

Worthing Borough Council

Strategic Housing Land Availability Assessment (SHLAA) Update

December 2019

(Base Date of Study 01/04/2019)



**WORTHING BOROUGH
COUNCIL**

Contents

Introduction.....	5
Appendix 1: Potential Sites.....	7
Appendix 2: Rejected Sites – Monitor.....	46
Appendix 3: Rejected Sites.....	53
Appendix 4: Committed Sites.....	86
Appendix 5: Index List of all SHLAA sites.....	111

Introduction

A Strategic Housing Land Availability Assessment (SHLAA) identifies the housing potential of sites within Worthing. It helps to establish realistic assumptions about the availability, suitability and the likely economic viability of land to meet the identified need for housing. The SHLAA, which is required by the National Planning Policy Framework (NPPF), forms a key component of the evidence base, which, alongside other documents, will be used to underpin policies and strategies for housing.

The first Worthing SHLAA was published in 2009 following a comprehensive review of all the development opportunities in the Borough. In November 2014 the Council published undertook a full update of the SHLAA which involved a reassessment of all existing sites and the identification of new opportunities which was informed by a 'call for sites'. The 2014 SHLAA document set out the methodology that was used to undertake the review. The methodology used was based on the SHLAA Practice Guidance 2007 together with relevant updates from Government guidance on housing and economic land availability assessments published in March 2014.

The methodology has not changed since 2014 and, as such, there is no need to repeat this information in this update document. The full methodology can be found in the published SHLAA 2014 which can be viewed on the Councils' website:

<https://www.adur-worthing.gov.uk/media/media,110595,en.pdf>

The 2014 SHLAA committed the Council to report any updates annually through a review of the SHLAA and the Annual Monitoring Report (AMR). This SHLAA Update 2019 has a base date of 1st April 2019. It has reassessed all existing sites together with the addition and assessment of new opportunities.

A "call for sites" was undertaken in October/November 2017 as part of the production of the Brownfield Register (required by the government to be published by 31st December 2017). A further call for sites was undertaken in October 2018 as part of the consultation of the Draft Worthing Local Plan 2018.

This report includes updates on the following appendices as originally set out the published 2014 SHLAA:

- Appendix 1. Potential Sites
- Appendix 2. Rejected Sites – Monitor Sites
- Appendix 3. Rejected Sites
- Appendix 4. Committed Sites
- Appendix 5. Index List of all SHLAA Sites

The development strategy, previously established in the Council's Core Strategy, sought to locate the majority of new housing on previously developed land. Whilst importance was placed on protection of the surrounding greenfield areas the Core Strategy also concluded that it might be necessary to re-appraise the development potential of land outside the built-up area boundary as part of any future borough-wide housing land review.

Given the lack of opportunities in the Borough the only realistic option for growth (beyond those sites already tested in previous studies) are greenfield extensions and even these opportunities are limited within the context of Worthing. A total of 8 greenfield sites have been identified through both the "Call for Sites" exercise and desktop research.

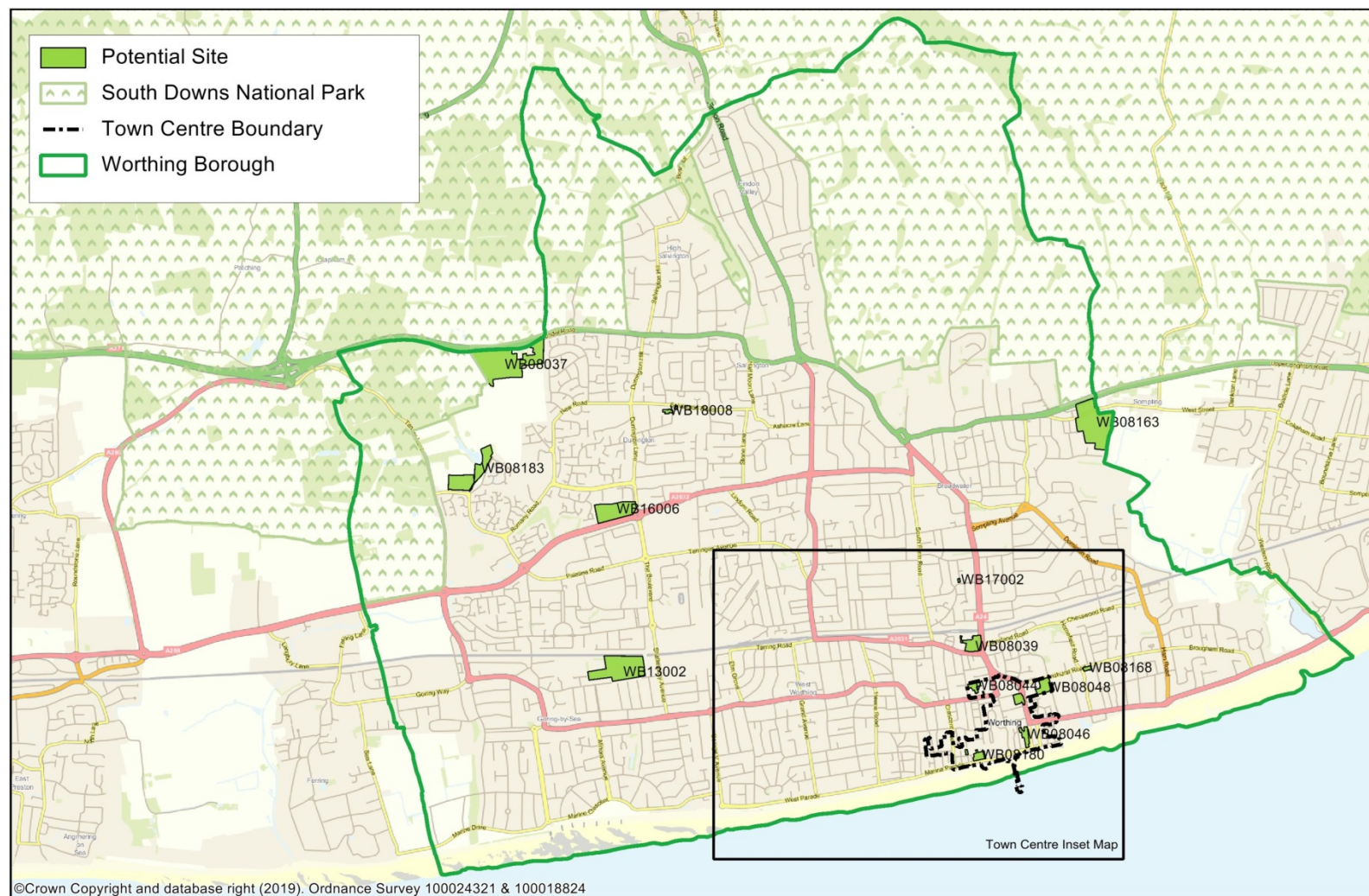
Whilst continuing to monitor opportunities on previously developed sites the Council committed to undertake a comprehensive assessment of these greenfield opportunities. It was acknowledged in earlier iterations of the SHLAA that the level of evidence required to inform the consideration of these greenfield opportunities would need to be much more robust than that expected for the previously developed sites where, in general there is presumption in favour of sustainable development.

The Council has commenced work on the Worthing Local Plan and more detailed and specific evidence has been and continues to be collected to inform the assessment of these greenfield opportunities. It is considered that some of these sites have the potential to deliver residential development and are therefore included within this SHLAA Update 2018. These have been identified as either proposed allocations or Areas of Change in the emerging Local Plan.

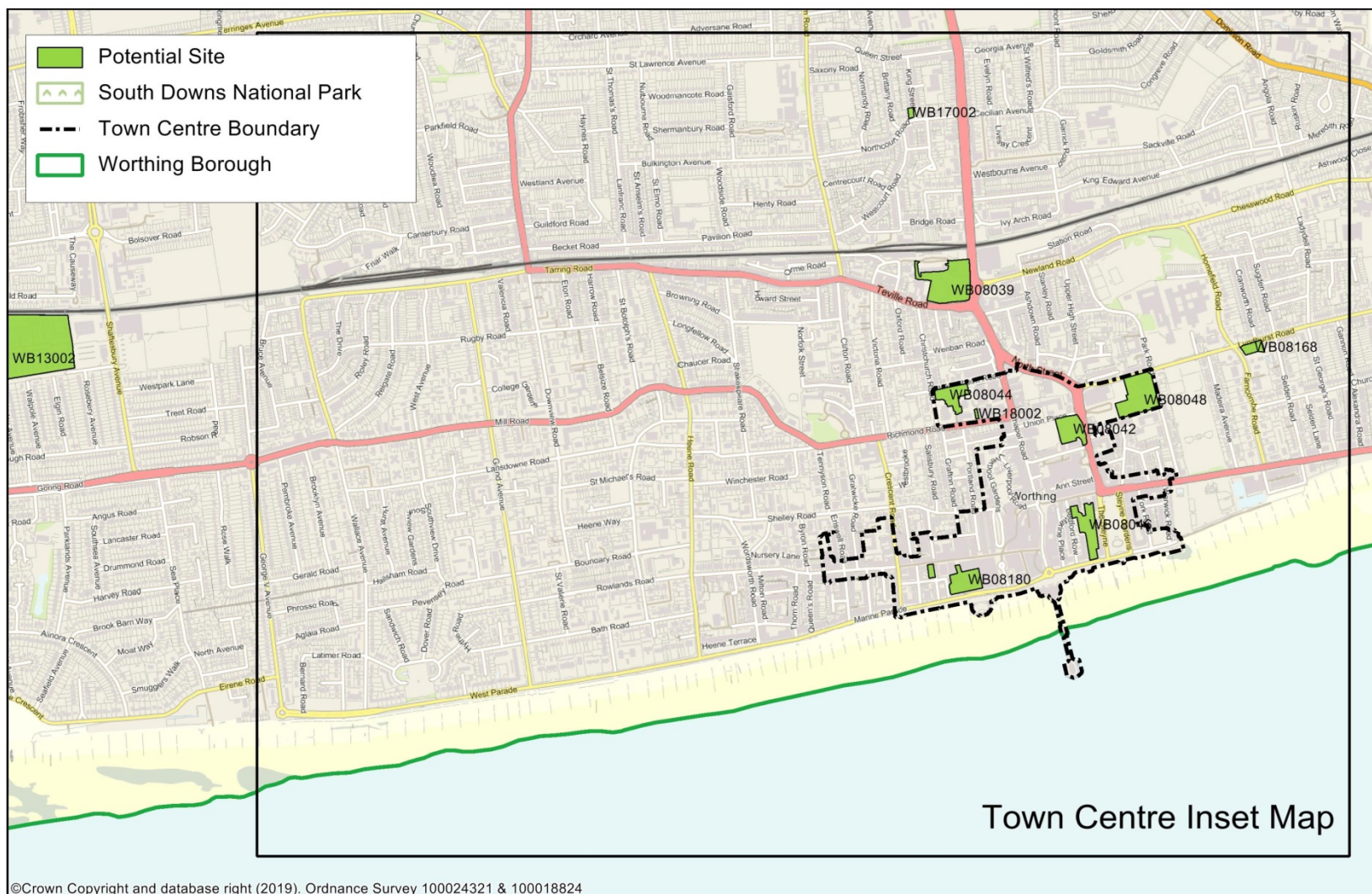
Appendix 1. Potential Sites

SHLAA ID	Site Address	Planning Status
WB08037	Land to south, east and west of Coach And Horses	PA Submit (awtg S106)
WB08039	Teville Gate, Railway Approach	PA Submit
WB08042	Union Place	PA Refuse
WB08044	Civic Centre Car Park	None
WB08046	Stagecoach Bus Depot, Library Place	None
WB08048	Gas Holder Station, Lyndhurst Road	None
WB08138	Caravan Site, Titnore Way, Worthing	None
WB08163	Land at Upper Brighton Road	None
WB08168	22 Lyndhurst Road	PA Appeal Lodged
WB08180	Grafton Multi Storey Car Park, Augusta Place	None
WB08183	Land West of Fulbeck Avenue, Worthing	None
WB13002	Inland Revenue Office, Durrington(HMRC)	None
WB16006	Centenary House	None
WB17002	Southdown Public House, 38 Northcourt Road	PA Submit
WB18002	The Wheatsheaf, 24 Richmond Road	PA Refuse
WB18008	Jubilee Hall and 10 Greenland Road	PA Submit
WB18009	Durrington New Life Church, 113 Salvington Road	PA Submit
WB19002	105-109 Montague Street	PA Submit

Map of Potential SHLAA Sites - Borough Wide



Map of Potential SHLAA Sites – Town Centre



SHLAA ID	WB08037	Current Use(s)	
Site Address	Land to south, east and west of Coach And Horses	Agricultural, Vacant	
Planning Status	PA Submit (awtg S106)		
Re-use of Land	Greenfield	Ward	Northbrook

Site Description

Large undeveloped greenfield / edge of urban site to west of town. Site hugs the 'Coach and Horses' Public House and environs. A27 runs along the northern boundary beyond which is the SDNP. Castle Goring Conservation Area and open land lay to the West. The West Durrington Strategic Development site (allocated of Policy CS1) lies to the south. Medium density residential dwellings are located to the east.

Policy Restrictions

Although not presently allocated for development this land is identified as a potential future development site within the Core Strategy which makes clear that its release for development will be dependent on need and supply issues. Developers make it clear that, if developed, the site would be interwoven with Phase 1 of West Durrington. The site is located adjacent to Castle Goring Conservation Area. A group of preserved trees are located in close proximity to the south west corner of the site. SDNP lies to the north of the site beyond the A27. The Core Strategy Proposals Map includes this land as 'West Durrington Potential Future Development Area'. Community facilities and infrastructure will be delivered as part of the West Durrington strategic development to the south.

Physical Constraints

A27 trunk road runs adjacent to the north of the site. Noise attenuation measures will be required to mitigate any potential impacts. Facilities and key infrastructure will come forward as part of Phase 1.

Potential Impacts

Castle Goring (Listed) and Castle Goring Conservation Area lie adjacent to the west of the site. Although any development proposed would need to take account of these, it is not considered that development would have a significant detrimental impact on these assets. Regard would also need to be had to the SDNP to the north of this site.

Suitability Summary

The 10 ha site with a developable area of 6.4ha has the potential to deliver 240 dwellings with a density of 38dph. The reduced developable area indicated in the current outline application has taken into account matters such as the need to make allowance for the proximity of the A27 and the sensitive landscape settings and proximity to the Castle Goring Conservation Area and the SDNP. The site offers a suitable location for development and could contribute to, and consolidate, the creation of the sustainable mixed community which is approved for the wider West Durrington urban extension. The site was originally considered as part of the Environmental Impact Statement, Transport Assessment, Landscape Appraisal and other work associated with the West Durrington wider development area and was found to not cause additional adverse residual impacts to any marked degree.

Availability Summary

The site is now subject to an outline planning application (AWDM/1882/16) for 240 dwellings and associated works and is available for which has been permitted subject to the completion of a legal agreement. There are no known legal or other delivery issues associated with this land.

Achievability Summary

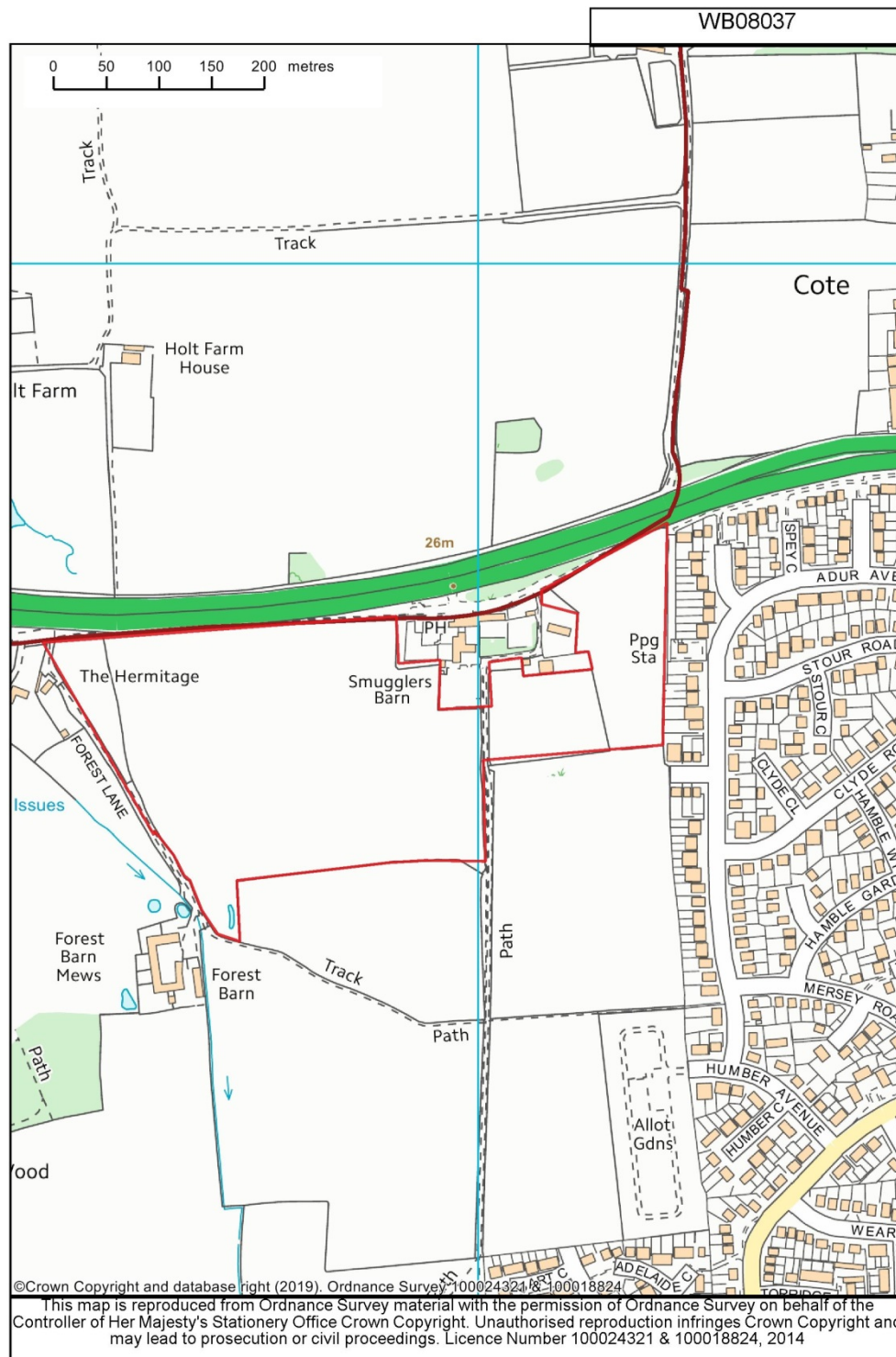
There are no technical, environmental or economic reasons why completions for this site could not be included within the 5 year period trajectory if planning permission is forthcoming.

SHLAA Status Conclusion

The site was initially considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. Following a reassessment in 2019, it is concluded that this is still the case and that the site should be taken forward as a 'potential site' in this study. The site offers a suitable location for development and could contribute to, and consolidate, the creation of the sustainable mixed community which is approved for the wider West Durrington urban extension. Although not presently allocated for development this land is identified as a potential future development site within the Core Strategy which makes clear that its release for development will be dependent on need and supply issues. An application (AWDM/1882/16) has been submitted to deliver 240 dwellings on this site (AWDM/1882/16) and has been approved (06/12/2017) subject to conditions and a legal agreement (legal agreement is currently being negotiated).

Site Area (ha)	10.0	Potential Gross Yield (dwellings)	240
		Potential Net Yield (dwellings)	240

Land to south, east and west of Coach and Horses



SHLAA ID	WB08039	Current Use(s)	
Site Address	Teville Gate, Railway Approach	Vacant	
Planning Status	PA Submit		
Re-use of Land	Brownfield	Ward	Central

Site Description

Demolished former shopping centre and car park. Includes vacant office building Teville GateHouse

Policy Restrictions

This site is part of Area of Change 5 (Core Strategy). The objectives of this Area of Change are the improvement of the entry into the town and provision of modern leisure, retail and residential development. Part of this site also falls within a Key Office Location. There are no policy restrictions that would restrict the development of this site. The emerging Draft Worthing Local Plan proposes the allocation of this site for a mix of residential, retail, leisure, commercial uses and public car parking.

Physical Constraints

There are a number issues that need to be addressed as part of development proposals for this site. The key impact will be highways which have been the subject of significant negotiations. Officers are satisfied that satisfactory measures can be put in place to make the development acceptable and that contamination issues can also be addressed through mitigation measures. There is a known constraint in the local sewerage system that any redevelopment will have to address. In addition surface water flooding water issues on the site will need to be addressed.

Potential Impacts

There are no specific impacts on heritage or environmental assets identified that may affect the development of this site. However, the Grade II listed Worthing Railway station and the Grand Victorian Hotel as in close proximity.

Suitability Summary

The site is suitable for residential use as part of a mixed use development of the site. The site had been subject to a planning application which included 260 residential units but the section 106 legal agreement was never completed. However, the application demonstrated the suitability of the site for mixed uses, including residential. Since then further discussions and an assessment as part of the Greater Brighton Investment Programme consider that approximately 300 units could realistically be delivered on this site. More recently a planning application has been submitted for a mixed use development including 378 residential units.

Availability Summary

In 2011 there was a Council resolution to grant planning permission (WB/10/0852/OUT) pending the completion of a S106 agreement. Due a number of funding issues relating to the original development proposal the S106 was not signed. Therefore, planning permission has not been granted and the majority of the site was put up for sale. A planning application has now been submitted (AWDM/0325/19) for a mixed use scheme which includes 378 residential units. Therefore, the site remains available for residential development.

Achievability Summary

The site remains suitable and the new owners have now submitted a planning application. It is therefore considered that development on this site is still achievable within the next five years. The site has also been identified as a proposed allocation in the emerging Local Plan.

SHLAA Status Conclusion

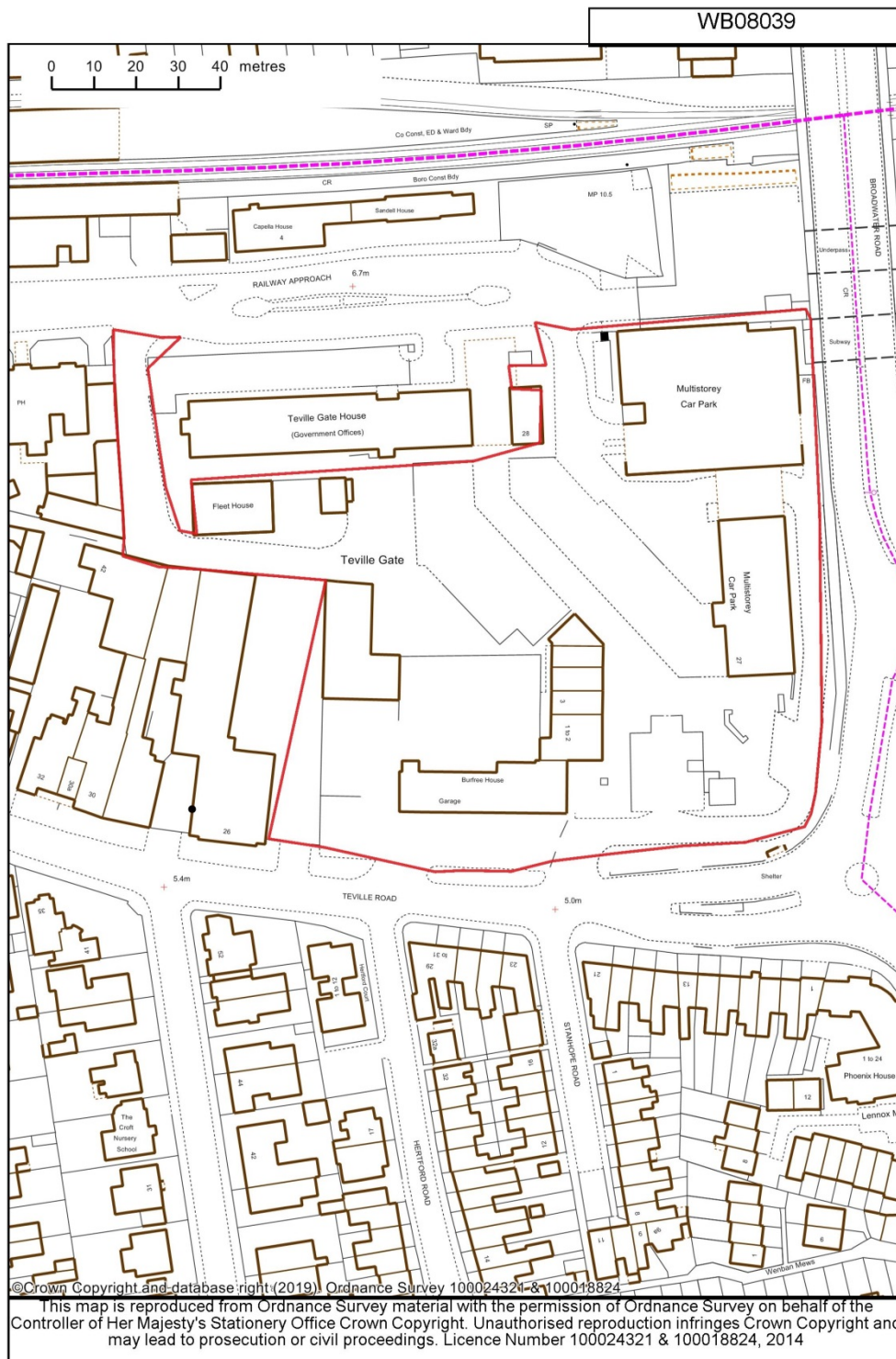
The site was originally considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. The site has since been identified as an Area of Change in the adopted Core Strategy it also had an outline planning permission (WB/10/0852/OUT) pending the completion of a legal agreement. That application included the demolition of the existing building and erection of a mixed use development comprising multi-screen cinema, restaurants and cafes, food store, hotel, health and fitness suite, offices, conference and exhibition centre and 260 residential units, however, the legal agreement was never signed. The site is currently vacant with the former Teville Gate Shopping Centre and multi storey car park having been demolished. The site is proposed as an allocation in the Draft Worthing Local Plan. The owners have carried out a number of detailed site investigations and the Council secured funding from the Local Growth Fund to help unlock brownfield sites like this one and a planning application has now been submitted (AWDM/0325/19) for redevelopment of the site with 378 homes/83 bed hotel/foodstore (1,853sqms) a gym, and retail/café/restaurant uses. This new application covers a reduced site area as since the last monitoring period planning permission has been granted for the demolition and replacement with a new build office at Teville Gate house. It is

Site Area (ha)	1.46	Potential Gross Yield (dwellings)	300
		Potential Net Yield (dwellings)	300

considered that the site should remain as potential and is taken forward in this study.

Site Area (ha)	1.46	Potential Gross Yield (dwellings)	300
		Potential Net Yield (dwellings)	300

Teville Gate, Railway Approach



SHLAA ID	WB08042	Current Use(s)
Site Address	Union Place	B1a - Offices, Car Park, Derelict, Vacant
Planning Status	PA Refuse	
Re-use of Land	Brownfield	Ward Central

Site Description

Former police station site building now demolished and boarded up. The site also includes the Council car park situated on the High Street. To the north of the site lies Union Place with the sheltered residential units on the former Northbrook College site, a restaurant and the Conservative Club. To the east lies the High Street with a parking area and a mix of retail food store, residential and offices. To the south lies Chatsworth Road with a mix of retail uses including the 1960's Guildbourne Shopping Centre, police station and residential. To the west of the site lies a surface car park, the Connaught Theatre and the retail units on Chapel Road.

Policy Restrictions

The site does not have any specific policy restrictions but is included within the Core Strategy Area of Change 4. The site is identified as being strategically important in a number of key documents including the Worthing Investment Prospectus and the Worthing Town Centre Investment. In addition, the site is being promoted as a proposed allocation in the emerging Draft Worthing Local Plan. It is considered that the site could deliver residential, commercial and leisure uses.

Physical Constraints

The site is indicated as having potential contamination issues and as such further investigation maybe required.

Potential Impacts

The Chapel Road Conservation Area is located to the west of the site beyond the adjoining car park and this includes the locally listed Connaught Theatre. There are also a number of listed and locally listed buildings in the vicinity of the site and as such any development would need to give careful consideration to the character and setting of these buildings.

Suitability Summary

It is considered that the site could deliver a landmark development in the heart of the town centre providing a mix of uses. The Draft Local Plan indicates that 128 residential units could be delivered as part of a mixed use redevelopment of this site.

Availability Summary

The site is available for development. The site has been acquired by the Council. The site has also been subject to various funding and delivery initiatives including the Coast to Capital Growth Fund and a land pooling agreement with a publicly - owned development LCR. The site is included within the Core Strategy Area of Change 4 which seeks the comprehensive redevelopment over a wider site area to deliver a 'new retail' heart for Worthing. A smaller site area is now being considered as an allocation for a mixed use development in the emerging Local Plan.

Achievability Summary

Whilst the Council previously had aspirations for the delivery of this site as part of a more comprehensive redevelopment of the wider 'Union Place / Guildbourne Centre' area it is accepted that redevelopment of the Guildbourne Centre is unlikely to be viable in the current economic climate. The site, which is now owned by Council is considered to be achievable on its own and is being proposed as an allocation in the emerging Local Plan.

SHLAA Status Conclusion

This site was previously considered to be suitable, achievable and deliverable. The site is within the Area of Change 4 of the Core Strategy for which residential is proposed as part of a mixed use scheme. At that stage a capacity yield of 55 dwellings had previously been suggested. The Council has been successful in its bid for Local Growth Fund monies to help unlock brownfield sites like this and has recently secured ownership of the site. The site has also been expanded to include the High Street Car Park. The Council's major projects team continue to work proactively to deliver this and other key town centre sites. The site is a proposed allocation in the Draft Worthing Local Plan and the Council is confident that the site will be developed within the next five years and deliver a yield of at least 128 residential units. Consideration is also being given to combining this site with WB08041 which is adjacent to this site, to achieve a wider and more comprehensive development. Therefore, the site continues to be taken forward as a 'Potential' site for the purpose of this study.

Site Area (ha)	0.6	Potential Gross Yield (dwellings)	128
		Potential Net Yield (dwellings)	128

Union Place



SHLAA ID	WB08044	Current Use(s)	
Site Address	Civic Centre Car Park	Car Park	
Planning Status	None		
Re-use of Land	Brownfield	Ward	Central

Site Description

A Council owned car park the site is bounded by 'civic hub' comprising Worthing County Court, the Assembly Hall and Worthing Town Centre and Adur and Worthing Council Offices. NHS Sussex Community NHS Trust has a central clinic adjacent to the car park to the south.

Policy Restrictions

There are no policy restrictions that would prevent this site from being delivered.

Physical Constraints

There are no physical problems or limitations that would prevent development of the site however, consideration will need to be given to ground water vulnerability and potential contamination issues.

