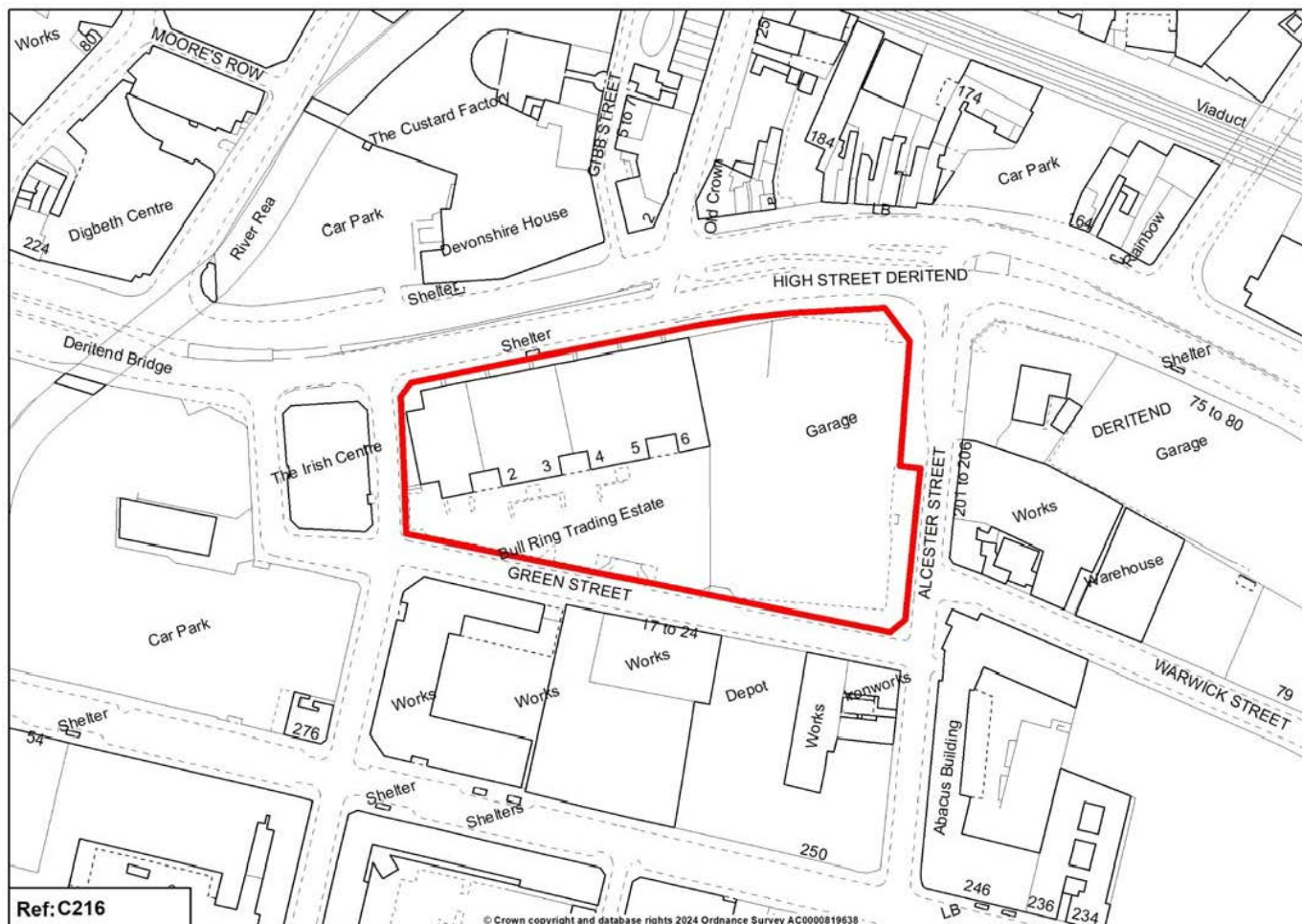
Vehicular Access: **Access issues with viable identified strategy to address**

Suitability Criteria: **Suitable - planning permission**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **Proposed allocation within the BLP preferred options document**



C217 - LAND FRONTING BRADFORD STREET AND ALCESTER STREET AND GREEN LANE, Bordesley and Highgate

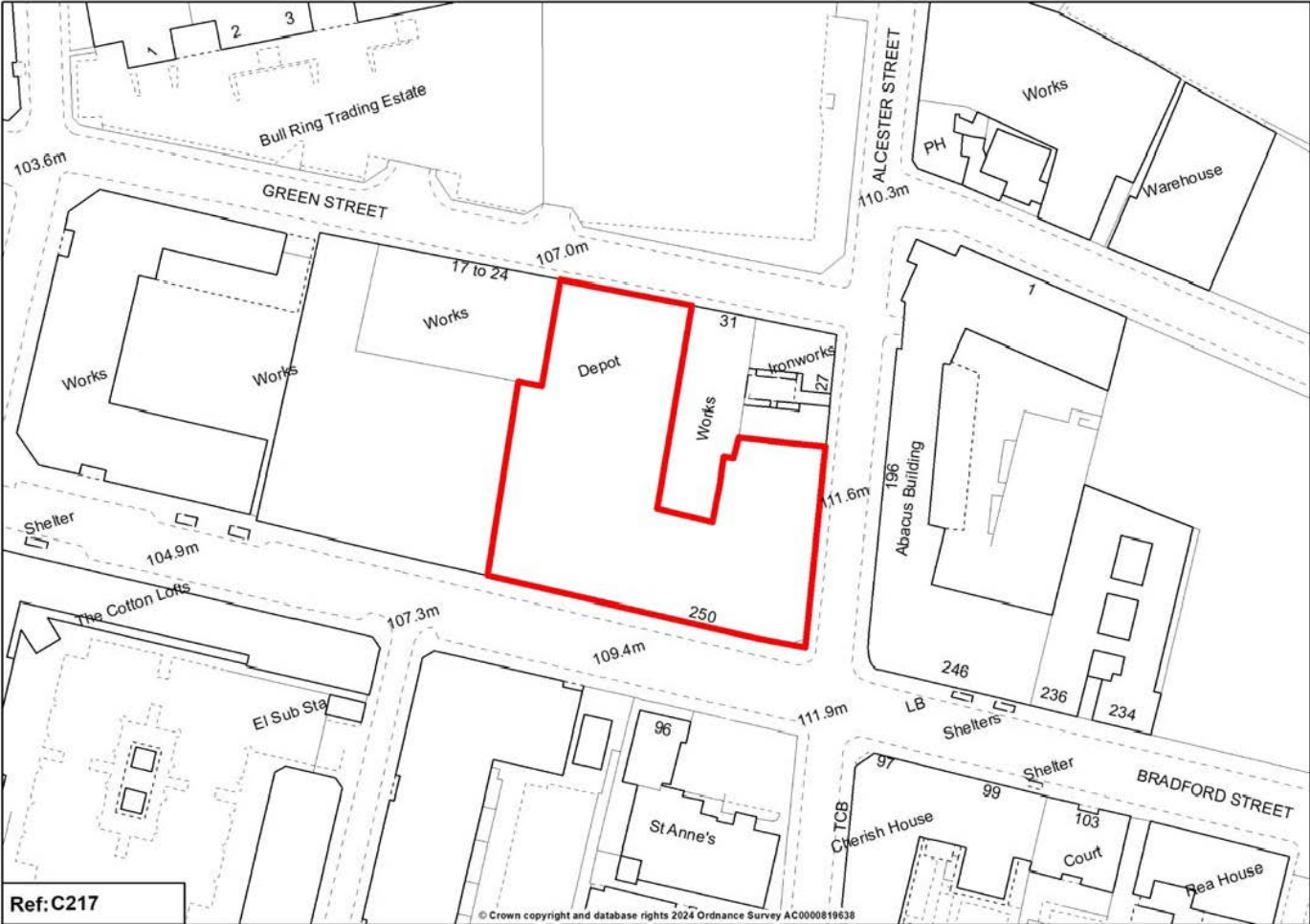
Gross Size (Ha): 0.33      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 160      0-5 years: 160      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): ESRG Developments Ltd  
Planning Status: Under Construction - 2022/02898/PA  
PP Expiry Date (If Applicable): 18/07/2020  
Last known use: Office

Year added to HELAA: 2009      Call for Sites: No      Greenbelt: No  
Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Historic Environment Impact changed to match HER impact for HELAA methodology



C381 - 'BOERMA' - PHASES 2 AND 3 LAND BOUNDED BY DIGBETH AND PARK STREET AND WELL LANE, Bordesley and Highgate

Gross Size (Ha): 0.58      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 198      0-5 years: 198      6-10 years: 0      11-15 years: 0      16+ years: 0

