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# Rother District Council Development and Site Allocations Local Plan

Examination Statement – Matter 6: Housing Supply and  
Delivery

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Prepared for Mr Donald Gill and Persimmon Homes

April 2019



## Contents

1.	Introduction	1
2.	Matter 6: Housing Supply and Delivery	2
3.	Conclusions	2



## 1. Introduction

- 1.1. This Examination Statement is submitted on behalf of Mr Donald Gill and Persimmon Homes in response to the Inspector's questions in relation to the Rother District Council ("RDC") Development and Site Allocations Local Plan ("DaSA").
- 1.2. This follows previous representations which were made by Savills on behalf of Mr Donald Gill and Persimmon Homes, to the Regulation 18 and the Regulation 19 Consultations in relation to **Land East of Watermill Lane** [Policy BEX3c]. This Site forms one of three development parcels within **Land at North Bexhill** [Policy BEX3] of the emerging DaSA.

## 2. Matter 6: Housing Supply and Delivery

**ISSUE: IS THE OVERALL HOUSING SUPPLY AND DELIVERY ASSUMPTIONS JUSTIFIED, EFFECTIVE AND IN ACCORDANCE WITH THE CORE STRATEGY?**

POLICY OVE1: HOUSING SUPPLY AND DELIVERY PENDING PLANS

**Q4 Are the assumptions for the delivery of sites with planning permission by 2028 justified? In particular Bexhill large sites such as Worsham Farm and Preston Hall Farm have yet to commence according to the Housing Land Supply Document of October 2018, yet have capacity for nearly 1,300 dwellings.**

- 2.1. As shown in Appendix 4 of the Housing Land Supply, Phase 1 of Preston Hall Farm is planned to commence in 2019/2020, with the expected completion of Phase 3 in 2021/2022. In accordance with this, the development of Preston Hall Farm has begun and their first legal completions are forecasted for Autumn 2019. The site is expected to be fully developed on the following timeframes (years running April to March):
- 2019 / 2020 = 39 completions
  - 2020 / 2021 = 49 completions
  - 2021 / 2022 = 51 completions
- 2.2. RDC have requested that Persimmon Homes agree a Statement of Common Ground in respect of the deliverability and timescales of the Preston Hall Farm site and it is understood that this will be available for the Inspector prior to the examination hearings.
- 2.3. Clearly Savills cannot comment on the delivery of all sites with extant planning permission in RDC. However, in terms of the Preston Hall Farm scheme, the assumption of delivery by 2028 is wholly justified.

## 3. Conclusions

- 3.1. The timeline for development at Preston Hall Farm set out in Appendix 4 of the Housing Land Supply is justified in its assumptions.
- 3.2. In accordance with this, development at Preston Hall Farm has commenced and the first legal completions are expected in August 2019. The development is forecasted to be wholly built-out by March 2022.

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