Potential Impacts

There are no potential impacts identified that may directly affect the development of this site. However, although the site is not within or directly adjacent to a Conservation Area there are two Conservation Areas that are located in close proximity to the south, east and west of this site.

Suitability Summary

This land was initially promoted as part of a larger site, 'the cultural and civic hub', however, following a reassessment of the Council's property portfolio, it has subsequently been revised to incorporate just a small section of the council offices car park. The site is considered suitable for a high quality mix use development including residential, healthcare facilities and a public car park. A well designed, high quality scheme could deliver 64 residential units.

Availability Summary

Site is considered to be available and its development is being actively pursued by the Councils Major Projects team.

Achievability Summary

The site is owned by the Council and positive discussions are continuing with NHS Coastal West Sussex Clinical Commissioning Group, looking at wider healthcare led development within the adjacent civic hub. The Council are confident that the site could be delivered within the next 5 years and is a proposed allocation within the Draft Worthing Local Plan.

SHLAA Status Conclusion

The site was considered in 2009 as part of the SHLAA review and was brought forward as a potential site, looking at a comprehensive development of much of the area. In 2013/14, much of the site was no longer considered to have development potential for residential use. However, the Council continues to work closely with the NHS Coastal West Sussex Clinical Commissioning Group about the potential of a wider healthcare led development. At this point in time an element of residential (64 units) is considered achievable as part of a wider scheme. The site is also a proposed allocation in the Draft Worthing Local Plan and the Council is confident that development will be delivered however, the precise mix and quantum of development will be subject to further detailed assessment and viability work. Given the site's suitability for an element of residential use the site continues to be taken forward as a potential site in this study.

Site Area (ha)	0.7	Potential Gross Yield (dwellings)	64
		Potential Net Yield (dwellings)	64

[illegible]

SHLAA ID	WB08046	Current Use(s)	
Site Address	Stagecoach Bus Depot, Library Place	B1a - Offices, Bus Depot	
Planning Status	None		
Re-use of Land	Brownfield	Ward	Central

Site Description

The site is in use as bus depot. To the north of the sites lies the retail shopping areas of Warwick Street. To the west of the site is The Dome (listed building) beyond which is the residential terrace of Bedford Row (listed buildings). To the east lies the Chatsworth Hotel (listed building) and a terrace of residential units (listed) fronting The Steyne. To the south lies Marine Parade with the promenade and sea beyond.

Policy Restrictions

The site is situated within Area of Change 2 (Core Strategy) which seeks to deliver residential uses as part of a mixed use scheme to include retail and cultural uses. The site is partly within the designated Primary Shopping Area - Zone B and also within a Conservation Area. There are Tree Preservation Orders within and adjoining the site. Overall, it is not considered that there are any policy restrictions on the site that would prevent residential development as part of a mixed use development.

Physical Constraints

Part of the site is within Environment Agency Flood Zone 2 and other parts within Flood Zone 3. Given the existing use there may be a risk of land contamination and this should be investigated prior to any redevelopment.

Potential Impacts

Part of the site falls within the Steyne Garden Conservation Area and the whole site is surrounded by other Conservation Areas. There are a significant numbers of listed buildings surrounding the site, of particular note is The Dome cinema. Therefore, any proposed development would have consider the potential impacts on these heritage assets in the design process.

Suitability Summary

The site is considered suitable for residential as part of a mixed use scheme. It is identified in the Core Strategy as an Area of Change (AOC2) for a mixed use development including residential. The Worthing Town Centre and Seafront Masterplan highlights this as a strategic site in the heart of the town and the seafront area. It has the opportunity to create stronger links between the retail area of Warwick Street and Marine Parade. The site is also identified as an AOC in the emerging Draft Worthing Local Plan.

Availability Summary

A key issue will be the relocation of the bus depot currently operating on the site. The site owners are supporting the proposed development of this site and have confirmed their desire to find an alternative location. Discussions are ongoing with the current operator to find a suitable alternative site which would meet their operational needs.

Achievability Summary

There remains a Council objective to redevelop and this could be achievable subject to the satisfactory relocation of the existing bus operator. It is considered deliverable in the medium term as set out in the latest Annual Monitoring Report 2018/19.

SHLAA Status Conclusion

The site was originally considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. Since that time the site has been included within Area of Change (AOC) 2 of the Core Strategy which seeks to deliver residential use as part of mixed use redevelopment. It is also proposed to take this site forward as an AOC in the emerging Draft Worthing Local Plan. The key to unlocking this site is the relocation of the existing Stagecoach bus station. The bus operators are continuing to consider options for relocation and the Council is working closely with them to help identify a suitable alternative site. This long-term objective to provide a mix use development that helps to integrate the seafront and town centre is one that is reflected in the Seafront Masterplan and the Councils Investment Prospectus. Therefore, the site continues to be taken forward in this study.

Site Area (ha)	0.69	Potential Gross Yield (dwellings)	60
		Potential Net Yield (dwellings)	60

The map shows a section of the city of Dover, England. At the top left, there is a scale bar from 0 to 40 metres. The main area is bounded by Warwick Street to the north, Marine Parade to the east, and a railway line to the south. Key features include:

- Warwick Street**: Runs horizontally across the top.
- Marine Parade**: Runs vertically along the right side, featuring a promenade with a circular bandstand and a fountain.
- Steyne Gardens**: Located to the east of Marine Parade.
- Bus Depot**: A large rectangular area outlined in red, situated between Warwick Street and Marine Parade.
- Dome Cinema**: Located south of the Bus Depot.
- Tourist Information Centre**: Situated near the Dome Cinema.
- Liberty Place**: A street running parallel to the Bus Depot.
- Hotel**: Several buildings labeled as hotels are located along Liberty Place.
- Club**: Located at the northern end of the Bus Depot area.
- Standard Rooms**: Located near the Club.
- Standford Cottage**: Located near the Standard Rooms.
- Bergham Row**: A row of houses located to the west of the Bus Depot.
- The Place**: A small square or area located near Bergham Row.
- Hall**: Located near The Place.
- ESS**: Located near the Hall.
- Shelters**: Located along the railway line at the bottom.
- PCs**: Located near the Shelters.
- Railway Line**: Indicated by a dashed line with cross-ticks at the bottom.
- Sea Wall**: Located along the coast at the bottom right.
- Sand and Shingle**: Located at the very bottom right corner.

A red outline highlights a specific area of interest, which appears to be a plot of land or a building footprint within the Bus Depot area. The map also shows various other buildings, streets, and landmarks, providing a comprehensive view of the area.

©Crown Copyright and database right (2019). Ordnance Survey 100024321 & 100018824
This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office Crown Copyright. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings. Licence Number 100024321 & 100018824, 2014

SHLAA ID	WB08048	Current Use(s)
Site Address	Gas Holder Station, Lyndhurst Road	B1c - Light Industry, B2 - General Industry, B8 - Storage & Distribution
Planning Status	None	
Re-use of Land	Brownfield	Ward Central

Site Description

The site comprises a redundant gasholder (now dismantled and a number of depot buildings.

Policy Restrictions

Site is allocated as Area of Change (AOC) 7 in Worthing Core Strategy (2011) for a mixed-use scheme including residential uses. It is also proposed as an AOC in the emerging Local Plan for mixed uses.

Physical Constraints

Given the previous use of this site the land may be contaminated and further investigation is required to determine the extent of this - appropriate remediation methods will then be required. Access arrangements will also need to be considered to ensure that suitable access arrangements are delivered. The access issues will need to be considered in liaison with West Sussex County Council.

Potential Impacts

The site is adjacent to Park Road Environmental Area of Special Character. There is evidence of recorded archeological remains and potential ecology that will need to be addressed. However, it is considered that there are no potential impacts identified that may prevent the development of the site.

Suitability Summary

Site is considered to be suitable for residential development. Potential contamination and access issues will need to be addressed, but this should not prevent the site from coming forward for development once these issues are resolved.

Availability Summary

Site is considered to be available and has been identified for development through the Core Strategy (2011) as well as the previous SHLAA study from 2009 and is being proposed as an AOC in the emerging Local Plan. The landowners continue to state their intention to redevelop this site. The gas holder has now been demolished.

Achievability Summary

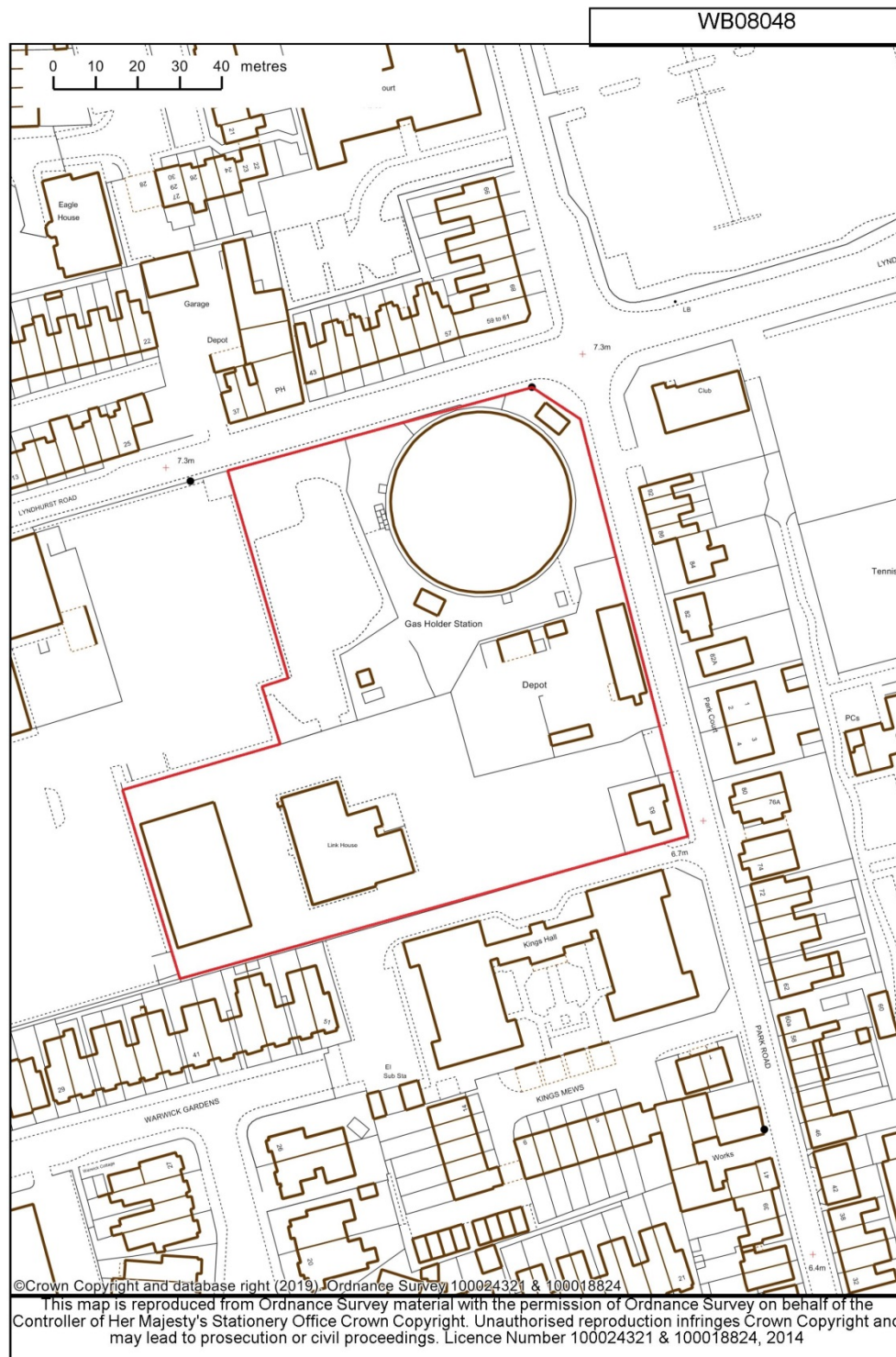
There has been a long term aspiration to develop this site and the two owners are in discussion about how to progress a comprehensive redevelopment. Planning permission had been granted for the demolition of the gasholder which has now been demolished. The site is considered to be achievable in the medium term, as stated in the Annual Monitoring Report (AMR) 2018/19.

SHLAA Status Conclusion

The site was considered in the 2009 SHLAA and was taken forward as a potential site. It was included as an Area of Change (AOC) within the Core Strategy 2011 and it is proposed to take this site forward as an AOC in the emerging Local Plan. The landowners continue to state their intention to redevelop the site and proactive discussions have been taking place with the Council to take this site forward. Therefore, the site should continue to be taken forward as it is considered to be a site which is suitable, achievable and available and could be developed in the medium term.

Site Area (ha)	1.14	Potential Gross Yield (dwellings)	85
		Potential Net Yield (dwellings)	85

Gas Holder Station, Lyndhurst Road



SHLAA ID	WB08138	Current Use(s)	
Site Address	Caravan Site, Titnore Way, Worthing	Caravan site, Open Space (Formal)	
Planning Status	None		
Re-use of Land	Greenfield	Ward	Northbrook

Site Description

Southern part of existing Caravan site with associated facilities. The site is a large greenfield site surrounded by a strong belt of woodland/mature trees. To the west of the site there is the West Worthing Tennis Club site. To the south lies the Titnore Way road with a low density residential area beyond. To the east lies an area of open land (Fulbeck WB08183) and the former Trout PH and car park. To the north of the site lies the remainder of the caravan club and beyond the strategic development area of West Durrington with countryside (SDNP). There is a lake to the north east of the site and areas of Local Wildlife Sites to the north and east.

Policy Restrictions

There are a number of significant natural features on site including strong belts of mature trees/woodland on the site that should be preserved. The site also has the Titnore and Goring Woods Local Wildlife Site (LWS) to the west and north which needs to be considered. The site was assessed in the Landscape and Ecology Study of Greenfield Sites (2015 & 2017). The study concluded that the site had a high capacity for development. As this is the only touring caravan site within the Borough the proposed emerging Local Plan allocation seeks to protect the caravan park use to the north and release the southern part of the site for residential development.

Physical Constraints

The lake to the north east of the site has been breached in the past which has caused flooding in the local area, therefore, any proposed development will have to address how flood risk will be safely managed across the lifetime of the development. There are also significant natural features on site including strong belts of mature trees woodland and boundary vegetation that will need to be retained and enhanced and incorporated into the design of the new development to maintain self containment and limit views of the site locally and from the National Park. In terms of access, consideration will need to be given to access to site in light of strategic allocation of West Durrington. Any proposed development on this site would also need to consider the provision of a footway to the southern boundary of the site on Titnore Way.

Potential Impacts

Site has a Local Wildlife Site to the North and East. Careful consideration needs to be given to impact on this site and the significant natural features including the existing mature woodland/trees on the site. There is listed building at the junction of Titnore Way and Titnore Lane (Flint cottage).

Suitability Summary

It was originally considered that a potential yield of 130 dwellings could be delivered on a larger site area. However, it is considered that a yield of 75 dwellings is achievable on the smaller southern section of the site (2.7 ha). This yield takes into account the need to retain the significant natural features on the site and to maintain a buffer to the LWS. The Landscape Study concluded that this locality had a high capacity for development. Overall the site is considered to be suitable for residential development.

Availability Summary

The site is owned by the Council but leased to the Caravan Club. The Council and the Caravan Club are working towards the grant of a new long term lease to the Club for approximately 3 hectares of the northern part of the site. This allows for the southern section to be allocated for residential development whilst allowing for the existing use to be retained and improved.

Achievability Summary

It is considered that taking into account all the potential constraints of the site it is a site that has a potential to deliver residential development. The timescale will depend upon the renegotiation of the current lease on the site however, it is considered to be achievable within 5 years.

SHLAA Status Conclusion

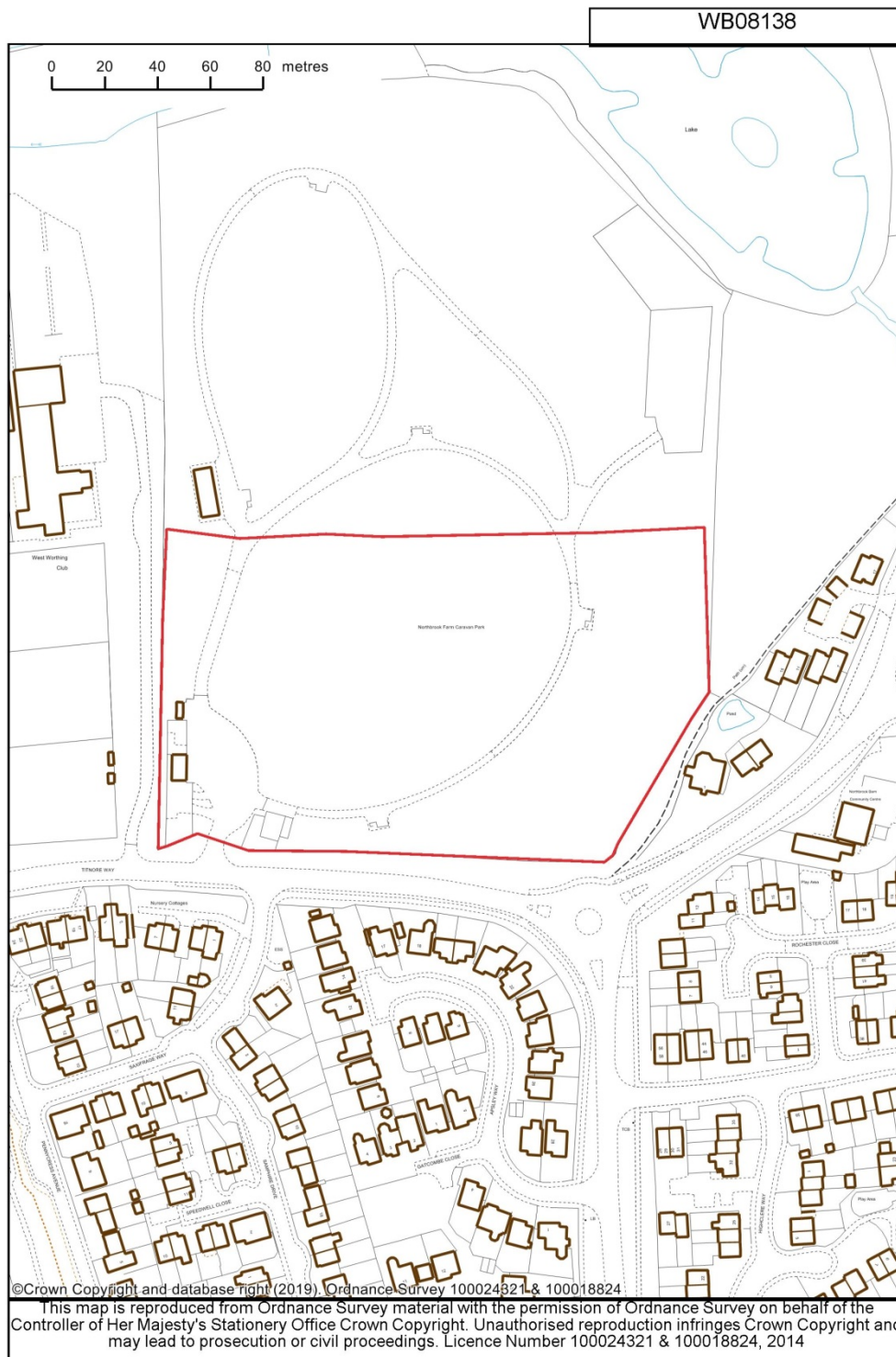
The original larger Caravan Club site was originally considered as having potential to deliver residential development for approximately 130 dwellings. However, at the time of the Core Strategy the overall housing requirement did not require the allocation of this site as there were a sufficient number of other more sustainably preferable sites that could meet the housing target, without the need for a site outside the BUAB. Since that time and in light of the changing national housing requirements this site along with other sites have been robustly assessed for their ability to contribute to the significantly

Site Area (ha)	2.7	Potential Gross Yield (dwellings)	75
		Potential Net Yield (dwellings)	75

higher housing supply need. A number of studies have been undertaken including the Landscape and Ecology Study of Greenfield Sites (2015 & 2017) to assess the suitability of this and other sites for development. In addition, the Council and the Caravan Club are working positively towards a new long term lease to the club for the northern section of the site with the remaining 2.7 ha in the south being a proposed residential allocation in the Draft Worthing Local Plan 2018 for 75 dwellings. In conclusion, it is considered that this site suitable, available, achievable with an expected delivery within the next five years,

Site Area (ha)	2.7	Potential Gross Yield (dwellings)	75
		Potential Net Yield (dwellings)	75

Caravan Club, Titnore Way, Worthing



SHLAA ID	WB08163	Current Use(s)
Site Address	Land at Upper Brighton Road	Agricultural, Open Space (Informal), Public Footpath
Planning Status	None	
Re-use of Land	Greenfield	Ward Broadwater

Site Description

This greenfield site is located on the north eastern edge of Worthing and to the north-west of Sompting and it is adjacent to, but currently outside, the identified Built Up Area Boundary of the town. It is formed by two parcels of land split by Upper Brighton Road. The larger irregular shaped area to the south is currently in use as arable/pastoral fields. A footpath crosses diagonally through the north western part of this area. The smaller area is a rectangular arable field currently in use as a horse paddock that lies adjacent to the A27 to the north. The site adjoins housing to the west and south beyond which (to the south) lies a large industrial area. Bramber First School is located adjacent to the south west and an area of land within the site is reserved for an expansion of the school to include playing fields. Adjacent to the site to the north east is the Sompting Conservation Area and a small linear settlement. The boundary with Adur District Council runs along the eastern edge of the site.

Policy Restrictions

There are some nature conservation issues that will need to be explored on this site. The public footpath across the site needs to be retained. The site is situated outside the BUAB. The CS policy approach is one that seeks to resist development unless as part of a borough wide housing review there is a proven under-delivery of housing within the plan period. Since that time there has been shift in the governments approach to assessing local housing need. The consequence is that the level of local housing need has increased significantly. This has prompted the current local plan review and the emerging Draft Local Plan seeks to allocate this site for residential development.

Physical Constraints

Consideration will need to be given to the access to this site from the Upper Brighton Road/The Templars. Cabling (and associated easement strip) to serve Rampion offshore windfarm crosses the site diagonally and this restricts development in the eastern part of both land parcels.

Potential Impacts

The site is in close proximity to the South Downs National Park Authority boundary and the Sompting Conservation and Upton Farm House (Grade II listed building) lie close to the eastern boundary. The site comprises two parcels of land both have been robustly assessed through the Landscape Ecology Study (2015 & 2018) to consider their potential for residential development for the emerging local plan. The conclusions of that study indicated that while areas of the site would be sensitive to development there are parts that could accommodate sensitively designed development with appropriate mitigation. The mitigation measures include amongst others, providing additional tree planting along boundaries to help assimilate development into the landscape and maintain visual separation between Worthing and Sompting.

Suitability Summary

The site is located outside the BUAB. The site had previously been rejected due to its impact on the gap/landscape and coalescence issues. During the WLP03 examination the inspector concluded that any development would have to be of overriding importance to justify the loss of land that was protected under a local gap policy. The Core Strategy has a policy approach which resists development outside the BUAB unless as part of any review of housing there is a proven under-delivery of housing within the plan period. Since that time changes at national level have changed the way in which local housing need is assessed. This has resulted in a significantly higher local need requirement. In order to address this the Council has undertaken a number of evidence studies to robustly assess the acceptability of site to deliver housing. These studies have concluded that this site subject to design, density and mitigation measures is suitable to deliver a level of residential development.

Availability Summary

The site has been submitted by the agents during the call for sites exercise. It is considered that there is an opportunity for residential development on part of this site which minimises its impact on the landscape and that maintains a separation between settlements.

Achievability Summary

Having undertaken a number of evidence studies to determine the suitability and extent of appropriate development on this site it is concluded the residential development can be realised on this site. However, it would need to be carefully located and designed so as not to significantly impact on important landscape/biodiversity features.

Site Area (ha)	7.50	Potential Gross Yield (dwellings)	123
		Potential Net Yield (dwellings)	123

SHLAA Status Conclusion

In previous SHLAA assessments this site had been rejected on the basis that due to the openness and continuity of this area, the site offered no opportunity for development without substantial harm to the continued separation of the two settlements. However, in light of the changing national housing requirements and the significantly higher level of local housing need, this site along with other sites have been robustly assessed for their ability to contribute to meeting this need. A number of studies have been undertaken including the Landscape and Ecology Study of Greenfield Sites (2015 & 2017) to assess the suitability of this and other sites for development. The site is a proposed allocation in the Draft Worthing Local Plan. In conclusion, it is considered that this site suitable, available, achievable with an expected delivery within the next five years

Site Area (ha)	7.50	Potential Gross Yield (dwellings)	123
		Potential Net Yield (dwellings)	123

[illegible]

SHLAA ID	WB08168	Current Use(s)	
Site Address	22 Lyndhurst Road	B1a - Offices, C2 - Residential Institutions, C3 - Dwellinghouse	
Planning Status	PA Appeal Lodged		
Re-use of Land	Brownfield	Ward	Selden

Site Description

Site previously used as accommodation for hospital nurses and ground floor was used as office space to facilitate an Endoscopy department. Currently used as temporary housing accommodation by a local homeless charity.

Policy Restrictions

Site is located within Farncombe Road Office Area and had previously been used as offices to facilitate the decant for an Endoscopy Department enlargement. The principle of residential has been accepted on this site and it is currently being used as temporary housing for the homeless.

Physical Constraints

Part of the site to the east is located within a potentially contaminated land 10m buffer owing to the site adjacent being potentially contaminated.

Potential Impacts

Site is located within Farncombe Road Conservation Area.

Suitability Summary

Site is suitable in principle for residential development. The site is currently permissioned and used for temporary residential development and therefore the principle of residential development has been established. An application for 30 residential units has been refused and an appeal has been lodged.

Availability Summary

Site is considered to be available for residential development as it is now occupied as temporary accommodation.

Achievability Summary

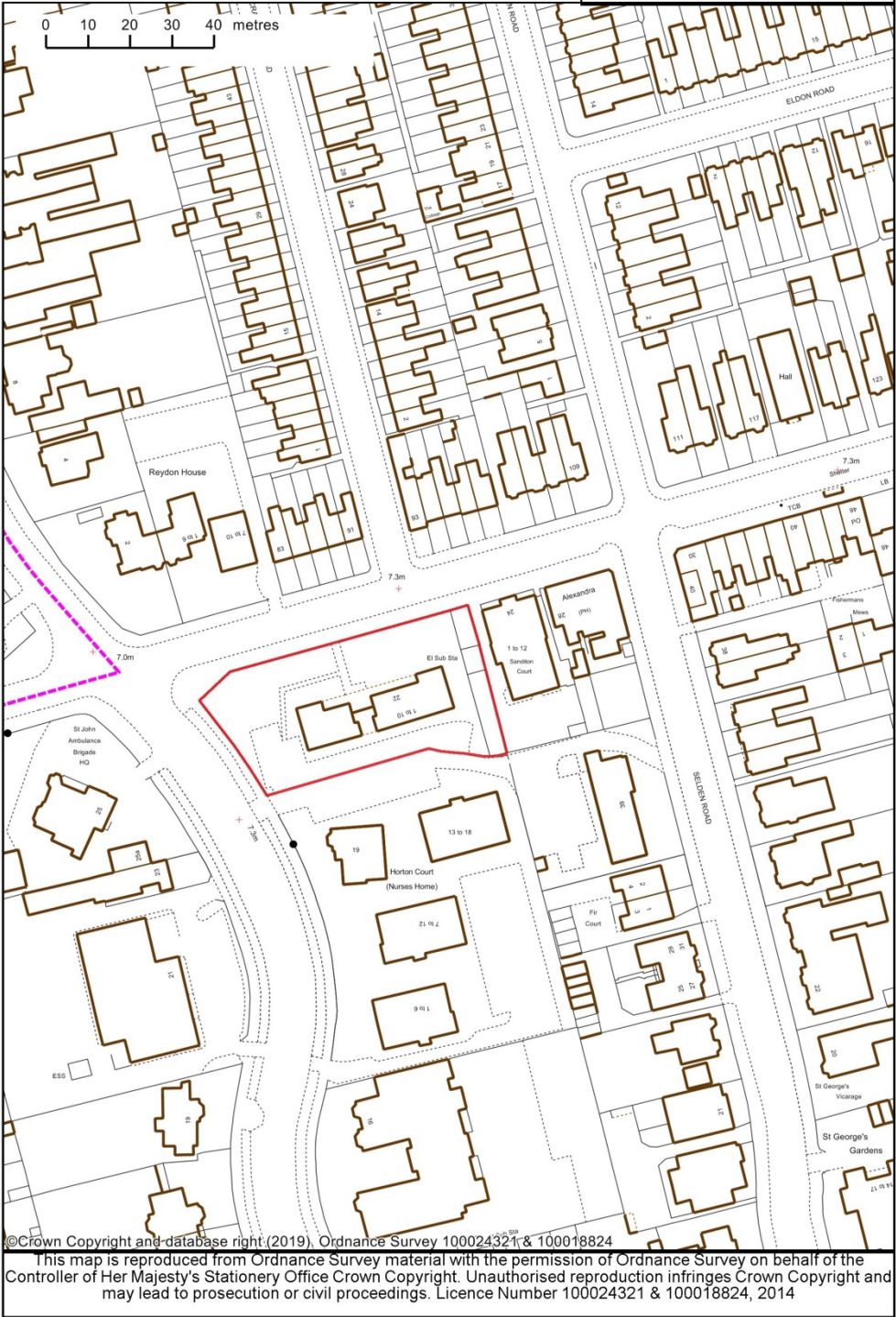
The site is considered to be achievable for residential development. It is currently being used as temporary accommodation for up to 5 years. A subsequent application for 30 units has been refused and is the subject of an appeal. The reasons for refusal do not relate to the principle of residential development. It is considered that there is no overriding reason why residential development could not be achievable.

SHLAA Status Conclusion

The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as the site was not available. In 2013/14 the site was in use as accommodation for hospital nurses and the ground floor is in use as an office space to facilitate the decant for an Endoscopy department enlargement (strict condition about use apply). Since then the site has become vacant and put up for sale as a development opportunity as the site was considered to be surplus to requirements. Since then permission has been granted for the use of the site for housing the homeless for a period of up to 5 years. The owners have submitted a planning application (AWDM/1518/17) for 30 dwellings which has been refused and is subject to an appeal. A review for 18/19 confirms that given its location, the site is suitable and available for permanent residential development and as such it should be taken forward as a potential housing site.

Site Area (ha)	0.20	Potential Gross Yield (dwellings)	24
		Potential Net Yield (dwellings)	24

WB08168



SHLAA ID	WB08180	Current Use(s)
Site Address	Grafton Multi Storey Car Park, Augusta Place	Car Park, D2 - Assembly & Leisure, Open Space (Informal)
Planning Status	None	
Re-use of Land	Brownfield	Ward Central

Site Description

The site fronts Marine Parade and consists of a raised-deck car park and a corner section of open space on the western side. The site is also physically connected to residential development above the retail unit to the east and another multistorey car park to the north.