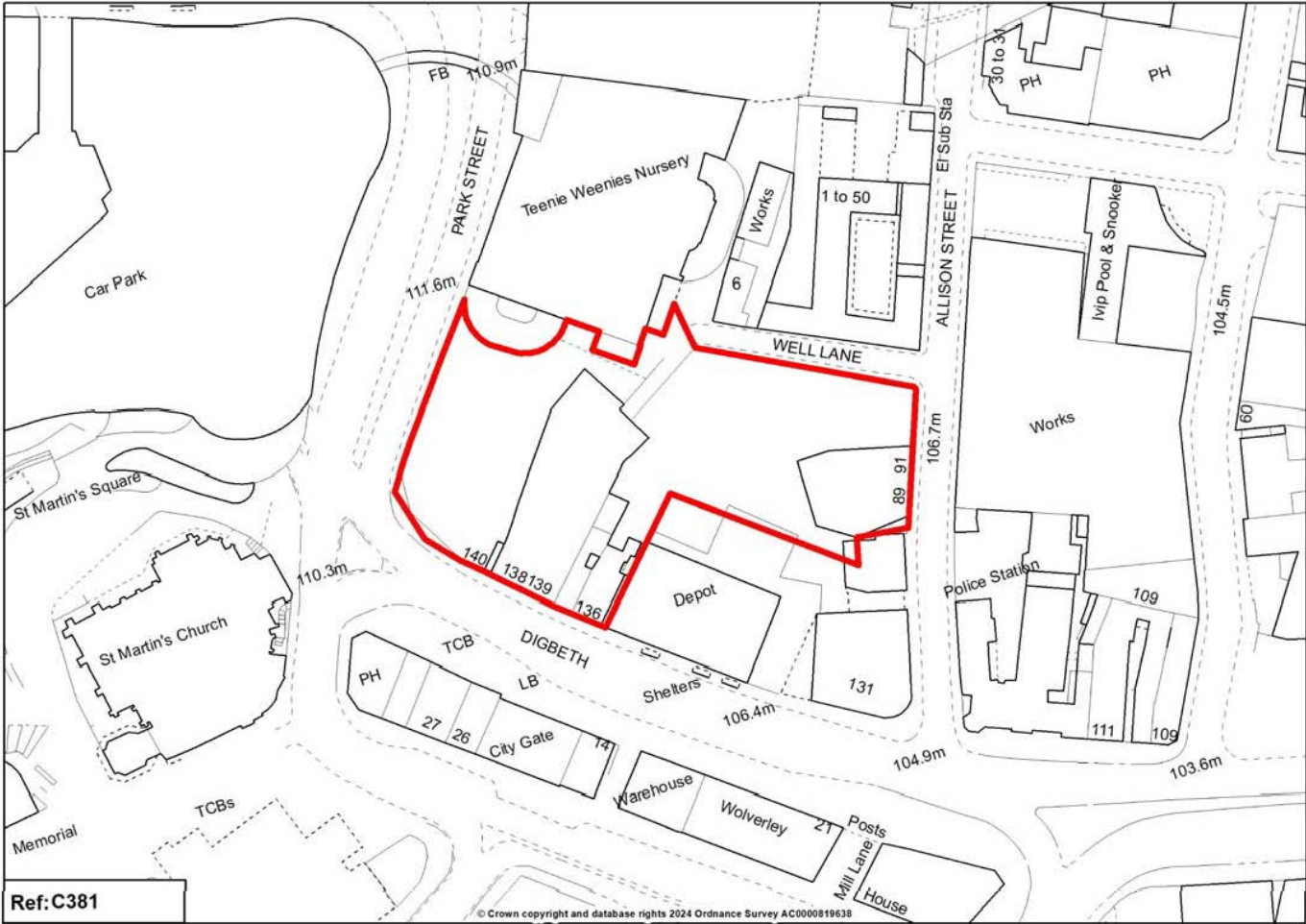
Ownership: Non-BCC      Developer Interest (If known): Salhia Investments (Birmingham) Ltd  
Planning Status: Under Construction - 2015/06678/PA, 2018/04391/PA and 2019/00087/PA  
PP Expiry Date (If Applicable): 17/08/2015

Last known use: Retail Unknown, Warehouse  
Year added to HELAA: 2016      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: cons Area, LLB      Impact: No adverse impact  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Some buildings demolished 2017/18. Historic Environment Impact changed to match HER impact for HELAA methodology





C420 - Corner of Essex Street / Bristol Street, Bordesley and Highgate

Gross Size (Ha): 0.05      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 166      0-5 years: 166      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Essex St (Properties) Limited

Planning Status: Under Construction - 2021/10788/PA

PP Expiry Date (If Applicable): 06/07/2025

Last known use: Retail Unknown

Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

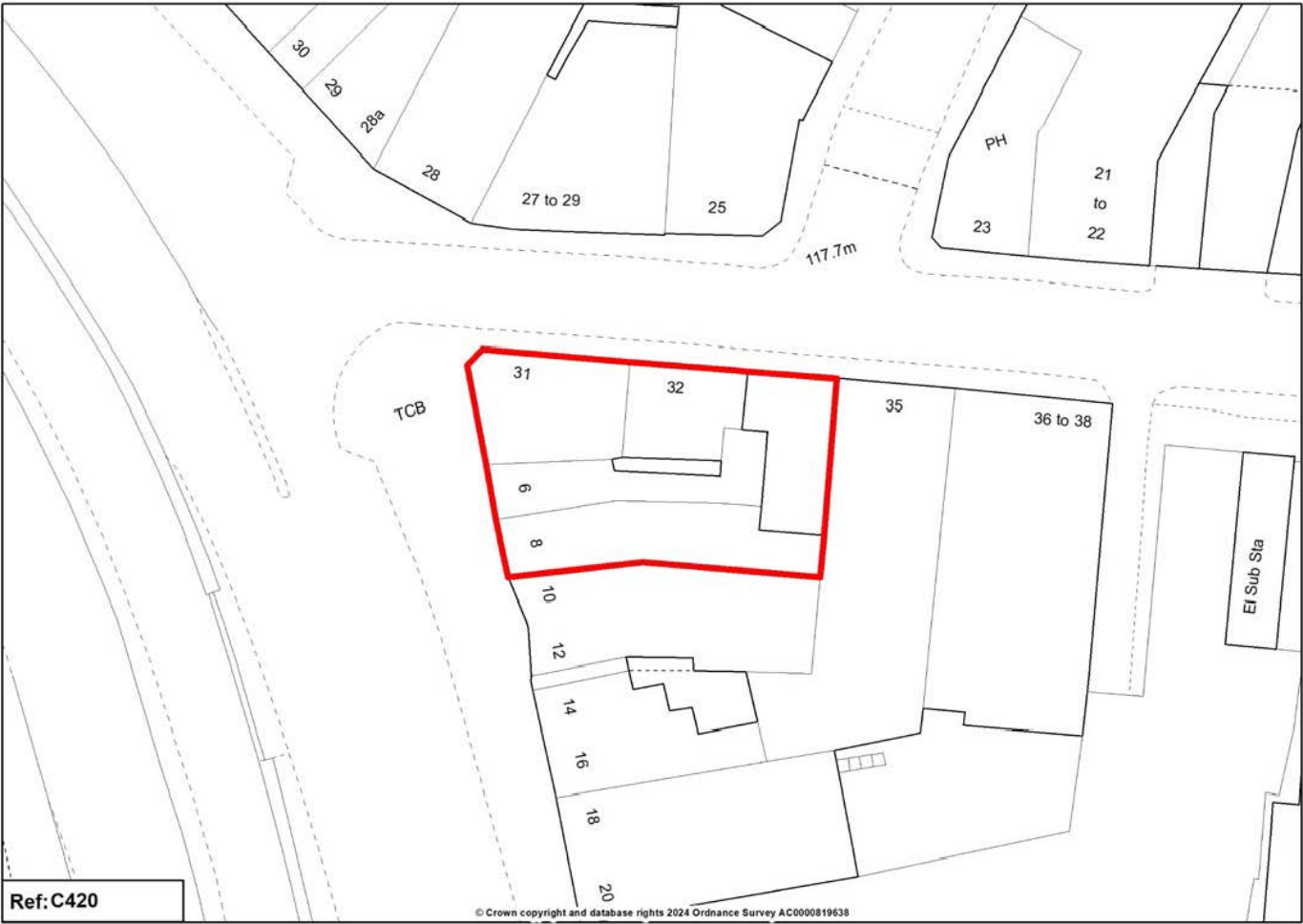
Vehicular Access: No access issues

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Demolition of existing buildings, commercial units at ground floor with flats above