Policy Restrictions

This landmark site has been earmarked for comprehensive mixed use development which will need to contribute to the regeneration of Worthing Seafront. Previously identified in the 2003 Local Plan and more recently as AOC 3 the Core Strategy. The site adjoins the Primary Shopping Area - Zone A of Worthing Town Centre. It is also a proposed allocation in the emerging Local Plan.

Physical Constraints

The site is located with Flood Zone 3 so mitigation measures will be required. The current use of the site as a car park may give rise to potential contamination issues. The site is on a Principal Aquifer so is sensitive in relation to groundwater quality. Current complex access arrangements will need to be reviewed. There are a number legal requirements that would need to be overcome to allow for any redevelopment, including consideration of the existing parking provision and the access and servicing arrangements. However, development offers the opportunity to address the severance that currently separates the town centre and the seafront.

Potential Impacts

The site is surrounded by Conservation Areas - Marine Parade and Hinterland to the west and South Street Conservation Area to the east and south. The Lido (Grade II listed) is located opposite. Any future development will need to consider these heritage assets and help improve the character of the seafront.

Suitability Summary

Suitable for a mixed use scheme incorporating high density residential development. There are no known policy restrictions or physical limitations that would limit development, although there are a number of key considerations that would need to be resolved throughout the design stage. The site would lend itself to high density accommodation, estimated to be approximately 113 units although this figure could increase subject to more detailed design testing.

Availability Summary

The site is considered to be available and Worthing Borough Council is actively working on the redevelopment of this site. The site is being proposed as an allocation in the emerging Local Plan.

Achievability Summary

It is acknowledged that site preparation costs are likely to be relatively high as a result of the demolition works that will be required. However, owing to the site's prime central / coastal location it is considered that a redevelopment scheme would be viable. In addition whilst there are a number of agreements/issues that will need to be taken into consideration at the design stage there is no reason why that a redevelopment scheme could not be achievable.

SHLAA Status Conclusion

The site was originally considered in 2009 as part of the SHLAA review at which time it was taken forward as a potential site and was then included within the Core Strategy as an Area of Change. The site remains suitable, achievable and deliverable and it is expected that development could be delivered within the short term. This site represents a substantial opportunity and the initial development options considers that 113 residential units and 2,979sqm of commercial floorspace is deliverable on this site in the short term. The site is proposed as an allocation in the emerging Local Plan. Discussions and options for development are still underway. Therefore, the site is taken forward as a potential site for the purposes of the study.

Site Area (ha)	0.76	Potential Gross Yield (dwellings)	113
		Potential Net Yield (dwellings)	113

[illegible]

SHLAA ID	WB08183	Current Use(s)
Site Address	Land West of Fulbeck Avenue, Worthing	Open Space (Informal)
Planning Status	None	
Re-use of Land	Greenfield	Ward Northbrook

Site Description

This greenfield site is located to the north west of the town. It lies on the edge of the urban area but falls within the current built-up area. The Titnore Way Caravan Park (see Site A1) lies to the west and recent development along Fulbeck Avenue and the West Durrington Strategic Development now mean that the site is adjacent to residential development to the north and south. A lake is situated to the north-west from which a stream flows through the southern part of the site. The Titnore & Goring Woods Local Wildlife Site borders the site to the north west. There is no current use of the site which is heavily vegetated, particularly along site boundaries. The southern part of the site consists of overgrown grassland and scrub. The northern part consists of a small area of woodland

Policy Restrictions

A band of preserved trees runs along the north east boundary of the sites. A Local Wildlife Site borders the site to north - west and a lake lies to the north of the site. Whilst the impact of any future development on these features of local importance trees would need to be considered as part of any development they are not considered to be significant constraints to development.

Physical Constraints

Although not identified as being at risk within the SFRA (a level 2 SFRA will be needed for this site) the potential flood risk from the lake lying to the north of the site must be fully considered. This lake which sits above the land around it is managed as a fishing lake and the potential failure of the dam at the southern end of the lake could mean that the site was at risk of flooding. Any development of this site will need to maintain a suitable buffer to the lake and demonstrate how flood risk will be safely managed across the lifetime of the development.

Potential Impacts

No obvious negative impacts on heritage designations. Careful consideration will need to be given to potential impact to TPOs on north east boundary and Local Wildlife Site on north west boundary. The Landscape Study and Ecology Study (2015 & 2018) concluded that the site offered a suitable location for development and would contribute to the creation of sustainable, mixed communities.

Suitability Summary

This site is located within the BUAB. It has been the subject of a number of studies along with other sites to assess its suitability for residential development. The conclusion of these studies is the site, subject to addressing a number of onsite issues, is suitable for development within the short term. The site is also a proposed allocation within the emerging Local Plan.

Availability Summary

The Council own this site and confirms it is available for development.

Achievability Summary

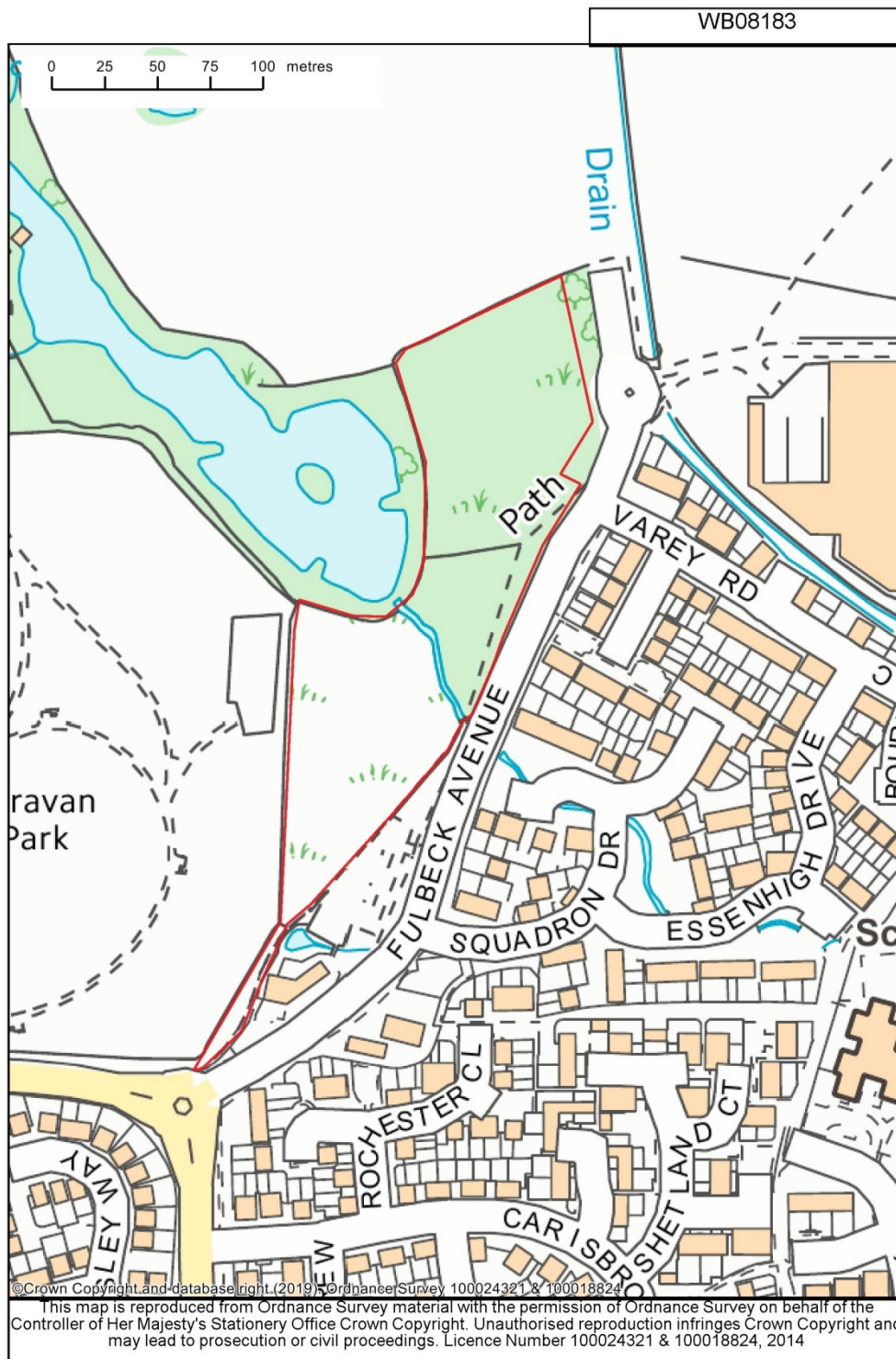
As previously stated a the conclusion of the assessment of this site demonstrates its suitability and achievability for residential development.

SHLAA Status Conclusion

The site was originally considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable in that it could offer a suitable location for development and would contribute to the creation of sustainable, mixed communities. It was not included as an allocation in the Core Strategy as there were more suitable sites that could deliver the then identified housing need. Since that time changes at national level have resulted in significantly higher local housing need requirements. In order to address the local levels of need the Council, as part of a Local Plan review, commissioned a number of studies to robustly assess this and other sites, for their suitability for delivering residential development. These studies have concluded that this site remains suitable and achievable. The number of units could be increased but that would be subject to the conclusion of studies being undertaken. Therefore, this site should be taken forward within the study as having 'potential' to deliver residential development.

Site Area (ha)	0.85	Potential Gross Yield (dwellings)	50
		Potential Net Yield (dwellings)	50

Land West of Fulbeck Avenue, Worthing



SHLAA ID	WB13002	Current Use(s)
Site Address	Inland Revenue Office, Durrington(HMRC)	B1a - Offices
Planning Status	None	
Re-use of Land	Brownfield	Ward Goring

Site Description

This previously developed site is located adjacent to and south of Durrington railway station. It is currently used as offices (formerly used as a hostel for war veterans) and occupied by HMRC.

Policy Restrictions

Although not located within key office location (as designated in the Core Strategy) there is still a policy presumption against the loss of employment land unless it can be demonstrated that the site (or part of the site) is genuinely redundant and is unlikely to be re-used for commercial purposes within the Plan period. However, a mixed use scheme to achieve residential and high quality B1 floorspace would be acceptable.

Physical Constraints

There are no specific physical constraints however, given the previous use and neighbouring uses (WWTW and Gas Holder) the potential for contamination should be considered. It is known that a former gas pipeline dissects the site north to south (splitting the main site with the 1ha parcel of land to the west) and this will need to be investigated.

Potential Impacts

There are no specific impacts on heritage or environmental assets.

Suitability Summary

The site, which is located in a sustainable location is considered as being suitable for a level of residential development. The site will become available for redevelopment in 2021. The current policy position is one that resists the loss of suitable and viable employment uses. This site is not located within a defined employment area but is still subject to policy protection. Discussions with the landowners and assessments undertaken as part of the current Local Plan review, have concluded that residential development could be delivered on this site to help meet the identified housing need whilst also providing much needed high quality modern employment floorspace. It is accepted that the current offices are somewhat dated and that the presence of asbestos etc would make conversion / upgrading difficult. It is also acknowledged that under current GPDO provisions the existing offices could change in use to residential without the need for planning permission - however, this is not considered to be a realistic, viable or attractive option in this instance. Overall, it is considered that, given the above, the housing capacity figure suggested by the agent promoting this site (275 dwellings) is too high. Whilst there may be an opportunity to bring forward a level of housing development on this site further discussions and assessment (particularly of employment need) are required before any robust estimate of potential capacity can be reached.

Availability Summary

The offices on site are currently occupied by HMRC and the open land to the south east (1ha) is in the same ownership. As part of the 'call for sites' the agent acting on behalf of the landowner has indicated that the site will be partly vacated from June 2014 as part of the rationalisation of HMRC's resources across the country. HMRC will continue to occupy the offices to the east of the site. Since that time the HMRC have confirmed that their lease comes to an end in 2021. It is expected that the HMRC will then reorganise their operations at Durrington and retain a presence on the adjacent site located to the east. However, since that time permission has been granted for a new HMRC office at Teville Gate House.

Achievability Summary

It is considered that a mix use scheme of residential and employment uses with the emphasis of encouraging the retention of Durrington Bridge House (to the east) and the delivery of employment uses on the western section of the site could be achievable in the medium to long term. A more recent development is the permission for Teville Gate House which is expected to complete before the expiration of the current lease (2021) on this site, this will become the new HMRC specialist hub which once occupied will leave this site vacant. The emerging Local Plan identifies this area as an AOC for mixed use development.

SHLAA Status Conclusion

This site was not previously considered as part of the 2009 SHLAA review. However, as part of the 'call for sites' in 2013/14 the agent acting on behalf of the landowner had promoted this site. Site promoters had indicated that the site will be partly vacated as part of the rationalisation of HMRC's resources across the country. HMRC will continue to occupy the offices to the east of the site. Given the local policy position and significant employment needs the starting position should

Site Area (ha)	6.8	Potential Gross Yield (dwellings)	250
		Potential Net Yield (dwellings)	250

be the consideration of employment uses on all of the site. However, it is accepted that a level of residential development as part of a well designed mixed-use scheme could be achievable (subject to the consideration of employment uses, access arrangements etc.) particularly if this could help facilitate the enhancement of employment provision and / or if development could help to 'open up' and bring forward the land at Martlets Way (AOC8). Further assessments and discussions with the landowners as part of the review of the Local Plan have concluded that a mix use scheme with 250 residential units and new high quality employment floorspace is achievable on this site in the medium to long term. However, a more recent development has been the permission (under construction) for a new purpose built office for HMRC at Teville Gate House which will be the new specialist hub for HMRC. The site is also being proposed as an AOC in the emerging Local Plan. The site is therefore taken forward for the purposes of this study.

Site Area (ha)	6.8	Potential Gross Yield (dwellings)	250
		Potential Net Yield (dwellings)	250

This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office Crown Copyright. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings. Licence Number 100024321 & 100018824, 2014

SHLAA ID	WB16006	Current Use(s)	
Site Address	Centenary House	B1a - Offices, Sui-Generis	
Planning Status	None		
Re-use of Land	Brownfield	Ward	Northbrook

Site Description

Site is located in the western part of the borough at the intersection of the A2032 and Durrington Lane/The Boulevard and comprises a large 6 storey office building and several other small premises. The site is currently used by West Sussex County Council and Sussex Police.

Policy Restrictions

There are number of tree preservation orders on the site that will need to be considered as part of any development.

Physical Constraints

The site is located within an area which is considered to be at high risk of groundwater flooding (flood zone 1). There are recorded archaeological remains within the site area that will need further investigation. Consideration will need to given to the access to the site as the transport study has indicated that at peak times, the Durrington Lane north approach is operating over capacity.

Potential Impacts

There a number of protected trees that border the site.

Suitability Summary

This is a previously developed site within the BUAB. There is an opportunity through redevelopment to make more efficient use of this site by re-providing and enhancing the employment floorspace for Sussex Police and WSCC and providing an opportunity to make use of surplus land for additional employment space and 100 new homes. The site is considered to be suitable for residential development as part of a mix use scheme.

Availability Summary

The site forms part of the national One Public Estate Programme and is one of five West Sussex Partnership projects. This programme seeks to bring public sector organisations together to improve public services, review and rationalise the public estate and free up land to meet development needs and support economic growth. Funding was granted in 2017 to enable feasibility work to be undertaken. It is considered that this site could be delivered in the medium to long term.

Achievability Summary

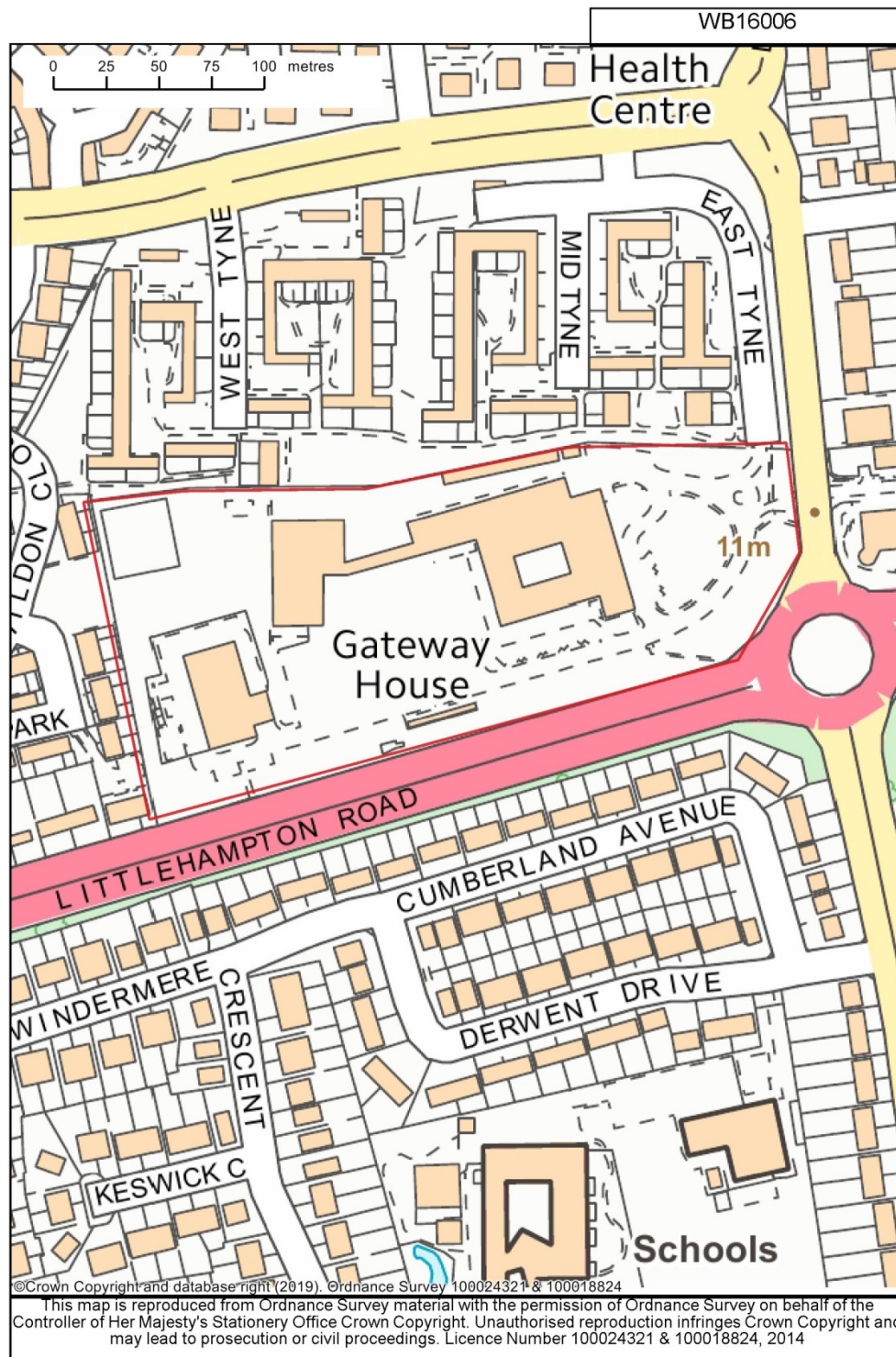
As previously stated this site is part of the One Public Estate Programme and initial discussions and feasibility work has indicated that a mix use scheme is achievable on this site. Discussions are ongoing to consider the options for this site.

SHLAA Status Conclusion

The site is currently occupied by West Sussex County Council offices and Sussex Police Custody Centre. The site is being considered by the owners as part of a review of their property portfolios as part of the One Public Estate Programme. The review has considered a more efficient use of this large site with a view to replacing existing uses on site in new purpose built buildings but also to consider the capacity of part of the site to accommodate other uses, including residential. Planning consultants have been appointed to review the development potential. The current local policy position and significant employment needs would seek the whole of the site to remain in employment use. However, the initial feasibility work has indicated that the employment floor space could be reprovided on a smaller land area providing the opportunity for a multi agency hub offering integrated and co located services as well as residential development. Therefore, the site is considered to offer the potential for a level of residential development whilst still meeting employment and community development needs. It is considered that this site which is also a proposed AOC in the emerging Local Plan could be delivered in the medium to long term. Discussion are ongoing to consider the appropriate mix and level of development. Therefore, the site is taken forward for the purposes of this study.

Site Area (ha)	3.88	Potential Gross Yield (dwellings)	100
		Potential Net Yield (dwellings)	100

Centenary House



SHLAA ID	WB17002	Current Use(s)	
Site Address	Southdown Public House, 38 Northcourt Road	A4 - Drinking Establishments	
Planning Status	PA Submit		
Re-use of Land	Brownfield	Ward	Gaisford

Site Description

Traditional local pub situated on the corner of Northcourt Road and King Street. Situated within a residential area.

Policy Restrictions

The proposal may result in the loss of a community facility subject to an assessment based on policy criteria. A recent application has confirmed the in principle loss of the public house is acceptable.

Physical Constraints

There are no known physical constraints that would prevent a appropriately designed scheme.

Potential Impacts

The site is not located within a Conservation Area nor is the building statutorily listed or locally listed. However, the original pub building is a non-designated heritage asset due to its flamboyant decorative Victorian architecture and visual prominence within the surrounding streetscape.

Suitability Summary

The site is located within a predominantly residential area so the principle of residential use would be suitable on this site.

Availability Summary

The pub is vacant and had previously been marketed and is and has been subject to planning applications. Therefore, the site is considered to be available.

Achievability Summary

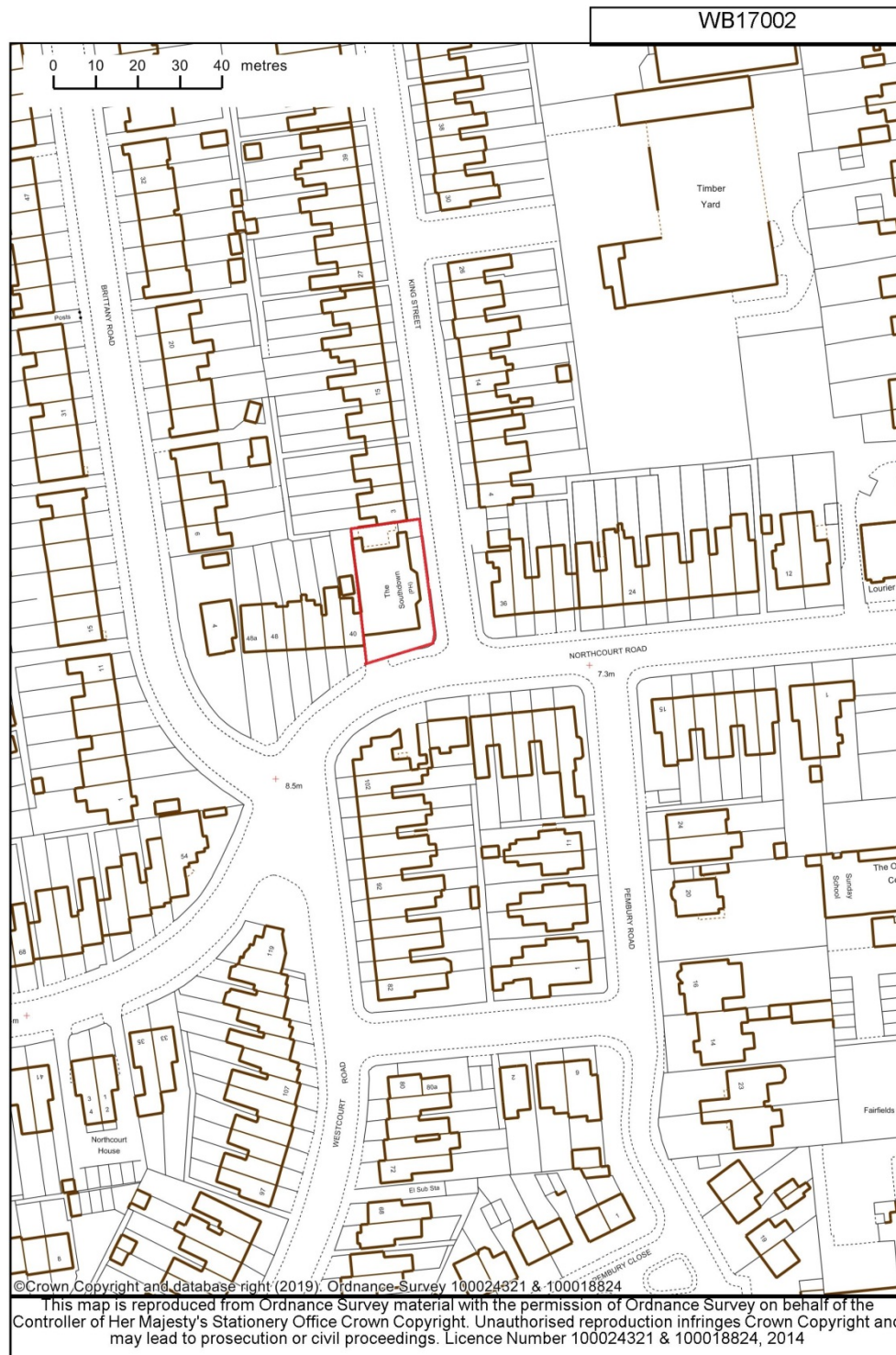
It is considered that subject to a suitably designed scheme residential development could be achieved on this site.

SHLAA Status Conclusion

This was a new site for the 2016/17 study. It had been considered that the conversion to residential would result the loss of a community facility contrary to policy. However since then a planning application has been submitted (AWDM/0797/17) for conversion and alteration to 4 dwellings which whilst ultimately refused it did allow for the loss of the public house. Discussions with officers indicate that subject to a well designed scheme the site may have the potential to deliver 7 units. Since then a new application for 7 units has been received (AWDM/0162/19) . The discussions are around the design of the scheme and the decision is pending, Therefore, the site is considered to offer potential at this stage and is taken forward in this study.

Site Area (ha)	.052	Potential Gross Yield (dwellings)	6
		Potential Net Yield (dwellings)	6

Southdownview Public House, 38 Northcourt Road



SHLAA ID	WB18002	Current Use(s)	
Site Address	The Wheatsheaf, 24 Richmond Road	A4 - Drinking Establishments, Vacant	
Planning Status	PA Refuse		
Re-use of Land	Brownfield	Ward	Central

Site Description

The site is a rectangular and flat area of approximately 0.3ha which contains the vacant Wheatsheaf Public House, a two storey building fronting Richmond Road to the south with a pub-garden and yard to the rear enclosed by a tall wall. It is situated between the public library to the east and Portland House, which houses civic offices, to the west; the pub lies forward of these buildings. Public footpaths run along each side of the site, and to the rear, leading between Richmond Road and the Civic Centre car park to the north.

Policy Restrictions

The site is within the town centre as defined in the Core Strategy. Although the site is outside the primary and secondary shopping zones the Core Strategy acknowledges that pubs, along with cafes and restaurants are an important ingredient in the overall mix of a shopping centre. However, whilst the loss of the pub appears not to be justified under the terms of the policy an element of commercial use on the ground floor is included within the proposed scheme.

Physical Constraints

There are not considered to be any physical constraints to developing this site.

Potential Impacts

The site immediately adjoins the Chapel Road conservation area to the south and east. On the opposite (south) side of Richmond Road are the gardens of listed buildings in Ambrose Place. Any proposed scheme must consider the impact on heritage issues.

Suitability Summary

The site is considered to be suitable for residential development.

Availability Summary

The site is vacant and a planning application had been submitted and refused but discussions continue to find a suitable scheme. The site continues to be available.

Achievability Summary

Whilst the previous proposal was considered to be unacceptable, officers are of the opinion that a smaller high quality designed scheme could be achieved on this site.

SHLAA Status Conclusion

The site was a new site for 2017/18 and is the subject of a planning application (AWDM/0444/18) which was refused(6/07/18. The proposal which was for 8 dwellings was considered to be an unacceptable form of development. Officers are of the opinion that whilst the site may offer some potential for possibly 6 units this will be subject to a much improved scheme. Discussions are ongoing for a scheme that would not be out of keeping with and harmful to the character of the area, including the setting of the adjoining conservation area and nearby listed buildings. The rejected scheme was considered to be an overdevelopment of the site, not only due to its size, but also due to the lack of outdoor space, privacy and penetration of daylight for prospective residents and due to the impacts on the important protected tree. Officers consider that a revised scheme could overcome the reasons for refusal and deliver 6 units on this site as part of a mixed use well designed scheme. Therefore, for the purposes of this study the site is taken forward as a potential site.

Site Area (ha)	0.3	Potential Gross Yield (dwellings)	
		Potential Net Yield (dwellings)	

The Wheatsheaf, 24 Richmond Road



SHLAA ID	WB18008	Current Use(s)
Site Address	Jubilee Hall and 10 Greenland Road	C3 - Dwellinghouse, Car Park, D2 - Assembly & Leisure
Planning Status	PA Submit	
Re-use of Land	Brownfield	Ward

Site Description

The site includes Jubilee Hall and car park, the adjoining detached bungalow, No.10 Greenland Road, and former garden land to the rear of Nos. 119-123 Salvington Road. Jubilee Hall dates from the mid1960s, consisting of a larger, pitched roof volume with single-storey flat-roofed elements attached to the south and east sides.

Policy Restrictions

Core Strategy policy 11 seeks to resist the loss of viable community uses. However, their loss maybe permitted under certain criteria including where the use is replaced or where there is sufficient provision locally or no need is required. The proposed development would result in the loss of an existing community use. However, information has been submitted as part of the planning application to demonstrate that there is no conflict with policy. The evidence suggests that the current premises are dated and would require extensive modernisation to fulfil the aspirations of the Church, but also there is a desire for the Church to consolidate onto one larger site. It is proposed to relocate the Church to a new site in Fulbeck Way for which permission has been granted under AWDM/0220/18. The Church intends to re-provide all of the existing activities currently provided as well as introducing new activities at the new site with improved facilities. There are also a number of other community facilities in the immediate vicinity. In light of this there would be no policy restriction to the current proposal.

Physical Constraints

There are no physical constraints that would prevent residential development coming forward on this site,

Potential Impacts

The buildings are not listed or located within a Conservation Area. There are no tree preservation orders on the site.

Suitability Summary

In light of the proposal to relocate the existing use to a site close by together with other existing local community facilities the loss of the existing use is accepted. Therefore, the site is considered to be suitable for residential development.

Availability Summary

The owners of the site have submitted the current application which clearly demonstrates that the site is available for development.

Achievability Summary

The site is considered to be deliverable.

SHLAA Status Conclusion

The site was a new site for 2017/18 and was the subject of a planning application (AWDM/0263/18) which was recommended for approval subject to a legal agreement. The legal agreement has not yet been signed. However, the proposal for 14 dwellings is considered to be an acceptable development and therefore for the purposes of this study the site is taken forward as a potential site.

Site Area (ha)	0.275	Potential Gross Yield (dwellings)	14
		Potential Net Yield (dwellings)	14

Jubilee Hall and 10 Greenland Road



SHLAA ID	WB18009	Current Use(s)
Site Address	Durrington New Life Church, 113 Salvington Road	D2 - Assembly & Leisure
Planning Status	PA Submit	
Re-use of Land	Brownfield	Ward Durrington

Site Description

The site is located on the east side of the junction of Salvington Road with Greenland Road. It is occupied by the New Life Church, a brick-built building which dates from the late 1930s (and replaced an earlier church building on the site).

Policy Restrictions

Core Strategy policy 11 seeks to resist the loss of viable community uses. However, their loss maybe permitted under certain criteria including where the use is replaced or where there is sufficient provision locally or no need is required. The proposed development would result in the loss of an existing community use. However, information has been submitted as part of the planning application to demonstrate that there is no conflict with policy. The evidence suggests that the current premises are dated and would require extensive modernization to fulfil the aspirations of the Church, but also there is a desire for the Church to consolidate onto one larger site. It is proposed to relocate the Church to a new site in Fulbeck Way for which permission has been granted under AWDM/0220/18. The Church intends to re-provide all of the existing activities currently provided as well as introducing new activities at the new site with improved facilities. There are also a number of other community facilities in the immediate vicinity. In light of this there would be no policy restriction to the current proposal.

Physical Constraints

There are no physical constraints that would prevent residential development coming forward on this site.

Potential Impacts

Development on this site would not have any potential impacts on any local designations.

Suitability Summary

In light of the proposal to relocate the existing use to a site close by together with other existing local community facilities the loss of the existing use is accepted. Therefore, the site is considered to be suitable for residential development.

Availability Summary

The owners of the site have submitted the current application which clearly demonstrates that the site is available for development.

Achievability Summary

The site is considered to be deliverable.

SHLAA Status Conclusion

The site was a new site for 2017/18 and was the subject of a planning application (AWDM/0271/18) which has been approved subject to a legal agreement. The legal agreement has not yet been signed. However, the proposal for 7 dwellings is considered to be an acceptable development and therefore for the purposes of this study the site is taken forward as a potential site.

Site Area (ha)	(0.064 ha)	Potential Gross Yield (dwellings)	7
		Potential Net Yield (dwellings)	7

Durrington New Life Church, 113 Salvington Road



SHLAA ID	WB19002	Current Use(s)	
Site Address	105-109 Montague Street	A1 - Shops	
Planning Status	PA Submit		
Re-use of Land	Brownfield	Ward	Central

Site Description

The town centre site lies on the southside of Montague Street at the corner with Prospect Place. The site is located within the Primary shopping frontage.

Policy Restrictions

The site is situated within Zone A Primary Retail Area and the policy approach is on that seeks to protect units in retail use. The current proposal will retain a retail use on the ground floor and introduce residential uses. The proposal is in accordance with the prevailing local plan policies.

Physical Constraints

There are no known physical constraints that would prevent the development.

Potential Impacts

The site is part of two conservation areas and there are four Listed buildings within 50m of the site. Careful consideration will need to be given to the design of any extensions so as not to detrimentally impact the conservation areas or the nearby listed buildings.

Suitability Summary

The site is a highly sustainable town centre site where a mixed use development of retail and residential is considered to be acceptable.

Availability Summary

The site is currently vacant and is subject to a planning application and is therefore considered to be available.

Achievability Summary

The site is subject to a planning application for a mix of retail and residential uses which are considered to be acceptable in this location and achievable.

SHLAA Status Conclusion

This site is a new site for monitoring period 2018/19. The site is subject to a planning application (AWDM/1763/18) which seeks to redevelop this site by maintaining a retail use on the ground floor and delivering 26 residential units on the upper floors. It is expected that this is likely to receive a positive decision. Therefore, the site is taken forward as a potential site for the purposes of this study.

Site Area (ha)	0.08	Potential Gross Yield (dwellings)	
		Potential Net Yield (dwellings)	26

WB19002

0 10 20 30 40 metres

Chandos Road

Montague Street

Augusta Place

New Street

Multistorey Car Park

Alpha Court

El Sub Sta

PCs

Depot

Hotel

Augusta House

105 to 109

5.2m

5.2m

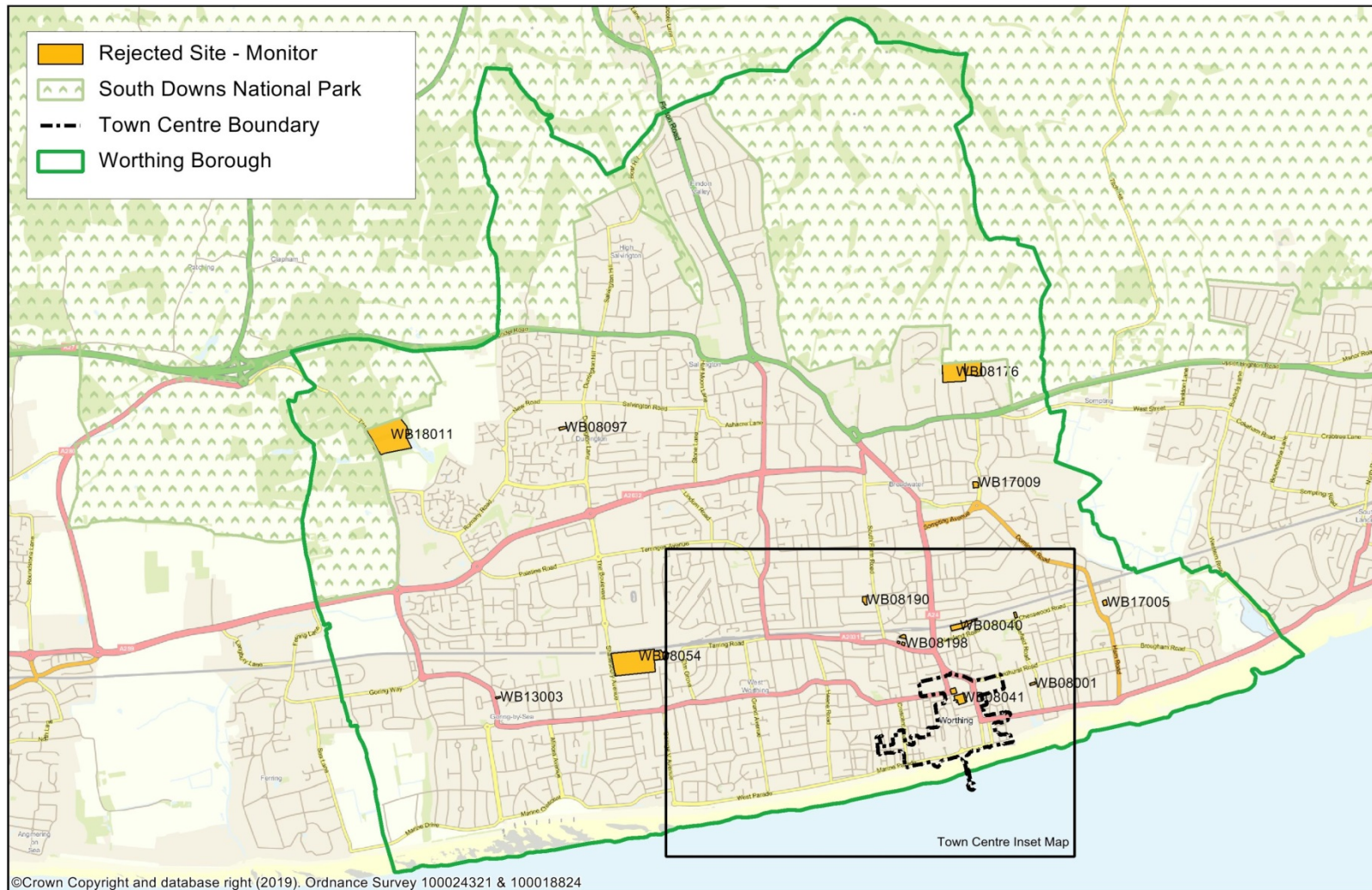
© Crown Copyright and database right (2019) Ordnance Survey 100024321 & 100018824

This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office Crown Copyright. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings. Licence Number 100024321 & 100018824, 2014

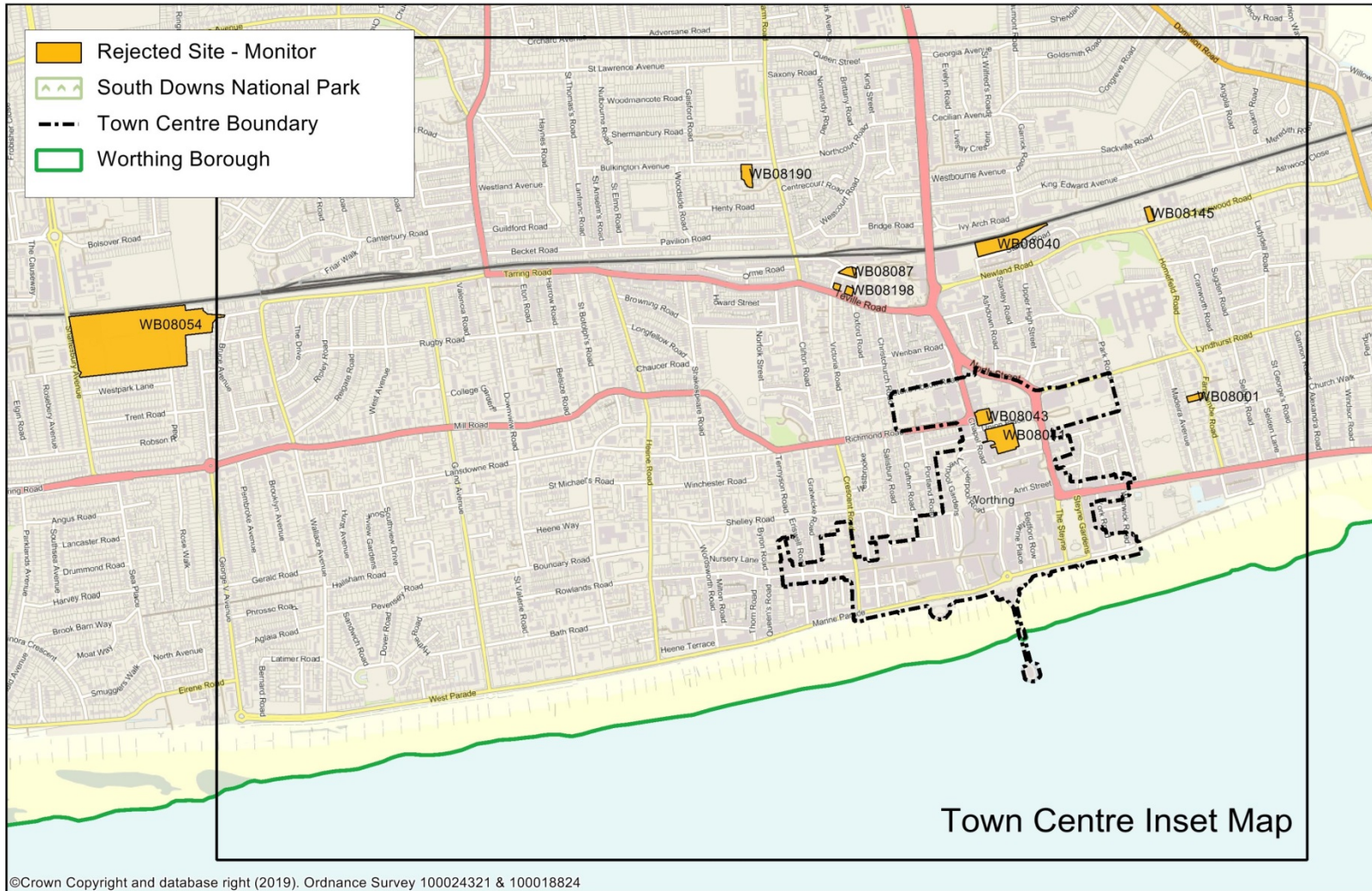
Appendix 2. Rejected Sites – Monitor Sites

SHLAA ID	Site Address	Planning Status
WB08001	15 Farncombe Road	PA Refuse
WB08041	Union Place South (car park)	None
WB08043	Head Post Office, Chapel Road	None
WB08054	Worthing Leisure Centre, Shaftesbury Avenue	None
WB08162	Worthing United Football Club, Beeches Avenue	None
WB08176	Land North Of Beeches Avenue	PA Appeal Dismissed
WB08198	42 - 46 Teville Road	PA Withdrawn
WB13003	Royal Mail Delivery Office, Mulberry Lane	None
WB17008	54 Teville Road	PA Refuse
WB17009	Glawood House, Sompting Road	PA Refuse
WB18011	Land east of Titnore lane	None

Map of Rejected –Monitor SHLAA Sites



Map of Rejected - Monitor SHLAA Sites – Town Centre



Rejected Sites - Monitor for all years

SHLAA ID	Site Address	SHLAA Conclusion
Worthing Total Sites 11		
WB08001	15 Farncombe Road Worthing	<p>The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as the site had planning consent (reference 06/0829/FULL) dating from before the base date of the 2009 study. This application has expired and the site has been reassessed and it is considered that the site is not currently available and is currently in use as a House in Multiple Occupation (HMO). A planning application (AWDM/1190/16) for an extension to the property to provide 4 additional units has been approved (12/05/2017) which falls below the threshold of this study and the remainder of the property continues as an 11 bed HMO. A more recent application for certificate of lawful development for the self containment of 11 bedsits to 11 studio flats has been refused. Therefore, the site should continue to be rejected but the situation monitored .</p>
WB08041	Union Place South (car park) Worthing	<p>This site was considered as part of the 2009 SHLAA review. At that time it was a much larger site reflecting the Area of Change in the Core Strategy which incorporated a number of buildings along Chapel Road to the west and Anne Street to the south including the Guildbourne Centre, other shops, a theatre, a car park and a range of other uses and buildings. It had been considered to be suitable, achievable and deliverable. Whilst the Council had an aspiration at that time for the comprehensive redevelopment of the wider 'Union Place / Guildbourne Centre' area it has been accepted that redevelopment of the Guildbourne Centre is unlikely to be viable in the current economic climate. It is considered that a smaller site area is more realistic and could be combined with the adjoining Police Station Site (WB08042) to deliver a more comprehensive development scheme. However, work is still being undertaken and evidence is being gathered to provide greater certainty for the inclusion as part of a wider site. The Council's major project team is working proactively to bring forward development on the town's key sites. Therefore, at this stage the site will be monitored until such time there is a greater level of certainty that the wider scheme could be delivered.</p>

SHLAA ID	Site Address	SHLAA Conclusion
WB08043	Head Post Office, Chapel Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the site was not available. In 2013/14 the site was promoted during the call for sites exercise. Whilst the Council has strong policies to retain employment land it is accepted that, if it could be demonstrated there was no employment demand for this land, there may be potential for residential use. More recently, in 2018, the Post Office has indicated that they may look to consolidate some of their 'front office' function within a town centre store. The relocation of the 'front office' has now occurred. A further review concludes that the site should remain rejected in the SHLAA but given the promotion of the site through the previous call for sites and the more recent move of 'front office' function elsewhere together with an intention from the owners of a future review of uses on this site the situation should be closely monitored.
WB08054	Worthing Leisure Centre, Shaftesbury Avenue Worthing	Considered in 2009 as part of the SHLAA review at that time the site was rejected as it was not considered to be suitable, available or achievable. The site is used for leisure uses which is considered to be the most appropriate and sustainable use of this site. In addition, the existing Open Space and Recreation studies indicated that this site would not be surplus to requirements. However, the existing leisure centre needs significant investment and ideally replacement. The site has therefore been identified as a proposed Area of Change in the Draft Worthing Local Plan. The redevelopment of this site, which could include a level of enabling residential development, will be informed by a review of the boroughs playing pitches and built facilities (underway). Work is also underway to consider the opportunities for this site and prepare a masterplan. Therefore, following a reassessment it is concluded that for the same reasons the site should be rejected at this stage but closely monitored pending the outcome of the new playing pitches and built facilities study.
WB08162	Worthing United Football Club, Beeches Avenue Worthing	In the 2009 study the site was rejected. The study concluded that the site is a formal recreation ground which is protected from development, unless a suitable replacement site can be found. As no alternative site had been identified at that time, the site did not offer a suitable location for development. Since that time and in light of the changing national housing requirements this site along with other sites have been robustly assessed for their ability to contribute to the significantly higher housing supply need. A number of studies have been undertaken including the Landscape and Ecology Study of Greenfield Sites (2015 & 2017) to assess the suitability of this and other sites for development. This study concluded that the site could potentially accommodate development due to its general lower landscape, visual and ecology sensitivity or value. The landowner has also promoted the site for residential development. However, the redevelopment of this site is still dependent on the relocation of the Football club and the Council is not satisfied that the Club can be suitably relocated and that the resulting loss of playing field can be justified. Therefore, the site is rejected for the purposes of this study. However, the site has been promoted as an 'Omission Site' in the emerging Draft Worthing Local Plan. If it can be demonstrated that the identified delivery constraints can be suitably addressed the site could potentially be allocated in the next version of the Plan. The situation should be closely monitored.

SHLAA ID	Site Address	SHLAA Conclusion
WB08176	Land North Of Beeches Avenue Worthing	In the 2009 study the site was rejected, this was due to a previous dismissal at appeal on local access issues and impact on views into and out of the AONB (now SDNP), and the conclusion at the time that it was unlikely this site would be redeveloped for housing. In addition, satisfactory access arrangements could not be demonstrated. Since that time and in light of the changing national housing requirements, this site along with other sites have been robustly assessed for their ability to contribute to the significantly higher housing supply need. A number of studies have been undertaken including the Landscape and Ecology Study of Greenfield Sites (2015 & 2017) to assess the suitability of this and other sites for development. This study concluded that the site could potentially accommodate development due to its general lower landscape, visual and ecology sensitivity or value. The landowner has also promoted the site for residential development (90 dwellings). However, the redevelopment of this site is still dependent on the demonstration that the provision of suitable vehicular access arrangements can be achieved. The site promoter has suggested alternative access arrangements which would link the development of this site with the development of Worthing Football Club to the east. At this stage the Council is not satisfied that the Club can be suitably relocated so this is not currently considered to be a suitable access solution. Therefore, the site is rejected for the purposes of this study. However, the site has been included as an 'Omission Site' in the emerging Draft Worthing Local Plan. If it can be demonstrated that the identified delivery constraints can be suitably addressed the site could potentially be allocated in the next version of the Plan. As such, the situation should be closely monitored.
WB08198	42 - 46 Teville Road Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that there was no certainty of availability. However, the site at that time was included in a proposed mixed use regeneration area. In 2013/14 it was concluded that the site should be rejected on the basis of availability but monitored closely as there was a previous application for residential development. That application was withdrawn and no further applications have been received for residential development. The premises are now vacant and being marketed for commercial use so therefore the site needs to be monitored. It is therefore concluded that the site should be rejected but closely monitored..
WB13003	Royal Mail Delivery Office, Mulberry Lane Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that it was not available. In 2013 the site was promoted during the "call for sites" exercise. However, whilst the Council has strong policies to retain employment sites it is accepted that if it could demonstrated there was no employment demand for this land that there might be some potential for residential use. However, it is not clear at this time that the current occupier (the Post Office) has any clear plans to relocate or consolidate their service or that other employment uses had been explored. A further assessment considers that as there has been no progress on this site since the call for sites in 2013 the site will remain rejected in the SHLAA but given the promotion of the land through the call for sites the situation should be monitored regularly.

SHLAA ID	Site Address	SHLAA Conclusion
WB17008	54 Teville Road Worthing	This site is suitable, available and deliverable for residential development. However, a recent application has been refused (AWDM/1179/16 - 20/03/2017) on a number of grounds including height, size, scale and detrimental impact on existing and future residents. A new application (AWDM/1614/17) It is likely that any revised scheme will fall below the threshold for this study. Therefore the site is rejected but will be monitored.
WB17009	Glawood House, Sompting Road Worthing	The site which is new for the 16/17 review has been subject of planning application for additional residential units to an existing residential block of flats. The proposal (AWDM/1245/16) sought an additional storey to provide 9 residential units and alterations at ground floor level to provide one additional unit. The proposal was refused (04/11/16) for reasons of siting, design and height and the impact on the amenities of residential properties in the surrounding area. In essence it was considered that an additional storey to the building would have an unacceptable impact on existing residential amenity. The reasons for refusal are unlikely to be overcome and therefore the site is rejected for the purposes of this study. A further application was submitted (AWDM/1120/17) for a similar scheme which has been withdrawn. However, given that the application was very recent and there maybe some scope to use the site more efficiently the situation will be monitored.
WB18011	Land east of Titnore lane Worthing	This greenfield site originally formed part of the West Durrington allocation in the adopted Core Strategy. However, due to housing land supply considerations and the environmental sensitivity of this part of the wider site, it was excluded from the permitted scheme for 700 dwellings. Since then the landowner has promoted this site through the SHLAA. This site along with others have been subject to a robust assessment as part of the current local plan review. A key study that formed part of the assessment is the Landscape and Ecology Study of Greenfield Sites (2015 & 2017), which concluded that this site is potentially suitable in landscape, visual and ecology terms for limited development proposals. However, any development would need to demonstrate that there would be no adverse impacts on the setting of the adjacent National Park, the adjacent ancient woodland, or the wider landscape. At this stage the Council does not consider that this site is appropriate for development as it has not been demonstrated that development could be delivered without resulting in the loss or deterioration of ancient woodland or have a negative impact on the Local Wildlife Site. For these reasons the site is identified as an 'Omission Site' in the emerging Local Plan. If it can be demonstrated that the highlighted delivery constraints can be suitably addressed the site could potentially be allocated in the next version of the Plan. As such, the situation

TOTAL **11**

Appendix 3. Rejected Sites

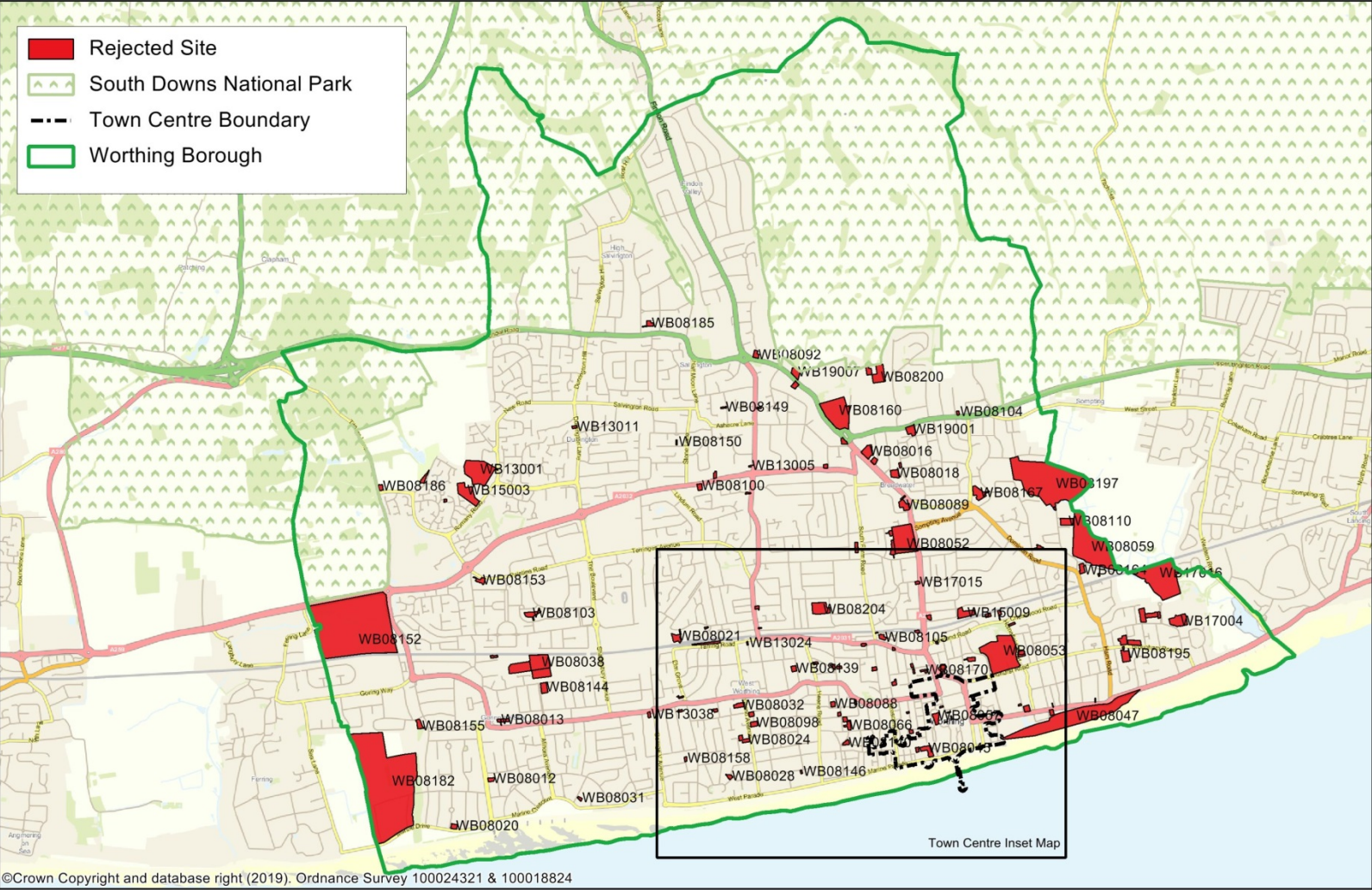
SHLAA ID	Site Address	Planning Status
WB08012	64 Sea Lane	None
WB08013	314 Goring Road	None
WB08016	Land Rear of 118-128, Broadwater Street West	None
WB08018	Land at 4-10, Charmandean Road	PA Appeal Dismissed
WB08020	Land at 28-30 Marine Drive	PA Expired
WB08021	Garcia Trading Estate, Canterbury Road	PA Refuse
WB08022	Land at 1 Grove Road and 112, Broadwater Street	PA Appeal Dismissed
WB08024	Land at 27-29A Grand Avenue	PA Appeal Dismissed
WB08026	27 Oxford Road	PA Refuse
WB08028	2 Hastings Road	PA Appeal Dismissed
WB08029	54 Homefield Road	PA Refuse
WB08030	1-3 Hertford Road	PA Appeal Dismissed
WB08031	4 Seafeld Avenue	PA Refuse
WB08032	Land at 59-61 Grand Avenue	PA Appeal Dismissed
WB08038	Land Former Gas Holder Site, Barrington Road	None
WB08040	Superstore, Newlands Street	None
WB08045	Land at 51 - 93, Montague Street	None
WB08047	Building out to Sea, South of Brighton Road	None
WB08052	Northbrook College of Further Education Broadwater	None
WB08053	Worthing Hospital, Lyndhurst Road	None
WB08057	Car Park Montague Centre, Liverpool Road	None
WB08058	Land Rear of Juno Close, Barrington Road	None
WB08059	Land Site Decoy Farm, Dominion Way	None
WB08064	22 Winchester Road	PA Approve
WB08066	54 Shelley Road	None
WB08085	5 West Avenue	None
WB08086	Land Rear of 40-46 Cortis Avenue, Cortis Avenue	PA Refuse
WB08087	Land at 28-34 Railway Approach	None
WB08088	Wraysbury, Beccles Road	PA Expired
WB08089	Broadwater Boulevard	None
WB08092	Land At 134-142, Warren Road	Completed
WB08093	Car Park Rear of 60-66, Queen Street	None
WB08094	Chandlers Yard, 24 Upper High Street	None
WB08095	South Farm Industries, St Lawrence Avenue	None
WB08096	22 South Farm Road	None
WB08097	Tullett Plant & Commercial Services Ltd, Pond Lane	None
WB08098	Land at 58-64, Grand Avenue	None
WB08099	Southern Water Storage Yard	Completed
WB08100	Land at 61-67, Littlehampton Road	None
WB08101	68-70 Littlehampton Road	PA Approve

SHLAA ID	Site Address	Planning Status
WB08103	Maybridge Boys Club, Raleigh Way	None
WB08104	121 Upper Brighton Road	Completed
WB08105	67 Victoria Road	None
WB08106	62 Richmond Road	None
WB08107	Dinnages Ford, Brougham Road	None
WB08108	Methold House, Gordon Road	None
WB08109	Unit 10 Siverdale, Meadow Road	None
WB08110	Land at Units Dominion Way, Easting Close	None
WB08113	Land East of Seeboard Site, Dominion Way	None
WB08115	Land West of West Worthing Station, Tarring Road	Completed
WB08126	Land Rear Of 37 - 39 Chesswood Road	Completed
WB08133	Site of 13 to 31, Tarring Road	PA Expired
WB08135	18 South Street, Tarring	Completed
WB08137	4 & 5 First Floor Guildbourne, South Street	None
WB08139	5-9 St Botolphs Road	None
WB08140	2-4 Southey Road	Completed
WB08141	Avon House, 40 - 42 Shakespeare Road	None
WB08142	2 Shakespeare Road	None
WB08143	The New Grange, 10-16 Homefield Road	None
WB08144	Westholme Clinic, Clive Avenue	None
WB08145	49 Chesswood Road	None
WB08146	Sycamore House, 21 Bath Road	None
WB08148	64 Offington Lane	None
WB08149	29 The Glen	None
WB08150	12 Mardale Road	None
WB08152	Chatsmore Farm	PA Refuse
WB08153	West Sussex Motors, Palatine Road	None
WB08155	Open Space West of 1, Fernhurst Drive	None
WB08156	East Factory North Side, Woods Way	None
WB08157	Car Park Rear of 274 - 312 Goring Road	None
WB08158	12 Phrosso Road	None
WB08159	89 Warren Road	None
WB08160	Land South of The Warren, Hill Barn Lane	None
WB08164	Units 1 -3 Ham Bridge Trading Estate, Willowbrook	None
WB08165	Units 11 & 12 Ham Bridge Trading Estate	None
WB08167	Unigate Ltd, 22 Sompting Road	Completed
WB08170	Discount Tyre Services, Winton Place	None
WB08171	2 Longfellow Road	None
WB08179	Car Park Adjacent Sandell House, Railway Approach	None
WB08182	Land North East Of, Amberley Drive	None
WB08185	4 & 4A Hayling Rise	PA Appeal Dismissed
WB08186	Flint Cottage, Titnore Lane	None
WB08187	Thesiger Close, Worthing	None
WB08188	Silverdale, Meadow Road	None
WB08189	Southdownview Works, 12 Southdownview Road	None