C425 - LAND CORNER OF CHEAPSIDE AND MOSELEY ROAD, Bordesley and Highgate

Gross Size (Ha): 0.1      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 70      0-5 years: 0      6-10 years: 70      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): DP Property Ltd

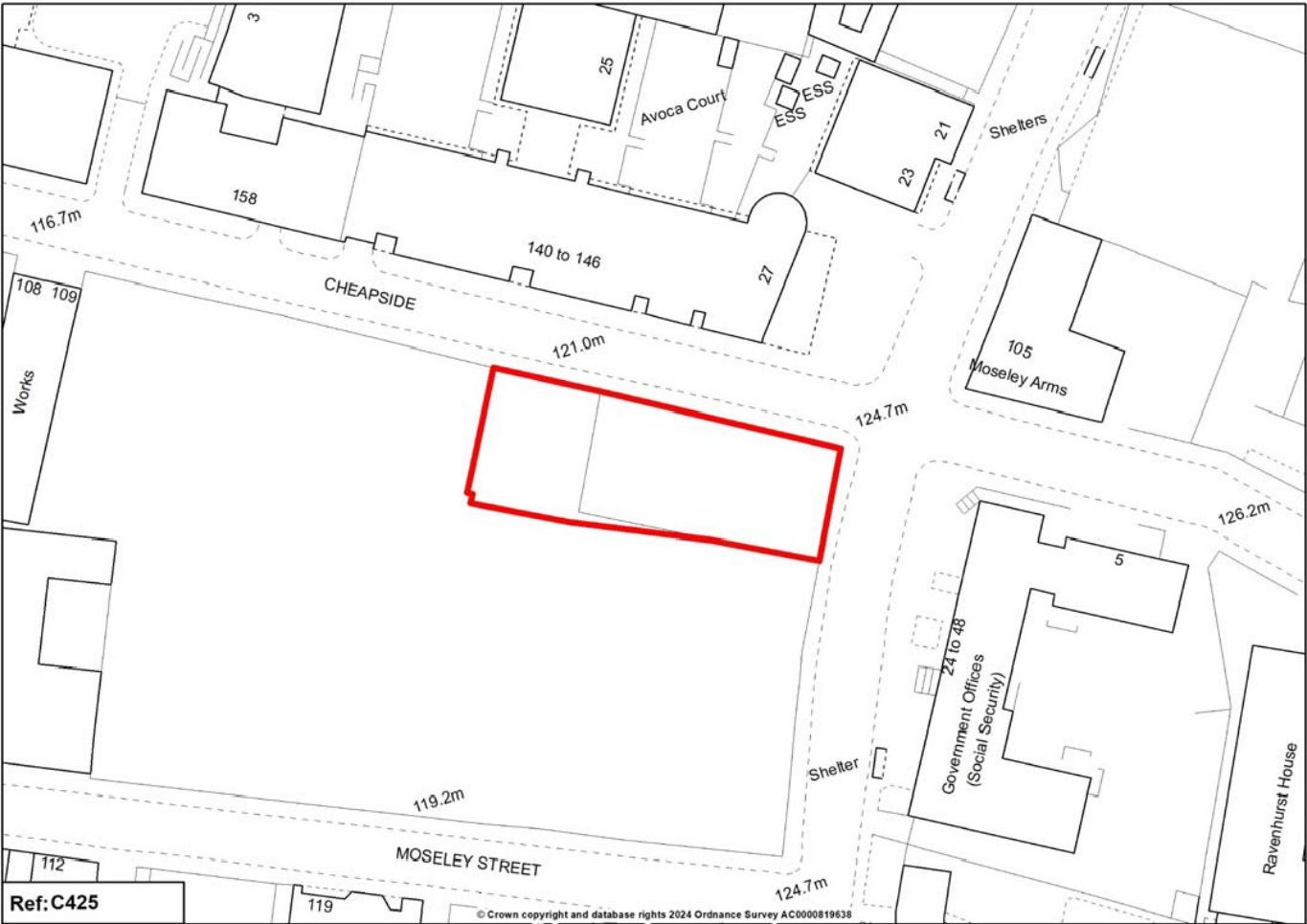
Planning Status: Detailed Planning Permission - Resolved to approve at Committee  
PP Expiry Date (If Applicable):

Last known use: Cleared Vacant Land  
Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: No Demolition Required  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments: Awaiting signing of S106 agreement



C426 - 230 BRADFORD STREET, Bordesley and Highgate

Gross Size (Ha): 0.58      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 237      0-5 years: 237      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): ESRG Developments Ltd

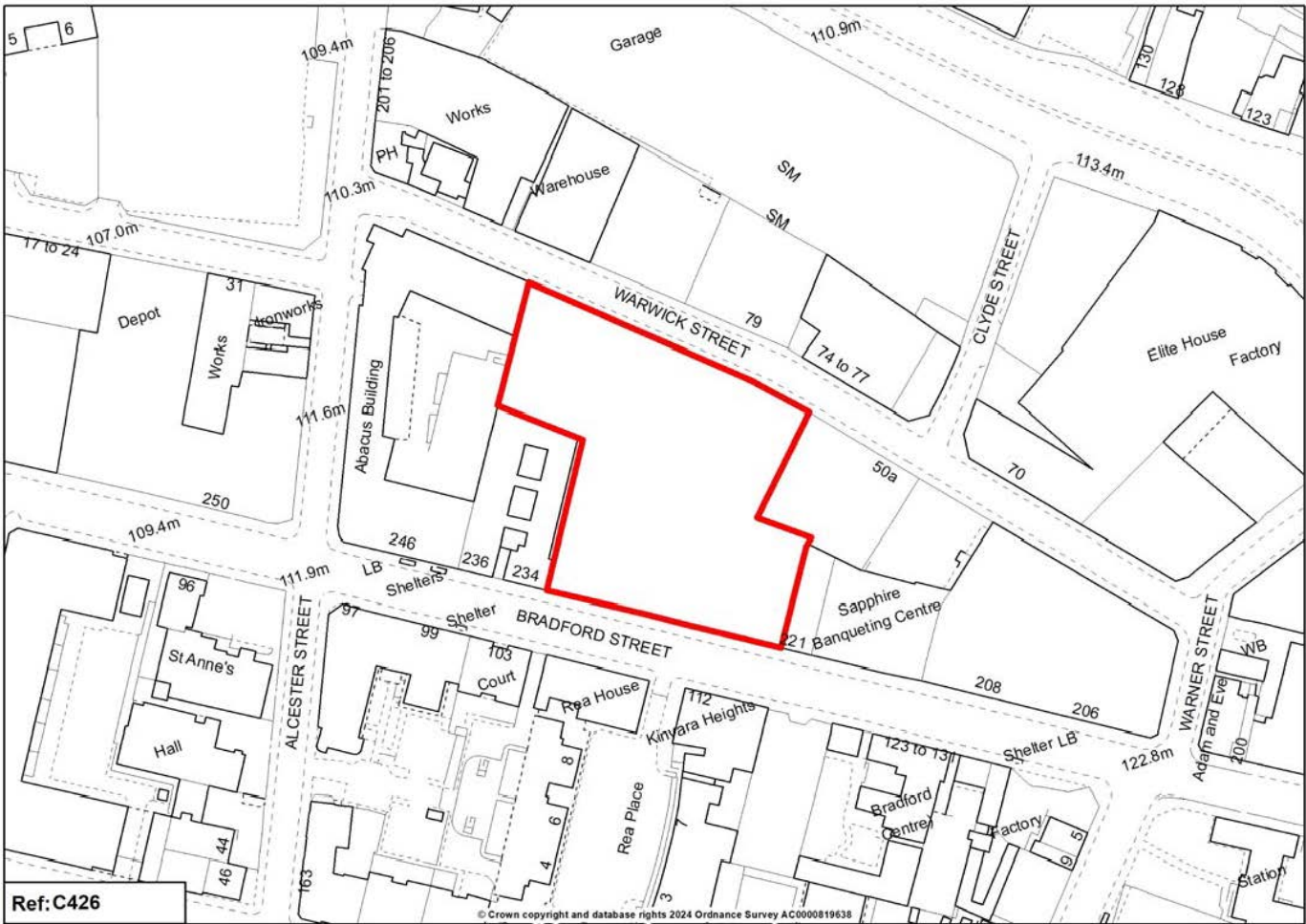
Planning Status: Under Construction - 2016/08444/PA  
PP Expiry Date (If Applicable): 18/07/2020

Last known use: Warehouse  
Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Demolition of Kingfield Heath building and redevelopment, Historic Environment Impact changed to match HER impact for HELAA methodology