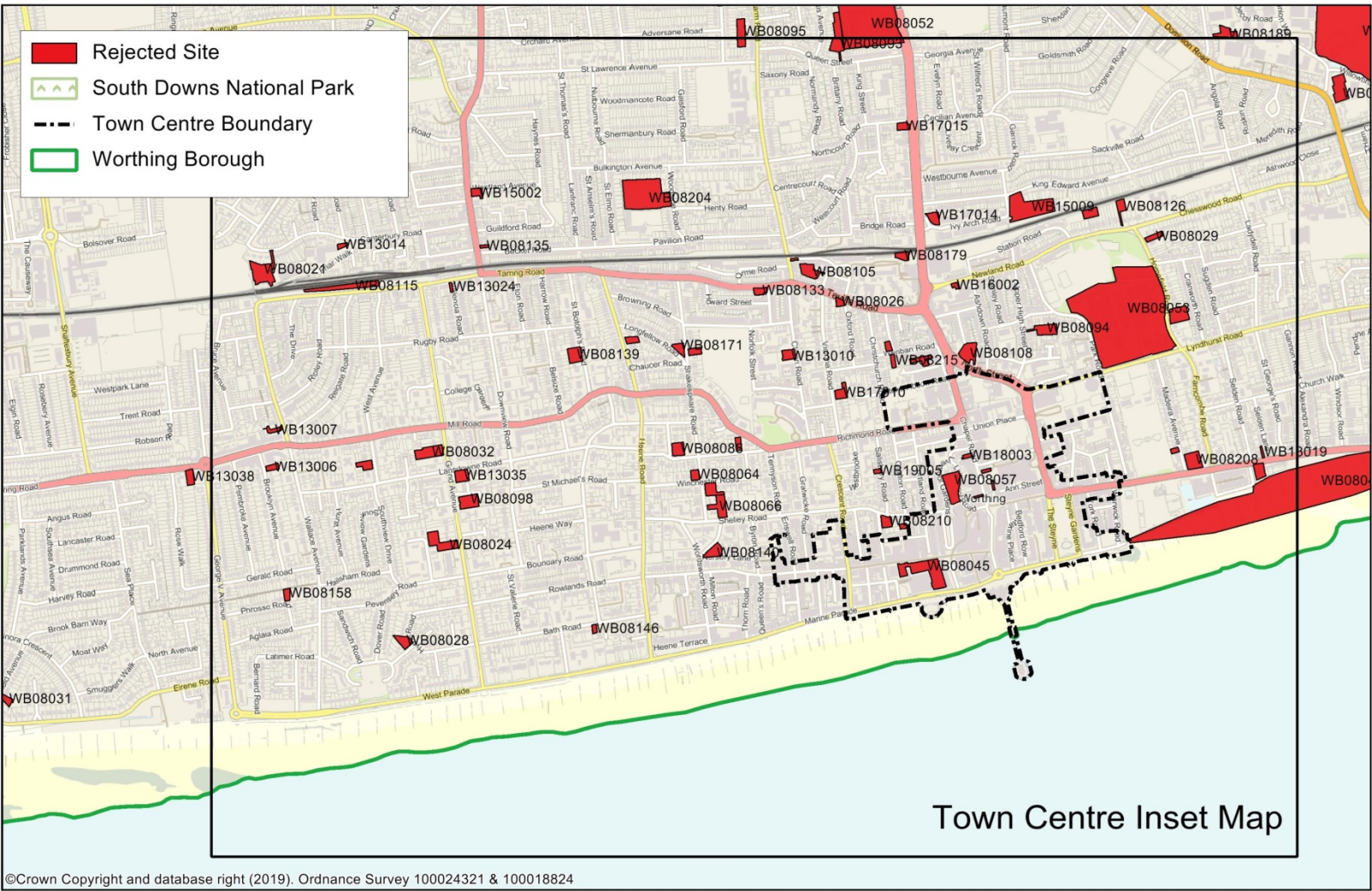
SHLAA ID	Site Address	Planning Status
WB08190	15 - 17 Bulkington Avenue	PA Refuse
WB08194	Land East of Juno Close, Barrington Road	None
WB08195	Jewson, Brougham Road	None
WB08196	Yeomans House, 33 - 35 Brougham Road	None
WB08197	Glaxo Smithkline, Southdownview Way	None
WB08200	Water Pumping Station, Hill Barn Lane	None
WB08201	49 Penfold Road	None
WB08204	Worthing Football Club, Woodside Road	None
WB08206	Premium House, The Esplanade	None
WB08208	Sandhurst School, 101 Brighton Road	None
WB08209	23 Chesswood Road	None
WB08210	United Reform Church, Shelley Road	None
WB08215	43 Wenban Road	PA Refuse
WB13001	Land at Faraday Close	None
WB13004	The Trout Public House and Car Park Fulbeck Avenue	Completed
WB13005	Car Park, Tudor Buildings, Offington Lane	None
WB13006	Car Park Adjacent 40 Brooklyn Avenue	None
WB13007	Car Park South of Davenport Court, Elm Grove	None
WB13010	Jolly Brewers, 39 Clifton Road	None
WB13011	121 Durrington Lane	Under Construction
WB13013	186 -188 Heene Road	PA Approve
WB13014	37a Canterbury Road	PA Approve
WB13019	123 Brighton Road Worthing	Completed
WB13022	1 Highdown Avenue	PA Approve
WB13024	10 Station Parade Tarring	Completed
WB13032	16 - 18 Chapel Road	PA Approve
WB13033	7 Chapel Road	PA Refuse
WB13035	68 Grand Avenue, Worthing	PA Refuse
WB13036	3 Charmandean Road	PA Appeal Dismissed
WB13038	41 Goring Road	PA Refuse
WB15002	84, South Street, Tarring	None
WB15003	Eurotherm, Faraday Close, Worthing	None
WB15009	Warehouse Ivy arch Industrial Estate	None
WB15011	Land east of 2 Offington Avenue Worthing	None
WB16002	14 Newland Road	PA Refuse
WB16004	7 Madeira Avenue	None
WB16008	13 Grafton Road	None
WB17004	Meadow Road Depot, Meadow Road	None
WB17005	O'Brien of Worthing, Pages Corner, Ham Road	PA Submit
WB17006	19-23 Broadwater Street West	PA Approve
WB17007	197 Brighton Road	PA Approve
WB17010	ATC Headquarters, Victoria Road	None
WB17014	Skywaves House, Ivy Arch Road	Prior Notification
WB17015	25 Broadwater Road	PA Refuse
WB17016	Land off Dale Road	None

SHLAA ID	Site Address	Planning Status
WB18003	47-49 Chapel Road	PA Approve
WB18006	30 Poulterns Lane	PA Refuse
WB19001	Charmandean Centre,Forest Road	None
WB19005	17 Salisbury Road	None
WB19006	5 Shetland Court	None
WB19007	106 Warren Road	None

Map of Rejected SHLAA Sites



Map of Rejected SHLAA Sites – Town Centre



Rejected Sites for all years

SHLAA ID	Site Address	SHLAA Conclusion
Worthing Total Sites 136		
WB08012	64 Sea Lane Worthing	Considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable but planning permission had been granted before the base date of the study. It was acknowledged at that time that the site's availability and achievability were subject to the relocation of an existing doctors surgery. In 2013/14 it was considered that the site should be rejected as whilst the doctors surgery has relocated to a new site, there were other health uses operating from the site and there was no indication that the site would become available for residential development. A reassessment in 2014/15 indicated that the site was now available for residential development and an application had been submitted (AWDM/1277/14). However, the number of units falls below the study threshold and development has since been completed and therefore the site is still rejected.
WB08013	314 Goring Road Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as the site had planning permission before the base date of the study. The site continues to be occupied by the same business and there is no indication that the owners of the site still wish to relocate. There had been no further interest in the site for residential since 2005 until recently when the site became vacant. Planning permission (AWDM/0887/17) for the redevelopment with 4 houses has since been approved (18/10/17). The site will continue to be rejected for the purposes of the SHLAA as it falls below the threshold for this study.
WB08016	Land Rear of 118-128, Broadwater Street West Worthing	Considered in 2009 as part of the SHLAA review. At that time, it was rejected on the grounds of availability and threshold size. Following a reassessment in 2013/14 it was considered that the same reasons for rejection still applied and therefore the site was not taken forward in this study. The site comprises 5 detached houses which all now appear to be in separate ownership and used as separate family dwelling houses. In addition, the site to the rear of these premises has been developed with 3 new bungalows (references WB/10/0226/FULL and WB/08/1064/FULL). This number of units falls below the threshold of this study. It is not considered that there is any further future potential on this site.
WB08018	Land at 4-10, Charmandean Road Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the site was not available and had multiple ownership issues that had not been addressed. The site was originally under the control of one developer, however, it has now been sold off to separate owners. These houses are now individual dwellings and there is no indication that these properties will come forward for development. If any of the dwellings were to come forward it would most likely be on an individual basis and as such any development would fall below the threshold of this study. A reassessment has again concluded that the same reasons for rejection still apply and therefore the site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08020	Land at 28-30 Marine Drive Worthing	Considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. However, following a reassessment in 2013/14, it was concluded that for the following reasons the site should not be taken forward in this study. A planning application for 8 dwellings was permitted in 2008 and has now expired and a subsequent application for a two-storey rear extension has since been permitted. No further applications for residential redevelopment have been submitted however in April 2015 an initial notice was submitted to Building Control for the approved extensions. It is considered unlikely that an application for a larger development will be submitted and as such, the site has been rejected for the purpose of this study.
WB08021	Garcia Trading Estate, Canterbury Road Worthing	Considered it 2009 as part of the SHLAA review and again in 2013/14. At these times it was rejected as it was concluded that was not suitable, available or achievable. Development on this site would result in the significant loss of part of a designated trading estate with no compelling reason to justify its loss. It is concluded that the same reasons for rejection still apply and therefore the site is not taken forward in this study. According to the latest update of the Employment Land Review this estate was fully occupied thus demonstrating the popularity of these units for local business.
WB08022	Land at 1 Grove Road and 112, Broadwater Street Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected on the basis of its availability, although it was also stated that the site should be monitored. The site consists of 2 large detached houses now in separate ownerships. There has been an application for an extension to one of the dwellings but no further application in relation to a comprehensive redevelopment. There is no indication that the site will come forward for a comprehensive residential development and, as such, any potential residential development will most likely fall below the threshold of this study. Therefore, following a reassessment it is considered that given the current use it is unlikely that the site will become available and therefore the same reasons for rejection still apply and the site will not be taken forward in this study.
WB08024	Land at 27-29A Grand Avenue Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as a planning application submitted in 2005 (reference WB/05/1349/FULL) for the demolition of existing dwellings and development of 16 flats and 8 houses was rejected at appeal owing to the scale of the development. A reassessment in 2013/14, concluded that as there had been no suggestion by the three landowners or any developer that the site will be reconsidered for a revised scheme in the future it should continue to be rejected. A further assessment in has reached the same conclusions and therefore, the same reasons for rejection still apply and this site is not taken forward in this study.
WB08026	27 Oxford Road Worthing	The site was considered in 2009 and 2013/14 and it was rejected as it was concluded that the site had no further potential as the existing units had been refurbished. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore the site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08028	2 Hastings Road Worthing	The site was considered in 2009 and 2013/14 and it was considered to be suitable, achievable and deliverable. Following a reassessment in 2014/15 it was considered that the site was still suitable, achievable and deliverable for a slightly smaller scheme at or slightly more than the study threshold and as such was considered as a potential site. However, whilst discussions with the agent since 2013 have indicated that the owner wishes to consider development at some point there has been no further application submitted since 2009. Given the lack of certainty and the fact that no further applications have been submitted it is considered appropriate to reject.
WB08029	54 Homefield Road Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08030	1-3 Hertford Road Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08031	4 Seafield Avenue Worthing	The site is too small for 5 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08032	Land at 59-61 Grand Avenue Worthing	The site was considered in 2009 as part of the SHLAA review. There had previously been an application for 19 dwellings (WB/05/0739/FULL), however the application was dismissed at appeal. In the 2009 SHLAA, the site was rejected as the availability of the two large detached houses was unknown and there had been no suggestion by the two owners or any developer that the site would be promoted for residential development. There has been no further applications for development other than permission on number 61 for a conservatory. Following a reassessment the site's availability is still unknown. There have been no further proposals since then therefore, the same reasons for rejection apply and the site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08038	Land Former Gas Holder Site, Barrington Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that it required suitable access arrangements to be secured for any potential development. It was considered that this could best be achieved by the Council working jointly with the adjoining landowners when the site became available. Since that time the area has been included within the Core Strategy as an Area of Change (AOC8 Core Strategy), where it is acknowledged that the key to unlocking it is for comprehensive redevelopment, together with the adjoining sites WB08194 (now incorporated into a larger site WB13002) and WB08058. It is considered that the wider site area could secure new employment floorspace and would provide the opportunity to address the access issues. Therefore, following a reassessment in 2013/14 it was concluded that whilst the site may offer some longer term potential the issue of access / contamination still had to be addressed and as such the original reasons for rejection still apply. However, the inclusion of the new larger SHLAA site WB13002 (incorporating some of the Inland Revenue site) may offer the key to the unlocking of this site which may be most appropriate for employment use together with WB08058 (as an extension of the industrial estate to the west). The Draft Worthing Local Plan also indicates that these two sites combined could deliver in the region of 10,000sqms of employment floorspace. Therefore, at this stage given the proposed use for employment uses this site is rejected for the purposes of this study.
WB08040	Superstore, Newlands Street Worthing	Considered in 2009 as part of the SHLAA review. At that time it was considered that a level of development on part of the site would be suitable, achievable and deliverable. However, following a reassessment in 2013/14 and a further reassessment in 2014/15, it is concluded that for the reason of availability the site should not be taken forward in this study. The current occupiers have undertaken some significant improvements and enhancements to the site and as a consequence the trading position of the retail store has increased. Whilst the current owners have previously indicated that there may be further longer term plans for this site in terms of enhancement and redevelopment there is no indication that residential uses would be considered as part of any such proposals. It is therefore considered that the site does not currently offer any realistic opportunity for residential development and therefore the site is rejected.
WB08045	Land at 51 - 93, Montague Street Worthing	The site was considered in 2009 as part of the SHLAA review in conjunction with Area of Change 3 at Grafton Multi Storey Car Park. At that time it was rejected as it was concluded that the site was not available and the six retail units were in occupation and formed part of the Worthing Town Centre Primary Shopping Area - Zone A. In 2014/15 it was concluded that the same reasons for rejection still applied and therefore this site was not taken forward. Although this site was not taken forward in the SHLAA at that time it was considered that it may offer development potential in the longer term. However, if development does come forward it is likely to deliver a yield of below the threshold of this study. Therefore, a reassessment concludes that this site should be rejected for the purposes of this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08047	Building out to Sea, South of Brighton Road Worthing	The option was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that it was not viable. Following a reassessment it is concluded that the same reasons for rejection still apply. The option is not being actively promoted and no robust testing has been undertaken to demonstrate that the scheme would be technically possible, sustainable or financially viable. As such, this opportunity is not taken forward in this study.
WB08052	Northbrook College of Further Education Worthing	Considered in 2009 as part of the SHLAA review. At that time, it was rejected as it was concluded that the site was not suitable or available, because it had planning permission and funding for a major educational redevelopment scheme. Following a reassessment in 2013/14 it was clear that any potentially available land has been earmarked for educational uses (a new 900 pupil secondary school).The school is complete and in operation. As such, the site is still rejected and is not taken forward in this study.
WB08053	Worthing Hospital, Lyndhurst Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected because the site was not suitable or available for development, owing to its use as a hospital. Following a reassessment there has been evidence of further investment in the site and little, if any surplus land remains that could be released for residential development. Therefore, it is concluded that the same reasons for rejection still apply and the site is not taken forward in this study.
WB08057	Car Park Montague Centre, Liverpool Road Worthing	Considered in 2009 as part of the SHLAA review. At that time, it was rejected because it was being promoted for potential employment uses in emerging policy. In the 2013/14 assessment the site was no longer being promoted as a potential employment site. Furthermore, the site was not considered to be available as it is currently a well-used car park / employment site and there has been no intention expressed to develop the site. Should this site be promoted for residential development, it would need to be demonstrated through a parking strategy that this car park is surplus to requirements or that enhanced provision could be delivered. There is no indication that this site would come forward in the near future therefore this site is rejected and not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08058	Land Rear of Juno Close, Barrington Road Worthing	<p>This site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the site was designated for employment use (B1) and therefore, not suitable for residential use. Since the 2009 review this land and the neighbouring SHLAA sites WB08038 and WB08194 (now incorporated into larger SHLAA site WB13002) were included in the Core Strategy as Area of Change 8, where a mix of employment and residential uses were encouraged. However, this part of the Area of Change (AOC) adjoins the existing industrial estate and as such it provides the most sensible and likely location for the new employment floorspace. The Core Strategy acknowledges that the current access arrangements to this site and the adjacent SHLAA sites are not ideal and that a successful solution is likely to require a collaborative effort. However, the inclusion of the new larger SHLAA site WB13002 (incorporating some of the Inland Revenue site) may offer the key to the unlocking of this site which may be most appropriate for employment use together with WB08058 (as an extension of the industrial estate to the west). The Draft Worthing Local Plan also indicates that these two sites (this site and WB08038) combined could deliver in the region of 10,000sqms of employment floorspace. Therefore, at this stage given the proposed use for employment uses this site is rejected for the purposes of this study.</p> <p>.</p>
WB08059	Land Site Decoy Farm, Dominion Way Worthing	<p>The site was considered in 2009 as part of the SHLAA review. At that time it was rejected due to environmental conditions which meant that the site was not considered to be appropriate for residential uses. The findings of recent contamination surveys have since confirmed that residential use would not be appropriate, but there is potential to deliver employment use on this site. Further work has been undertaken to consider the appropriate type and level of development. The nature of employment uses will be dependent on appropriate mitigation as well as the delivery of the appropriate supporting infrastructure. Following a reassessment it is concluded that the same reasons for rejecting residential uses still apply and therefore this site is not taken forward in this study.</p>
WB08064	22 Winchester Road Worthing	<p>Considered in 2009 as part of the SHLAA review. At that time, it was rejected as planning permission had been granted prior to the base date (01/04/2008) and was therefore monitored elsewhere. Following a reassessment in 2013/14 it was considered that whilst the site was suitable in principle, the previous application has now expired and no further applications for comprehensive residential redevelopment have been submitted. In addition, the current use as a residential care home is well established and appears to be successfully run according to the most recent inspection by the Care Quality Commission. There is no suggestion by the landowner or any developer that it may be promoted for residential development in the future. A further assessment has confirmed that no applications for redevelopment have been received and neither is there any indication that the current use will cease. Therefore the site is still rejected but on the basis of availability and is not taken forward in this study.</p>

SHLAA ID	Site Address	SHLAA Conclusion
WB08066	54 Shelley Road Worthing	Considered in 2009 as part of the SHLAA review. At that time, it was considered to be a potential site. Following a reassessment in 2013/14 it was considered that whilst the site was considered suitable in principle the existing use is a care home and there is no indication that the use will cease. Availability of this site is unknown and there has been no suggestion by the landowner or any developer that it may be promoted for residential development in the future. A further assessment found there was no evidence to suggest that the care home use would cease. Therefore, the site is still rejected on the basis of availability and is not taken forward in this study.
WB08085	5 West Avenue Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as planning permission was granted for 8 units (reference WB/08/0017/OUT) before the base date of the 2009 study. In 2013/14 assessment the planning permission expired and building works had been completed for 1 no. 4 bedroom house (reference AWDM/0638/12). Therefore, the site was rejected, because the number of units delivered is less than the study threshold. There has been no change since the last study and therefore the site continues to be rejected.
WB08086	Land Rear of 40-46 Cortis Avenue, Cortis Avenue Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the loss of designated open space was not justified in this instance. In 2013/14 it was concluded that the same reasons for rejection still applied. Planning permission (AWDM/0164/12) had also been granted for the provision of a community wildlife garden on this site. A further reassessment has found no evidence to suggest that it would become available for residential development and therefore the site continues to be rejected.
WB08087	Land at 28-34 Railway Approach Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the site was not available, however, given that there had been a previous attempt by at least one owner to redevelop the site for residential uses and an indication that it may be available in the longer term, its availability should be monitored. The previous proposal was for part of the site known as Abbey House (28-29) and an application (Reference WB/05/0847/OUT) was submitted for demolition and development for 14 flats. This was refused on the basis of loss of offices and an unacceptable form of development. The site lies within a protected office area (as defined by Core Strategy Policy 4) and as such, the loss of any offices would be strongly resisted. However, a more comprehensive redevelopment of this site could potentially (subject to policy considerations) allow for a mixed use development comprising offices/commercial and residential. The site is adjacent to the Teville Gate development area which, once regenerated may offer a potential incentive for the redevelopment of this site. In 2013/14 it was concluded that the same reasons still applied and therefore that this site was not taken forward. Whilst there was previous developer interest in part of the site for residential development there have been no further applications or interest shown in redeveloping the site since 2005 as such a further reassessment has concluded that the site should be rejected.

SHLAA ID	Site Address	SHLAA Conclusion
WB08088	Wraysbury, Beccles Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. However during an assessment in the 2013/14 study it was clear that the permission to redevelop for residential purposes would not be implemented. Furthermore, there has been investment into the existing care home use and extensions have been carried out to the property. It is concluded that the site is no longer available, therefore the site has not be taken forward in this study.
WB08089	Broadwater Boulevard Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was not considered to be available and this together with multiple ownership issues would prevent the site coming forward. Since that time the medical centre has consolidated its position and there has been significant investment in this area including the extension of a shop unit and change of use to a pharmacy with works to connect this to the medical centre via covered walkways. In 2013/14 it was concluded that the same reasons for rejection still applied and were further strengthened with the investment to consolidate the medical centre and associated uses. A reassessment reconfirms the conclusions of the previous study and therefore this site continue to be excluded from this study.
WB08092	Land At 134-142, Warren Road Worthing	Site is achievable, suitable and available for development but despite previous and extant approval for demolition and redevelopment of 8 dwellings this was superseded by an approval for one dwelling. In the 2013/14 study it was considered that the more recent approval was more likely to be implemented and as that fell below the study size threshold the site was not taken forward in the study. A reassessment has found that the application for one dwelling has now been implemented and completed and this will be picked up through other monitoring
WB08093	Car Park Rear of 60-66, Queen Street Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the site was not available. In 2013/14 it was concluded that the same reasons for rejection still applied and therefore it was not taken forward. Since then the site has been leased for use in connection with the adjacent academy school and is therefore not available. Therefore, the site continues to be rejected.
WB08094	Chandlers Yard, 24 Upper High Street Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that the loss of employment use would not be acceptable. The site is fully occupied by an employment use for which Core Strategy Policy 4 would seek to protect and there is no indication that this current use will cease. There have been no applications on this site other than those in connection with the employment use. Following a reassessment it is considered that the same reasons apply and therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08095	South Farm Industries, St Lawrence Avenue Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At that those times it was rejected as there were concerns about the loss of employment land should development come forward and the site was operational and therefore not available. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08096	22 South Farm Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At that those times it was concluded that the site should be rejected as the potential yield would be below the study threshold. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore the site is not taken forward in this study.
WB08097	Tullett Plant & Commercial Services Ltd, Pond Lane Worthing	The site was considered in 2009 and reassessed in 2013/14 as part of the SHLAA review but rejected as the site was not available. Agents had previously promoted the site through the Urban Capacity Study but this was subject to the medium term relocation of the existing storage use. Since that time, there has been no further advancement or promotion of this site so it could not be considered to be available and has therefore not been taken forward in the study.
WB08098	Land at 58-64, Grand Avenue Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At that time it was rejected because the availability of the site was unknown and there was no suggestion by the owners of the four semi-detached dwellings or any developer that the site may be promoted for residential development in the future. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08099	Southern Water Storage Yard Worthing	The site is suitable, available and achievable for residential development. Planning permission has been granted for 5 x 4 bed units and these have been completed (10/02/2014). As there are only 5 dwellings the site is rejected as the number of units is below 6, which is below the threshold of this study and planning permission was granted before the base date 01/04/2013. These units will be picked up through other monitoring.
WB08100	Land at 61-67, Littlehampton Road Worthing	The site was considered in 2009 and reassessed in 2013/14 as part of the SHLAA review. At that time it was rejected as it was concluded that although there had been some developer interest shown when the Council's Urban Capacity Study was progressed there had been no interest shown since that time in developing these properties which are in good condition. A further assessment reconfirms the previous conclusions and as there has been no further suggestion that the site could come forward, the same reasons for rejection still apply and therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08101	68-70 Littlehampton Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At that those times, it was rejected as permission had been granted for a conveyor car wash on the site and the site could not be considered to be available or achievable. During a reassessment in 2014/15 it was noted that an application to change the use of this site to a new retail store had been submitted and subsequently implemented. Therefore this site continues to be rejected.
WB08103	Maybridge Boys Club, Raleigh Way Worthing	This site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as the site was in use as a protected sports / community facility and there was no evidence that it was surplus to requirements. Therefore, it did not offer a suitable location for residential development. The site has undergone some significant investment into improving the facilities in recent years and further improvement works are planned. A recent updated Open Space study has concluded that there is no evidence to suggest that this use would be surplus to requirements. Therefore, the site continues to be rejected for the same reasons and is not taken forward in this study.
WB08104	121 Upper Brighton Road Worthing	Considered in 2009 and in 2013/14 as part of the SHLAA review. At that those times it was rejected as it was concluded that the site was too small for 6 dwellings (the study threshold). Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08105	67 Victoria Road Worthing	Considered in 2009 and 2013/14 as part of the SHLAA review. At those times it was rejected as it was in employment use and was not available for development. A further reassessment concludes that the site is currently occupied by employment uses and there is no indication that this use will cease therefore the site is not taken forward in this study.
WB08106	62 Richmond Road Worthing	The potential site delivery is below the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08107	Dinnages Ford, Brougham Road Worthing	The site was considered in 2009 and 2013/14 as part of the SHLAA review. At those times, whilst it was accepted that the site might lend itself to residential development, it was rejected as there was no indication that the site was available but should be monitored if the situation changes. Following a reassessment it is apparent that the current business use has been consolidated with a significant amount of investment by way of extensions and improvements. It is therefore considered that the site should continue to be rejected and not taken forward in this study however, given the consolidation of the current use there does not appear to any justification to regularly monitor the site.

SHLAA ID	Site Address	SHLAA Conclusion
WB08108	Methold House, Gordon Road Worthing	The site was considered in 2009 and 2013/14 as part of the SHLAA review. At those times it was rejected as the site was in use for community purposes. The site is currently used by Guildcare as its main headquarter offices and provides a day centre for the elderly. There is no indication that the site will become available and as such the site should continue to be rejected.
WB08109	Unit 10 Siverdale, Meadow Road Worthing	The site was considered in 2009 and 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that its redevelopment would be contrary to policy and would not provide a high quality environment for prospective occupiers. Following a reassessment it is concluded that the same reasons for rejection still apply and, regardless, the site is too small to deliver above the study threshold and therefore this site is not taken forward in this study.
WB08110	Land at Units Dominion Way, Easting Close Worthing	The site was considered in 2009 and 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that redevelopment and loss of employment land would be contrary to policy and would not provide a high quality environment for prospective occupiers. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08113	Land East of Seeboard Site, Dominion Way Worthing	Considered in 2009 and 2013/14 as part of the SHLAA review. At those times it was rejected due to loss of employment and lack of suitability for residential development. Following a reassessment it is concluded that the same reasons for rejection still apply and, regardless, the site would be too small to deliver above the threshold of the study. In addition permission has been granted to redevelop the site for employment uses. Therefore this site is not taken forward in this study.
WB08115	Land West of West Worthing Station, Tarring Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings delivered on this site will be picked up through other monitoring.
WB08126	Land Rear Of 37 - 39 Chesswood Road Worthing	The site has planning permission (reference 08/0107/FULL) and development was completed in 2012. However, the site falls below the study threshold and therefore this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08133	Site of 13 to 31, Tarring Road Worthing	Considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that the site had been granted planning permission for 21 units before the base date of the study. Following a reassessment it is considered that the site should continue to be rejected. The site has been subject to a number of planning approvals for parts of the site rather than a comprehensive redevelopment. Some of these applications have been implemented and completed whilst others are under construction. The splitting of the sites into smaller individual development plots has resulted in each development falling below the threshold of the study and therefore the site is not taken forward in this study. However, the smaller development parcels will be picked up through other monitoring.
WB08135	18 South Street, Tarring Worthing	The site does not have potential to meet the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08137	4 & 5 First Floor Guildbourne, South Street Worthing	Considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that parts of the Guildbourne Centre may prove to be a poor location for residential development. Following a reassessment the site continues to be rejected as a stand alone site as being too small.
WB08139	5-9 St Botolphs Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that the site was not available as the site was in use as a care home. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08140	2-4 Southey Road Worthing	The site was first considered in 2009 as part of the SHLAA review. At that time, it was rejected as it was concluded that the site would not be available. Following a reassessment in 2013/14 it was concluded that as planning permission for 25 non self-contained bedsits has been implemented (reference AWD/0088/11), the site was no longer available. The same reasons for rejection still apply and the site is not taken forward in this study.
WB08141	Avon House, 40 - 42 Shakespeare Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that the site was not available as it was in use as a care home. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08142	2 Shakespeare Road Worthing	Considered in 2009 and again as part of the SHLAA review. At those times, it was rejected as availability was unknown. Following a reassessment it is considered that whilst the site is considered suitable in principle, the existing use as a care home appears to be operating successfully and there is no indication that the use will cease. Availability of this site is unknown and there has been no suggestion by the landowner or any developer that this site may be promoted for residential development in the future. Therefore, the site is still rejected but on the basis of availability and is not taken forward in this study.
WB08143	The New Grange, 10-16 Homefield Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as the site was not available for development as it was in use as a care home. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08144	Westholme Clinic, Clive Avenue Worthing	Considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times, it was rejected as the availability of the site was unknown. Following a reassessment it is considered that whilst the site is considered suitable in principle the existing use as a Care Home has been consolidated and there is no indication that the use will cease. Availability of this site is unknown and there has been no suggestion by the landowner or any developer that this site may be promoted for residential development in the future. Therefore, the site is still rejected but on the basis of availability and is not taken forward in this study.
WB08145	49 Chesswood Road Worthing	Considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that the site was not available and was in use as an assisted living residency. Following a reassessment in 2014/15 evidence suggested that Care Quality Commission reports had resulted in enforcement action against the operators of the care home use. A further reassessment has found that there was an application (Notice/0030/15) for change of use from C2 to D1 nursery use that was permitted and a subsequent application to carry out external alterations, The nursery is now established and there is no realistic prospect that the property will become available for residential development as such the site is rejected and is not taken forward in this study.
WB08146	Sycamore House, 21 Bath Road Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08148	64 Offington Lane Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08149	29 The Glen Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08150	12 Mardale Road Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08152	Chatsmore Farm Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as it was concluded that due to openness and continuity of this area, the site offered no opportunity for development without substantial harm to the continued separation of the two settlements. As part of the review of the Core Strategy further evidence has been gathered to undertake a robust assessment of all potential sites within the Borough. Of particular relevance is the Landscape and Ecology Study of Greenfield sites (2015&2017). This study concluded that the Goring- Ferring gaps (which includes this site and WB08182) to be the most environmentally sensitive areas of those tested and the least suitable for development. The evidence also supports the designation of the area as part of a wider area of Local Green Space. The Draft Worthing Local Plan is seeking to protect the site as a Local Green Space and Local Green Gap. Therefore, the site is not suitable for residential development and is rejected for the purpose of this study.
WB08153	West Sussex Motors, Palatine Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that it was in an active use and there was no evidence that the site was available. However given that there had been previous developer interest in developing it for residential purposes, it was considered appropriate to monitor the site. In 2014/15 it was concluded that the same reasons for rejection still applied and the site was not taken forward. A reassessment considers that the as there has been no further discussion on this site and no evidence of availability the site should be rejected for the purposes of this study.
WB08155	Open Space West of 1, Fernhurst Drive Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that development of the site would result in the loss of protected open space and the loss of woodland, which contributes to the character of the Goring Hall Conservation Area. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08156	East Factory North Side, Woods Way Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times, it was rejected as it was concluded that the site which is located within an existing established industrial estate, was not suitable for residential development. Following a reassessment it is concluded that the same reasons for rejection apply and therefore the site is not taken forward in this study.
WB08157	Car Park Rear of 274 - 312 Goring Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. However, following a reassessment in 2013/14, it was concluded that the site should be rejected but monitored. The site is still in use as a car park which serves the local Mulberry shopping parade and there is no indication that it is surplus to requirements. It therefore, continues to be rejected on the basis of its availability.
WB08158	12 Phrosso Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that the site was too small and therefore fell below the threshold of the study. Following a reassessment it is concluded that the same reason for rejection still apply and therefore the site is not taken forward in this study. Any units arising from this site will be picked up through other monitoring.
WB08159	89 Warren Road Worthing	Considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that although the large property could allow for some subdivision / expansion, there was no confidence that the site was available for development. Following a reassessment it is concluded that the same reasons for rejection still apply as no further progress has been made or interest shown therefore this site is not taken forward in this study.
WB08160	Land South of The Warren, Hill Barn Lane Worthing	The site forms part of the Worthing College site which relocated in 2013. There was a significant amount of investment into the improvement of educational facilities and associated playing pitches (some of which are located within this area). Therefore there is no expectation that the owners will be looking to release this land for further development particularly as there are a number of protected trees around the site. Land south of The Warren is therefore rejected and not taken forward in this study.
WB08164	Units 1 -3 Ham Bridge Trading Estate, Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that its redevelopment would be contrary to policy and would not provide a high quality environment for prospective occupiers. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08165	Units 11 & 12 Ham Bridge Trading Estate Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that its redevelopment would be contrary to policy and would not provide a high quality environment for prospective occupiers and would yield under 6 dwellings. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08167	Unigate Ltd, 22 Sompting Road Worthing	Considered in 2009 as part of the SHLAA review. At that time the site was rejected as it was concluded that the site was in employment use and that residential redevelopment would be contrary to policy. A reassessment in 2013/14 if the site were to become available, there maybe some scope for an element of residential development as part of a well designed mixed-use scheme to allow for the upgrade of the employment floorspace. However, an application (AWDM/1199/15) has now been approved for new industrial/distribution units across the whole site and development is now complete. The site is therefore is not available for residential development and is rejected for the purposes of this study.
WB08170	Discount Tyre Services, Winton Place Worthing	Considered in 2009 and in 2013/14 as part of the SHLAA review. At those times it was rejected as the site fell below the threshold of the study. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08171	2 Longfellow Road Worthing	Considered in 2009 as part of the SHLAA review. At that time, it was rejected as it was concluded that the site yield was below the study threshold of six units and in use as a care home for people with learning difficulties. A further assessment in 2013/14 re-visited the potential yeild of the site and it was concluded that the site may be able to accommodate over 6 units. However the site was still not available and so it continued to be rejected. Following a reassessment, there is no evidence that the site will become available for development and it is therefore not taken forward in this study.
WB08179	Car Park Adjacent Sandell House, Railway Approach Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. The site previously formed part of a proposed development area and the owner had indicated that the site would be available. In 2013/14, it was concluded that there was no indication that the site was available. Further reassessment has concluded that there has been no indication since 2009 that the site could come forward for development and therefore site will not be taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08182	Land North East Of, Amberley Drive Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as it was concluded that due to openness and continuity of this area, the site offered no opportunity for development without substantial harm to the continued separation of the two settlements. As part of the review of the Core Strategy further evidence has been gathered to undertake a robust assessment of all potential sites within the Borough. Of particular relevance is the Landscape and Ecology Study of Greenfield sites (2015&2017). This study concluded that the Goring- Ferring gaps (which includes this site and WB08152) to be the most environmentally sensitive areas of those tested and the least suitable for development. The evidence also supports the designation of the area as part of a wider area of Local Green Space. The Draft Worthing Local Plan is seeking to protect the site as a Local Green Space and Local Green Gap. Therefore, the site is not suitable for residential development and is rejected for the purpose of this study.
WB08185	4 & 4A Hayling Rise Worthing	The site is too small to deliver the number of dwellings to meet the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08186	Flint Cottage, Titnore Lane Worthing	Considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that the site was too small. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB08187	Thesiger Close, Worthing Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that its redevelopment would be contrary to policy, owing to its location within Meadow Road Trading Estate. Furthermore, residential redevelopment would not provide a high quality environment for prospective occupiers. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08188	Silverdale, Meadow Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as it was concluded that its redevelopment would be contrary to policy owing to its location within Meadow Road Trading Estate. Furthermore, residential redevelopment would not provide a high quality environment for prospective occupiers. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08189	Southdownview Works, 12 Southdownview Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as the site was located in an industrial estate and its loss would be contrary to the Council's employment land policies. Furthermore, residential redevelopment would not provide a high quality environment for prospective occupiers. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08190	15 - 17 Bulkington Avenue Worthing	Considered in 2009 as part of the SHLAA review. At that time amore intensive redevelopment of the site was considered to be suitable, achievable and deliverable. However, a planning application which had been submitted in 2008 (reference 08/0474/OUT) was refused on grounds of overdevelopment, impact on amenities and access and parking issues. Since that time there had been no subsequent planning application submitted or any indication that the site would become available for development. It is considered appropriate to reject this site and therefore this site is not taken forward in this study.
WB08194	Land East of Juno Close, Barrington Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. Since then the site has been identified in the Core Strategy as part of a wider Area of Change (AOC8) which includes SHLAA sites WB08038 and WB08058. The wider area is considered to be an opportunity area that could deliver a mixed use of new employment floorspace and residential development. Whilst this site could potentially be delivered in isolation there is a far greater opportunity to address the significant access issues by bringing these three sites together and also to ensure that the wider site delivers the most efficient use of the land. During the 2013 'Call for Sites' exercise a much larger site was put forward (WB13002) which incorporates this site and the neighbouring Inland Revenue Offices to the east (which is in the same ownership). As such, this specific SHLAA site is rejected here but considered under the larger WB13002 SHLAA reference.
WB08195	Jewson, Brougham Road Worthing	Considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that it was in employment use and that there was no indication that it was available. In 2013/14 it was concluded that the same reasons for rejection still apply and therefore the site was not taken forward at that time. However it was considered that, subject to policy considerations which seek to retain employment land, it may be suitable for residential development should it become available in the future and therefore it should be monitored regularly. Since then there have been applications and significant investment into the consolidation of the current use. This evidence taken together with the intention of the owner to remain suggests very clearly that there is very little prospect that this site will come forward for residential development. Therefore this site is rejected and not taken forward in this study.
WB08196	Yeomans House, 33 - 35 Brougham Road Worthing	Considered in 2009 as part of the SHLAA review. At that time, whilst it was accepted that the site might lend itself to residential development, it was rejected as there was no indication that the site was available. Since then there has been no evidence that the site will become available or that the current owner/occupier has any intention of moving. In early 2016 works commenced on the refurbishment of the exsiting car showroom use. Therefore, the site is rejected in this study and not taken forward.

SHLAA ID	Site Address	SHLAA Conclusion
WB08197	Glaxo Smithkline, Southdownview Way Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected due to the potential loss of employment and that there had been no firm interest in residential redevelopment. Following a reassessment it is concluded that the same reasons for rejection still apply, particularly as the landowner continues to invest in the existing use. Therefore this site is not taken forward in this study.
WB08200	Water Pumping Station, Hill Barn Lane Worthing	Considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. In 2013/14 it was concluded that on the basis on uncertainty over its availability the site should be rejected but monitored. Further consideration as part of the 2015/16 review has gathered evidence from the owners of the site (Southern Water) that this site is fully operational and there is no intention for these works to be abandoned. The site is therefore not available and there is clearly no intention from the owners to make the site available therefore the site is rejected and not taken forward in this study.
WB08201	49 Penfold Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times, it was rejected as it was considered that any development would fall below the threshold of the study. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore, the site is not taken forward in this study. Any units delivered on this site will be picked up through other monitoring.
WB08204	Worthing Football Club, Woodside Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as it was concluded that owing to the site's existing use as a leisure / recreation facility, its loss would be resisted unless suitable alternative provision could be made. During a reassessment in 2013/14 a letter was received from agents on behalf of Eider Developments stating that the site owners (Worthing Sports and Social Club) aimed to relocate the club to an alternative site which would better meet their needs. Given that at that time there is no evidence or certainty provided to indicate that suitable alternative provision could be found it was considered appropriate to reject the site but monitor the situation closely. Since that time permission for the development of a 3G pitch has been approved and implemented and the Club has made further significant investments to upgrade the facility provided at the current location. Therefore, following a reassessment it is concluded that the site should be rejected and it is not taken forward in this study.
WB08206	Premium House, The Esplanade Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected owing to policy objections in relation to the loss of an employment site. In 2013/14, it was concluded that in line with Policy 4 of the Worthing Core Strategy (2011), there was still a general presumption to protect employment uses. Furthermore, the availability of the site was unknown. A further review of this site has concluded that this site is still not available and therefore is rejected and not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB08208	Sandhurst School, 101 Brighton Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as it was concluded that the site was not available but should be monitored. It was estimated that the site could provide a gross potential yield of 15. In 2013/14, the site was under construction but the gross potential yield had been reduced to only 5 units. Therefore the site was been rejected because it fell below the study threshold.
WB08209	23 Chesswood Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times it was rejected as the gross potential yield was less than 6 dwellings and therefore below the study threshold. Following a reassessment it is concluded that the same reasons for rejection still apply and therefore this site is not taken forward in this study.
WB08210	United Reform Church, Shelley Road Worthing	The site was considered in 2009 and again in 2013/14 as part of the SHLAA review. At those times, it was rejected as it was concluded that the site was under the 6 dwelling study threshold. Following a reassessment it is considered that the site threshold is still under 6 and planning permission has also been granted for a change of use to a medical centre, which has now been completed. Therefore the site is no longer available.
WB08215	43 Wenban Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. However, following a reassessment in 2013/14, it is concluded that the site should be rejected on the basis of availability. The site is occupied as a single dwellinghouse and there have been works undertaken in connection with this use which indicate that the site is not available. A further review confirms the previous conclusions and therefore this site is not taken forward in this study.
WB13001	Land at Faraday Close Worthing	This site was not previously considered as part of the 2009 SHLAA review, and it was not taken forward in the 2013/14 study as it was in an active employment use and the industrial estate in which it is located is protected within Policy 4 of the Council's Core Strategy. However as part of the 'call for sites' for the 2013/14 study the site was promoted for a mixed-use development scheme (including residential) after 2019 which is when all the existing B8 space is let until. Therefore, whilst the site was not taken forward it was considered appropriate to monitor the site closely. A reassessment has concluded that whilst the site should continue to be rejected there is no justification to monitor its availability. The site is not available and continues to operate as an employment use within a protected employment area. This particular policy has received endorsement from Inspectors in recent appeal decisions. The Inspectors have supported the approach to employment protection in the Core Strategy and confirmed that it is in line with the NPPF. Therefore this site is not taken forward in this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB13004	The Trout Public House and Car Park Fulbeck Worthing	The site is too small for 6 dwellings which is the threshold for this study. The site is now developed and the dwellings delivered have been picked up through other monitoring.
WB13005	Car Park, Tudor Buildings, Offington Lane Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB13006	Car Park Adjacent 40 Brooklyn Avenue Worthing	This site was not previously considered as part of the 2009 SHLAA review. In 2013/14 the site was rejected because it was in use as a car park serving Goring Road District Shopping Centre. It was acknowledged that in order to release the site for housing development, it would need to be demonstrated by the Council that the site was surplus to requirements through a Borough wide Parking Strategy. There is no indication that this site will become available and it is therefore rejected and not taken forward in this study.
WB13007	Car Park South of Davenport Court, Elm Grove Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB13010	Jolly Brewers, 39 Clifton Road Worthing	This site was first considered as part of the 2013/14 study. At that time an application had been submitted for residential development and the site was considered to be suitable for residential development and was taken forward in that study as a potential site. Since that study the application for residential development has been refused and a new application submitted for the extension to the adjacent Heene First School (WSCC/062/14/WB approved). This application has received approval (29-09-2014) and construction work is complete. Therefore, this site no longer offers potential for residential development and has been rejected in the study and will not be taken forward.
WB13011	121 Durrington Lane Worthing	This site was first considered during the 2013/14 SHLAA. At that time it was considered to be suitable, available and achievable. As a planning application for 10 dwellings (reference: AWDm/0129/14) was withdrawn in March 2013 the site would be monitored for the submission of any future applications. Since then a further application (AWDM/0099/15) for one dwelling has been submitted and approved (26/3/2015). It is considered that the site has no further residential potential and therefore rejected for the purposes of the this current SHLAA assessment.

SHLAA ID	Site Address	SHLAA Conclusion
WB13013	186 -188 Heene Road Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB13014	37a Canterbury Road Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB13019	123 Brighton Road Worthing Worthing	The site is too small for 6 dwellings which is the threshold for this study, This site already has planning permission (reference WB/09/0706/FULL) for 5 dwellings and development has already been completed (24/11/11). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB13022	1 Highdown Avenue Worthing	The site is too small for 6 dwellings which is the threshold for this study and in addition has planning consent (reference AWDm/0243/11) for 4 dwellings (01/12/2011). Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB13024	10 Station Parade Tarring Worthing	The site is too small for 6 dwellings which is the threshold for this study, This site already has planning permission (reference WB/11/0217/FULL) for 5 dwellings and development has been completed (25/04/2013). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB13032	16 - 18 Chapel Road Worthing	This site was not previously considered as part of the 2009 SHLAA review. Planning permission has been approved (reference AWDm/0961/13) however the number of units that could be delivered falls below the threshold for this study and as such the site is rejected for the purposes of the SHLAA but any units delivered will be picked up through other monitoring.
WB13033	7 Chapel Road Worthing	This site was not previously considered as part of the 2009 SHLAA review. It is rejected from the scope of this study as planning permission has been refused due to loss of employment. In addition, the site is not considered to be available.

SHLAA ID	Site Address	SHLAA Conclusion
WB13035	68 Grand Avenue, Worthing Worthing	Whilst it might be possible to make more efficient use of this corner plot great care will need to be taken to ensure that the density and scale of any proposal is appropriate does not detract from the character of the area. It has been shown that a proposed development of 9 units was inappropriate by virtue of its scale, massing and height in relation to neighbouring buildings and the general character of the surrounding area. Although a different scheme that suitably addressed these issues (probably by lowering the density of development) may be appropriate for this site this has not been considered and at the time of the SHLAA assessment the Council is not aware that the site promoters are working up an alternative scheme. For these reasons the site should not be taken forward in this SHLAA and is therefore rejected.
WB13036	3 Charmandean Road Worthing	This site, that was not previously considered as part of the 2009 SHLAA review, is rejected from the scope of this study. The site has been the subject of a number of unsuccessful applications and an appeal has been dismissed. Whilst it is accepted that in principle there may be an opportunity to provide a increase on units on this site it is considered that any units delivered will be below the threshold of this study. The site is therefore not taken forward in this study.
WB13038	41 Goring Road Worthing	Whilst it might be possible to make more efficient use of this site great care will need to be taken to ensure that the density and scale of any proposal is appropriate and does not detract from the character of the area. It has been shown that a proposed development of 12 units was inappropriate by virtue of the loss of and failure to replace family size dwellings, the scale, massing and height in relation to neighbouring buildings and the general character of the surrounding area. Although a different scheme that suitably addresses these issues (probably by lowering the density of development) may be appropriate for this site this has not been considered and at the time of the SHLAA assessment the Council is not aware that the site promoters are working up an alternative scheme. For these reasons the site should not be taken forward in this SHLAA .
WB15002	84, South Street, Tarring Worthing	As the site is currently in commercial use the Council would want to explore the potential for retaining employment use on this land. However, if a change of use or mixed use were accepted then this would be a sustainable and suitable site for residential uses. In November 2014 it was understood that the northern part of the site was coming to the market and this generated some developer interest. However, the marketing was not progressed and, regardless, the land in question would be unlikely to yield the level of dwellings that would meet the threshold of this study. The site continues to be occupied by a commercial use and there is no indication that any of the site is available. Therefore the site is rejected for the purposes of this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB15003	Eurotherm, Faraday Close, Worthing Worthing	There was some speculative interest from a developer in September 2014 with a view to converting from industrial / office use to residential. Given that the site, which is still in light industrial use, lies within a protected employment area it is not considered that there is any realistic prospect of planning permission being granted for residential use. Whilst the developer suggested that the office part of the site could be converted using the 'prior approval' route, it is not considered that this is relevant to the Eurotherm site as the office use of the building represents a relatively small proportion of the overall floorspace.
WB15009	Warehouse Ivy arch Industrial Estate Worthing	The site is currently occupied and is situated within a protected Industrial Estate where there are strong local employment policies (supported at recent planning appeals) which seek to prevent the loss of valuable employment sites. Therefore this site is rejected and not taken forward in this study.
WB15011	Land east of 2 Offington Avenue Worthing Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB16002	14 Newland Road Worthing	This site was first in the assessment in 2015/16 as an application (AWDM/0823/15) had been received for part conversion of an existing employment premises together with an extension to provide for 6 residential units. This application has since been refused (11/8/2015) and the grounds for refusal related to design/poor layout/loss of commercial floorspace/incompatibility of proposed use with existing commercial use. It is not considered that these reasons for refusal can be overcome and therefore this site is not likely to be suitable for residential use and is therefore rejected.
WB16004	7 Madeira Avenue Worthing	This site is a new site for the 2015/16 monitoring period. An application was submitted (reference AWDM/0467/15) for conversion of existing care home to a 10 bedroom House of Multiple Occupation and subsequently refused. The proposal failed to provide a high quality and mix of residential units however, it was considered that the site could offer the potential for a more intensive use. Since that refusal (dated 04/08/2015) a further application has been submitted and approved (AWDM/1600/15 dated 30/11/2015) for conversion of the residential care home to a single family dwelling house and an Initial Building Control Notice has been submitted. The level of development now falls below the threshold in this study and is therefore this site is rejected and any dwellings delivered on this site will be picked up by other monitoring.
WB16008	13 Grafton Road Worthing	The site is a new site for the 2015/16 assessment. A planning application (AWDM/0468/15) has been submitted for conversion to residential. However, the type of residential units provided would not be independent units but rather bedsitting rooms sharing communal facilities. Therefore, the type of residential unit provided falls outside the scope of this study and as such is rejected for the purposes of this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB17004	Meadow Road Depot, Meadow Road Worthing	The site is currently occupied and within an employment use for which there are strong local policies that seek to protect such uses. The site offers future potential for redevelopment for employment uses. Therefore this site is rejected and not taken forward in this study.
WB17005	O'Brien of Worthing, Pages Corner, Ham Road Worthing	This is a new site for this 16/17 study. At this stage the site has been rejected due to loss of employment space. However a planning application has been submitted for residential and refused on the basis of the unjustified loss of an employment use. It is unlikely that the reasons for refusal could be overcome. The site is therefore rejected for the purposes of this study.
WB17006	19-23 Broadwater Street West Worthing	The site is too small for 6 dwellings which is the threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB17007	197 Brighton Road Worthing	The proposed number of dwellings is below this threshold for this study. Any dwellings that may be delivered on this site will be picked up through other monitoring.
WB17010	ATC Headquarters, Victoria Road Worthing	This site which is new for the 16/17 study review is currently in a community use and there is no indication that this use will cease. Local policy seeks to protect such uses. It is therefore concluded that the site should be rejected for the purposes of this study. Therefore the site is rejected and not taken forward in this study.
WB17014	Skywaves House, Ivy Arch Road Worthing	This site would result in the loss of employment floorspace within a designated industrial estate with no compelling reason to justify its loss. A application for prior notification was submitted and refused (NOTICE/0002/17 - 15/03/2017) as it failed to comply with the criteria laid down in the regulations. Any loss of employment floorspace would be strongly resisted. In addition, any proposal for residential would be by reason of the proximity to neighbouring commercial premises including turning head on the industrial estate expose future residential occupiers to unacceptable noise. It is considered that this site should be rejected and not taken forward in this study.
WB17015	25 Broadwater Road Worthing	This site which was new for the 16/17 review was considered to be suitable, achievable and deliverable and a planning application had been submitted (AWDM/1921/16) for 10 units, This application had been refused for a number of reasons including size, design and internal space standards. Whilst the site may offer some potential for residential it is unlikely to deliver 6 units and therefore for the purposes of this study it is rejected.

SHLAA ID	Site Address	SHLAA Conclusion
WB17016	Land off Dale Road Worthing	This site is located within the boundaries of Brookland Pleasure Park. In the saved Worthing Local Plan 2003 Policy LR4 and indicated as having potential recreational development. The 2007 Landscape Study identifies as an important area of land within the 'gap' to prevent coalescence. An updated assessment of its landscape and ecologically undertaken in 2017 concludes that the site has substantial sensitivity and low/medium suitability for development. The site also has an historic use as a landfill. Overall, it is concluded that the site would not be suitable or deliverable for residential uses and therefore it is rejected for the purposes of this study.
WB18003	47-49 Chapel Road Worthing	This site now has a planning permission for 5 flats on the upper floors, (AWDM/1409/17 Permitted 30/11/17) and therefore falls below the threshold of this study and is therefore rejected.
WB18006	30 Poulters Lane Worthing	There had been a number of unsuccessful planning applications on this site to deliver 8 units on the site. Officers advised that the site was unlikely to deliver more than 6 units and more recently an planning application 2 dwellings has been submitted (AWDM/0945/18) and is likely to be approved. Therefore, the site now falls below the threshold of this study but any dwellings delivered will be picked up by other monitoring.
WB19001	Charmandean Centre,Forest Road Worthing	The Charmandean Centre sits in the former grounds of the Charmandean House. The Charmandean Centre was originally built as a drill hall, for use by the Territorial Army. From the 1970's on-wards the Charmandean Centre has primarily been a masonic centre. It is also now a multi-purpose venue which, is known for hosting a variety of exhibitions, fairs and social events. It is also used for conferences, seminars, wedding receptions, parties, wakes, fairs, exhibitions and corporate parties. There is no indication that this site is available and it is currently occupied and used for community purposes and as such it is rejected for the purposes of this study.
WB19005	17 Salisbury Road Worthing	The site is currently a House of Multiple Occupation and has recently increased its capacity from 4 - 8 rooms. The site is not available and would also fall below the threshold of this study. Therefore, the site is rejected for the purposes of this study.
WB19006	5 Shetland Court Worthing	The site has planning permission (AWDM/1906/18 - 12/03/19) for a House of Multiple Occupation as such it falls outside the study and will not be taken forward.

SHLAA ID	Site Address	SHLAA Conclusion
WB19007	106 Warren Road Worthing	An application to demolish the existing single dwelling a erect a 60 bed care home (AWDM/0884/18) was refused. Officers consider that a smaller care home or a smaller residential development maybe be permissible. However, any development is likely to be below the threshold of this study and is therefore not taken forward in this study.

TOTAL **136**

Appendix 4. Committed Sites

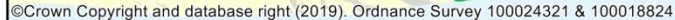
SHLAA ID	Site Address	Planning Status
WB08002	120 Dominion Road	Completed
WB08003	7 Langton Road	Completed
WB08004	20 Shakespeare Road	Completed
WB08005	Aspen Court, 40-42 St Botolphs Road	Completed
WB08006	Regency Apartments, 17-19 Crescent Road	Completed
WB08007	The Eardley, 3 -10 Marine Parade	Completed
WB08008	9 Warwick Gardens	Completed
WB08009	10 Cowper Road	Completed
WB08010	Charter Court, 37 Wigmore Road	Completed
WB08011	Sonnet Court, 2 Tennyson Road	Completed
WB08014	33 Mill Road	Completed
WB08015	Land Junction of Chapel Road and Newland Road	Completed
WB08017	Land at 50-56 Bolsover Road	Completed
WB08019	63 Shakespeare Road	Completed
WB08023	9 Mill Road	Completed
WB08025	13-25 St. Dunstons Road	Completed
WB08027	Emmanuel Church, Chatham Road	Completed
WB08033	203 Brighton Road	Completed
WB08034	Camber House, 12 West Avenue	Completed
WB08035	11 Offington Lane, Salvington	Completed
WB08036	West Durrington Development	Under Construction
WB08049	Land Site Corner of Eirene Road and Sea Place	Completed
WB08050	Land Site South of 11, Eirene Avenue	Completed
WB08051	Land Site North of Beach Haven, Eirene Avenue	Completed
WB08055	Worthing Sixth Form College, Bolsover Road	Completed
WB08056	Northbrook College, Littlehampton Road	Completed
WB08060	Rotary Lodge, 32 St Botolphs Road	Completed
WB08061	45 Wenban Road, Worthing	Completed
WB08062	1-35 Angola Road, Broadwater	Completed
WB08063	7 Broadwater Road	Completed
WB08065	1 Winchester Road	Completed
WB08067	19A Selden Road	Completed
WB08068	185-187 Findon Road	Completed
WB08069	Sanditon Court, 24 Lyndhurst Road	Completed
WB08070	Woodlands and Witsend Durrington Hill	Completed
WB08071	Goods Yard used by Various Traders, Goring Street	Completed
WB08072	Fenchurch Mansions, 2 Cross Street	Completed
WB08073	1-2 New Parade	Completed
WB08074	Coast Apartments, 25 - 27 Wordsworth Road	Completed

SHLAA ID	Site Address	Planning Status
WB08075	St Lawrence Mews, West Tarring	Completed
WB08076	44-46 Station Road	Completed
WB08077	87 Rowlands Road	Completed
WB08078	3 Queens Road	Completed
WB08079	49 Church Walk	Completed
WB08080	The Old Dairy, 16A Warwick Road	Completed
WB08081	Macaris, 4 - 7 Arcade Buildings, South Street	Completed
WB08082	Forest Barn, Forest Farm, Arundel Road, Salvington	Completed
WB08083	6 Queens Road	Completed
WB08084	130 Goring Road	Completed
WB08090	Land at 10 & 10A, Mill Road	Completed
WB08091	101 Salvington Road	Completed
WB08102	Land North East of Station Road, Station Road	Completed
WB08111	Columbia House, Columbia Drive	Prior Notification
WB08112	Durston House, Chesterfield Road	Completed
WB08114	89 & 91 Rowlands Road	Completed
WB08116	31 Shelley Road	Completed
WB08117	36 Wordsworth Road	Completed
WB08118	Highdown School, Durrington Lane	Completed
WB08119	Land at 70 - 72, Rowlands Road	Completed
WB08120	33 Eriswell Road	Completed
WB08121	Land Rear of 18 - 28, Strand Parade	Completed
WB08122	43 Wordsworth Road	Completed
WB08123	32 Hayling Rise & 24 Woodland Avenue	Completed
WB08124	21 Winchester Road	Completed
WB08125	Land at 1 and 5 Eirene Road	Completed
WB08127	98 Broadwater Road	Completed
WB08128	12 Littlehampton Road	Completed
WB08129	Land at 6-8 West Avenue	Completed
WB08130	5 Mill Road	Completed
WB08131	Land at 84-92, Heene Road	Completed
WB08132	Chatsworth Lodge, 26 - 28 St Botolphs Road	Completed
WB08134	31 St George's Road	Completed
WB08136	19 Ripley Road	Completed
WB08147	33-37 Madeira Avenue	Completed
WB08151	St Barnabas Hospice, Columbia Drive	Completed
WB08161	Car Park The Warren, Hill Barn Lane	Completed
WB08166	Highfield Court, 75 Penfold Road	Completed
WB08169	39 Selden Road	Completed
WB08172	Park Lodge, 2 Park Road	Completed
WB08173	Victoria Mansions, 1 Cross Street	Completed
WB08174	Land South of 1-8 Field Place Parade	Completed
WB08175	Lloyds Bank Plc, The Causeway	Completed
WB08177	Kings Quarter, Orme Road	Completed
WB08178	Amelia Court, Union Place	Completed