C453 - Former Kent Street Baths Bromsgrove Street, Gooch Street North Kent Street and Henstead Street, Bordesley and Highgate

Gross Size (Ha): 0.99      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 504      0-5 years: 504      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Camborne Land Investments Ltd & Benacre Properties

Planning Status: Under Construction - 2020/01622/PA  
PP Expiry Date (If Applicable): 29/05/2021

Last known use: Industrial      Call for Sites: No      Greenbelt: No  
Year added to HELAA: 2019

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Mixed-Use



C456 - FORMER WESTMINSTER WORKS ALCESTER STREET AND CHEAPSIDE, Bordesley and Highgate

Gross Size (Ha): 0.4      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 220      0-5 years: 220      6-10 years: 0      11-15 years: 0      16+ years: 0

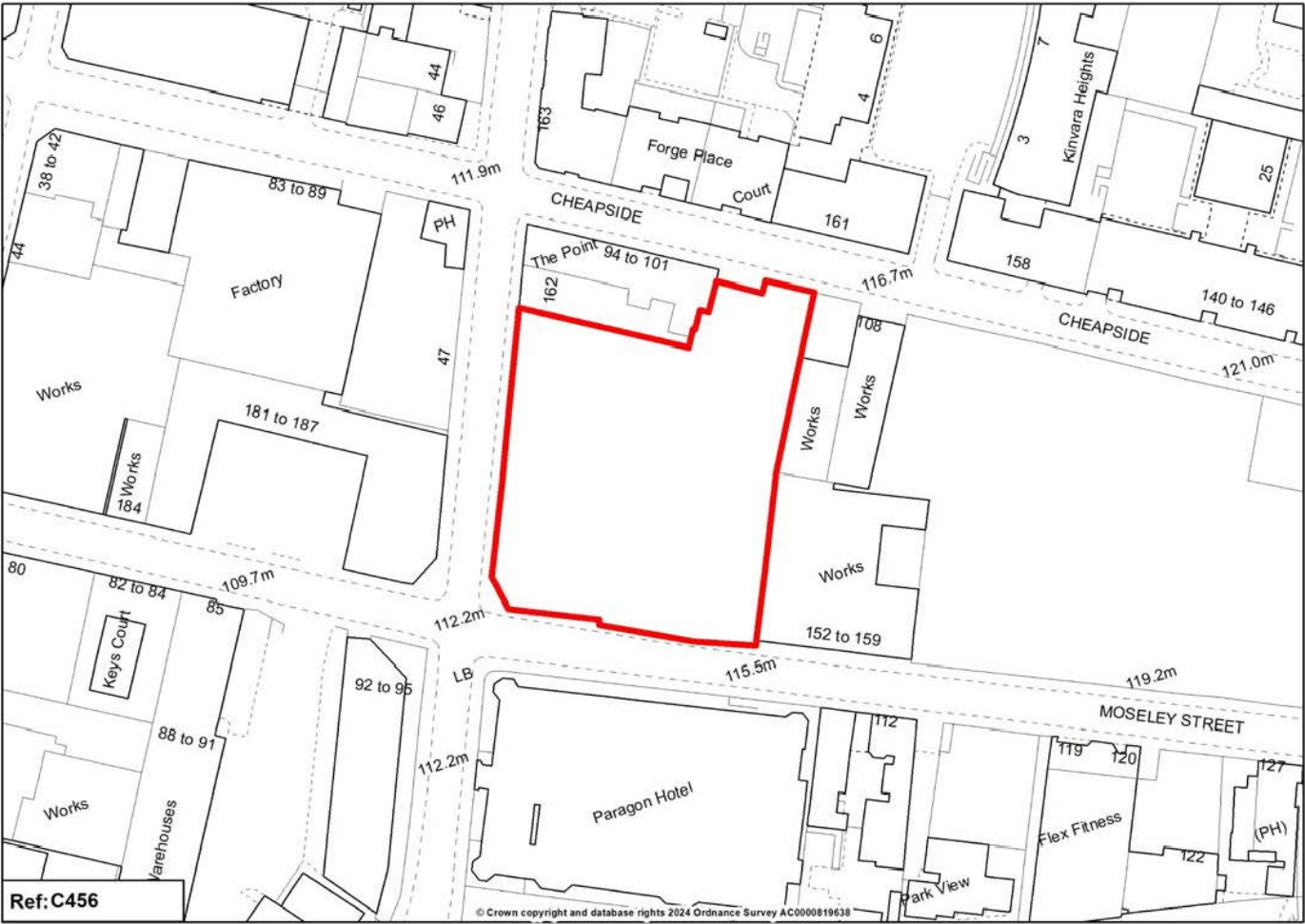
Ownership: Non-BCC      Developer Interest (If known): Westminster Works Ltd  
Planning Status: Under Construction - 2017/08666/PA  
PP Expiry Date (If Applicable): 16/05/2021

Last known use: Transportation  
Year added to HELAA: 2019      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Historic Environment Impact changed to match HER impact for HELAA methodology





C465 - 193 Camp Hill, Bordesley and Highgate

Gross Size (Ha): 1.73      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 550      0-5 years: 550      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Eutopia Homes

Planning Status: Detailed Planning Permission - 2021/10845/PA  
PP Expiry Date (If Applicable): 17/08/2025

Last known use: Industrial  
Year added to HELAA: 2019      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with viable identified strategy to address  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: 2018/09467/PA refused and appeal decision pending





C482 - 50A Warwick Street, Bordesley and Highgate

Gross Size (Ha): 0.12      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A

Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 80      0-5 years: 80      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): 10M

Planning Status: Under Construction - 2020/04413/PA

PP Expiry Date (If Applicable): 12/02/2023

Last known use: Retail Unknown

Year added to HELAA: 2020      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

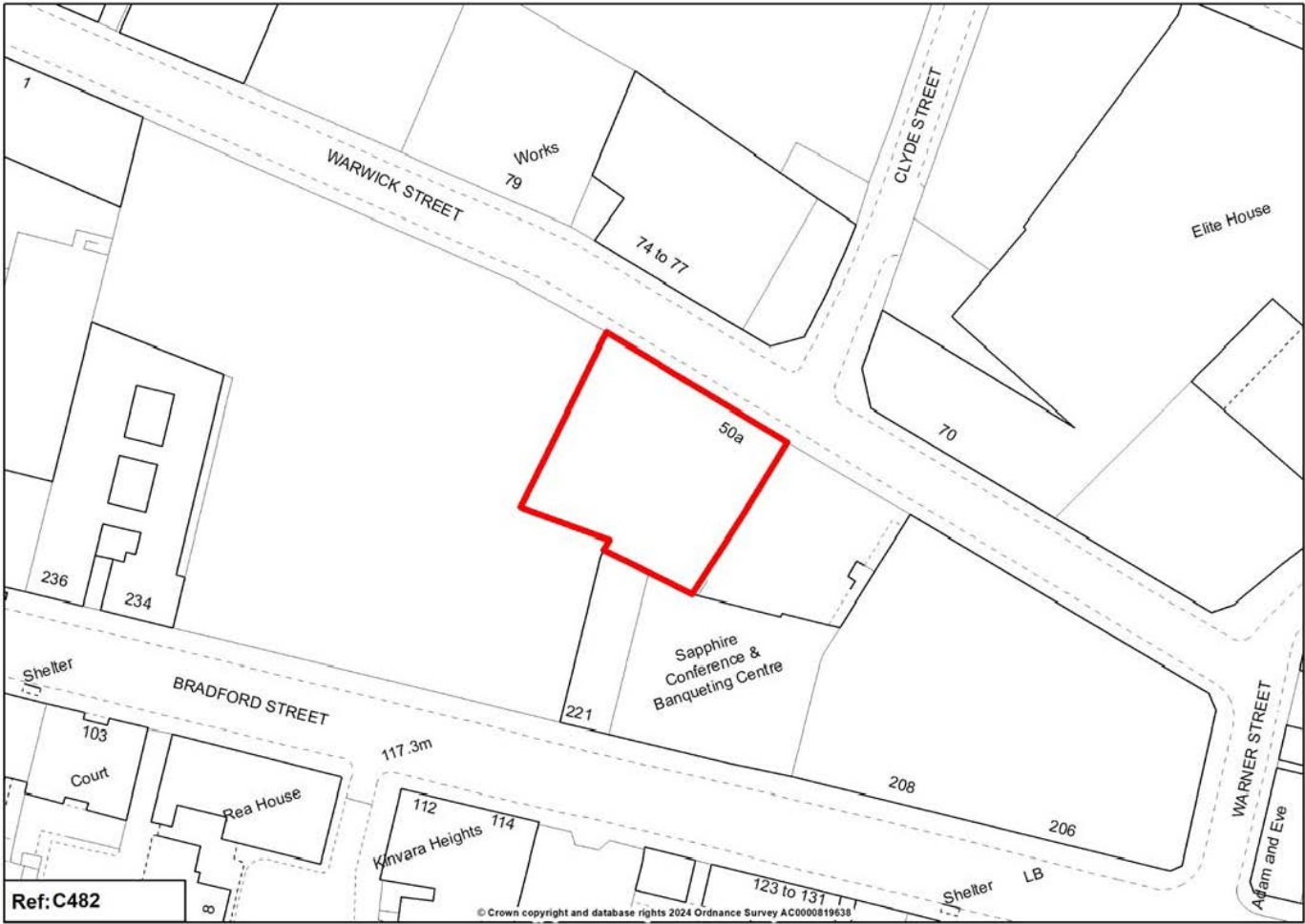
Vehicular Access: Access issues with viable identified strategy to address

Suitability Criteria: Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments:



## C492 - 47-55 Alcester Street, Bordesley and Highgate

Gross Size (Ha): **0.1**

Net developable area (Ha): **0**

Density rate applied (where applicable) (dph): **N/A**

Greenfield?: **No**

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: **42**      0-5 years: **42**      6-10 years: **0**      11-15 years: **0**      16+ years: **0**

Ownership: **Non-BCC**

Developer Interest (If known): **DJP Enterprises Ltd**

Planning Status: **Under Construction - 2018/08132/PA**

PP Expiry Date (If Applicable): **07/06/2022**

Last known use: **Industrial**

Year added to HELAA: **2020**

Call for Sites: **No**

Greenbelt: **No**

Accessibility by Public Transport: **Zone A**

Flood Risk: **Flood Zone 1**

Natural Environment Designation: **None**

Impact: **None**

Historic Environment Designation: **None**

Impact: **None**

Open Space Designation: **None**

Impact: **None**

Contamination: **Known/Expected contamination issues that can be overcome through remediation**

Demolition: **Demolition required, but expected that standard approaches can be applied**

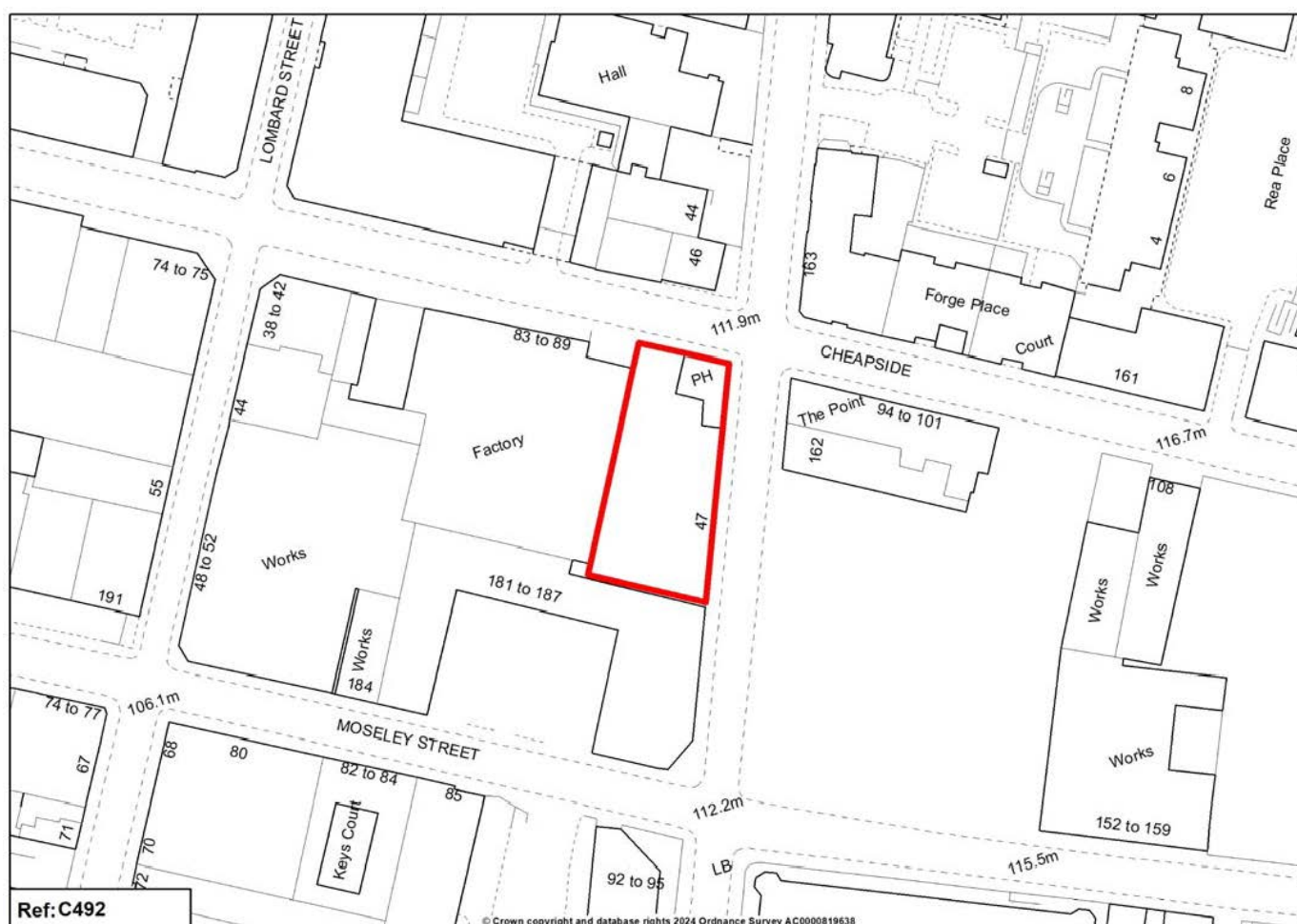
Vehicular Access: **Access issues with viable identified strategy to address**

Suitability Criteria: **Suitable - planning permission**

Availability: **The site is considered available for development**

Achievable: **Yes**

Comments: **Historic Environment Impact changed to match HER impact for HELAA methodology**



C95 - Between Lower Essex St / Kent St / Sherlock St / Hurst St, Bordesley and Highgate

Gross Size (Ha): 1.18      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 628      0-5 years: 628      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Lower Essex Street Limited

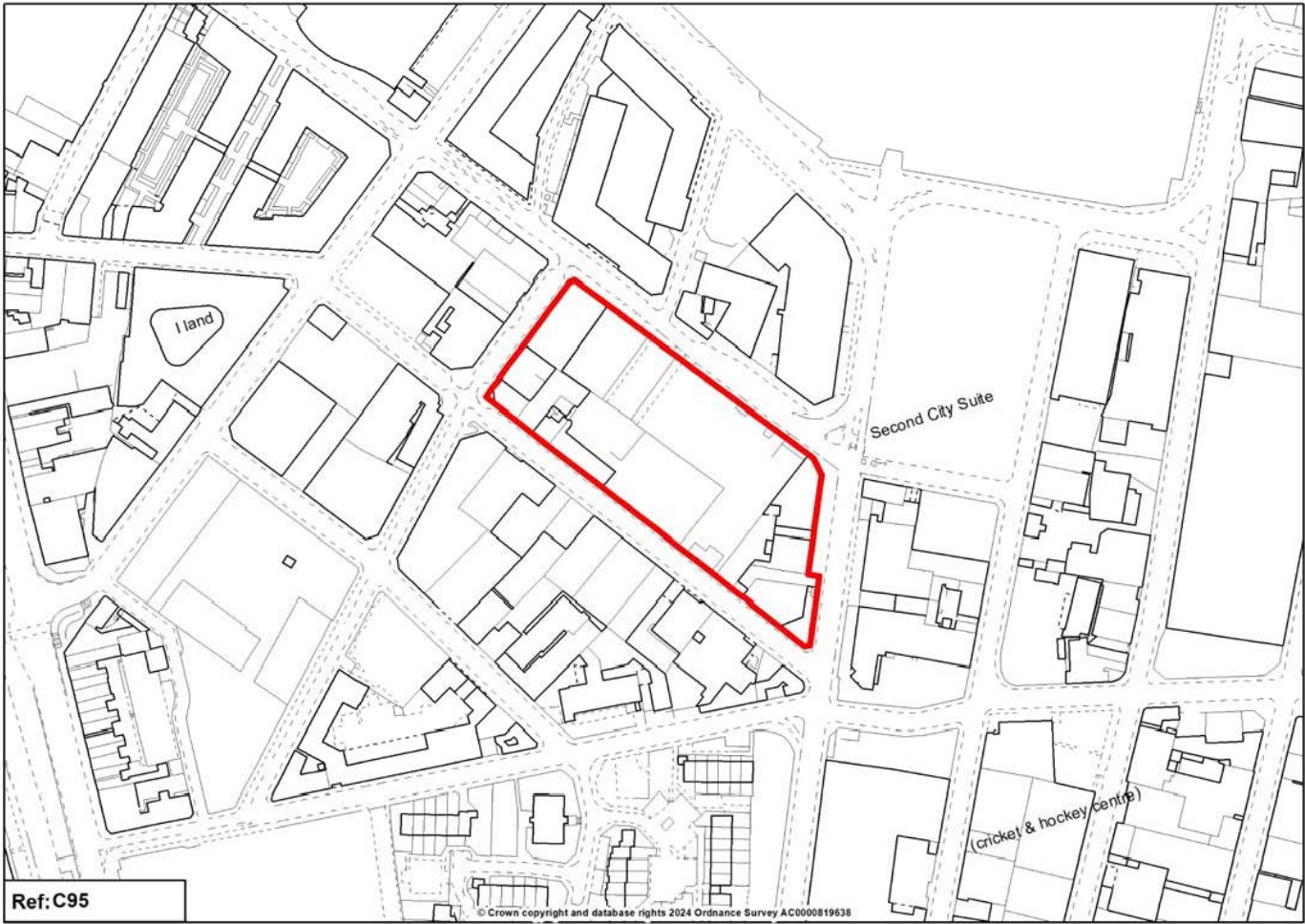
Planning Status: Detailed Planning Permission - 2021/05033/PA  
PP Expiry Date (If Applicable): 28/09/2025