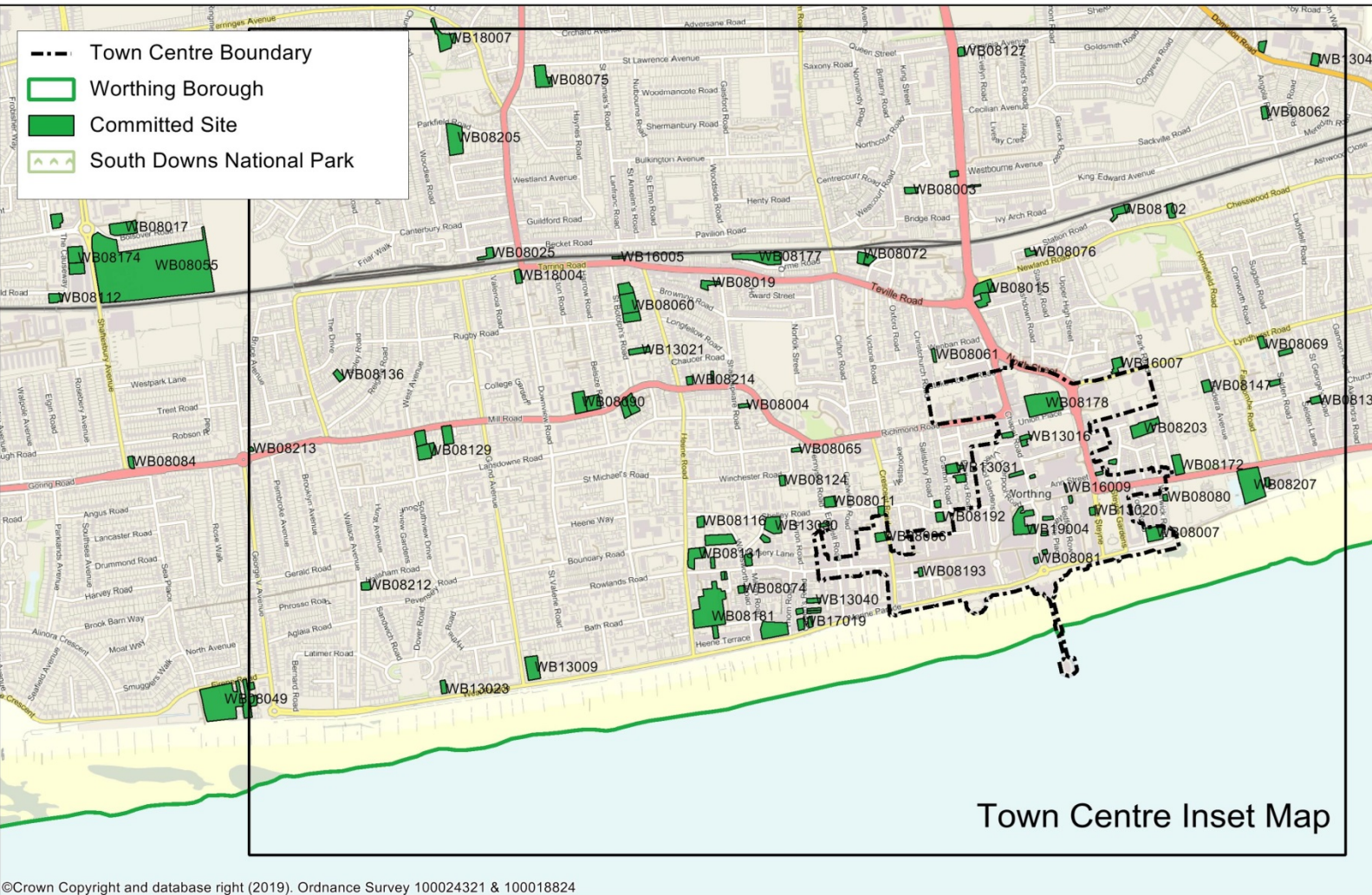
SHLAA ID	Site Address	Planning Status
WB08181	MGM House, Heene Road	Under Construction
WB08184	6 & 8 Mill Road	Completed
WB08191	42 Salvington Road	Completed
WB08192	5 - 7 Shelley Road	Completed
WB08193	Land Rear of 14 - 22 New Street, Worthing	Completed
WB08199	18 Warwick Street	Under Construction
WB08202	4 Queens Road	Completed
WB08203	Builder Centre, Park Road	Completed
WB08205	Hurst Grange Nursing Home, 17 -19 Parkfield Road	Completed
WB08207	The Aquarena, Brighton Road	Under Construction
WB08211	10 Broadwater Road	Completed
WB08212	44-46 Wallace Avenue	Completed
WB08213	62-66 Goring Road	Completed
WB08214	24 Cowper Road	Completed
WB08216	68 Poulters Lane	Completed
WB13008	Highdown Court 2 Durrington Lane	Completed
WB13009	25-26 West Parade	PA Approve
WB13012	6 Southey Road	Completed
WB13015	1a Ambrose Place	Completed
WB13016	56A Chapel Road	Completed
WB13017	Lower Northbrook Farm, Titnore Lane	Under Construction
WB13018	Land North of Northbrook College, Littlehampton Rd	Under Construction
WB13020	7 The Steyne	PA Approve
WB13021	14 St Botolphs Road	Completed
WB13023	42 - 44 West Parade Worthing	Completed
WB13025	28 Selden Road	Under Construction
WB13026	221 Brighton Road, Worthing	Completed
WB13027	25A Chapel Road	Completed
WB13028	Mayfair Hotel 11 - 12 Heene Terrace	Completed
WB13029	82-92 Meadow Road	Completed
WB13030	10 Southey Road	Completed
WB13031	Reps Health Studio, Grafton Place	Completed
WB13034	2 - 6 South Street Worthing	Completed
WB13037	Spells Buildings, 1 Grafton Place	Completed
WB13039	The Beach Hotel, 123 Marine Parade	Completed
WB13040	Sussex Nursing Home, 12 Queens Road	Completed
WB13041	37-39 Chesswood Road	PA Approve
WB13042	80 & 80A Dominion Road	PA Approve
WB15004	341 Goring Road (land at rear)	Completed
WB15006	50 Chapel road	Completed
WB15010	66 Rectory Gardens. Worthing,	Completed
WB16001	115-116 Marine Parade	Completed
WB16003	22-26 South Street	Under Construction
WB16005	49 - 56 New Broadway Worthing	Under Construction
WB16007	27-33 Lyndhurst Road	Under Construction

SHLAA ID	Site Address	Planning Status
WB16009	23 Warwick Street	Completed
WB16010	40-42 South Street	PA Approve
WB17001	12 Chapel Road	Completed
WB17003	112 - 114 Chapel Road	Under Construction
WB17011	15 Shelley Road	PA Approve
WB17012	The Elms, 66 Broadwater Street East	Completed
WB17013	8 High Street	Prior Notification
WB17017	Westmoreland House, Strand Parade	Under Construction
WB17019	117 -119 Marine Parade	Under Construction
WB18001	Irene House, 1 Parkfield Road	Completed
WB18004	The Downview, Downview Road	Under Construction
WB18005	EDF, Southdownview Road	Prior Notification
WB18007	Church House, Church Road	Completed
WB19003	12 Shelley Road	PA Approve
WB19004	19-23 South Street	PA Approve

Map of Committed SHLAA Sites	
------------------------------	--



Map of Committed SHLAA Sites – Town Centre



Committed Sites for all years

SHLAA ID	Site Address	SHLAA Conclusion
Worthing	144	
WB08002	120 Dominion Road Worthing	The site has planning permission (reference 06/0545/FULL) and development was completed prior to the 2009 study (31/03/2008). Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08003	7 Langton Road Worthing	The site has planning permission (reference WB/06/0114/FULL) and the development has been completed (18/09/2008). Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.
WB08004	20 Shakespeare Road Worthing	The site has planning permission (reference 07/0086/FULL) and development has now been completed (31/01/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08005	Aspen Court, 40-42 St Botolphs Road Worthing	The site has planning permission (reference 07/0226/FULL) and development has been completed (19/11/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08006	Regency Apartments, 17-19 Crescent Road Worthing	The site has planning permission (reference WB/07/0386/FULL) and development has been completed (10/02/2011). Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.
WB08007	The Eardley, 3 -10 Marine Parade Worthing	The site has planning permission (reference 06/1050/FULL) and development has been completed (17/09/2012). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08008	9 Warwick Gardens Worthing	The site has planning permission (reference 07/0666/FULL) and development has been completed (30/06/2011). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08009	10 Cowper Road Worthing	The site has planning permission (reference 07/0861/FULL) and development has been completed (16/03/2011). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08010	Charter Court, 37 Wigmore Road Worthing	The site had planning permission (reference WB/06/0853/FULL) and development has been completed (29/05/2008). Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.
WB08011	Sonnet Court, 2 Tennyson Road Worthing	The site has planning permission (reference WB/07/1126/FULL) and development has been completed (28/04/09). Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.
WB08014	33 Mill Road Worthing	The site has planning permission (reference WB/07/0285/FULL) and development was completed as of 30/03/2011. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08015	Land Junction of Chapel Road and Newland Road Worthing	The site has planning permission (reference WB/06/0898/FULL) and development has been completed. Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08017	Land at 50-56 Bolsover Road Worthing	The site has planning permission (reference WB/07/1120/FULL) and development has been completed (05/11/2010). Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08019	63 Shakespeare Road Worthing	The site has planning permission (reference WB/ 08/0229/FULL) and development was completed in 2012. Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08023	9 Mill Road Worthing	The site has planning permission (reference WB/09/0346/FULL) and development was completed on 30/03/2015. Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08025	13-25 St. Dunstons Road Worthing	The site has planning permission (reference WB/10/0429/FULL) and development has been completed. Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08027	Emmanuel Church, Chatham Road Worthing	The site has planning permission and development is now complete. Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08033	203 Brighton Road Worthing	The site has planning permission (reference WB/07/1524/FULL) and development has been completed (01/04/2009). Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.
WB08034	Camber House, 12 West Avenue Worthing	The site has planning permission (reference WB/07/0699/FULL) and development was completed on 11/04/2008. Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.
WB08035	11 Offington Lane, Salvington Worthing	The site has planning permission for the development of 19 dwellings (reference WB/04/0825/OUT and WB/05/1270/ARM) and development is complete (10/08/2007). Therefore, site falls outside the scope of this study and has been picked up through other monitoring.
WB08036	West Durrington Development Worthing	The site has planning permission for the development of 700 dwellings (reference 11/0275/out approved 27/4/12 and subsequent reserved matters applications have been approved) and development has commenced. Therefore, site falls outside the scope of this study and has been picked up through other monitoring.
WB08049	Land Site Corner of Eirene Road and Sea Place Worthing	The site has planning permission (reference WB/06/1121/FULL). Development has commenced and some units are now complete. The site falls outside the scope of this study and has been picked up through other monitoring. The planning application reference also relates to SHLAA sites WB08050 and WB08051.
WB08050	Land Site South of 11, Eirene Avenue Worthing	The site has planning permission (reference WB/06/1121/FULL) and development has commenced, of which these units are now completed. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring. The planning application reference also relates to SHLAA sites WB08049 and WB08051.
WB08051	Land Site North of Beach Haven, Eirene Avenue Worthing	The site has planning permission (reference WB/06/1121/FULL) and development has commenced and these particular units are now completed. Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring. The planning application reference also relates to WB08049 and WB08051.
WB08055	Worthing Sixth Form College, Bolsover Road Worthing	The site has planning permission (reference AWD/0363/11) and development is now complete. Therefore the site now falls outside the scope of the study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08056	Northbrook College, Littlehampton Road Worthing	This SHLAA site includes the completed St Barnabas Hospice to the north and the Northbrook College site, which has seen extensive investment and redevelopment of the college in recent years, as well as mixed-use residential development on surplus land to the east. Phase 1 of the scheme includes a mixed-use development (reference AWD/0521/12) to the east and south east, comprising of 117 residential units (with 17 affordable), a car show room and care home and is now complete. Phase 2 and Phase 3 of largely residential development has been considered under different SHLAA references for monitoring purposes (see WB13017 and WB13018 respectively for further details).
WB08060	Rotary Lodge, 32 St Botolphs Road Worthing	The site has planning permission (reference WB/04/00411/FULL) and development was completed prior to the 2009 SHLAA report. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08061	45 Wenban Road, Worthing Worthing	The site has planning permission (reference WB/05/1262/FULL) and has been completed (18/04/2007). Therefore the site now falls outside the scope of this study and has been picked up through other monitoring.
WB08062	1-35 Angola Road, Broadwater Worthing	The site has planning permission (reference WB/06/0465/FULL) and development has been completed (30/10/2007). Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08063	7 Broadwater Road Worthing	The site has planning permission (WB/07/0280/FULL) and has been completed (29/05/2008). Therefore, the site now falls outside the scope of this study and has been picked up through other monitoring.
WB08065	1 Winchester Road Worthing	The site had planning permission (reference WB/05/0632/FULL) and was completed (30/01/2007) and as such was not considered as part of the 2009 SHLAA but considered through other monitoring. Therefore, the site falls outside the scope of this study and has been picked up by other monitoring.
WB08067	19A Selden Road Worthing	The site has planning permission (reference WB/06/0128/FULL) and development has been completed (04/05/2007). Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08068	185-187 Findon Road Worthing	This site has planning permission before the basedate of this study (reference AWD/1575/14.- 20/02/2015) and development has now been completed. Therefore, the site now falls outside the scope of this study and will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08069	Sanditon Court, 24 Lyndhurst Road Worthing	The site has planning permission (reference WB/05/1286/OUT) and development has been completed as of 08/01/2009. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08070	Woodlands and Witsend Durrington Hill Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as it had planning permission (WB/09/756/FULL) for redevelopment. The development for 9 dwellings has since been completed (21/10/2010) and therefore the site falls outside the scope of this study and has been picked up through other monitoring.
WB08071	Goods Yard used by Various Traders, Goring Worthing	The site has planning permission (reference AWD/0680/11) and development has now been completed (17/10/2014). Therefore the site falls outside the scope of this study and will be picked up through other monitoring.
WB08072	Fenchurch Mansions, 2 Cross Street Worthing	The site has planning permission (reference WB/06/0728/FULL) and development has been completed (04/08/2009). Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08073	1-2 New Parade Worthing	The site has planning permission (reference WB/07/0619/FULL) and development has been completed (02/06/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08074	Coast Apartments, 25 - 27 Wordsworth Road Worthing	The site has planning permission (reference WB/06/0530/FULL) and has been completed (08/02/2008). The site therefore falls outside the scope of this study and has been picked up through other monitoring.
WB08075	St Lawrence Mews, West Tarring Worthing	The site has planning permission (reference WB/06/0751/OUT) and development was completed as of 08/09/2008. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08076	44-46 Station Road Worthing	The site has planning permission (reference WB/06/1413/FULL) and development has been completed (27/03/2009). Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08077	87 Rowlands Road Worthing	The site has planning permission (reference WB/06/1165/FULL) and has been completed (28/03/2008). Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08078	3 Queens Road Worthing	The site has planning permission (reference WB/07/0780/FULL) and development has been completed (18/2/2010). Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08079	49 Church Walk Worthing	The site has planning permission (reference WB/06/1419/FULL) and development has been completed. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08080	The Old Dairy, 16A Warwick Road Worthing	The site has planning permission (reference WB/04/00621/FULL) and development has been completed prior to the 2009 SHLAA report. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08081	Macaris, 4 - 7 Arcade Buildings, South Street Worthing	The site has planning permission (reference WB/04/00018/FULL) and development has been completed prior to the 2009 SHLAA report. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08082	Forest Barn, Forest Farm, Arundel Road, Salvington Worthing	The site has planning permission (reference WB/04/00235/OUT) and development has been completed. Therefore the site falls outside the scope of this study and has been picked up through other monitoring.
WB08083	6 Queens Road Worthing	The site has planning permission (reference WB/07/0658/FULL) and development is complete (06/02/2009). Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.
WB08084	130 Goring Road Worthing	The site has planning permission (reference WB/07/1138/FULL) and development has been completed (18/8/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08090	Land at 10 & 10A, Mill Road Worthing	The site has planning permission (reference WB/06/1344/FULL) and development has commenced. Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB08091	101 Salvington Road Worthing	The site has planning permission (reference WB/08/0373/OUT) and development has been completed (01/01/2012). Therefore the site now falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08102	Land North East of Station Road, Station Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as it had obtained planning permission prior to the base date of the study. Following a reassessment the site has now been completed and any dwellings built will be picked up through other monitoring and therefore the site is not taken forward in this study.
WB08111	Columbia House, Columbia Drive Worthing	This site had previously been rejected as it was concluded that the site was in employment use as part of an established trading estate and was therefore not available or suitable for residential development. The site comprises a refurbished office block which offers serviced offices the supply of which is limited in Worthing. Furthermore, the site is located within a protected key local industrial/business area. However since the last study the site has been the subject of a successful application under permitted development rights to convert the offices to residential. Therefore, following a reassessment, it is concluded that this site is now committed and any dwellings delivered will be monitored elsewhere. Therefore, it is not taken forward in this study.
WB08112	Durstons House, Chesterfield Road Worthing	A Notice application (NOTICE/0013/14) for change of use of offices to 7 x 1 bed and 8 x 2 bed flats was submitted (August 2014) and it was confirmed that no prior approval was required (10/10/14) . A further notice application has been received and approved (Notice/0008/16 05/07/16) for the conversion of offices to 15 x 2 bed flats. The development on site is complete and therefore falls outside the scope of this study and will be picked up through monitoring.
WB08114	89 & 91 Rowlands Road Worthing	The site has planning permission (reference WB/11/0045/FULL) and development has been completed. Therefore the site now falls outside the scope of this study and has been picked up through other monitoring.
WB08116	31 Shelley Road Worthing	The site had planning permission at the time of the 2009 SHLAA review (reference WB/07/1565/FULL) which was replaced by a subsequent planning permission (reference WB/10/0858/FULL) development commenced (31/05/2013) on site and has now been completed. Therefore, the site now falls outside the scope of the study and has been picked up through other monitoring.
WB08117	36 Wordsworth Road Worthing	The site has planning permission (reference WB/07/0944/FULL) and development has been completed (20/04/2010). Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.
WB08118	Highdown School, Durrington Lane Worthing	The site has planning permission (reference WB/09/0734/FULL) and development has been completed. Therefore the site now falls outside the scope of this study and has been picked up through other monitoring.
WB08119	Land at 70 - 72, Rowlands Road Worthing	The site has planning permission (reference WB/07/1000/FULL) and development has been completed (18/06/2009). Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08120	33 Eriswell Road Worthing	The site has planning permission (reference WB/07/1009/FULL and development has been completed (01/02/2013). Therefore, this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08121	Land Rear of 18 - 28, Strand Parade Worthing	The site was considered in 2009 as part of the SHLAA review. At that time, it was rejected as planning permission had been granted for a mixed development including 6 flats. This application was then replaced by a scheme (reference AWD/0136/11) for 9 dwellings and this has been completed as of 17/07/2013. Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.
WB08122	43 Wordsworth Road Worthing	The site has planning permission (reference WB/07/0135/FULL) and the development has been completed. Therefore, the site falls outside the scope of this study and has been picked up through other monitoring.
WB08123	32 Hayling Rise & 24 Woodland Avenue Worthing	The site has been completed and therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08124	21 Winchester Road Worthing	The site had planning permission (reference WB/07/0031/FULL) and two subsequent applications were submitted to extend the implementation time for this development but it appears that no progress was made on these applications. However, further investigations indicate that the property has been converted to 9 flats and therefore does not offer further potential. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08125	Land at 1 and 5 Eirene Road Worthing	The site has planning permission (reference WB/06/0758/FULL) and development was completed in 2010. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08127	98 Broadwater Road Worthing	The site has planning permission (reference WB/08/1188/FULL) and development has been completed (26/11/2009). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08128	12 Littlehampton Road Worthing	The site was considered has planning permission (WB/09/732/FULL) for demolition of existing buildings and construction of 22 flats which are now complete. Therefore, the site falls outside the scope of this study and will be picked up through other monitoring.
WB08129	Land at 6-8 West Avenue Worthing	The site has planning permission (AWDM/1581/14 dated 10.02.2015) for 9 dwellings which has now been completed and therefore will not be taken forward in this study but will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08130	5 Mill Road Worthing	The development on this site has been completed and therefore will be picked up through other monitoring.
WB08131	Land at 84-92, Heene Road Worthing	The site has planning permission (reference WB/03/00842/FULL) which was subsequently amended (reference WB/11/0107/FULL) and development has been completed(19/10/2015). Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB08132	Chatsworth Lodge, 26 - 28 St Botolphs Road Worthing	The site has planning permission (reference AWDM/0738/11) and development is now complete. Therefore this site now falls outside the scope of this study and has been picked up through other monitoring.
WB08134	31 St George's Road Worthing	The site has planning permission (reference WB/ 07/0938/FULL) and development has been completed (03/12/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08136	19 Ripley Road Worthing	The site had planning permission (reference WB/09/0046/FULL) which has been implemented (25/03/2009). Therefore the site falls outside the scope of this study and has been picked up through other monitoring.
WB08147	33-37 Madeira Avenue Worthing	The site has planning permission (reference 08/0377/FULL) and development has been completed. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08151	St Barnabas Hospice, Columbia Drive Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable as it was known that the Hospice was relocating and that the most suitable use of the site would be residential. Following a reassessment in 2013/14, it is concluded that as the scheme for 51 dwellings (reference WB/09/0800/FULL) has now been completed (23/11/2012) the site should not be taken forward in that study. The dwellings delivered have been picked up through the monitoring of completions. Therefore the site is not taken forward in the study.
WB08161	Car Park The Warren, Hill Barn Lane Worthing	The site has planning permission (reference AWDM/0365/11) dating from before the base date of this study and is now completed. Therefore the site falls outside the scope of the study and has been picked up through other monitoring.
WB08166	Highfield Court, 75 Penfold Road Worthing	The site was completed prior to the 2009 SHLAA review and as such is not taken forward as part of this study. The dwellings delivered on this site have been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08169	39 Selden Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was rejected as the site was not available. In 2013/14, the site was still in use as an office for Worthing Hospital and it was therefore concluded that the same reasons for rejection still applied. However during the 14/15 monitoring period the become surplus to requirements and there were pre application discussions about its use. Since then a prior approval application (NOTICE/0012/15) for conversion to 12 studio flats and a planning application (AWDM/1046/16) for 7 x 1 bed and 2x2 bed flats have been approved (13/07/15 and 30/08/17). The site has now been completed and now falls outside the scope of this study and any residential units delivered on this site will be picked up through other monitoring.
WB08172	Park Lodge, 2 Park Road Worthing	The site has planning permission (reference WB/05/0920/FULL) and development has been completed (01/12/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08173	Victoria Mansions, 1 Cross Street Worthing	The site had planning permission (reference WB/05/0913/ARM) and development has been completed. Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.
WB08174	Land South of 1-8 Field Place Parade Worthing	During the 2015/16 monitoring period a new planning application (reference AWDM/0844/15) for a redevelopment of this site for mixed uses including 81 apartments alongside commercial floorspace was approved (25/09/2015). Since that time a number of further applications have been submitted and approved. The most recent application was AWDM/1173/17 amended the number of residential units to 76, this has been approved and the development is now complete. The dwellings delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB08175	Lloyds Bank Plc, The Causeway Worthing	This site was subject to 3 permission a Notice application (NOTICE/0006/12) to provide 68 apartments, a roof extension for an additional 4x2 bed apartments (AWDM/1395/14) and a further application (AWDM/0297/15) for an additional 2 storey to provide 4 flats. This brings the total number of units on this site to 76. The development is now complete and the dwellings delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB08177	Kings Quarter, Orme Road Worthing	The site has planning permission (reference WB/06/1129/FULL) and development has been completed as of 10/10/2008. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08178	Amelia Court, Union Place Worthing	The site has planning permission (reference WB/ 06/1194) which was permitted by appeal and development has been completed. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08181	MGM House, Heene Road Worthing	This site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, achievable and deliverable. Following a reassessment in 2014/15, it was concluded that the site should continue to be considered to have 'potential', but that the level of potential residential development needs further assessment. Whilst there is a strong policy objection to the loss of employment land it is considered that a level of residential development could be delivered on part of the site which would help to make more efficient use of this land without impacting on the viability of the existing office use. A Prior Notification application (Notice//0008/14) for conversion to 18 dwellings was approved. However this has now been superseded by the approval of an application for 'Demolition of main MGM office building & offices in Heene Place and replacement with 33 retirement flats (C3) and 59 unit Assisted Living Extra Care Development (C2) communal and support facilities together with 10 affordable apartments (C3)' (AWDM/0124/15 dated 13/10/16). Development on the site has commenced and therefore the site sits outside the scope of this study and will be picked up through other monitoring.
WB08184	6 & 8 Mill Road Worthing	The site has planning consent (reference WB/10/0753/FULL) and development has been completed. Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB08191	42 Salvington Road Worthing	The site has planning permission (reference WB/09/951/FULL allowed on appeal) and development is complete. Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB08192	5 - 7 Shelley Road Worthing	The site has planning permission (reference WB/08/0489/FULL) and development has been completed. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08193	Land Rear of 14 - 22 New Street, Worthing Worthing	The site has planning permission (reference WB/08/0282/FULL) and development has been completed as of 2010. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08199	18 Warwick Street Worthing	The site is suitable, achievable and deliverable but has a planning consent (reference WB/09/0511/FULL) dating from before the base date of this study. The dwellings that will be delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB08202	4 Queens Road Worthing	The site has planning permission (WB/08/0389/FULL) and development has now been completed (10/02/2011). Therefore, this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB08203	Builder Centre, Park Road Worthing	The site has planning permission (reference AWDM/1514/12) and development commenced during the 2013/14 monitoring year. Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB08205	Hurst Grange Nursing Home, 17 -19 Parkfield Worthing	The site is suitable, achievable and deliverable and has a planning consent (reference WB/09/1055/FULL - 18/02/2010) and the development has now been completed. The dwellings delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB08207	The Aquarena, Brighton Road Worthing	The site was considered in 2009 as part of the SHLAA review. At that time it was considered to be suitable, available, achievable in the short to medium term. Following a reassessment of the site in 2013/14, the site was still considered to be suitable, available and achievable. A planning application (AWDM/1636/14) was submitted for the redevelopment of the site with 147 apartments which was refused primarily on the height of the proposed buildings. However since then a new application for 141 residential dwellings and commercial floorspace and café has been approved (AWDM/1633/2017 - 10/03/2017) and has now commenced. Therefore, this site now falls outside the scope of this study and will be picked up through other monitoring.
WB08211	10 Broadwater Road Worthing	The site had planning permission and development has now been completed (14/04/2010). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08212	44-46 Wallace Avenue Worthing	The site had planning permission (reference WB/05/0814/FULL) and development has been completed (15/05/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08213	62-66 Goring Road Worthing	The site has planning permission (reference WB/10/0148/FULL) and development has now been completed. Therefore the site falls outside the scope of this study and has been picked up through other monitoring.
WB08214	24 Cowper Road Worthing	The site had planning permission (reference WB/08/0931/FULL) and development was completed by 24/02/2010. Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB08216	68 Poulters Lane Worthing	The site had planning permission to convert property to 6 flats (WB/06/0653/FULL) and development has been completed (23/07/2007). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB13008	Highdown Court 2 Durrington Lane Worthing	The site originally formed part of a larger SHLAA site (WB08118) which was considered in 2009 as part of the SHLAA review. At that time the site was considered to be suitable, achievable and deliverable. However, the site comprised two phases of development. Phase 1 of the site had planning permission for 54 affordable extra care residential units which have now been completed (see WB08118). Phase 2 was for the development of 10 market houses (now forming this SHLAA site). The development of the 10 market houses proved to be problematic due to the economic climate and this together with increasing demand for extra care housing lead to a reconsideration of the development options on the site. The site has since gained planning permission recently (AWDM/0630/13) for the development of 30 extra care residential units. Evidence gathered more recently suggests that whilst the planning permission is extant it is unlikely to be implemented. During a review for the 2016/17 study the site has been subject to another application for the construction of 10 houses (AWDM/1522/16 approved 22/12/2016) this development is now complete. Therefore, the site now falls outside the study and will be picked up through other monitoring.
WB13009	25-26 West Parade Worthing	This site is considered to be suitable, available and achievable. There is no over-riding reason (subject to design considerations and the potential impact on neighbouring occupiers) why a more intensive development could not be achieved on this site which is currently occupied by three dwellings. An application (AWDM/1805/14) had been refused and upheld at appeal for the redevelopment of the site for 35 flats. However, a more recent application for 29 flats (AWDM/1713/16) has recently been approved (02/08/2017). Therefore, any dwellings delivered on this site will be picked up by other monitoring.
WB13012	6 Southey Road Worthing	This site, that was not previously considered as part of the 2009 SHLAA review, is considered to be suitable, available and achievable and has a planning approval for 6 flats (AWDM/0250/14 - 20/10/2016) which has now been implemented. Therefore, the site now falls outside the scope of this study and will be picked up through other monitoring.
WB13015	1a Ambrose Place Worthing	This site, that was not previously considered as part of the 2009 SHLAA review, is considered to be suitable, available and achievable. Prior approval has been confirmed under Part J of the General Permitted Development Order (NOTICE/0003/13 dated 03/01/2014) for the change of use of the first floor offices to 7 flats and has now been implemented. Therefore the site falls outside the scope of this study and will be picked up through other monitoring.
WB13016	56A Chapel Road Worthing	This site, was first considered as part of the 2013/14 SHLAA review. At that time it was considered to be suitable, available and achievable. Prior approval has been confirmed under Part J of the General Permitted Development Order (reference NOTICE/0004/13 dated 13/01/2014) for the change of use of the second and third floor offices to 10 flats. Works have now been completed, therefore the site falls outside the scope of this study and will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB13017	Lower Northbrook Farm, Titnore Lane Worthing	This SHLAA site could be described as Phase 2 of the overall wider Northbrook College redevelopment on Littlehampton Road and is considered as a separate SHLAA site for monitoring purposes. Phase 2 of the scheme includes an additional 38 dwellings at Lower Northbrook Farm (reference AWDM/0055/13) to the north east of the site. The site is suitable, achievable and deliverable and the development has commenced (13/07/2015). The dwellings that will be delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB13018	Land North of Northbrook College, Littlehampton Rd Worthing	This SHLAA site is Phase 3 of the overall Northbrook College redevelopment on Littlehampton Road. Whilst it forms part of a wider redevelopment 'package' it is considered as a separate SHLAA site for monitoring purposes. A planning application for Phase 3 of the scheme (reference AWDM/0184/14) has been approved (17/07/2014) for 42 dwellings and work has now commenced on site. Therefore, this site now falls outside the remit of this study and will be picked up through other monitoring.
WB13020	7 The Steyne Worthing	The site was previously considered to be suitable, available and achievable and a planning application had been submitted for 9 dwellings (reference AWDM/0081/13). However, this application was subsequently withdrawn and a new application submitted (AWDM/1408/14). Due to the complexities of the site the revised scheme was still not acceptable and this application was also withdrawn. Since then an application (AWDM/0063/17) has been approved (04 Sep 2018). Therefore, this site is not taken forward in this study but any dwellings delivered will be monitored elsewhere.
WB13021	14 St Botolphs Road Worthing	The site has planning permission from before the base date of this study (reference WB/09/0746/FULL) and development has now been completed (02/11/2011). Therefore this site falls outside the scope of this study and will be picked up through other monitoring.
WB13023	42 - 44 West Parade Worthing Worthing	This site was not previously considered as part of the 2009 SHLAA review but has planning consent (reference WB/09/0266/FULL) dating from before the base date of this study and the development is now complete. The dwellings that have been delivered will be picked up through monitoring and, therefore this site is not taken forward as part of this study.
WB13025	28 Selden Road Worthing	This site was not previously considered as part of the 2009 SHLAA review but is considered suitable, achievable and deliverable, it has planning consent (reference WB/10/0630/FULL) dating from before the base date of this study and the development is under construction. The dwellings that will be delivered will be picked up through monitoring and, therefore this site is not taken forward as part of this study.
WB13026	221 Brighton Road, Worthing Worthing	This site was not previously considered as part of the 2009 SHLAA review but is considered suitable, achievable and deliverable. It has planning consent (reference WB/10/0895/FULL) dating from before the base date of this study and the development was completed in July 2013. The dwellings delivered have been picked up through monitoring and, therefore this site is not taken forward as part of this study.

SHLAA ID	Site Address	SHLAA Conclusion
WB13027	25A Chapel Road Worthing	The site is suitable, achievable and deliverable but has planning consent (reference WB/10/0867/FULL) dating from before the base date of this study and development has now been completed. The dwellings that will be delivered will be picked up through monitoring and, therefore this site is not taken forward as part of this study.
WB13028	Mayfair Hotel 11 - 12 Heene Terrace Worthing	This site was not previously considered as part of the 2009 SHLAA review but is considered suitable, achievable and deliverable, it has planning consent (reference AWDM/0509/11) dating from before the base date of this study and the development is now complete. The dwellings delivered have been picked up through monitoring and, therefore this site is not taken forward as part of this study.
WB13029	82-92 Meadow Road Worthing	The site is suitable, achievable and deliverable but has planning consent (reference AWDM/1507/14) dating from before the base date of this study and is now complete. The dwellings delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB13030	10 Southey Road Worthing	The site has planning permission (reference AWDM/1089/12) and development was completed in the 2013/2014 monitoring year. Therefore this site now falls outside the scope of this study and will be picked up through other monitoring.
WB13031	Reps Health Studio, Grafton Place Worthing	This site, that was not previously considered as part of the 2009 SHLAA review, is considered to suitable, available and achievable. It has planning consent (reference AWDM/0271/13) dated before the base date of this study (17/09/2013) and development has been completed. The dwellings delivered will be picked up through other monitoring and, therefore, this site is not taken forward as part of this study.
WB13034	2 - 6 South Street Worthing Worthing	This site was not previously considered as part of the 2009 SHLAA review. It was rejected from the scope of previous reviews of this study as planning permission has been refused (and appeal dismissed) due to loss of employment and it being an inappropriate location for residential use due to negative impact of adjoining uses and poor quality of residential environment that would be provided. However, a Prior Notification application was submitted (Notice/0013/17). Whilst the principle would have been to refuse an application on the basis of loss of employment floorspace (occupied) there are only a limited criteria to assess such applications. The proposal was approved and is now complete and as such any housing delivered will be picked up through other monitoring.
WB13037	Spells Buildings, 1 Grafton Place Worthing	This site, that was not previously considered as part of the 2009 SHLAA review, is considered to suitable, available and achievable. It has planning consent (reference WB/ 10/1033/FULL) dated before the base date of this study (15/05/2013) and development is complete. Therefore this site now falls outside the scope of this study and will be picked up through other monitoring.
WB13039	The Beach Hotel, 123 Marine Parade Worthing	The site has planning permission (reference 10/0281/FULL) and development has been completed 15/02/2015. Therefore this site falls outside the scope of this study and will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB13040	Sussex Nursing Home, 12 Queens Road Worthing	The site has planning permission (reference 06/0545/FULL) and development was completed prior to the 2009 study (31/03/2008). Therefore this site falls outside the scope of this study and has been picked up through other monitoring.
WB13041	37-39 Chesswood Road Worthing	The site has planning permission from before the base date of this study (reference 09/0447/FULL) and development has commenced. Therefore, this site now falls outside the scope of this study and will be picked up through other monitoring.
WB13042	80 & 80A Dominion Road Worthing	The site is suitable, achievable and deliverable but has a planning consent (reference 10/0025/FULL) dating from before the base date of this study (02/08/2011). The dwellings that will be delivered will be picked up through monitoring and, therefore, this site is not taken forward as part of this study.
WB15004	341 Goring Road (land at rear) Worthing	This site is considered suitable, available and deliverable and a planning application (AWDM/1727/14) has been approved and the development completed for 17 dwellings. Therefore, this site now falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.
WB15006	50 Chapel road Worthing	Prior approval has been confirmed under Part J of the General Permitted Development Order (NOTICE/0019/14 dated 10/02/2015) for the change of use of offices to 8 flats and 2 studios and the development has now been completed. Therefore, this site falls outside the scope of this study and will be picked up through other monitoring.
WB15010	66 Rectory Gardens. Worthing, Worthing	A planning application (AWDM/1492/14) has been approved (23/12/2015) and is now complete. Therefore, the site now falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.
WB16001	115-116 Marine Parade Worthing	The site was formerly the Cavendish Hotel. Planning application AWDM/0723/15 was submitted in May 2015 for conversion of the former hotel to 8 residential units. Planning permission was granted (08/07/2015) . A further application has been submitted and approved (AWDM/0681/16 - 27/07/2016) fo 10 units . The development has been completed and any units delivered from this site will be picked up through other monitoring.
WB16003	22-26 South Street Worthing	This is a new site for the 2015/16 monitoring period. It is considered to be suitable, available and acheivable and currently has planning approval (AWDM/1532/13) for 7 units and an application pending for 8 dwellings (reference AWDM/1277/15). This development has now commenced and any dwellings delivered will be picked up through other monitoring.
WB16005	49 - 56 New Broadway Worthing Worthing	This site has planning permission (reference AWDM/0769/15 -07/09/2015) and development has now commenced. Therefore, the site now falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB16007	27-33 Lyndhurst Road Worthing	This site was not considered as part of the 2009 SHLAA review. It was first considered in this current 15/16 assessment. A planning application has been approved to redevelop the existing tyre centre, car sales and MOT yard to accommodate 9 residential units (AWDM/1861/15 - 17/08/2016.) The site is under construction and therefore the site falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.
WB16009	23 Warwick Street Worthing	This site which is a new site for the 2015/16 study update has planning permission (Notice/0025/15 dated 08/01/2016) which is now complete. Therefore, the site falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.
WB16010	40-42 South Street Worthing	The site located within the primary shopping area of Worthing town centre, has been granted planning permission (AWDM/0941/16 - 05/05/17) for 8 residential units above the ground floor retail unit. Since then a subsequent application to increase the units to 9 (AWDM/0614/18) has been refused (05/12/18). The site that has the benefit of planning permission will not be taken forward in this study but any units delivered will be monitored elsewhere.
WB17001	12 Chapel Road Worthing	This site which is a new site for the 2016/17 study update has planning permission (Notice/0015/16 dated 27/09/2016) the site has now been completed. Therefore, the site falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.
WB17003	112 - 114 Chapel Road Worthing	The site is considered suitable, available and deliverable and a planning application (AWDM/1542/16) has been approved and legal agreement signed (20/04/2017) for a mixed use including 33 dwellings and development has commenced. Therefore, this site is no longer taken forward in this study but any dwellings delivered will be picked up through other monitoring.
WB17011	15 Shelley Road Worthing	This is a new site for the 2016/17 SHLAA, a Certificate of Lawfulness for internal works and self-containment for 13 units has been approved (25/11/2016) and any dwellings will be picked up by other monitoring.
WB17012	The Elms, 66 Broadwater Street East Worthing	The site is suitable, achievable and deliverable. It has planning consent (AWDM/0301/16 - 23/09/2016) and the development is now complete. The dwellings delivered will be picked up through other monitoring and, therefore this site is not taken forward as part of this study.
WB17013	8 High Street Worthing	Prior notification has been confirmed (NOTICE/0010/15 dated 20/07/2015) for change of use of offices (Use Class B1a) to 1 no. one bed and 9 no. 2 bed apartments. Since that date a further prior notification has been received (NOTICE/0002/16) which sought an additional flat however as works had commenced the procedural requirements had not been satisfied and prior approval was refused (20/4/2016). Nevertheless the site falls outside the scope of this study and will be picked up through other monitoring.

SHLAA ID	Site Address	SHLAA Conclusion
WB17017	Westmoreland House, Strand Parade Worthing	The site is a standalone office block and as such is afforded strong protection under current Core Strategy policies. However, the site has been subject to a Prior Notification application (Notice/0005/17) for office conversion to 24 residential units, for which there are a limited number of criteria that need to be met to allow for the loss of employment to residential use. This application has since been approved together with a further application for a roof extension for an additional 5 units, and development has commenced. Therefore, this site now falls outside the scope of this study and any dwellings delivered will be picked up through other monitoring.
WB17019	117 -119 Marine Parade Worthing	The site has planning permission (AWDM/0764/17) and development has now commenced. Therefore any dwellings delivered will be picked up through other monitoring.
WB18001	Irene House, 1 Parkfield Road Worthing	The site has planning permission (AWDM/1075/17 - 14/12/2017) for the demolition of a care home and redevelopment for 22 flats. The development is now complete as such any dwellings will be picked up through other monitoring
WB18004	The Downview, Downview Road Worthing	The site was a new site for 2017/18 and was the subject of a planning application (AWDM/1834/17) which has since been approved (19 Jun 2018). As such the site is now committed (under construction) and any dwellings delivered will be monitored elsewhere.
WB18005	EDF, Southdownview Road Worthing	This site is located within a protected employment area and as such the proposed redevelopment of the site for residential use would be contrary to local policy and given the lack of suitable new sites for new employment development and the significant identified need any such proposed loss would be resisted. However, this site has been the subject of an application for permitted development for prior approval for change of use from offices (Use Class B1(a) to 78 residential dwelling units. The application (NOTICE/0001/19) has since been approved on 29/03/2019. Therefore, any residential delivered on this site will be picked up by monitoring elsewhere.
WB18007	Church House, Church Road Worthing	The site was a new site for 2017/18 and was subject of a planning application (AWDM/0144/18) which has been approved and the development is now complete and any units will be monitored elsewhere.
WB19003	12 Shelley Road Worthing	This site was subject to a planning application (AWDM1074/18) for conversion from offices to 6 flats and this has now been approved (19/10/2018). Therefore, the site is not included as part of this study but any units will be picked up for monitoring elsewhere.

SHLAA ID	Site Address	SHLAA Conclusion
WB19004	19-23 South Street Worthing	This site located within the primary shopping area of Worthing town centre. A planning application has been submitted (AWDM/1529/18) to retain retail uses but also to provide for 45 new residential units through change of use of some floorspace and through extensions. The proposal has since been approved (17/1/2019). Therefore, the site will be taken forward in this study but any residential units delivered will be monitored elsewhere.
Total	144	

Appendix 5. Index List of SHLAA Sites

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB08001	15 Farncombe Road	Rejected Site - Monitor	PA Refuse
WB08002	120 Dominion Road	Committed	Completed
WB08003	7 Langton Road	Committed	Completed
WB08004	20 Shakespeare Road	Committed	Completed
WB08005	Aspen Court, 40-42 St Botolphs Road	Committed	Completed
WB08006	Regency Apartments, 17-19 Crescent Road	Committed	Completed
WB08007	The Eardley, 3 -10 Marine Parade	Committed	Completed
WB08008	9 Warwick Gardens	Committed	Completed
WB08009	10 Cowper Road	Committed	Completed
WB08010	Charter Court, 37 Wigmore Road	Committed	Completed
WB08011	Sonnet Court, 2 Tennyson Road	Committed	Completed
WB08012	64 Sea Lane	Rejected Site	None
WB08013	314 Goring Road	Rejected Site	None
WB08014	33 Mill Road	Committed	Completed
WB08015	Land Junction of Chapel Road and Newland Road	Committed	Completed
WB08016	Land Rear of 118-128, Broadwater Street West	Rejected Site	None
WB08017	Land at 50-56 Bolsover Road	Committed	Completed
WB08018	Land at 4-10, Charmandean Road	Rejected Site	PA Appeal Dismissed
WB08019	63 Shakespeare Road	Committed	Completed
WB08020	Land at 28-30 Marine Drive	Rejected Site	PA Expired
WB08021	Garcia Trading Estate, Canterbury Road	Rejected Site	PA Refuse
WB08022	Land at 1 Grove Road and 112, Broadwater Street	Rejected Site	PA Appeal Dismissed
WB08023	9 Mill Road	Committed	Completed
WB08024	Land at 27-29A Grand Avenue	Rejected Site	PA Appeal Dismissed
WB08025	13-25 St. Dunstons Road	Committed	Completed
WB08026	27 Oxford Road	Rejected Site	PA Refuse
WB08027	Emmanuel Church, Chatham Road	Committed	Completed
WB08028	2 Hastings Road	Rejected Site	PA Appeal Dismissed
WB08029	54 Homefield Road	Rejected Site	PA Refuse
WB08030	1-3 Hertford Road	Rejected Site	PA Appeal Dismissed
WB08031	4 Seafeld Avenue	Rejected Site	PA Refuse
WB08032	Land at 59-61 Grand Avenue	Rejected Site	PA Appeal Dismissed
WB08033	203 Brighton Road	Committed	Completed
WB08034	Camber House, 12 West Avenue	Committed	Completed
WB08035	11 Offington Lane, Salvington	Committed	Completed
WB08036	West Durrington Development	Committed	Under Construction
WB08037	Land to south, east and west of Coach And Horses	Potential Site	PA Submit (awtg S106)

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB08038	Land Former Gas Holder Site, Barrington Road	Rejected Site	None
WB08039	Teville Gate, Railway Approach	Potential Site	PA Submit
WB08040	Superstore, Newlands Street	Rejected Site	None
WB08041	Union Place South (car park)	Rejected Site - Monitor	None
WB08042	Union Place	Potential Site	PA Refuse
WB08043	Head Post Office, Chapel Road	Rejected Site - Monitor	None
WB08044	Civic Centre Car Park	Potential Site	None
WB08045	Land at 51 - 93, Montague Street	Rejected Site	None
WB08046	Stagecoach Bus Depot, Library Place	Potential Site	None
WB08047	Building out to Sea, South of Brighton Road	Rejected Site	None
WB08048	Gas Holder Station, Lyndhurst Road	Potential Site	None
WB08049	Land Site Corner of Eirene Road and Sea Place	Committed	Completed
WB08050	Land Site South of 11, Eirene Avenue	Committed	Completed
WB08051	Land Site North of Beach Haven, Eirene Avenue	Committed	Completed
WB08052	Northbrook College of Further Education Broadwater	Rejected Site	None
WB08053	Worthing Hospital, Lyndhurst Road	Rejected Site	None
WB08054	Worthing Leisure Centre, Shaftesbury Avenue	Rejected Site - Monitor	None
WB08055	Worthing Sixth Form College, Bolsover Road	Committed	Completed
WB08056	Northbrook College, Littlehampton Road	Committed	Completed
WB08057	Car Park Montague Centre, Liverpool Road	Rejected Site	None
WB08058	Land Rear of Juno Close, Barrington Road	Rejected Site	None
WB08059	Land Site Decoy Farm, Dominion Way	Rejected Site	None
WB08060	Rotary Lodge, 32 St Botolphs Road	Committed	Completed
WB08061	45 Wenban Road, Worthing	Committed	Completed
WB08062	1-35 Angola Road, Broadwater	Committed	Completed
WB08063	7 Broadwater Road	Committed	Completed
WB08064	22 Winchester Road	Rejected Site	PA Approve
WB08065	1 Winchester Road	Committed	Completed
WB08066	54 Shelley Road	Rejected Site	None
WB08067	19A Selden Road	Committed	Completed
WB08068	185-187 Findon Road	Committed	Completed
WB08069	Sanditon Court, 24 Lyndhurst Road	Committed	Completed
WB08070	Woodlands and Witsend Durrington Hill	Committed	Completed
WB08071	Goods Yard used by Various Traders, Goring Street	Committed	Completed
WB08072	Fenchurch Mansions, 2 Cross Street	Committed	Completed
WB08073	1-2 New Parade	Committed	Completed
WB08074	Coast Apartments, 25 - 27 Wordsworth Road	Committed	Completed
WB08075	St Lawrence Mews, West Tarring	Committed	Completed
WB08076	44-46 Station Road	Committed	Completed

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB08077	87 Rowlands Road	Committed	Completed
WB08078	3 Queens Road	Committed	Completed
WB08079	49 Church Walk	Committed	Completed
WB08080	The Old Dairy, 16A Warwick Road	Committed	Completed
WB08081	Macaris, 4 - 7 Arcade Buildings, South Street	Committed	Completed
WB08082	Forest Barn, Forest Farm, Arundel Road, Salvington	Committed	Completed
WB08083	6 Queens Road	Committed	Completed
WB08084	130 Goring Road	Committed	Completed
WB08085	5 West Avenue	Rejected Site	None
WB08086	Land Rear of 40-46 Cortis Avenue, Cortis Avenue	Rejected Site	PA Refuse
WB08087	Land at 28-34 Railway Approach	Rejected Site	None
WB08088	Wraysbury, Beccles Road	Rejected Site	PA Expired
WB08089	Broadwater Boulevard	Rejected Site	None
WB08090	Land at 10 & 10A, Mill Road	Committed	Completed
WB08091	101 Salvington Road	Committed	Completed
WB08092	Land At 134-142, Warren Road	Rejected Site	Completed
WB08093	Car Park Rear of 60-66, Queen Street	Rejected Site	None
WB08094	Chandlers Yard, 24 Upper High Street	Rejected Site	None
WB08095	South Farm Industries, St Lawrence Avenue	Rejected Site	None
WB08096	22 South Farm Road	Rejected Site	None
WB08097	Tullett Plant & Commercial Services Ltd, Pond Lane	Rejected Site	None
WB08098	Land at 58-64, Grand Avenue	Rejected Site	None
WB08099	Southern Water Storage Yard	Rejected Site	Completed
WB08100	Land at 61-67, Littlehampton Road	Rejected Site	None
WB08101	68-70 Littlehampton Road	Rejected Site	PA Approve
WB08102	Land North East of Station Road, Station Road	Committed	Completed
WB08103	Maybridge Boys Club, Raleigh Way	Rejected Site	None
WB08104	121 Upper Brighton Road	Rejected Site	Completed
WB08105	67 Victoria Road	Rejected Site	None
WB08106	62 Richmond Road	Rejected Site	None
WB08107	Dinnages Ford, Brougham Road	Rejected Site	None
WB08108	Methold House, Gordon Road	Rejected Site	None
WB08109	Unit 10 Siverdale, Meadow Road	Rejected Site	None
WB08110	Land at Units Dominion Way, Easting Close	Rejected Site	None
WB08111	Columbia House, Columbia Drive	Committed	Prior Notification
WB08112	Durston House, Chesterfield Road	Committed	Completed
WB08113	Land East of Seeboard Site, Dominion Way	Rejected Site	None
WB08114	89 & 91 Rowlands Road	Committed	Completed
WB08115	Land West of West Worthing Station, Tarring Road	Rejected Site	Completed
WB08116	31 Shelley Road	Committed	Completed
WB08117	36 Wordsworth Road	Committed	Completed

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB08118	Highdown School, Durrington Lane	Committed	Completed
WB08119	Land at 70 - 72, Rowlands Road	Committed	Completed
WB08120	33 Eriswell Road	Committed	Completed
WB08121	Land Rear of 18 - 28, Strand Parade	Committed	Completed
WB08122	43 Wordsworth Road	Committed	Completed
WB08123	32 Hayling Rise & 24 Woodland Avenue	Committed	Completed
WB08124	21 Winchester Road	Committed	Completed
WB08125	Land at 1 and 5 Eirene Road	Committed	Completed
WB08126	Land Rear Of 37 - 39 Chesswood Road	Rejected Site	Completed
WB08127	98 Broadwater Road	Committed	Completed
WB08128	12 Littlehampton Road	Committed	Completed
WB08129	Land at 6-8 West Avenue	Committed	Completed
WB08130	5 Mill Road	Committed	Completed
WB08131	Land at 84-92, Heene Road	Committed	Completed
WB08132	Chatsworth Lodge, 26 - 28 St Botolphs Road	Committed	Completed
WB08133	Site of 13 to 31, Tarring Road	Rejected Site	PA Expired
WB08134	31 St George's Road	Committed	Completed
WB08135	18 South Street, Tarring	Rejected Site	Completed
WB08136	19 Ripley Road	Committed	Completed
WB08137	4 & 5 First Floor Guildbourne, South Street	Rejected Site	None
WB08138	Caravan Site, Titnore Way, Worthing	Potential Site	None
WB08139	5-9 St Botolphs Road	Rejected Site	None
WB08140	2-4 Southey Road	Rejected Site	Completed
WB08141	Avon House, 40 - 42 Shakespeare Road	Rejected Site	None
WB08142	2 Shakespeare Road	Rejected Site	None
WB08143	The New Grange, 10-16 Homefield Road	Rejected Site	None
WB08144	Westholme Clinic, Clive Avenue	Rejected Site	None
WB08145	49 Chesswood Road	Rejected Site	None
WB08146	Sycamore House, 21 Bath Road	Rejected Site	None
WB08147	33-37 Madeira Avenue	Committed	Completed
WB08148	64 Offington Lane	Rejected Site	None
WB08149	29 The Glen	Rejected Site	None
WB08150	12 Mardale Road	Rejected Site	None
WB08151	St Barnabas Hospice, Columbia Drive	Committed	Completed
WB08152	Chatsmore Farm	Rejected Site	PA Refuse
WB08153	West Sussex Motors, Palatine Road	Rejected Site	None
WB08154	Land South of, Arundel Road	NATIONAL PARK	None
WB08155	Open Space West of 1, Fernhurst Drive	Rejected Site	None
WB08156	East Factory North Side, Woods Way	Rejected Site	None
WB08157	Car Park Rear of 274 - 312 Goring Road	Rejected Site	None
WB08158	12 Phroso Road	Rejected Site	None
WB08159	89 Warren Road	Rejected Site	None
WB08160	Land South of The Warren, Hill Barn Lane	Rejected Site	None
WB08161	Car Park The Warren, Hill Barn Lane	Committed	Completed
WB08162	Worthing United Football Club, Beeches	Rejected Site -	None

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
	Avenue	Monitor	
WB08163	Land at Upper Brighton Road	Potential Site	None
WB08164	Units 1 -3 Ham Bridge Trading Estate, Willowbrook	Rejected Site	None
WB08165	Units 11 & 12 Ham Bridge Trading Estate	Rejected Site	None
WB08166	Highfield Court, 75 Penfold Road	Committed	Completed
WB08167	Unigate Ltd, 22 Sompting Road	Rejected Site	Completed
WB08168	22 Lyndhurst Road	Potential Site	PA Appeal Lodged
WB08169	39 Selden Road	Committed	Completed
WB08170	Discount Tyre Services, Winton Place	Rejected Site	None
WB08171	2 Longfellow Road	Rejected Site	None
WB08172	Park Lodge, 2 Park Road	Committed	Completed
WB08173	Victoria Mansions, 1 Cross Street	Committed	Completed
WB08174	Land South of 1-8 Field Place Parade	Committed	Completed
WB08175	Lloyds Bank Plc, The Causeway	Committed	Completed
WB08176	Land North Of Beeches Avenue	Rejected Site - Monitor	PA Appeal Dismissed
WB08177	Kings Quarter, Orme Road	Committed	Completed
WB08178	Amelia Court, Union Place	Committed	Completed
WB08179	Car Park Adjacent Sandell House, Railway Approach	Rejected Site	None
WB08180	Grafton Multi Storey Car Park, Augusta Place	Potential Site	None
WB08181	MGM House, Heene Road	Committed	Under Construction
WB08182	Land North East Of, Amberley Drive	Rejected Site	None
WB08183	Land West of Fulbeck Avenue, Worthing	Potential Site	None
WB08184	6 & 8 Mill Road	Committed	Completed
WB08185	4 & 4A Hayling Rise	Rejected Site	PA Appeal Dismissed
WB08186	Flint Cottage, Titnore Lane	Rejected Site	None
WB08187	Thesiger Close, Worthing	Rejected Site	None
WB08188	Silverdale, Meadow Road	Rejected Site	None
WB08189	Southdownview Works, 12 Southdownview Road	Rejected Site	None
WB08190	15 - 17 Bulkington Avenue	Rejected Site	PA Refuse
WB08191	42 Salvington Road	Committed	Completed
WB08192	5 - 7 Shelley Road	Committed	Completed
WB08193	Land Rear of 14 - 22 New Street, Worthing	Committed	Completed
WB08194	Land East of Juno Close, Barrington Road	Rejected Site	None
WB08195	Jewson, Brougham Road	Rejected Site	None
WB08196	Yeomans House, 33 - 35 Brougham Road	Rejected Site	None
WB08197	Glaxo Smithkline, Southdownview Way	Rejected Site	None
WB08198	42 - 46 Teville Road	Rejected Site - Monitor	PA Withdrawn
WB08199	18 Warwick Street	Committed	Under Construction
WB08200	Water Pumping Station, Hill Barn Lane	Rejected Site	None
WB08201	49 Penfold Road	Rejected Site	None
WB08202	4 Queens Road	Committed	Completed

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB08203	Builder Centre, Park Road	Committed	Completed
WB08204	Worthing Football Club, Woodside Road	Rejected Site	None
WB08205	Hurst Grange Nursing Home, 17 -19 Parkfield Road	Committed	Completed
WB08206	Premium House, The Esplanade	Rejected Site	None
WB08207	The Aquarena, Brighton Road	Committed	Under Construction
WB08208	Sandhurst School, 101 Brighton Road	Rejected Site	None
WB08209	23 Chesswood Road	Rejected Site	None
WB08210	United Reform Church, Shelley Road	Rejected Site	None
WB08211	10 Broadwater Road	Committed	Completed
WB08212	44-46 Wallace Avenue	Committed	Completed
WB08213	62-66 Goring Road	Committed	Completed
WB08214	24 Cowper Road	Committed	Completed
WB08215	43 Wenban Road	Rejected Site	PA Refuse
WB08216	68 Poulters Lane	Committed	Completed
WB13001	Land at Faraday Close	Rejected Site	None
WB13002	Inland Revenue Office, Durrington(HMRC)	Potential Site	None
WB13003	Royal Mail Delivery Office, Mulberry Lane	Rejected Site - Monitor	None
WB13004	The Trout Public House and Car Park Fulbeck Avenue	Rejected Site	Completed
WB13005	Car Park, Tudor Buildings, Offington Lane	Rejected Site	None
WB13006	Car Park Adjacent 40 Brooklyn Avenue	Rejected Site	None
WB13007	Car Park South of Davenport Court, Elm Grove	Rejected Site	None
WB13008	Highdown Court 2 Durrington Lane	Committed	Completed
WB13009	25-26 West Parade	Committed	PA Approve
WB13010	Jolly Brewers, 39 Clifton Road	Rejected Site	None
WB13011	121 Durrington Lane	Rejected Site	Under Construction
WB13012	6 Southey Road	Committed	Completed
WB13013	186 -188 Heene Road	Rejected Site	PA Approve
WB13014	37a Canterbury Road	Rejected Site	PA Approve
WB13015	1a Ambrose Place	Committed	Completed
WB13016	56A Chapel Road	Committed	Completed
WB13017	Lower Northbrook Farm, Titnore Lane	Committed	Under Construction
WB13018	Land North of Northbrook College, Littlehampton Rd	Committed	Under Construction
WB13019	123 Brighton Road Worthing	Rejected Site	Completed
WB13020	7 The Steyne	Committed	PA Approve
WB13021	14 St Botolphs Road	Committed	Completed
WB13022	1 Highdown Avenue	Rejected Site	PA Approve
WB13023	42 - 44 West Parade Worthing	Committed	Completed
WB13024	10 Station Parade Tarring	Rejected Site	Completed
WB13025	28 Selden Road	Committed	Under Construction
WB13026	221 Brighton Road, Worthing	Committed	Completed
WB13027	25A Chapel Road	Committed	Completed

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB13028	Mayfair Hotel 11 - 12 Heene Terrace	Committed	Completed
WB13029	82-92 Meadow Road	Committed	Completed
WB13030	10 Southey Road	Committed	Completed
WB13031	Reps Health Studio, Grafton Place	Committed	Completed
WB13032	16 - 18 Chapel Road	Rejected Site	PA Approve
WB13033	7 Chapel Road	Rejected Site	PA Refuse
WB13034	2 - 6 South Street Worthing	Committed	Completed
WB13035	68 Grand Avenue, Worthing	Rejected Site	PA Refuse
WB13036	3 Charmandean Road	Rejected Site	PA Appeal Dismissed
WB13037	Spells Buildings, 1 Grafton Place	Committed	Completed
WB13038	41 Goring Road	Rejected Site	PA Refuse
WB13039	The Beach Hotel, 123 Marine Parade	Committed	Completed
WB13040	Sussex Nursing Home, 12 Queens Road	Committed	Completed
WB13041	37-39 Chesswood Road	Committed	PA Approve
WB13042	80 & 80A Dominion Road	Committed	PA Approve
WB15002	84, South Street, Tarring	Rejected Site	None
WB15003	Eurotherm, Faraday Close, Worthing	Rejected Site	None
WB15004	341 Goring Road (land at rear)	Committed	Completed
WB15006	50 Chapel road	Committed	Completed
WB15009	Warehouse Ivy arch Industrial Estate	Rejected Site	None
WB15010	66 Rectory Gardens. Worthing,	Committed	Completed
WB15011	Land east of 2 Offington Avenue Worthing	Rejected Site	None
WB16001	115-116 Marine Parade	Committed	Completed
WB16002	14 Newland Road	Rejected Site	PA Refuse
WB16003	22-26 South Street	Committed	Under Construction
WB16004	7 Madeira Avenue	Rejected Site	None
WB16005	49 - 56 New Broadway Worthing	Committed	Under Construction
WB16006	Centenary House	Potential Site	None
WB16007	27-33 Lyndhurst Road	Committed	Under Construction
WB16008	13 Grafton Road	Rejected Site	None
WB16009	23 Warwick Street	Committed	Completed
WB16010	40-42 South Street	Committed	PA Approve
WB17001	12 Chapel Road	Committed	Completed
WB17002	Southdown Public House, 38 Northcourt Road	Potential Site	PA Submit
WB17003	112 - 114 Chapel Road	Committed	Under Construction
WB17004	Meadow Road Depot, Meadow Road	Rejected Site	None
WB17005	O'Brien of Worthing, Pages Corner, Ham Road	Rejected Site	PA Submit
WB17006	19-23 Broadwater Street West	Rejected Site	PA Approve
WB17007	197 Brighton Road	Rejected Site	PA Approve
WB17008	54 Teville Road	Rejected Site - Monitor	PA Refuse
WB17009	Glawood House, Sompting Road	Rejected Site - Monitor	PA Refuse
WB17010	ATC Headquarters, Victoria Road	Rejected Site	None
WB17011	15 Shelley Road	Committed	PA Approve

SHLAA ID	Site Address	SHLAA 2013 Status	Planning Status
WB17012	The Elms, 66 Broadwater Street East	Committed	Completed
WB17013	8 High Street	Committed	Prior Notification
WB17014	Skywaves House, Ivy Arch Road	Rejected Site	Prior Notification
WB17015	25 Broadwater Road	Rejected Site	PA Refuse
WB17016	Land off Dale Road	Rejected Site	None
WB17017	Westmoreland House, Strand Parade	Committed	Under Construction
WB17019	117 -119 Marine Parade	Committed	Under Construction
WB18001	Irene House, 1 Parkfield Road	Committed	Completed
WB18002	The Wheatsheaf, 24 Richmond Road	Potential Site	PA Refuse
WB18003	47-49 Chapel Road	Rejected Site	PA Approve
WB18004	The Downview, Downview Road	Committed	Under Construction
WB18005	EDF, Southdownview Road	Committed	Prior Notification
WB18006	30 Poulterers Lane	Rejected Site	PA Refuse
WB18007	Church House, Church Road	Committed	Completed
WB18008	Jubilee Hall and 10 Greenland Road	Potential Site	PA Submit
WB18009	Durrington New Life Church, 113 Salvington Road	Potential Site	PA Submit
WB18011	Land east of Titnore lane	Rejected Site - Monitor	None
WB19001	Charmandean Centre, Forest Road	Rejected Site	None
WB19002	105-109 Montague Street	Potential Site	PA Submit
WB19003	12 Shelley Road	Committed	PA Approve
WB19004	19-23 South Street	Committed	PA Approve
WB19005	17 Salisbury Road	Rejected Site	None
WB19006	5 Shetland Court	Rejected Site	None
WB19007	106 Warren Road	Rejected Site	None
WB19008		N/A	None