Last known use: Industrial  
Year added to HELAA: 2009      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 2  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - planning permission  
Availability: The site is considered available for development  
Achievable: Yes  
Comments: Under Used Employment Uses. 2020 pre-application discussions





CC413 - TESCO MONACO HOUSE, NOVA HOUSE AND ADJOINING LAND BRISTOL STREET, Bordesley and Highgate

Gross Size (Ha): **2.47**      Net developable area (Ha): **0**      Density rate applied (where applicable) (dph): **N/A**  
Greenfield?: **No**  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: **1009**      0-5 years: **792**      6-10 years: **217**      11-15 years: **0**      16+ years: **0**

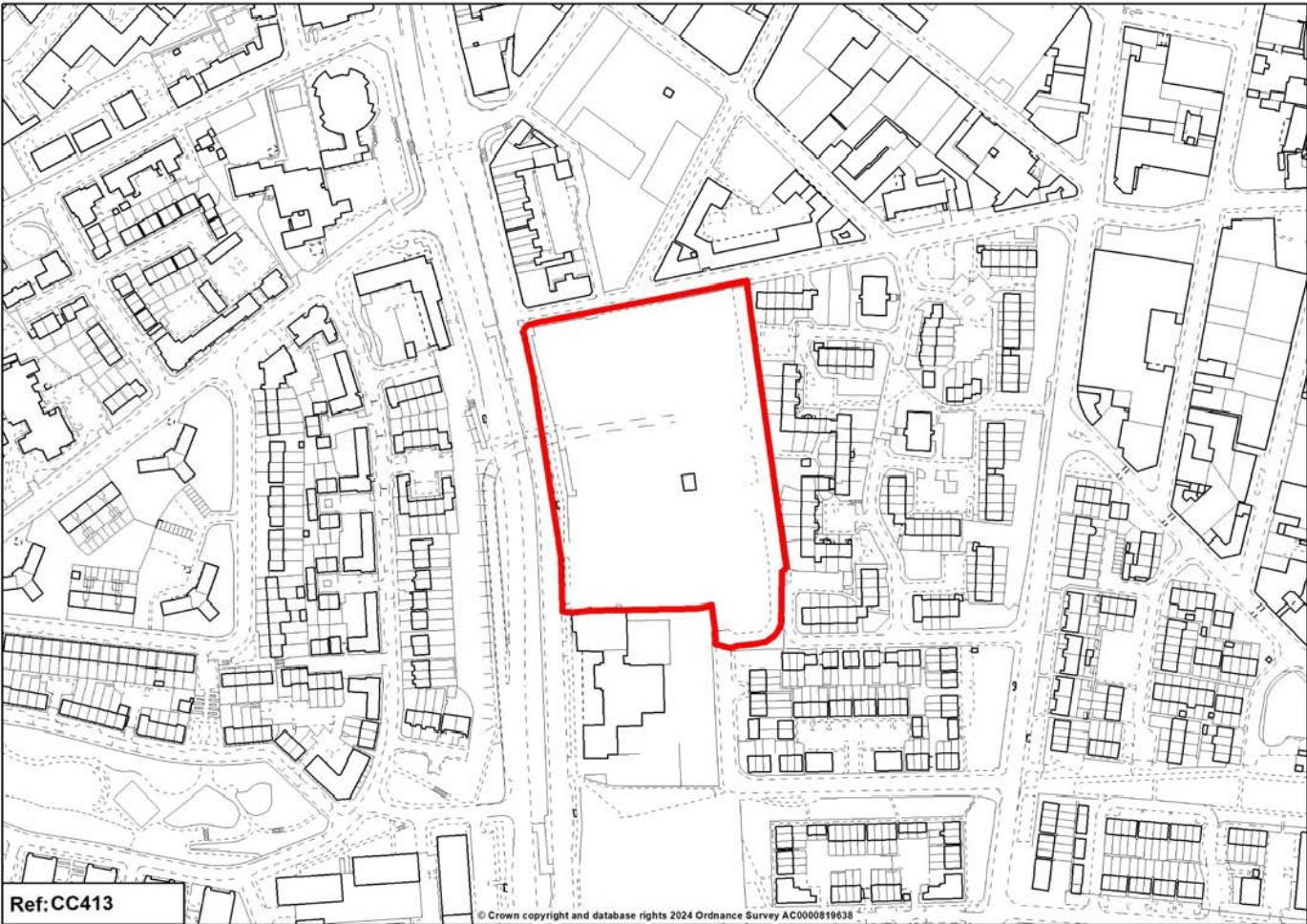
Ownership: **Non-BCC**      Developer Interest (If known): **Orchidtime Ltd**  
Planning Status: **Detailed Planning Permission - 2017/10551/PA**  
PP Expiry Date (If Applicable): **26/02/2024**

Last known use: **Retail Comparison, Cleared Vacant Land, Industrial, Office**  
Year added to HELAA: **2017**      Call for Sites: **No**      Greenbelt: **No**

Accessibility by Public Transport: **Zone A**      Flood Risk: **Flood Zone 1**  
Natural Environment Designation: **None**      Impact: **None**

Historic Environment Designation: **None**      Impact: **None**  
Open Space Designation: **None**      Impact: **None**

Contamination: **No contamination issues**  
Demolition: **Demolition required, but expected that standard approaches can be applied**  
Vehicular Access: **No access issues**  
Suitability Criteria: **Suitable - planning permission**  
Availability: **The site is considered available for development**  
Achievable: **Yes**  
Comments: **Proposed allocation within the BLP preferred options document**



CC443 - 75-80 High Street, Bordesley and Highgate

Gross Size (Ha): 0.75      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 517      0-5 years: 517      6-10 years: 0      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Prosperous Global China Capital (1)

Planning Status: Under Construction - 2017/07207/PA

PP Expiry Date (If Applicable): 21/02/2021

Last known use: Retail Comparison

Year added to HELAA: 2018      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone A      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

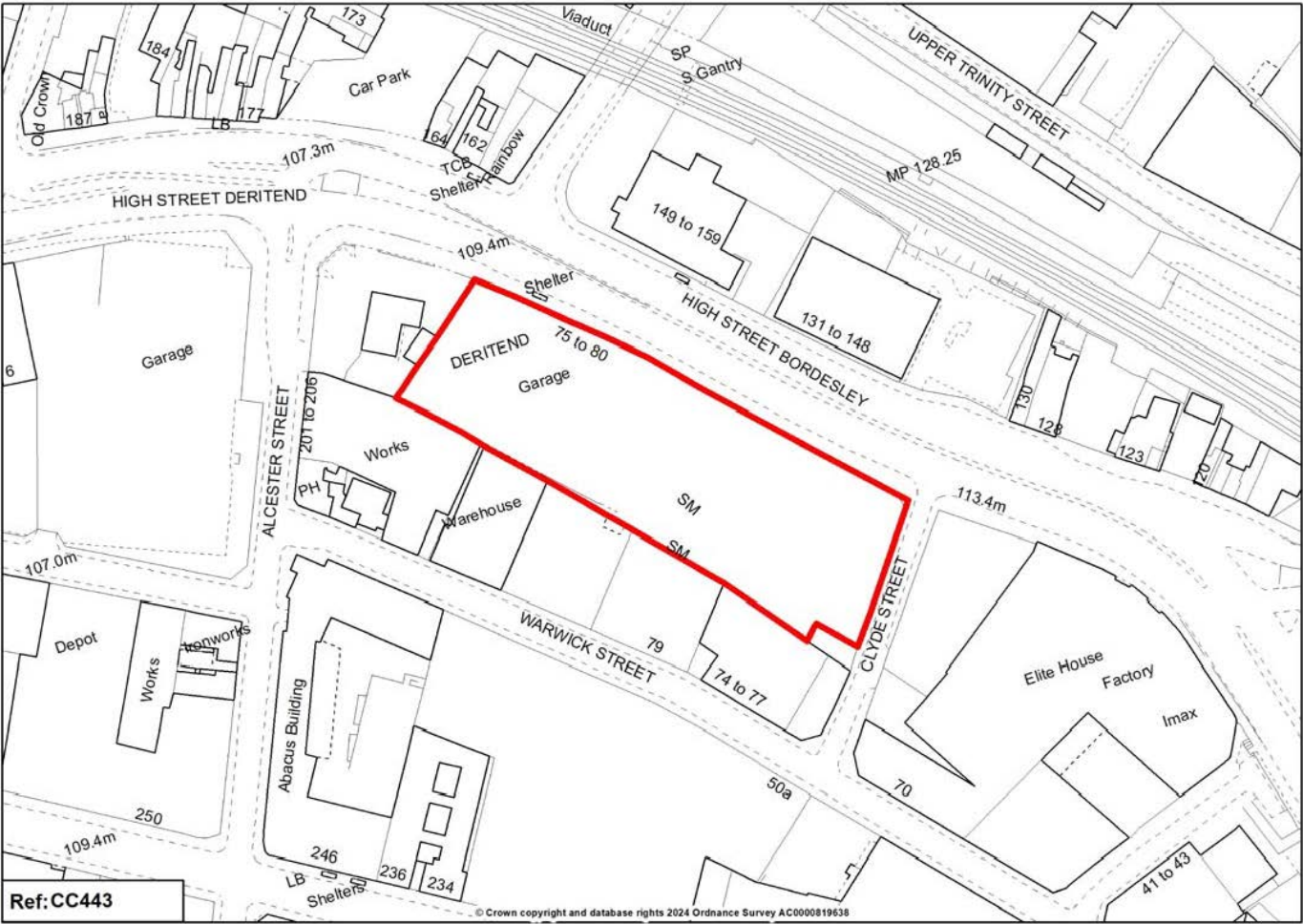
Vehicular Access: Access issues with viable identified strategy to address

Suitability Criteria Suitable - planning permission

Availability: The site is considered available for development

Achievable: Yes

Comments: Historic Environment Impact changed to match HER impact for HELAA methodology





E493 - Land at Cherrywood Road, Bordesley Green, Bordesley and Highgate

Gross Size (Ha): 1.59      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 66      0-5 years: 0      6-10 years: 66      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

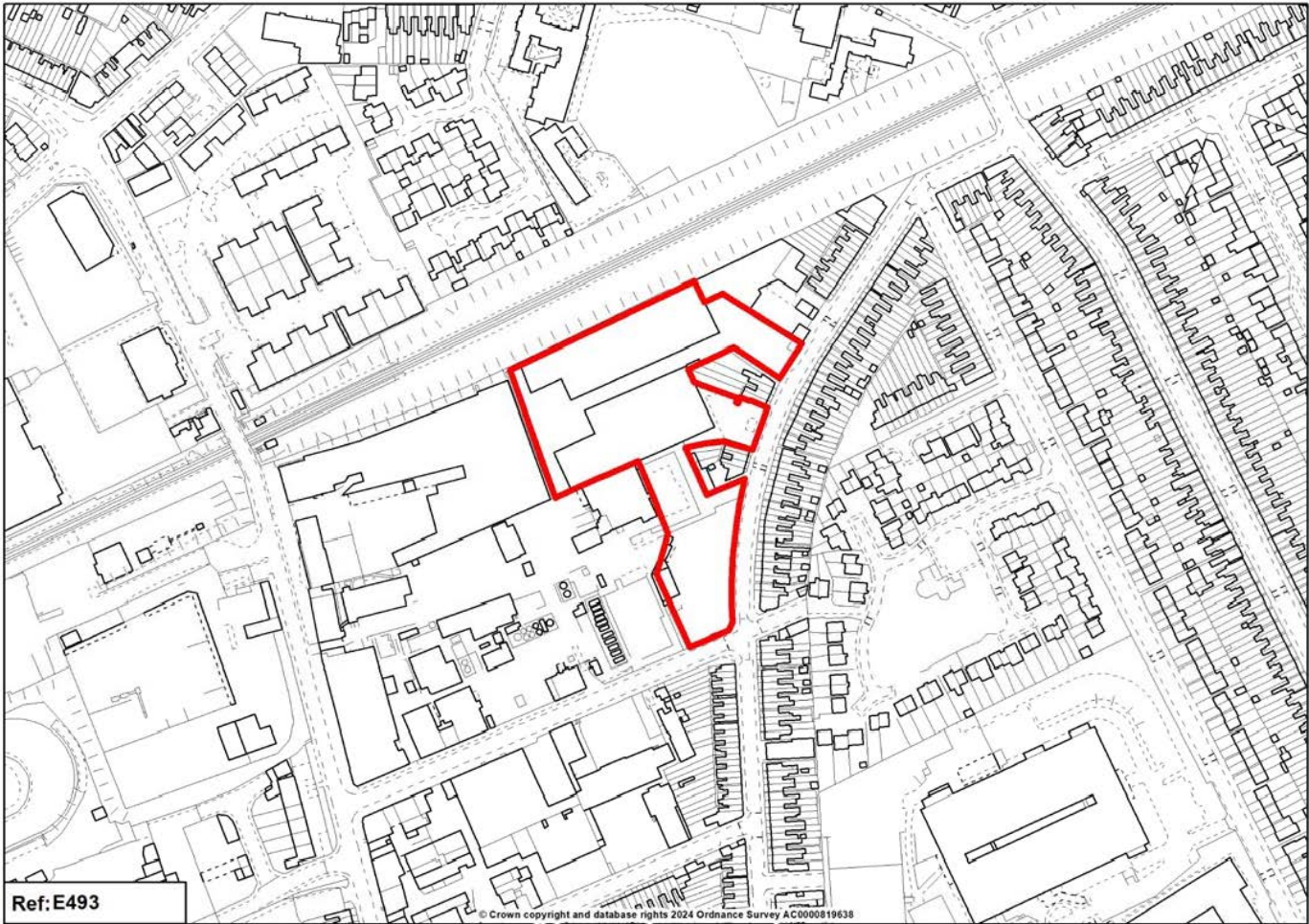
Planning Status: AAP Allocation - Bordesley Park AAP  
PP Expiry Date (If Applicable):

Last known use: Industrial  
Year added to HELAA: 2011      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: Access issues with potential strategy to address  
Suitability Criteria: Suitable - allocated in adopted plan  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments: Call for Sites submission 2011 & 2012. Pre-app discussions 2014





E494 - Humpage Road/Cherrywood Road, Bordesley Green, Bordesley and Highgate

Gross Size (Ha): 2.3      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A      Greenfield?: No

Timeframe for development (dwellings/floorspace sqm):

Total Capacity: 92      0-5 years: 0      6-10 years: 92      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: AAP Allocation - Bordesley Park AAP

PP Expiry Date (If Applicable):

Last known use: Office

Year added to HELAA: 2011      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1

Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None

Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation

Demolition: Demolition required, but expected that standard approaches can be applied

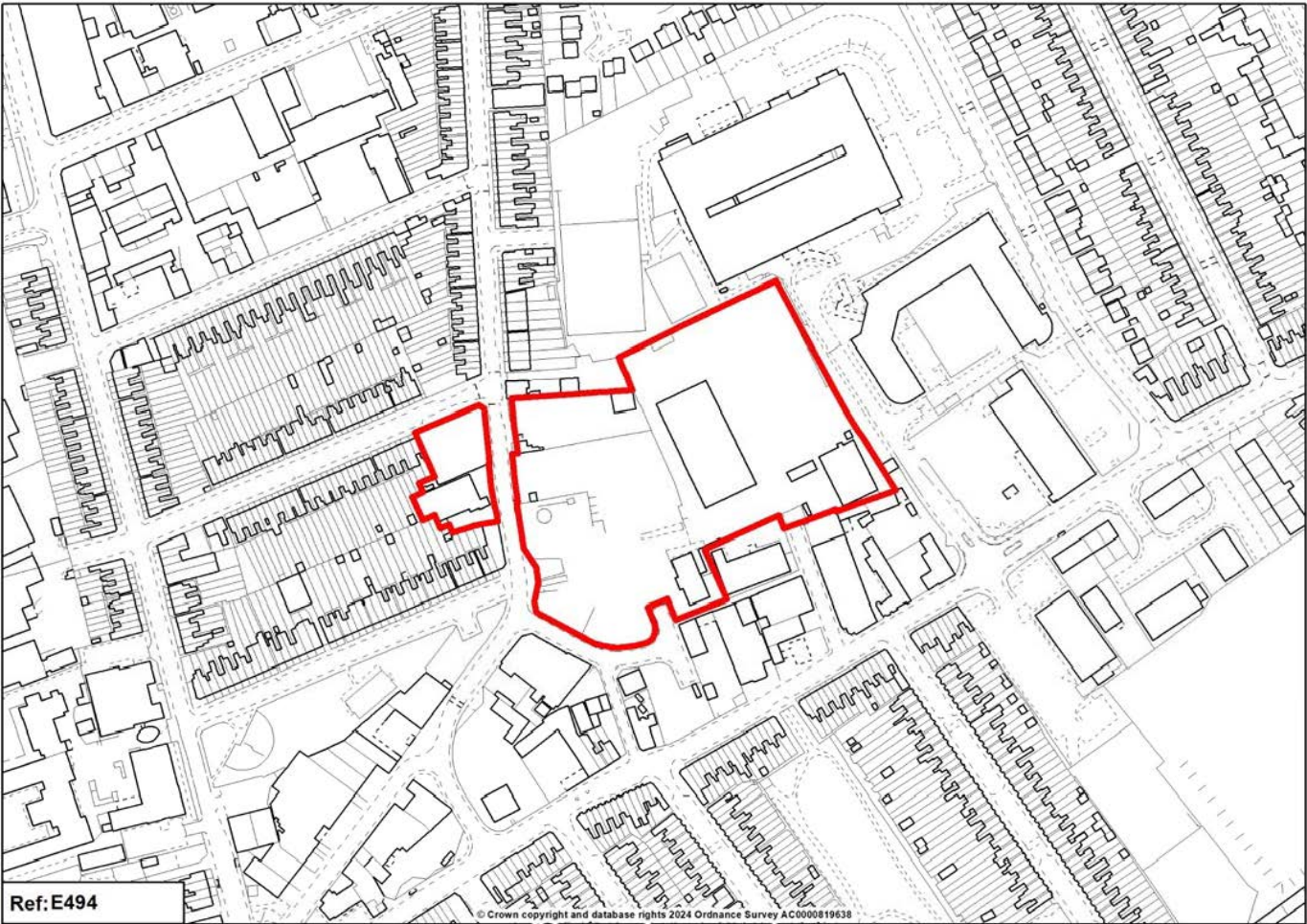
Vehicular Access: Access issues with potential strategy to address

Suitability Criteria: Suitable - allocated in adopted plan

Availability: The site has a reasonable prospect of availability

Achievable: Yes

Comments: Call for Sites submission. Pre-app discussion 2014



E511 - Cherrywood Road, Bordesley and Highgate

Gross Size (Ha): 0.06      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 2      0-5 years: 0      6-10 years: 2      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

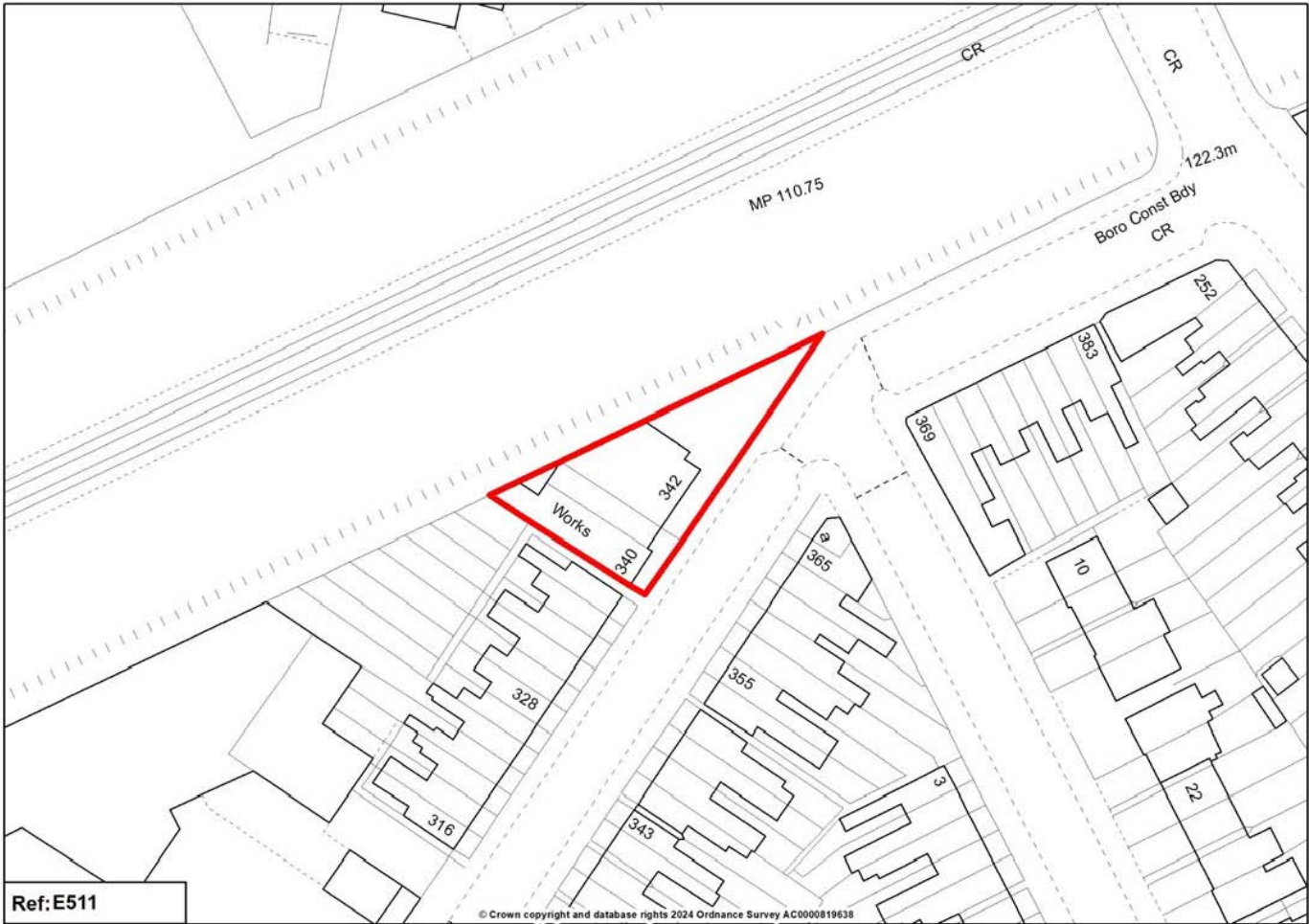
Planning Status: AAP Allocation - Bordesley Park AAP  
PP Expiry Date (If Applicable):

Last known use: Industrial  
Year added to HELAA: 2012      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - allocated in adopted plan  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments:





E512 - Cherrywood Road, Bordesley and Highgate

Gross Size (Ha): 0.23      Net developable area (Ha): 0      Density rate applied (where applicable) (dph): N/A  
Greenfield?: No  
Timeframe for development (dwellings/floorspace sqm):  
Total Capacity: 9      0-5 years: 0      6-10 years: 9      11-15 years: 0      16+ years: 0

Ownership: Non-BCC      Developer Interest (If known): Unknown

Planning Status: AAP Allocation - Bordesley Park AAP  
PP Expiry Date (If Applicable):

Last known use: Industrial  
Year added to HELAA: 2012      Call for Sites: No      Greenbelt: No

Accessibility by Public Transport: Zone B      Flood Risk: Flood Zone 1  
Natural Environment Designation: None      Impact: None

Historic Environment Designation: None      Impact: None  
Open Space Designation: None      Impact: None

Contamination: Known/Expected contamination issues that can be overcome through remediation  
Demolition: Demolition required, but expected that standard approaches can be applied  
Vehicular Access: No access issues  
Suitability Criteria: Suitable - allocated in adopted plan  
Availability: The site has a reasonable prospect of availability  
Achievable: Yes  
Comments:

