City of
Stoke-on-Trent

STOKE-ON-TRENT
PLANNING SERVICES

AUTHORITY MONITORING REPORT AND FIVE YEAR HOUSING LAND SUPPLY 2025

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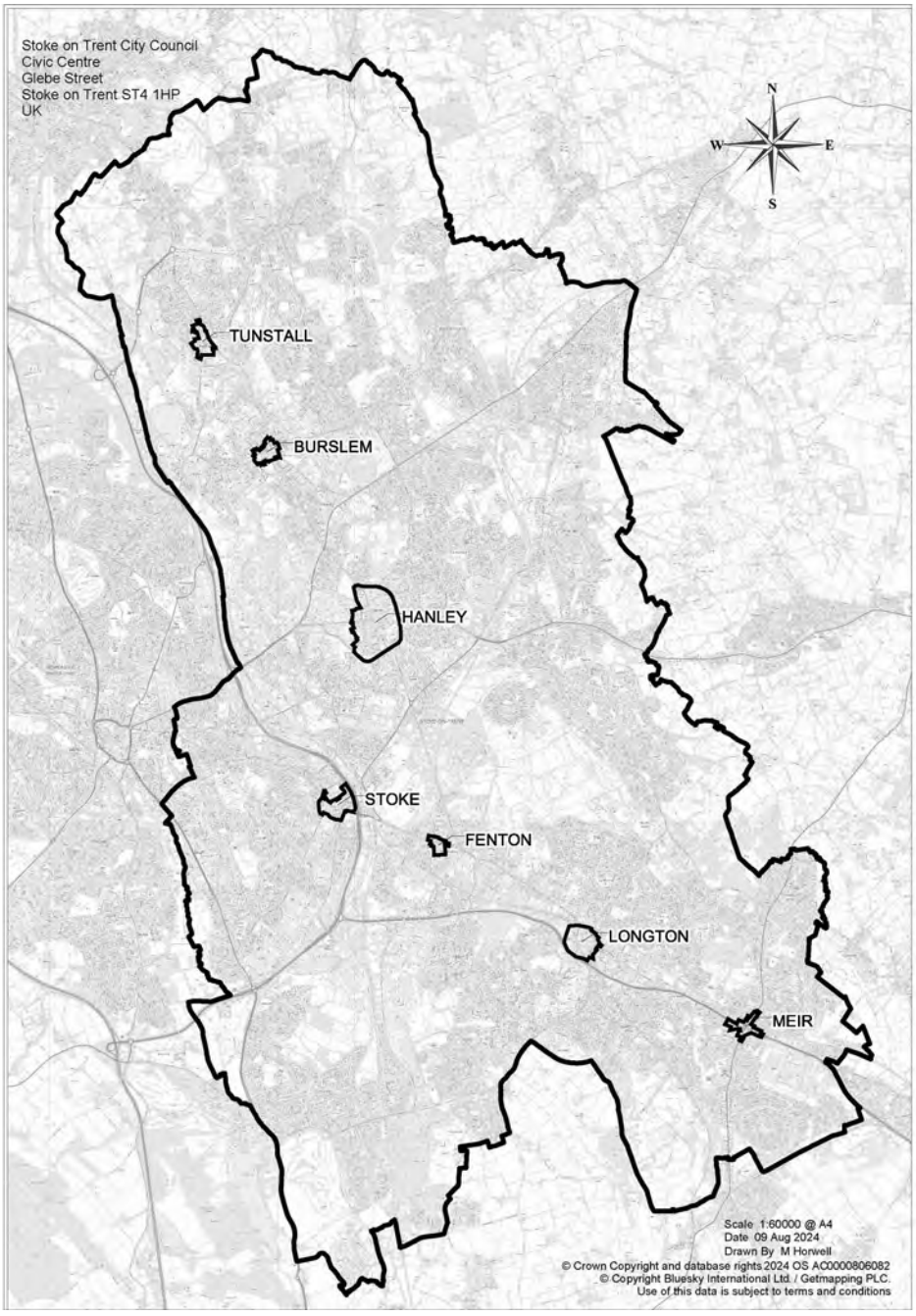
1 Introduction

1.0.1 Local planning authorities (LPAs) are required to publish information at least annually regarding the indicators set out in the adopted development plan. This information also provides evidence to inform future policy formulation, as well as comparing progress alongside previous years to understand the rate of delivery and trends in development. The information and requirements presented in the Authority Monitoring Report are set out under Regulation 34 of the Town and Country Planning (Local Planning) (England) Regulations 2012

Map 1 Map of Stoke-on-Trent



1.0.2 This Authority Monitoring Report (AMR) 2025 covers the period 1 April 2024 to 31 March 2025.

1.0.3 The AMR provides an overview of performance in terms of:

- **Key Updates –** summary of any relevant key legislation, policy changes, council strategies and council evidence.
- **Contextual Measures –** a review of a number of key economic, social and environmental indicators for the city within subject areas.
- **Development Outputs –** summarises the progress in the development of sites which have been given planning permission for housing; employment; retail and leisure uses.

1.0.4 The AMR seeks to reflect the key contextual measures within each topic area.

1.0.5 An on-site review of what has been built during the previous year can help us to understand what type of development is taking place and the pace at which the development industry is working. This assists in providing a greater understanding of the wider social, environmental and economic issues affecting the area and how well the area is performing in comparison with the development plan.

1.0.6 Headline findings from this year's AMR are as follows:

- 537 gross residential units have been completed, including 384 new build homes, and 1,129 gross residential units are under construction;
- 6,259m² gross employment floorspace has been completed and 9,323m² gross employment floorspace is under construction;
- -2m² gross office floorspace has been completed and -55m² gross office floorspace is under construction;
- 2,751m² gross retail floorspace has been completed and 7,277m² gross retail floorspace is under construction;
- 974 planning applications have been received.

1.0.7 The AMR 2025 also includes the updated Five Year Housing Land Supply 2025 calculation and supporting information. This provides an assessment of whether the LPA has supply of specific deliverable sites, which will sufficiently provide five years worth of housing against their housing requirement. The calculation demonstrated that Stoke-on-Trent has **3.73 years' worth of supply** when calculated against the local housing requirement. Further detail about the Five Year Housing Land Supply 2025 can be found in 2.6 Five Year Housing Land Supply.

1.1 National Planning Updates

1.1.1 Since the publication of the previous AMR, significant progress in the Government's planning reform has continued to be made following the general election in July 2024, including the new housing target of 1.5 million homes over the course of the parliament and a roll back of the majority of amendments made to the National Planning Policy Framework (NPPF) in December 2023, including the renaming of the former Department for Levelling Up, Housing and Communities back to the Ministry of Housing, Communities and Local Government.

1.1.2 Following the Royal Assent of the Levelling Up and Regeneration Act (LURA) 2023 in October 2023, the Government began to implement some of the provisions of the LURA including reforms to the planning system aiming to speed-up decision-taking and plan-making. The NPPF was updated in December 2024, following public consultation between July and September 2024, and included significant changes to the calculation of Local Housing Need and delivery of housing, with the introduction of mandatory housing targets, and amendments to Green Belt policy, including the introduction of new 'Grey Belt' land. National Planning Policy Guidance (PPG) was also updated to reflect the amendments made through the revised NPPF.

1.1.3 In March 2025, the Government published the Planning and Infrastructure Bill aimed at speeding up delivery. Key reforms include:

- Faster planning decisions.
- Local planning authorities allowed to set planning fees.
- National Scheme of Delegation to shift routine decisions from committees to planning officers.
- Mandatory training for planning committee members.
- Strategic planning strengthened through required Spatial Development Strategies for wider areas.
- Major reforms to the National Significant Infrastructure Projects (NSIP) regime including streamlined consultations and reduced legal challenge windows.
- Measures to accelerate electricity grid and clean energy infrastructure delivery.

1.1.4 At the time of writing this report, the Planning and Infrastructure Bill has received Royal Assent and been enacted into law in December 2025 as the Planning and Infrastructure Act 2025. However, the major reforms within the Act will not be able to commence until further regulations are introduced, and the Government has not indicated a formal timetable of when this can be expected at this stage.

1.1.5 The Government has also undertaken a public consultation on a revised NPPF, which includes proposed National Decision-Making Policies (NDMPs) introduced following the provisions set out in the LURA. The proposed NPPF comprises a

complete restructure of the framework, with a distinction between national plan-making and decision-making policies. The Ministerial Written Statement published on 16 December 2025 sets out the 12 key policy objectives of the revised NPPF:

1. A permanent presumption in favour of suitably located development.
2. Building homes around stations.
3. Driving urban and suburban densification.
4. Securing a diverse mix of homes.
5. Supporting small and medium sites.
6. Streamlining local standards.
7. Boosting local and regional economies.
8. Supporting critical and growth minerals.
9. Embedding a vision-led approach to transport.
10. Better addressing climate change.
11. Conserving and enhancing the natural environment.
12. Taking a more positive approach to the use of heritage assets.

1.1.6 The public consultation on the NPPF concluded on 10 March 2026.

1.2 Development Management Performance

1.2.1 The following section sets out the statistics relating to receiving and determining planning applications, appeals, and enforcement cases for the monitoring period.

1.2.2 The development management statistics for the 2024/25 monitoring year are as follows:

Table 1 Development Management Statistics

Data set	2022/23	2023/24	2024/25
Number of applications received (this includes applications withdrawn before registration)	1085	932	**974**
Number of applications registered	966	789	**781**
Number of applications determined	966	920	**941**
Number of appeals decided (including enforcement)	19 + 1 (Enforcement) appeals	17	**23**
Number of enforcement cases received	265	333	**227**

1.2.3 Further details of planning applications and planning constraints can be found on the Stoke-on-Trent Planning Applications webpage.

1.2.4 Pre-application information and guidance can be found at Stoke-on-Trent Planning Advice.

1.2.5 Further information about planning enforcement and the complaint form can be found at Stoke-on-Trent Planning Enforcement.

1.2.6 Standards set by Building Regulations are separate to planning and further information can be found at Stoke-on-Trent Building Regulations.

1.3 Neighbourhood Planning

1.3.1 Neighbourhood plans can help to decide future development in an area by identifying the best locations for future housing, employment, commercial and community uses. Neighbourhood plans are led by the community with support provided by the council with plan preparation.

1.3.2 Since the previous monitoring year, Burslem and Hanford and Trentham neighbourhood forums have expired. The Burslem neighbourhood forum expired on the 6 December 2024 and the Hanford and Trentham neighbourhood forum expired on the 30 August 2024.

1.3.3 No Neighbourhood Development Orders are being prepared within the Stoke-on-Trent City Council administrative boundary. It is worth noting that this monitoring year there has been no further updates from any of the groups.

1.3.4 Further information is available on the Stoke-on-Trent City Council Neighbourhood Planning webpage.

2 Housing

2.0.1 The latest population statistics for Stoke-on-Trent are from the ONS 2024 Mid-Year Estimates which stands at 270,425, which has risen by 7,268 compared to the 2023 Mid-Year Estimates at 263,157. This is an increase of 2.8%, in comparison to the overall national population increase of 1.1% between 2023 and 2024.

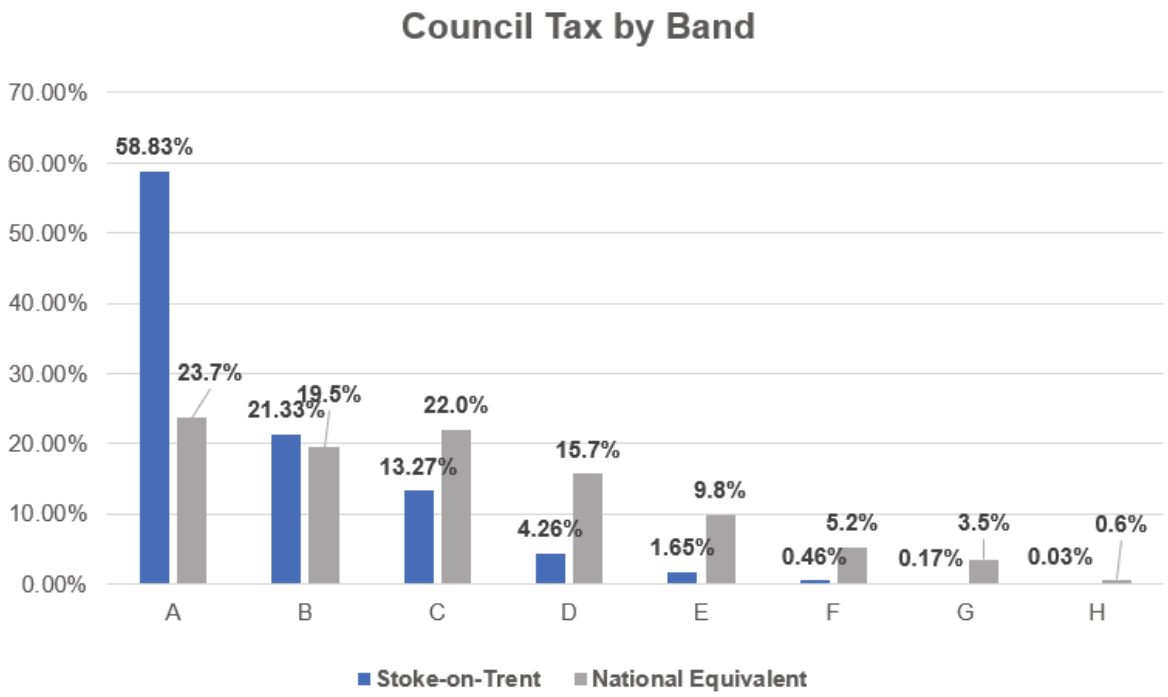
2.1 Council Tax Bands

2.1.1 The table and bar chart below show the latest updated council tax information for 2024, and comparison to the previous year's statistics and national equivalent.

Table 2 Council Tax by Band

Council Tax Band	2023 Number	2023 Percentage	2024 Number	2024 Percentage	National Equivalent
A	70,542 (+272)	59.07%	**70,370**	**58.83%**	23.7%
B	25,362 (+282)	21.24%	**25,520**	**21.33%**	19.5%
C	15,737 (+147)	13.18%	**15,870**	**13.27%**	22.0%
D	5,072 (+62)	4.25%	**5,100**	**4.26%**	15.7%
E	1,930 (+20)	1.62%	**1,970**	**1.65%**	9.8%
F	529 (-1)	0.44%	**550**	**0.46%**	5.2%
G	199 (-1)	0.17%	**200**	**0.17%**	3.5%
H / I	40 (=)	0.03%	**40**	**0.03%**	0.6%
Total	119,411	100%	**119,620**	**100%**	100%

Figure 1 Council Tax Band



2.1.2 The data shows that 93.43% of properties in the city are classified in Bands A-C compared to 65.2% nationally, with 58.83% of properties classified in Band A compared to 23.7% across England. This continues the trend of previous years with minimal change to the percentage makeup of the housing market in Stoke-on-Trent.

2.2 Housing Completions

2.2.1 The data below shows that there has been a total of **537 gross units** completed during the monitoring year which includes **384** new build properties. This is a slight increase in gross new housing completions in comparison to the previous monitoring year, however, there is a continuing decline in the number of new build housing completions. There continues to be a significant number of housing units under construction, as detailed in 2.5 Housing Under Construction, which are expected to contribute to housing completions in upcoming monitoring years. This is predominantly due to a number of larger sites, which are under construction and continue to feed into completion numbers, including Land to the west of Caverswall Lane; Trentham Fields; and Former Royal Doulton Works; alongside a number of schemes for apartments and self-contained student accommodation, including Former Hanley Police Station; Former Stoke Police Station; and the Goods Yard.

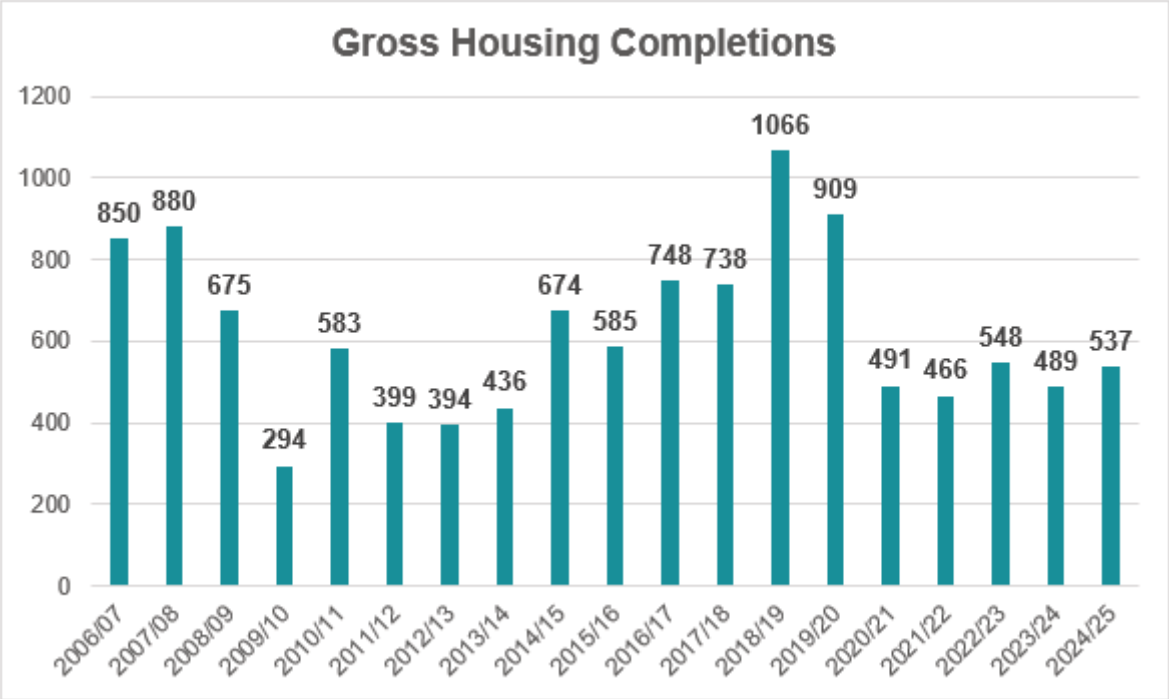
Table 3 Housing Completions by Year

Measure	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25
Gross Units Completed (including self-contained student units)	909	491	466	548	489	**537**
New Build	688	443	393	463	434	**384**
Change of Use / Dwelling Conversions	211	48	73	85	55	**92**
Gypsy and Traveller Accommodation	0	0	0	0	0	**0**
Losses from Change of Use to Non-Dwelling	27	15	11	13	10	**10**
Total Demolitions	5	0	0	58	29	**1**
Communal Accommodation (including student halls, care homes, hostels etc.) [1]	24	6	0	47	0	**28**
Net additional dwellings	879	482	455	477	450	**493**

1 A ratio is applied to communal accommodation completions. The ratio applied to communal accommodation, other than student halls, will be based on the national average number of adults in all households, with a ratio of 1.8. For student accommodation the ratio is 2.5.

2.2.2 The number of gross completions for each monitoring year is set out below to demonstrate progress made since 2006. Please note the figures from 2015/16 onwards include Extra Care, residential institutions, houses in multiple occupation and student accommodation.

Figure 2 Gross Housing Completions 2006/07 - 2024/25



Housing Types

2.2.3 The table below provides a breakdown of housing types completed during the monitoring year. The number of 1 bedroom flat completions is significantly higher in comparison to previous monitoring years, however, this is due to the completion of a supported living scheme at Land at, Chell Heath Road, which accounted for 113 self-contained apartments.

Table 4 Housing Type Completions

Type of Housing	2021/22	2022/23	2023/24	2024/25
1 Bedroom Flat	100	131	89	**236**
2 Bedroom Flat	48	14	1	**11**
3 Bedroom Flat	4	0	0	**1**
4+ Bedroom Flat	0	0	0	**0**
Total Number of Flats	152 (34%)	145 (30%)	90 (19%)	**248 (53%)**
1 Bedroom House	21	16	14	**12**
2 Bedroom House	64	63	47	**54**

Type of Housing	2021/22	2022/23	2023/24	2024/25
3 Bedroom House	178	210	223	**92**
4+ Bedroom House	37	49	101	**61**
Total Number of Houses	300 (66%)	338 (70%)	385 (81%)	**219 (47%)**
Student Bedrooms	3	0	0	**-13**
HMO Bedrooms	4	54	116	**6**
Communal bedrooms	0	94	0	**74**
Gypsy and Traveller Provision	0	0	0	**0**
Children Homes	0	5	5	**3**

Affordable Housing

2.2.4 There were 12 affordable units constructed within the monitoring year which is a decrease from the previous year where 55 units were delivered.

Table 5 Affordable Housing Completions

Year	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25
Affordable Housing Completions	26	34	53	113	0	178	55	**12**

2.2.5 The table below shows the development schemes that provided affordable housing completions this year.

Table 6 Sites with Affordable Housing Completions

Planning Application Reference	Address	Development Description	Amount of Affordable Housing
57901	Land off, Chessington Crescent, Trentham	Residential Development - 227	**10**
65663	Land at Park Hall Road and Anchor Road, Stoke-on-Trent	Erection of 44 no. dwelling houses including access (with associated hedgerow removal) and associated infrastructure (Amended Description and Plans)	**2**

Picture 1 64571 - Land off Chell Heath Road (Chatterley Court)

2.3 Location of New Housing

2.3.1 During this monitoring year, 77% of all new and converted dwellings were completed on previously developed land. This is a significant increase from the previous monitoring year and positively contributes to the requirement of the NPPF to prioritise previously developed land.

Table 7 Location of New Housing (Previously Developed Land and Greenfield)

	2021/22	2022/23	2023/24	2024/25
Previously Developed Land	387 (83%)	394 (72%)	187 (38%)	**411 (77%)**
Greenfield	79 (17%)	154 (28%)	302 (62%)	**126 (23%)**

Table 8 Location of New Housing (Inner Urban Core and Outer Urban Area)

	2021/22	2022/23	2023/24	2024/25
Inner Urban Core	226 (48%)	140 (25%)	88 (18%)	**155 (31%)**
Outer Urban Area	240 (52%)	408 (74%)	401 (82%)	**338 (69%)**

2.4 Gypsy and Travellers

2.4.1 No new gypsy and traveller pitches were granted for Gypsy and Traveller accommodation within the 2024/25 monitoring period.

Table 9 Gypsy and Traveller Pitches Approved

	2020/21	2021/22	2022/23	2023/24	2024/25
Travellers Sites Approved	0	0	0	0	**0**

2.5 Housing Under Construction

2.5.1 There were **1,126 gross units** under construction at the time of monitoring this year. This is a slight decrease from the previous monitoring year, however, the number of units under construction demonstrates the significant progress in housing development across the city.

Table 10 Housing Under Construction

	2021/22	2022/23	2023/24	2024/25
Under Construction	485	880	1,328	**1,126**

2.5.2 The number of housing units under construction continues to reflect a number of larger sites making significant progress, and will likely result in an increase in housing completions in the upcoming monitoring years. The table below shows some of the key projects which are currently under construction.

Table 11 Sites Under Construction

Planning Application Reference	Address	Development Description	Number of Units Under Construction
71149	Hanley Police Station, Bethesda Street, Hanley, Stoke-on-Trent, ST1 3DE	Change of use and extensions to former police station into no 218 units of student accommodation (Sui Generis), associated recladding of external facades, additional two stories to northern and eastern elevations, associated works and landscaping	**218**
70210	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Erection of student accommodation comprising 202 studios and associated ancillary facilities	**202**

Planning Application Reference	Address	Development Description	Number of Units Under Construction
		(AMENDED SITE BOUNDARY AND DESCRIPTION)	
64851	Former Stoke Police Station, Boothen Road, Stoke, Stoke-on-trent, ST4 4AH	Part demolition, conversion and extension to former police station to form student apartments together with ancillary car parking	**174**
67346	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Mixed use development comprising: i) the demolition of certain existing buildings and structures on the site and the erection of a residential apartment building (Use Class C3) with private amenity space for residents and ground floor retail/leisure floorspace (Class E/ Sui Generis) (cont.)	**174**
63695	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Demolition of former factory shop and office building, gatehouse building and all other remaining structures and enclosures and the erection of 216 residential dwellings (Use Class C3), access, landscaping, car parking and associated works	**34**

Picture 2 63695 - Former Royal Doulton Works

2.6 Five Year Housing Land Supply

2.6.1 As detailed earlier in this report, the NPPF was updated in December 2024 and sets out the amended requirements for LPAs to calculate their Local Housing Need (LHN), and to identify a five year supply of housing. These amendments supersede the previous year's revisions to the NPPF as published in December 2023.

2.6.2 The revised standard method for calculating housing need has introduced a new LHN figure for Stoke-on-Trent, including the addition of a mandatory 5% buffer. It does however remove the 35% uplift that was previously required for the top 20 urban centres.

2.6.3 Under the amended requirements, paragraph 78 of the NPPF states that all LPAs must demonstrate a five year supply of deliverable housing land, to be updated annually. Therefore, Stoke-on-Trent City Council (as the LPA) are publishing this statement to accord with these requirements.

2.6.4 Being able to demonstrate a five year supply is an important material consideration when determining planning applications for new housing. However, it does not in itself provide justification for approval or refusal of a planning application.

2.6.5 This statement supersedes the Five Year Housing Land Supply Statement 2024 which stated the authority had 4.02 years worth of supply as of 1st April 2024.

National Policy and Guidance

2.6.6 Paragraph 78 of the NPPF requires LPAs to annually identify and update a supply of specific deliverable sites, which will sufficiently provide five years worth of housing against their housing requirement as set out in adopted strategic policies, or against their LHN where the strategic policies are more than five years old.

2.6.7 To be considered ‘deliverable’, sites should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years. Sites that are not major development and have planning permission, and all sites with detailed planning permission should be considered deliverable, unless there is clear evidence that homes will not be delivered within five years. Where a site has outline planning permission, or do not have planning permission but are identified on a brownfield register, they should only be classed as deliverable where there is clear evidence that housing completions will begin within five years. As detailed further below, sites visited through annual monitoring visits and sites identified within the LPA's brownfield register, have been subject to this criteria.

2.6.8 National Planning Policy Guidance (NPPG) on housing supply and delivery was also updated in December 2024 to reflect the changes within the NPPF, which has been taken into account when preparing the five year housing land supply.

Local Housing Need

2.6.9 The existing strategic policies for the city are set out within the Core Spatial Strategy which was adopted in October 2009. Taking into consideration the provisions as set out within paragraph 78 of the NPPF, as the existing strategic policies are over five years old and have not been reviewed, the five year supply is to be considered against the LHN figure for Stoke-on-Trent.

2.6.10 As stated above, the standard method for calculating LHN within NPPG was revised initially in December 2024 and additionally in February 2025. The revised method has increased the city's LHN figure resulting in an additional 248 new homes required per year, compared to the LHN figure calculated using former standard method in 2023.

2.6.11 The methodology to calculate the LHN figure sets the baseline of 0.8% of the existing housing stock for the area. This is used as the baseline because housing stock provides a stable and predictable baseline that ensures all areas, as a minimum, are contributing a share of the national total that is proportionate to the size of their current housing market.

2.6.12 An affordability adjustment is then applied using the mean average of affordability over the five most recent years, taken from the Office for National Statistics (ONS) median workplace-based affordability ratios. The affordability adjustment is applied in order to ensure that the standard method for assessing LHN responds to price signals and is consistent with the policy objective of significantly boosting the supply of homes. Where the ratio is 5 or below, no affordability adjustment is to be applied. As the average affordability ratio Stoke-on-Trent is 4.38, no affordability adjustment is applied to the calculation.

2.6.13 It should be noted that the LHN calculation is re-run routinely as new affordability information is released and timeframes are amended.

Table 12 Stoke-on-Trent Local Housing Need 2025

Existing Dwelling Stock (2024)	Affordability Ratio	Annual LHN Figure
118,900	0	**952**

Past delivery against the latest assessment of housing need

2.6.14 To ensure choice and competition in the market for land, the NPPF requires LPAs to add an additional 5% buffer to their housing requirements over the next five years. For LPAs where delivery has fallen below 85% of their LHN over the previous three years, this buffer is to be increased to 20%.

2.6.15 The NPPF states in paragraph 78, footnote 40, that under delivery will be measured against the Housing Delivery Test (HDT), which is the annual measurement of housing delivery in an authority area. There has been no updated versions of the HDT published since the previous year's calculation, therefore, the latest published HDT is the 2023 version, which shows Stoke-on-Trent City Council as performing at 91%.

2.6.16 As the LPA are currently under delivering against the LHN, an action plan was prepared to assess the causes of under delivery and identify actions to increase delivery in future years, in line with paragraph 79(b) of the NPPF. The HDT Action Plan can be viewed in full on the council's website.

2.6.17 In line with paragraph 78 of the NPPF, as delivery has fallen below 95%, it is **appropriate to apply a 5% buffer for the 2025 housing land supply calculation.**

Windfall Allowance

2.6.18 Paragraph 75 of the NPPF states that LPAs can make an allowance for windfall development in their five year supply if there is compelling evidence that such sites have consistently become available in the area and will continue to provide a reliable source of supply. Windfall sites are defined as those which have not specifically been identified as available in the Local Plan process. A windfall allowance should be realistic and have regard to the Strategic Housing and Economic Land Availability Assessment (SHELAA), historic windfall delivery rates, and expected future trends.

2.6.19 The table below shows the past trends in windfall site completions since 2006, where data is available. These comprise changes of use, dwelling conversions, and smaller sites not already identified in the published SHELAA.

Table 13 Windfall Allowance

	Conversions and change of use	Units delivered on sites under 0.25 hectares	City Total
2006/7	-	108	108
2007/8	-	97	97
2008/9	88	228	316
2009/10	46	101	147
2010/11	57	160	217
2011/12	109	127	236
2012/13	47	92	139
2013/14	54	110	164

	Conversions and change of use	Units delivered on sites under 0.25 hectares	City Total
2014/15	129	209	338
2015/16	149	280	429
2016/17	117	28	145
2017/18	86	61	147
2018/19	119	143	262
2019/20	64	104	168
2020/21	37	95	132
2021/22	73	64	137
2022/23	63	45	108
2023/24	46	22	68
2024/25	81	10	91
Average Per Year Over Plan Period	**72**	**110**	**Windfall allowance 182**

2.6.20 The table shows that windfall development makes a large contribution to the amount of completions each year. Therefore, this provides reliable evidence to justify the inclusion of a windfall allowance within the supply. Whilst the NPPF does allow for the inclusion within the five year period, it is not considered appropriate to apply this to each year owing to the high proportion of windfall developments that complete within two years of gaining planning permission. As such, in order to avoid double counting, a windfall allowance has been excluded from the first two years of the supply. **The windfall allowance therefore feeding into the 2025 housing land supply is 546 (based on three years x 182 units per annum).**

Current Five Year Housing Land Supply

2.6.21 Sites included in the five year housing land supply as at 1st April 2025 (the base date) that are considered deliverable are listed in full in 2 Five Year Housing Land Supply This includes sites with planning permission which have been assessed through annual site monitoring, and have residential units remaining to complete; these sites may be under construction or have not started.

2.6.22 Additional sites have also been included within the five year housing land supply which do not currently have planning permission, but are identified on the LPA's brownfield register as at the base date, in line with paragraph 007 of the housing supply and delivery NPPG. These sites have been included where there is clear evidence through both developer engagement and funding

opportunities (including the Homes England partnership) that planning applications for residential development are intending to come forward and housing will be delivered on these sites within five years.

2.6.23 It is recognised that there is a much larger supply of sites with planning permission that have not been included within the supply. This includes sites which have gained formal planning permission as of the 1st April 2025, outline permissions which do not have the clear evidence of their delivery as yet, and additional deliverable sites in the SHELAA. However, for the purposes of this five year housing land supply statement, they have been excluded. It is assumed that there are further sites that will be delivered within the next five years, but due to the rigorous checks in accordance with the NPPF, they have not been included for robustness.

2.6.24 In addition to the checks as outlined above, to ensure choice and competition in the market for land, an additional buffer is applied to the requirement. Whilst it could be argued that there is some double counting in applying two buffers, it is noted through annual monitoring that there is a historical rate of planning permissions lapsing within the city. Since 2009, this has accounted for 20% of units approved. The LPA therefore considers that in applying an additional buffer (lapse rate) and only including sites as deliverable where clear evidence exists, ensures that the five year supply calculation is robust. For clarity, the 20% lapse rate has only been applied to the sites with planning permission that are not actively under construction.

2.6.25 Based on the 2025 analysis, sites with planning permission that have either not started or are actively under construction account for 2,328 residential units. Therefore, after applying the lapse rate, **465 residential units are taken off the deliverable supply**. The table below clearly sets out the components of the total deliverable housing land supply for 2025-2030.

Table 14 Deliverable Housing Land Supply 2025-2030

Source of supply	No. of Units
Total remaining capacity of sites with planning approval at 1st April 2025 (without the lapse rate applied)	**3,645**
Total supply from sites actively under construction	1,317
Sites not commenced (Lapse Rate applied 20%)	1,863
Windfall allowance	546
Total deliverable supply	**3,726**

Housing Land Supply Calculation

2.6.26 The previous sections of this statement explain the different considerations that need to be factored in to calculating the supply of housing land. This section brings together all of these factors to determine how the capacity of land for housing development compares with the city's LHN figure for the next five years.

2.6.27 The basic calculation to determine this is for the amount of housing land available (the deliverable supply) to be divided by the annual requirement (the demand). This is set out below.

Table 15 Five Year Housing Land Supply 2025

Housing Requirement 2025-2030 (inc. 5% buffer)	Annual Requirement (inc. 5% buffer)	Total Deliverable Supply Capacity	Number of years' of housing land supply
4,998	999.6	3,726	**3.73**

Conclusion

2.6.28 In conclusion, Stoke-on Trent City Council does not have five years worth of housing land supply, set against the most up-to-date Local Housing Need figure (in line with paragraph 78 of the NPPF).

2.7 Brownfield Register

2.7.1 The Town and Country Planning (Brownfield Land Register) Regulations 2017 came into force on 16 April 2017. The regulations require local planning authorities to prepare, maintain and annually publish registers of previously developed (brownfield) land. Brownfield Land Registers are intended to provide up-to-date and consistent information on sites that local authorities consider to be appropriate for residential development..

2.7.2 The Register can consist of two parts:

- Part 1 is a list of all sites considered to be appropriate for residential development.
- Part 2 is made up of sites which have been taken forward from Part 1 of the Register and given Planning Permission in Principle (PIP).

2.7.3 The council is not currently proposing that any sites will be included within Part 2 of the register. However, sites may be included within Part 2 following adoption of the Local Plan when the most appropriate directions for development have been considered and decided.

2.7.4 The Stoke-on-Trent Brownfield Register 2024 was produced in line with government guidelines and is a review and update of the approved Brownfield Land Register 2023. The Register includes 218 sites, with 66 sites no longer classified as brownfield land, as they have been developed or do not meet the specified criteria, but remain on the register for historical reasons. As such, the register holds 152 active sites, the majority of these (75 sites) currently benefit from planning permission.

2.7.5 The Brownfield Register is available to view at Stoke-on-Trent Brownfield Register 2024.

2.8 Self-Build and Custom Build

2.8.1 The Self-Build and Custom House Building Act 2015 requires local authorities to keep a register of individuals and community groups locally who want to acquire land for self-build homes and to have regard to these registers in carrying out its planning function. This allows the council to determine the overall level of demand for self-build and custom-build houses in our area. Further information is available through the following the links:

- Government Guidance: Self-build and custom house building;
- Stoke-on-Trent City Council: Building your own property;
- and Stoke-on-Trent Housing Strategy 2022 - 2027.

3 Economy

3.0.1 The economy of Stoke-on-Trent has seen a significant shift over the past four decades, from the traditional manufacturing industries, towards a more service-orientated economy, with a particular rise in the logistics and distribution industries.

3.0.2 Key contextual monitoring indicators relating to the city's economy for the 2024-25 monitoring year are set out below:.

- The GCSE data for 2024/25 shows that 64.5% of pupils achieved a standard pass (grade 4-9) in English and 59.2% of pupils achieved a strong pass (grades 5-9) in Maths. This is a decrease from the previous year's results with pass rates of 65.3% in English and 59.9% in Maths. The England average for grades 4/C or above in English and Maths stands at 65.4%.
- The current economically inactive level is 24.8% (39,000 persons), which is an increase from the previous year's total of 24.3% (38,200 persons). The GB average is currently 21.7% (Source: ONS, 2024).
- The Claimant Count has increased to 10,100 (6.2%) compared to the 10,050 (6.2%) the previous monitoring year, which is higher than the England average of 4.1% (Source: ONS, 2024).
- Median weekly earnings by resident have risen to £651 per week, however, the GB equivalent stands at £730.40. (Source: ONS, 2024).

3.1 Employment

3.1.1 This section will explore employment development that has taken place within this monitoring year, including industrial; research; and storage and distribution.

3.1.2 Statistics relating to office development will also be reported in this section, but has been separated from the aforementioned employment types to enable a greater understanding of development trends for office uses.

3.1.3 It is important to note that there are typically a significant number of changes of use that occur over the course of the monitoring year, resulting in development changing planning use classes. Whilst some losses of floorspace may account for changes of use to non-employment uses, losses of floorspace may also have resulted in a gain of floorspace in another employment use class (e.g. a change of use from B2 (general industry) to E (commercial, business and service) and may be counted as additional floorspace in a later section of this report.

Employment Completions

3.1.4 During the monitoring year, there has been **6,259m² gross and net** of employment floorspace completed.

3.1.5 The total land area developed for employment uses was 14.07 hectares (gross). This is equivalent to 19 football pitches.

3.1.6 All completed E(g)(ii), E(g)(iii), B2 and B8 use class developments are included in these figures. These Use Classes are defined below for information:

- **E(g)(ii)** (Formally B1b) – research and development of products or processes
- **E(g)(iii)** (Formally B1c) – Industrial uses for processes which can be carried out in a residential area
- **B2** – general industry
- **B8** – storage or distribution

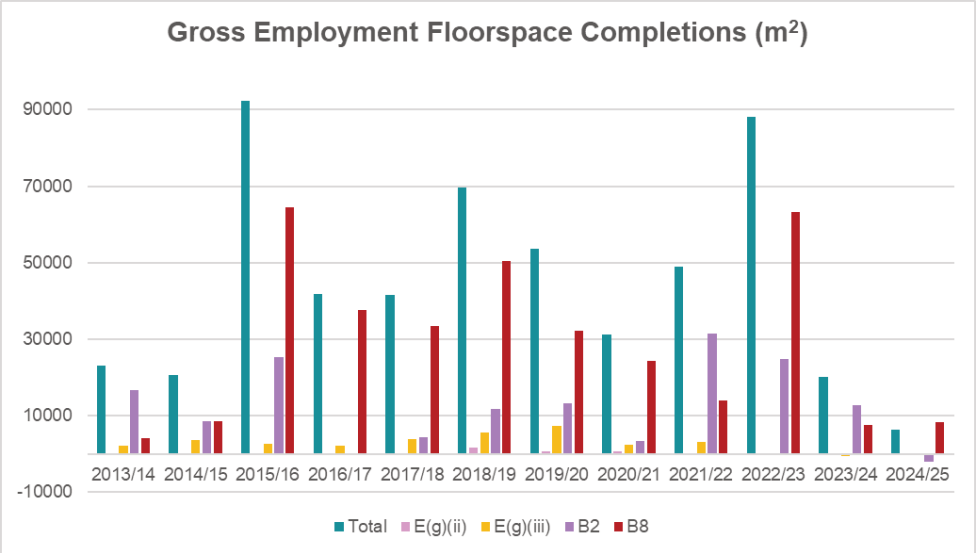
3.1.7 The employment floorspace completions for the previous three years and the 2024/25 monitoring year are shown in the table below. The table breaks down the amount of floorspace that has been completed by each use class.

Table 16 Employment Floorspace Completions

	2022/23	2023/24	2024/25	Use Class Breakdown
Gross Floorspace Completed (m^2)	88,123	20,122	**6,259**	**E(g)(ii): 0** **E(g)(iii): 0** **B2: -2,103** **B8: 8,362**
Net Floorspace Completed (m^2)	87,839	-4,705	**6,259**	**E(g)(ii): 0** **E(g)(iii): 0** **B2: -2,103** **B8: 8,362**

3.1.8 The bar chart below shows the amount of gross employment floorspace that has been completed from 2013/14 to 2024/25. This demonstrates that there has been a continuing decline in employment development completions, with 2024/25 recorded the lowest gross employment floorspace completions. However, there has been an increase in the net floorspace completions compared to the previous monitoring year.

Figure 3 Gross Employment Floorspace Completions 2013/14 to 2024/25



3.1.9 However, there has still been some key employment sites across the city, which have contributed to the overall gross completions figure through new employment development including Future Developments Manufacturing Limited; Unit 5, Festival Heights Retail Park; 261-271 Normacot Road and Unit 1, Dewsbury Road.

Employment Under Construction

3.1.10 The city has **9,323m² (gross)** and **6,450m² (net)** of employment floorspace currently under construction. Notable schemes that are under construction include, Land at Broom Street, Hanley and 530 Hartshill Road.

3.2 Office

Office Completions

3.2.1 Over the monitoring year, office floorspace completions within the city amount to **-2m² gross** and **-570m² net** floorspace. This is made up of a loss of only E(g)(i) (Formerly B1a) floorspace due to a change of use at Brunswick House, 499 Etruria Road and the erection of temporary buildings at Michelin Tyre, Campbell Road. This is a continuing decrease compared to the previous monitoring years, showing the trend in changing working patterns, and the decline of new office development.

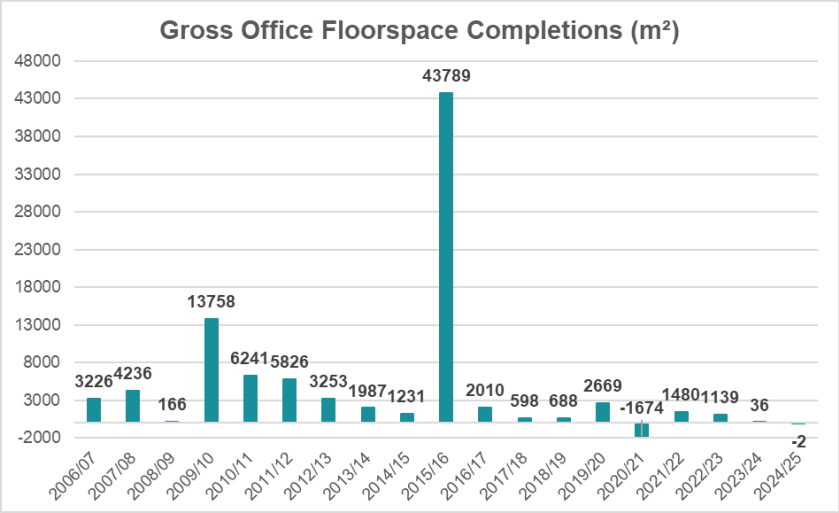
Table 17 Office Floorspace Completions

	2022/23	2023/24	2024/25	Use Class Breakdown
Gross Floorspace Completed (m²)	1,139m²	36m²	**-2m²**	**E(c)(iii): 0m²** **E(g)(i): -2m²**
Net Floorspace Completed (m²)	1,032m²	-38m²	**-570m²**	**E(c)(iii): 0m²**

	2022/23	2023/24	2024/25	Use Class Breakdown
				E(g)(i): -570m²

3.2.2 The graph below shows the amount of gross office floorspace completed since 2006/07.

Figure 4 Gross Office Floorspace Completions Between 2006/07 and 2024/25



Office Under Construction

3.2.3 The city currently has **-55m² (gross and net)** of office floorspace currently under construction. This is due to two change of use schemes underway at 32 Station Street, Longport; and Palace Chambers, 21 Stafford Street, Hanley resulting in a loss of office floorspace.

3.3 Retail and Leisure

3.3.1 This section will review retail and leisure development that has taken place within the monitoring year. This includes uses such as, but not limited to, shops; restaurants and cafes; supermarkets; recreation and sports halls; gyms; and hotels.

Retail Completions

3.3.2 The total gross retail floorspace completed this monitoring year amounts to **2,751m²**. There has been a slight increase in gross floorspace completions compared to the previous monitoring year but the net floorspace completions remain at a similar level.

Table 18 Retail Floorspace Completions

	2022/23	2023/24	2024/25	Location Breakdown
Gross Floorspace Completed (m^2)	8,605m²	1,451m²	**2,751m²**	**143m² 'in centre' 553m² 'edge of centre' 2,055m² 'out of centre'**
Net Floorspace Completed (m^2)	5,195m²	1,451m²	**1,357m²**	**-338m² 'in centre' 438m² 'edge of centre' 1,257m² 'out of centre'**

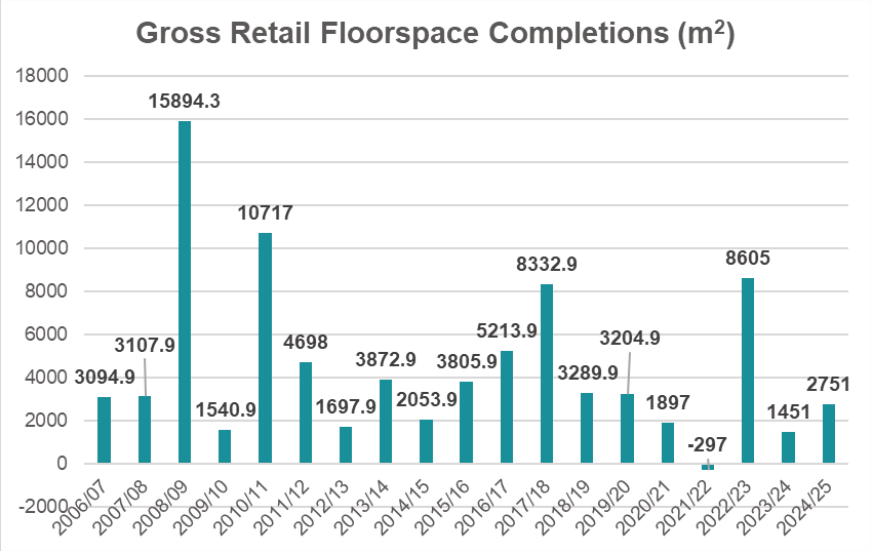
3.3.3 There have been a number of key development schemes contributing to this year's retail floorspace completions as detailed in the table below.

Table 19 Retail Floorspace Completions

Planning Application Reference	Address	Development Description	Gross Floorspace (m^2)	Net Floorspace (m^2)
70536	151 Etruria Road, Stoke-on-Trent, ST1 5NS	Two storey story extension	**1,753m²**	**1,164m²**
70960	Former Middletons, Jasper Square Retail Park, Tunstall, Stoke-on-Trent, ST6 6AN	Erection of two single storey extensions, external alterations to the building including replacement shopfront, doors and glazing, installation of plant and associated works	**732m²**	**382m²**
70446	Royal Stoke University Hospital, Newcastle Road, Trent Vale, Stoke-on-Trent, ST4 6QG	Single storey extension including pharmacy, corridor connection, landscaping and associated works	**227m²**	**227m²**

3.3.4 The graph below illustrates the gross retail floorspace completions per annum from 2006/07 to 2024/25. This information demonstrates how retail floorspace completions fluctuate throughout the years as economic conditions change, and businesses expand or contract.

Picture 3 Gross Retail Floorspace Completions Between 2006/07 and 2024/25



Retail Under Construction

3.3.5 The city has **7,277m² (gross)** and **4, 717m² (net)** of retail floorspace currently under construction. This is an increase compared to the previous monitoring year, and these statistics demonstrate that the city continues to have a significant amount of new retail floorspace progressing. These development schemes should feed into completions in the upcoming monitoring years.

Leisure and Hotel Completions

3.3.6 The city continues its aim to attract visitors and expand its leisure provision in line with the Visitor Economy Strategy 2022-2027. The city has a number of attractions and holds a number of events throughout the year, for more information about what's on visit the Visit Stoke Website.

3.3.7 The table below shows that there has been a decrease in the amount of leisure floorspace completed within the city over the monitoring year, with a gross total of -7,312m² and a net total of -7,366m².

Table 20 Leisure Floorspace and Hotel Bedroom Completions

	2021/22	2022/23	2023/24	2024/25
Leisure Floorspace Completed	-825m² (gross) -825m² (net)	1,423m² (gross) 1,423m² (net)	906m² (gross) 906m² (net)	**-7,312m² (gross)** **-7,366m² (net)**
Hotel Bedrooms	0	0	0	**7**

3.3.8 The figures for this monitoring year are considerably lower than previous years, this is due to two change of use schemes, which resulted in a loss of leisure floorspace. This includes, Unit 5, Festival Heights Retail Park, which had a gross

and net floorspace of -6,505m² and Future Developments Manufacturing Limited, Brunswick Industrial Estate, which had a gross and net floorspace of -1,141m². Whilst there have been losses in leisure floorspace, there has been an increase in hotel bedrooms than previous monitoring years. This is due to a change of use scheme at 86 Waterloo Road, which is now a bed and breakfast at first and second floor levels comprising of 7 bedrooms.

Table 21 Leisure Floorspace Completions

Planning Application Reference	Address	Development Description	Gross Floorspace	Net Floorspace
71600	Building 4C, Spode Works, Elenora Street, Stoke on Trent, ST4 1QQ	Change of use of ground floor to a wellness studio (Use Class E(d)) alongside internal alterations including installation of stud walls and elevational alterations including replacement windows with double glazing and drainage improvement works	**170m²**	**170m²**
70926	Port Vale Football Club, Hamil Road, Burslem, Stoke-on-Trent, ST6 1AJ	Demolition of toilet block and replacement with new single storey toilet facility building (part retrospective)	**126m²**	**72m²**
68902	Former Trent Vale Bowls Club, Watson Road, Trent Vale, Stoke-on-Trent, ST4 5PW	Erection of single storey side extension to former bowling pavilion and use for music rehearsals, meeting room and club room	**38m²**	**38m²**

3.4 Other Development

3.4.1 This section will cover the remaining other development that has progressed within this monitoring year and does not fall under the uses described in the previous sections. This includes uses that are considered 'Sui Generis' and do not fall under any of the other planning use classes, including, but not limited to, hot food takeaways; pubs and bars; car sales and MOT services; live music and entertainment venues; betting shops; and nightclubs.

3.4.2 Additionally, this section will include development of local infrastructure and community facilities, and can be classified under the following use classes:

- **C2** - residential institutions (accommodation and care to people in need of care; residential schools, colleges or training centres; hospitals; nursing homes etc.)
- **E(e)** - medical services not attached to the residence of the practitioner.
- **E (f) -** Non-residential creche, day centre or nursery.
- **F1** - learning and non-residential institutions (any use not including residential use for the provision of education; display of art; as a museum; as a library; as a public hall; for religion; or as a court of law).
- **F2** - local community uses (community halls, local centres, outdoor sport and recreation facilities etc.)

3.4.3 This section also accounts for completions of class E uses that do not fall under the retail and leisure category, but are considered commercial, business and service uses. This includes, but is not limited to, uses such as E(e) and E(f), which relate to medical services and non-residential day centres/nurseries.

Other Development Completions

3.4.4 The total gross other development floorspace completed this monitoring year amounts to **26,033m²**. There has been a significant increase in gross floorspace completions compared to the previous monitoring year.

Table 22 Other Development Completions

	2023/24	2024/25	Use Class Breakdown
Gross Floorspace Completed (m^2)	**7,747m^2**	**26,033m^2**	**Sui Generis: -69m^2** **C2: 60m^2** **E(e) -155m^2** **E(f) -1,021m^2** **F1: 27,117m^2** **F2: 101m^2**
Net Floorspace Completed (m^2)	**7,573m^2**	**11,963m^2**	**Sui Generis: -69m^2** **C2: 60m^2** **E (e) -155** **E(f) -1,021m^2**

	2023/24	2024/25	Use Class Breakdown
			F1: 13,087m² **F2: 61m²**

3.4.5 For this monitoring year, there has been a significant increase for learning and non-residential institution floorspace completions, which is largely due to completions at St Peters Academy, Victoria Road, Fenton.

3.4.6 There has also been losses of medical (E(e)) and non-residential day centres/ nurseries (E(f)) floorspace, due to the change of use of a former GP surgery to residential care home at Cambridge House, 124 Werrington Road, Bucknall and the change of use from a day nursery to a school at Bobbles Day Nursery, Elsing Street.

3.4.7 Some of the key development schemes contributing to these figures are detailed in the table below.

Table 23 Other Development Site Completions

Planning Application Reference	Address	Development Description	Gross Floorspace	Net Floorspace
70939	St Peters Academy, Victoria Road, Fenton, Stoke-on-Trent, ST4 2RR	Erection of 2.4m paladin fencing and gates and erection of freestanding canopy	**20,984m²**	**10,528m²**
66614	Ghausia Mosque, 191 Waterloo Road, Stoke-on-Trent, ST6 2HJ	Demolition of exisiting mosque and erection of new 2 storey mosque	**1,143m²**	**333m²**
69030	Ormiston Meridian Academy, Sandon Road, Meir, Stoke-on-Trent, ST3 7DF	Erection of two storey extension with a bridge link at the first floor, overcladding to the existing canteen building, 2.1 m high fencing, landscaping and additional car.	**1,050m²**	**1,050m²**
68597	The Co-operative Academy of Stoke-on-Trent, ST6 4LD	Erection of single storey multi-use classroom block extension along with minor demolition works.	**795m²**	**795m²**

Other Development Under Construction

3.4.8 The city currently has **24,798m² (gross)** and **12,977m² (net)** floorspace under construction for other sui generis, local infrastructure and community development uses, which will feed into the completion figures in upcoming monitoring years. The table below specifies some of the larger development schemes that are underway.

Table 24 Other Development Sites Under Construction

Planning Application Reference	Address	Development Description	Gross Floorspace	Net Floorspace
69003	Land west of Weston Road, Stoke-on-Trent	Development of a new secondary school with sixth form, together with associated sports facilities and playing pitches, provision of car parking spaces and associated access, drainage, landscaping and solar roof panels	**11,157m²**	**11,157m²**
68931	Haywood Hospital, High Lane, Burslem, Stoke-on-Trent, ST6 7AG	Demolition of existing building and erection of new outpatients building, installation of roof solar panels and associated landscaping	**4,023m²**	**1,486m²**
67346	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Mixed use development comprising: i) including linkway connection, car parking, landscaping, external lighting, mechanical plant and associated works (part retrospective)	**3,744m²**	**3,744m²**
70360	Royal Stoke University Hospital, Newcastle Road, Trent Vale, Stoke-on-Trent, ST4 6QG	Erection of modular inpatient accommodation, including linkway connection, car parking, landscaping, external lighting, mechanical plant and associated works (part retrospective)	**1,124m²**	**1,124m²**

4 Transport

4.0.1 The council continues to invest into the improvement of the road network across the city to improve traffic movement, and open up areas for development. Some key schemes to be noted are detailed in the table below.

Table 25 Highways Projects

Location	Project	Expected Completion Date
Weston Road	Highway drainage	September 2024
Limekiln junction	Traffic management (BSIP)	October 2024
Scotia Road	Safety highway	December 2024
Trentham Road / Stanley Matthews Way	Safety highway and traffic management (BSIP)	March 2025
City Road / A500 interchange	Safety highway (BSIP)	March 2025
Weston Road / Parkhall Road	Safety highway	March 2025
Stoke Road / A500 interchange	Safety highway (BSIP)	June 2025
Red Routes: various locations on key bus corridors	Traffic management (BSIP)	September 2025

4.1 Buses

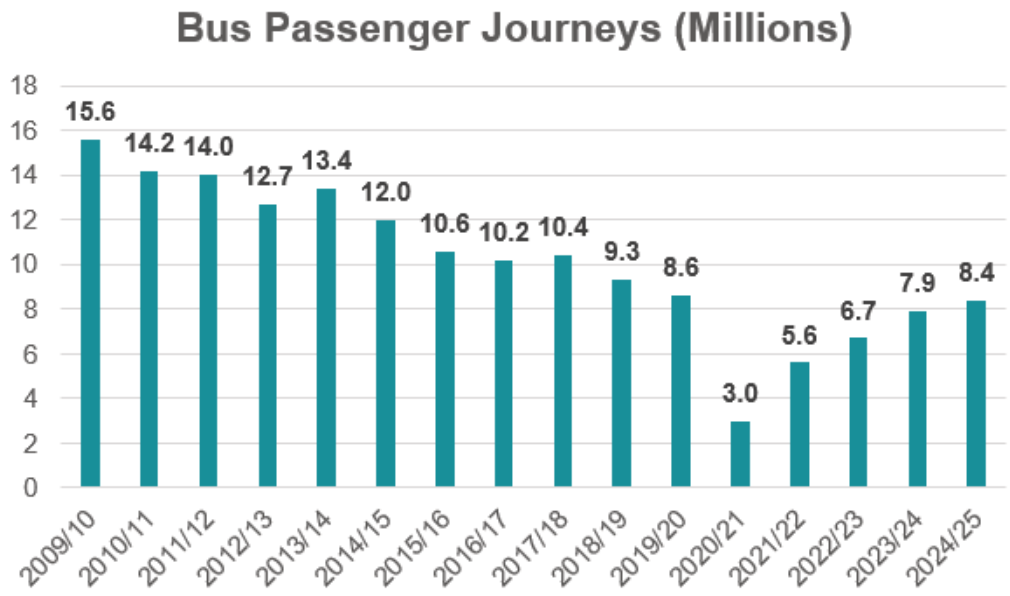
4.1.1 Bus passenger journeys in Stoke-on-Trent have increased from 6.7m in 2023, to 7.9m in 2024 and have been reported as 8.4m in 2025. There is expected to be an ongoing increase due to the national £3 single fare initiative being extended through to March 2027.

4.1.2 Our Enhanced Bus Partnership has supported the introduction of a multi operator fare initiative, which stands in July 2023 and is currently funded through to March 2026 and introduction of several bus services enhancements. Phase 1 was introduced in April 2024 and two further phases starting in September 2024 and January 2025 The enhancements improve public transport connections with new services, additional journeys in the morning, evenings and over the weekend.

4.1.3 For further information in regards to the Stoke-on-Trent Bus Service Improvement Plan (BSIP) Stoke-on-Trent City Council's Enhanced Partnership Plan and Scheme

4.1.4 The bar chart below illustrates the trend in bus journeys within the city from 2009 to 2025.

Figure 5 Bus Passenger Journeys



4.2 EV Charging

4.2.1 Electric charging points are an important requirement for the city as electric cars become popular and the number of vehicles increases. It is estimated that 2030, 25 per cent of all cars on the city's roads will be electric. A number of electric charging points are being installed across private and public sector sites. An up to date map of Stoke-on-Trent City Council's charge points and other charge points located in the district and across UK are available through a number of websites and in particular the Charging Points and Electric Vehicles: EV charging stations UK Zap Map.

4.2.2 The council is working hard with commercial partners to increase the availability of EV charging in the city. A key element of this is the authority's planning process, which places a requirement on developers to provide EV charging facilities at new sites.

Council Projects

4.2.3 The Low Emission Taxi Infrastructure Scheme (LETIS) is now complete. This consists of rapid chargers on six Council owned car parks with a mix of parking bays for taxis and the public. For more information to where charging points have been installed can also be found at Stoke-on-Trent City Council EV Charging Webpage.

4.2.4 The city council is also part of a consortium of other Midlands' authorities to deliver a pilot phase of the Low Emission Vehicle Infrastructure Fund (LEVI), providing approximately 30 chargers (60 charging sockets) in residential areas where private off-street parking and charging is limited for residents. A provider

has been selected and delivery will be during 2026. The planning phase has started for the next, larger LEVI funded project, for which the city council has been indicatively awarded a total of £2.7m for delivery of approximately 400 more residential charge points (800 charging sockets), with procurement planned for early 2026 with delivery commencing from mid-2026. Some (10%) of this funding will also be used to offer cross-pavement charging solutions for residents who have no of-street parking and wish to use their own domestic charging facilities. A pilot of this is proposed for early 2026.

4.3 Air Quality

4.3.1 The council recognises that good air quality, both indoors and outdoors, is an essential part of making the city a great place in which to live, study and work.

4.3.2 Air pollution is considered to be the largest environmental risk to health in the UK and many of the negative effects on human health, attributable to poor air quality, are well documented.

4.3.3 Whilst harmful to everyone, certain groups are more adversely affected by exposure to pollution than others. Children and the elderly, those with certain pre-existing conditions and in the most deprived communities, are known to disproportionately experience its effects and suffer the worst health outcomes.

4.3.4 Like many other cities, the main pollutants of concern in Stoke-on-Trent continue to be Nitrogen Dioxide (NO_2) and Particulate Matter (PM_{10} and $PM_{2.5}$), primarily associated with vehicle emissions.

4.3.5 Whilst it is encouraging to see continued downward trends in all our monitoring data, we acknowledge there is still more to do, and it is in everyone's interests to make it even better. Balancing health and wellbeing, protecting the environment and working towards improving air quality, whilst enhancing our local economy by encouraging investment and development in our city is a challenge, yet something we continue to champion.

4.3.6 Officers from various council departments collaborate with external partners and stakeholders to consider the wider air quality issues. We have developed action plans and are implementing traffic management and infrastructure measures, as well as promoting low emission transport and travel alternatives, to reduce concentrations of pollutants and exposure to air pollution to help make a positive difference.

4.3.7 Public and community support is also essential to translate our plans into positive outcomes. Information on how you can get involved and help to improve air quality is available on The Clean Air Hub

- Avoid using the car, especially for short journeys – walk instead, new signposting in the city gives information on distances and route finding.

- Encourage people to walk – check out our local parks.
- Encourage increased use of cycle-trails (lanes) – check out our cycling routes.
- Promote the use of public transport such as buses – see the Council's travel webpage.
- Promote the availability of lift sharing – see Find people to car share with on Liftshare and save money on your trip!
- Use water-based or low solvent paints, glues, varnishes and wood preservatives, look for brands with a low VOC content.
- Make sure your home is well ventilated especially during DIY or cleaning.
- Have your central heating system checked regularly to avoid risking exposure to toxic carbon monoxide. Make sure you use a Gas Safe registered engineer.
- Keep wood stoves and fireplaces well maintained, and make sure that wood burners are exempted for use in smoke control areas. Visit Burn Better, Breathe Better.
- Ready to use wood bought from a Woodsure Certified Supplier will offer the following benefits:
  - Dry, Ready to Burn wood/logs & briquettes make any appliance more efficient;
  - Burning dry wood instead of wet wood is part of the solution to reducing the impact on our environment;
  - Burning wet wood increases emissions and has a greater impact on air quality;
  - Look for the Woodsure logo:

- Be energy efficient - make sure your house is well insulated.
- Avoid having bonfires to dispose of waste and never burn household waste, especially plastics, rubber and treated timber. See our webpages for advice on what can I do with my rubbish?

4.4 Active Travel

4.4.1 Active travel means making journeys in physically active ways including walking, wheeling (using a wheelchair or mobility aid), or cycling. This can offer a convenient, affordable, and accessible way to be move more, whilst getting from place to place.

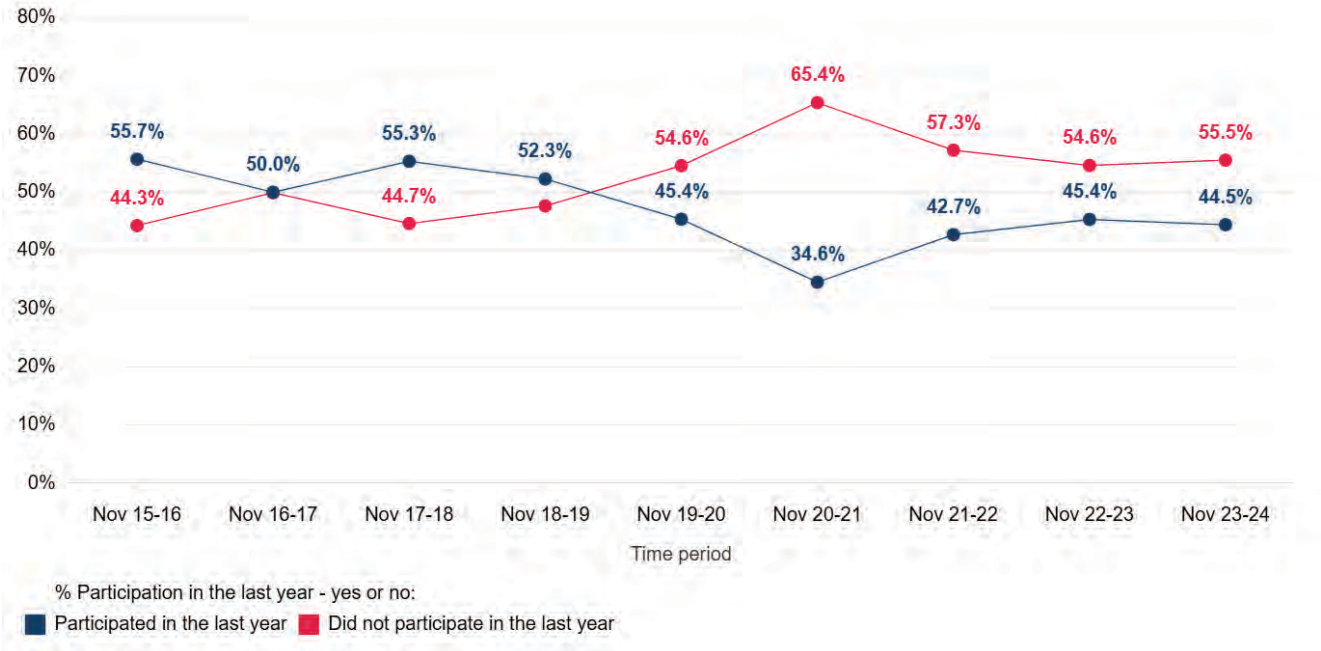
4.4.2 Active Travel England is the Government's executive agency responsible for making active travel the preferred choice for everyone to get around in England, with an objective of 50% of journeys in England to be walked, wheeled or cycled by 2030. More information can be found on the Active Travel England website.

4.4.3 Stoke-on-Trent City Council continued the redevelopment of Station Road and College Road. The redevelopment aims to provide a safe and attractive travel corridor connecting Stoke-on-Trent rail station, Hanley city centre and the City Centre Bus Station. The scheme will promote more sustainable modes of travel, as well as encouraging active travel by creating dedicated space for cyclists and pedestrians in a pleasant and healthier environment along this route that stretches just over a mile. The work is being funded as part of the £29 million awarded to the Council from the Government's Transforming Cities Fund and Department for Travel's Active Travel Fund. More information can be found on the Transforming Cities Fund webpage.

4.4.4 Sport England annually update their Active Lives survey to understand activity levels across the country and in the local population, including exploring trends in those who take part in active travel. The last update was released in November 2024 and can be viewed in full on the Sport England website.

4.4.5 The graph below shows that there has been a minor decrease in people participating in active travel within the City since the previous survey in 2023, amounting to 44.5% of the population compared to 45.4%. This is lower than the national percentage, which amounts to 56.9% of the population participating in active travel.

Figure 6 Local Participation in Active Travel



5 Health and Wellbeing

5.0.1 Health and wellbeing are key to improving the quality of life of residents across the city. The city's life expectancy has slightly increased from the previous statistics with a male average being 76.3 years and female average being 80.1 years. However, this continues to below the national average with the life expectancy of male average being 79.1 years and female average being 83.1 years (Source: Public Health England - Rolling three-year average).

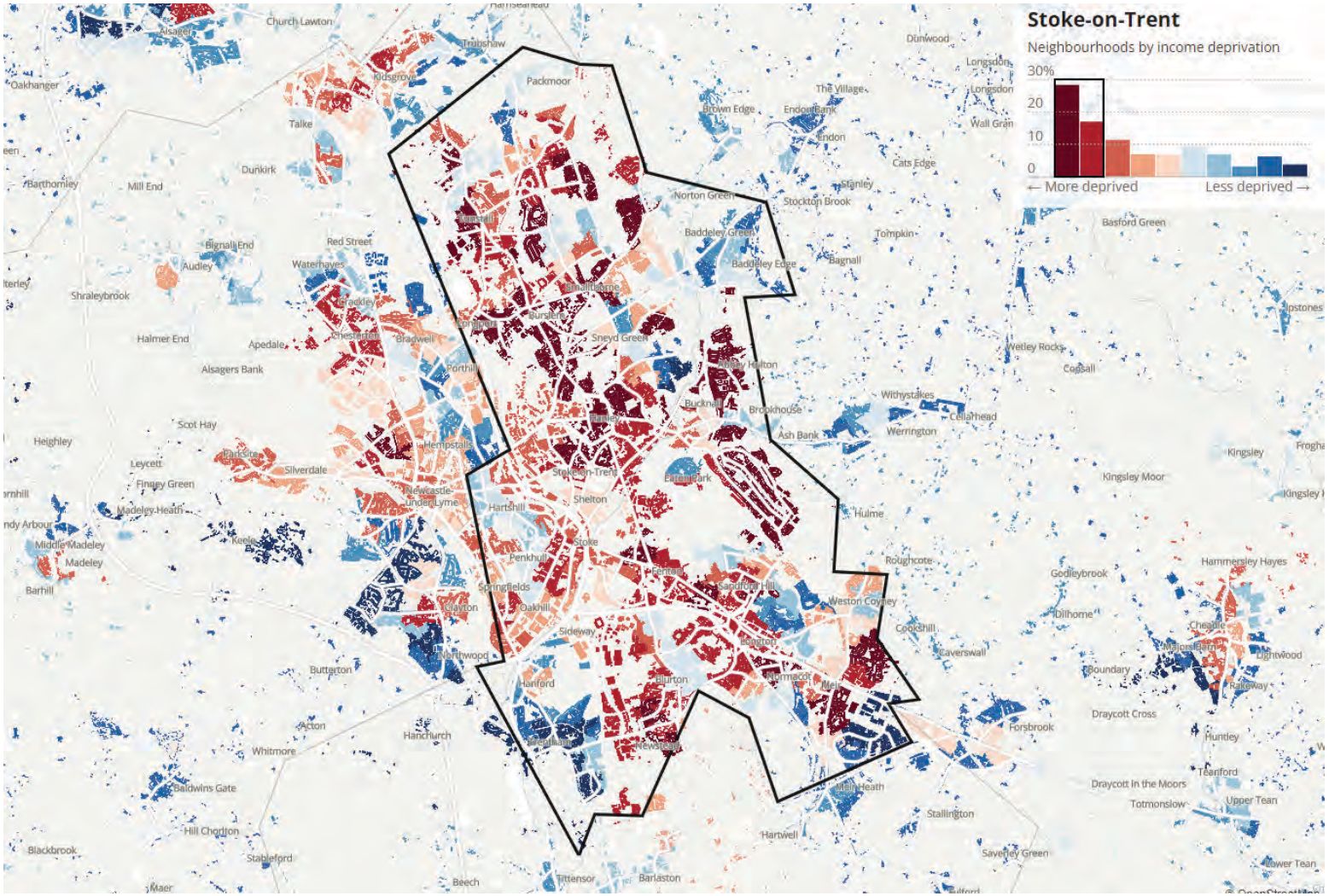
5.1 Deprivation Level

5.1.1 The 2019 edition of the English Indices of Deprivation was the latest release from the Ministry of Housing, Communities & Local Government. Whilst the 2019 statistics are almost five years old, there are some key messages to be noted:

- The city remained the 14th most deprived district in England – out of 317 districts - compared with 326 districts on the 2015 index, and 16th in 2010 and 2007.
- In terms of Income Deprivation Affecting Children, the city is ranked as 18th most deprived compared with 26th in the 2015 index.
- In terms of Income Deprivation Affecting Older People the city is ranked as 55th most deprived compared with 48th in the 2015 index.

5.1.2 The map below shows the local deprivation profile of Stoke-on-Trent (Source: ONS, 2021). The statistics show that, out of 159 neighbourhoods in Stoke-on-Trent, 72 were among the 20% most income-deprived in England (illustrated by the first two bars in the top right of the map coloured red), and 16 were among the 20% least income-deprived in England (illustrated below by the last two bars on the top right of map 2 coloured blue).

Map 2 Stoke-on-Trent Local Deprivation Profile

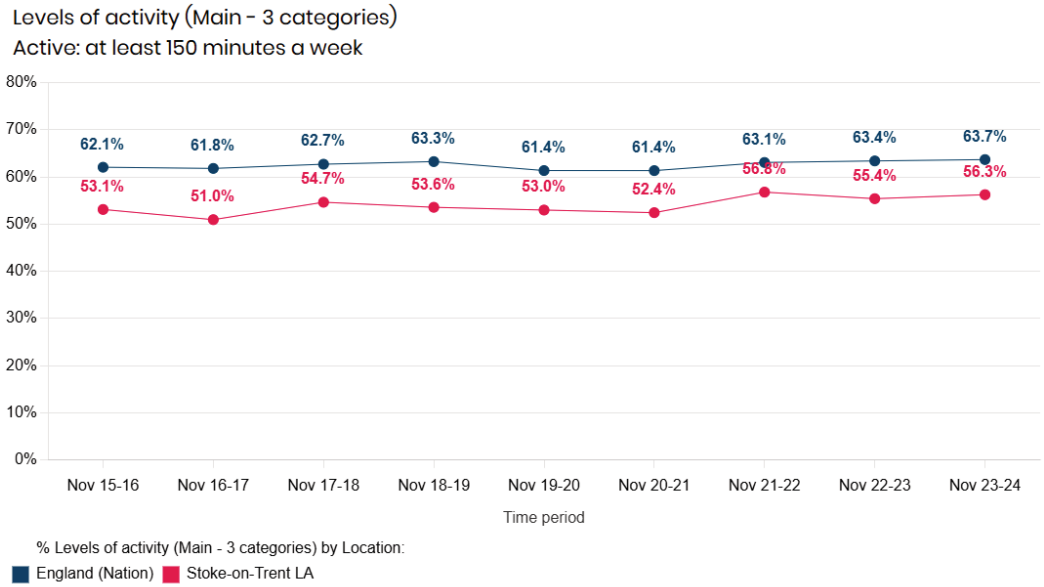


5.2 Population Activity Level

5.2.1 This section explores the local levels of activity data as reported in the Sport England Active Lives survey.

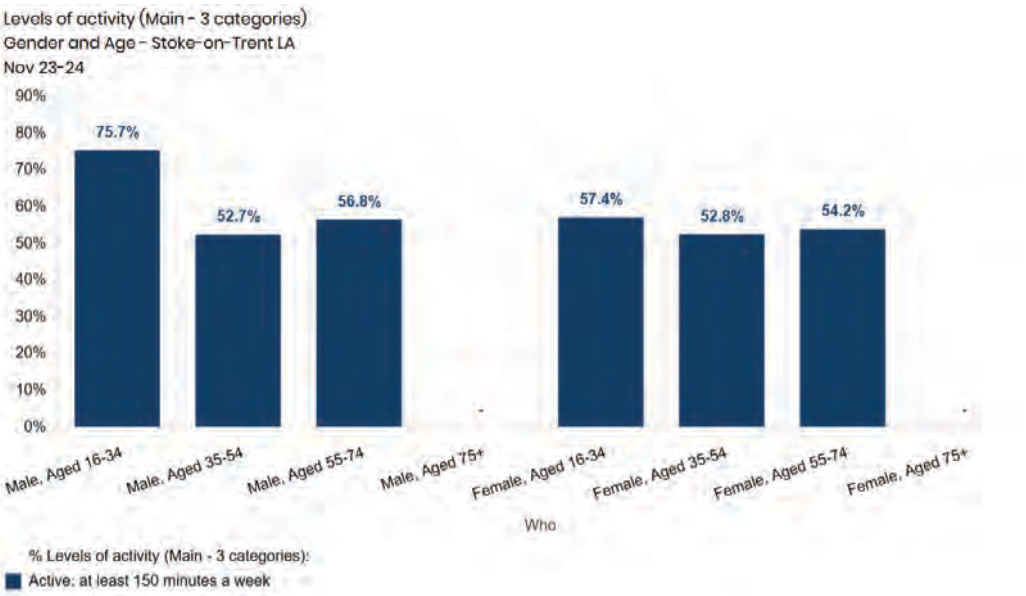
5.2.2 The survey set out that, within Stoke-on-Trent, 56.3% of adults are active for at least 150 minutes a week. This is a slight increase from 55.4% recorded the previous year. This continues to be lower than the national average at 63.7%.

Figure 7 Levels of Activity in Stoke-on-Trent between 2015/16 and 2023/24



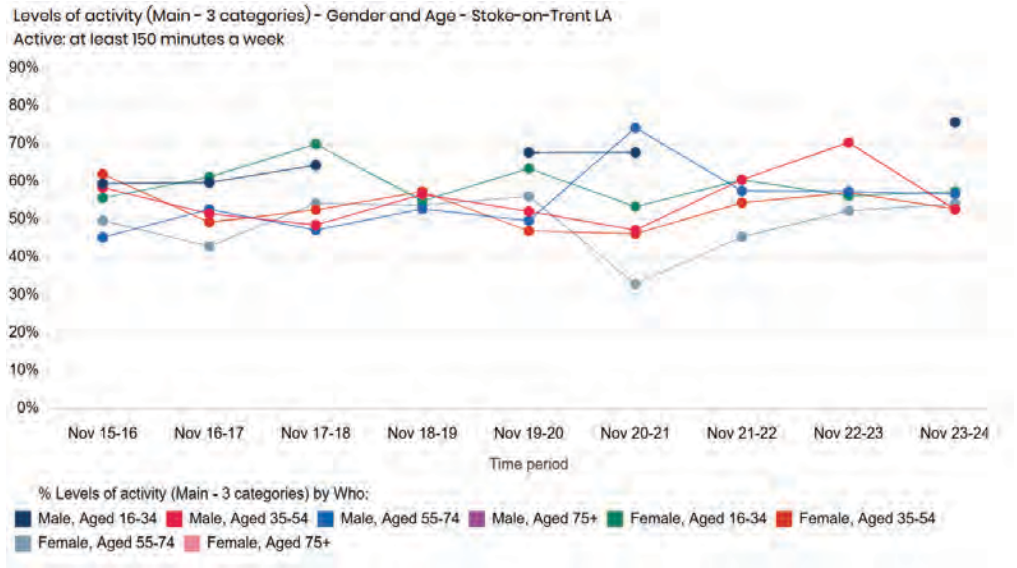
5.2.3 When considering the breakdown of gender and age, the chart below shows that the age group undertaking the most activity is males aged 16-34 (75.7%). The group ranking the lowest for undertaking at least 150 minutes of activity a week is males aged between 35 and 54 (52.7%), which was the age group undertaking the most activity the previous monitoring year.

Figure 8 Levels of Activity in Stoke-on-Trent by Gender and Age 2023/24



5.2.4 The graph below further considers how activity has changed since 2015/16 between males and females. This shows that there has been a significant decrease in levels of activity for males aged 35 to 54 since the previous survey, whilst there has been an increase in activity for males aged 16 to 34, whilst statistical makes aged between 55-74 remain largely the same.

Figure 9 Levels of Activity in Stoke-on-Trent by Gender and Age between 2015/16 and 2023/24



5.3 Crime Figures

5.3.1 The table below shows the crime statistics within Stoke-on-Trent between March 2024 and March 2025, as reported by the ONS Centre for Crime and Justice. The data illustrates a decrease in total recorded crime in 2025 compared to the previous year, with a reduction of 924 (-3%) total recorded crimes.

Table 26 Crime Statistics

Offences	2023/24	2024/25	Percentage Change from 2023/24
Total recorded crime (excluding fraud)	30,592	**29,668**	**-3%**
Violence against the person	12,956	**11,955**	**-7.7%**
Sexual offences	1,057	**1,197**	**+13.2%**
Robbery	362	**372**	**+2.8%**
Theft offences	8,384	**8,010**	**-4.5%**
Criminal damage and arson	3,254	**3,088**	**-5.1%**
Drug offences	744	**941**	**+26.5%**
Possession of weapons offences	427	**468**	**+9.6%**
Public order offences	2,773	**2,983**	**+7.6%**

5.3.2 The bar chart below provides an illustrative comparison of the data above. This shows that there has been a decrease in all offences specified compared to 2024. There has been a significant drug offence increase compared to the previous monitoring year of 26.5%.

5.3.3 The current crime rate in Staffordshire is at 74.4 per 1,000 people, the West Midlands at 84.8 per 1,000 people and the national average at 86.1 per 1,000 people.

6 Heritage and Natural Environment

6.0.1 The city has a rich and diverse historic environment, which is dominated by the legacy of the area's 18th- to 20th-century industrial heyday. This is expressed through the physical remains of historical industry and its associated commercial and social infrastructure, patterns of urban settlement and development, transportation networks, archaeological evidence, and well-defined cultural practices and identities. All of these elements contribute towards Stoke-on-Trent's unique character and 'sense of place'. Amongst the various heritage assets that comprise the city's historic environment there are 212 listed buildings and structures (by individual list entry), and 22 conservation areas.

6.0.2 A review of Article 4 Directions within the city's conservation areas was completed in December 2024. Nineteen of the city's 22 conservation areas now have Article 4 Directions controlling works such as alterations to external elevations, boundary treatments and external repainting.

6.0.3 The Stoke-on-Trent Ceramic HAZ ended in November 2023, although its component The Longton PSiCA project, which was a component of the Stoke-on-Trent HAZ, ended March 2025, with the completion of external refurbishment works at Moorland House / 4 Commerce Street and 49 Market Street.

Table 27 Stoke-on-Trent's Built, Archaeological and Natural Heritage Assets

Type of Asset	Number of Assets
Archaeological Site	1179
Buildings of Special Interest (Total No. Entries)	328
Listed Building (Total No. Entries)	212
Conservation Areas	22
Local Nature Reserves	12
Scheduled Ancient Monuments	5
Historic Parks	5
Sites of Special Scientific Interest	2

6.1 Heritage Risk Register

6.1.1 The number of heritage assets at risk has increased in the updated Heritage at Risk Register published in November 2024. The two tables below list the buildings and conservation areas included within the register, specifying the condition, use and priority level. Further information can be found on the Historic England - Heritage at Risk Register 2024.

Table 28 Buildings on the Heritage at Risk Register 2024

Building Name	Locality	Condition	Occupancy / Use	Priority
Chatterley Whitfield Colliery	Chatterley Valley	Very bad	Vacant	A
Chatterley Whitfield: Pithead baths and canteen	Chatterley Valley	Very bad	Vacant	A
Price & Kensington Factory	Longport	Very bad	Part-occupied	A
Church of St Mark	Hanley	Poor	Place of Worship	F
Church of St John the Baptist	Burslem	Poor	Place of Worship	C
Former Wedgwood Institute	Burslem	Poor	Vacant	D
Bethesda Methodist Chapel	Hanley	Fair	Vacant	F
Sutherland Mausoleum	Trentham	Fair	N/A	F
Church of St John	Trent Vale	Very bad	Place of Worship	F
Longton Central Methodist Hall	Longton	Poor	Place of Worship	F
Chatterley Whitfield: Hesketh heapstead (6) and mine car circuit (24) (new entry)	Chatterley Valley	Very bad	Vacant	A

Table 29 Conservation Areas on the Heritage at Risk Register 2024

Conservation Area Name	Condition	Vulnerability	Trend
Stoke Town Centre	Very bad	Medium	No significant change
Newcastle Street, Middleport	Poor	High	No significant change
Caldon Canal	Very bad	Medium	Improving
Longton Town Centre	Very bad	Medium	Improving

Conservation Area Name	Condition	Vulnerability	Trend
Trent & Mersey Canal	Very bad	Medium	Improving

6.2 Green Space

6.2.1 Green space is key to providing safe and accessible areas for residents to relax and exercise. The council has continued to improve conditions of parks across the city. Within Stoke-on-Trent, there are two parks (Hanley Park and Burslem Park) and the Trentham & Stone canal section that have been given Green Flag Award status. The Green Flag Award scheme recognises and rewards well-managed parks and green spaces, setting the benchmark standard for the management of recreational outdoor spaces across the United Kingdom and around the world.

6.2.2 More information can be found on the Green Flag Award website.

6.3 Nature Conservation: Local sites in positive conservation management

6.3.1 The table below provides a summary of the total number of sites designated in Stoke-on-Trent for their nature conservation importance, along with the number and percentage of those sites which are in positive conservation management, as reported in the Government publication 'Nature conservation: Local Sites in positive conservation management in England, 2008/09 to 2023/24 (Source: DEFRA, 2024).

Table 30 Local Sites in Positive Conservation Management

	2018/19	2019/20 and 2020/21	2021/22	2022/23	2023/24
Total number of sites	26	No Report	42	42	**42**
Number of sites in positive conservation management	22	No Report	32	32	**33**
Percentage of sites in positive conservation management	85%	No Report	76%	76%	**79%**

6.3.2 The data in 2019/20 and 2020/21 was not collected due to the Covid-19 pandemic and the associated restrictions. A further note on the DEFRA website noted that data was not collected in 2021. The data has been continued to be collected from 2022 and the statistics from 2024 have been added to the table above. The number of sites in positive conservation management has increased by 1.

7 Environmental Resources

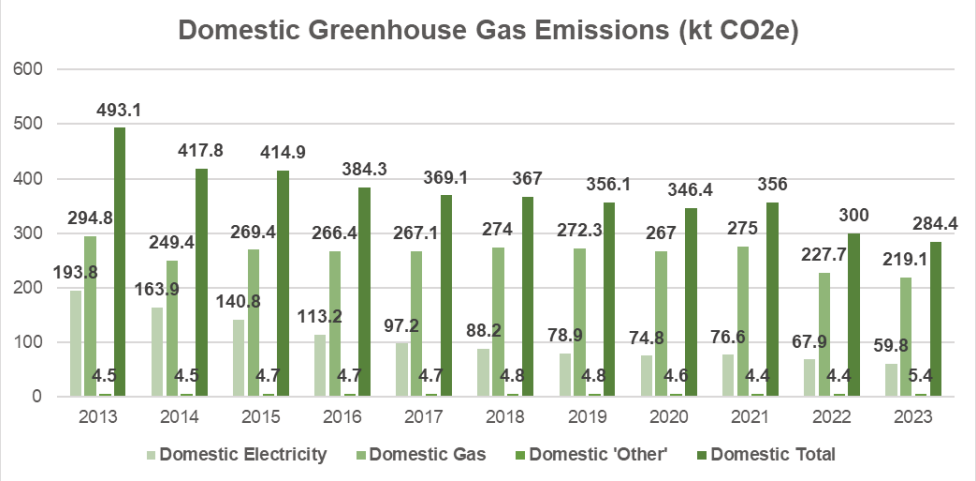
7.0.1 Stoke-on-Trent City Council continues to make progress in key projects to help reduce carbon emissions.

7.0.2 The council's Energy Strategy (2023-2033) sets out the city's vision to reduce energy consumption in line with the UK's target of reaching net zero status by 2050. The strategy highlights that the council has reduced carbon emissions by 32% and overall power consumption by 20% across its corporate estate since 2018.

7.0.3 The following figures illustrate trends in greenhouse gas emissions in Stoke-on-Trent using data from DEFRA - UK local authority and regional greenhouse gas emissions statistics: 2005-2023.

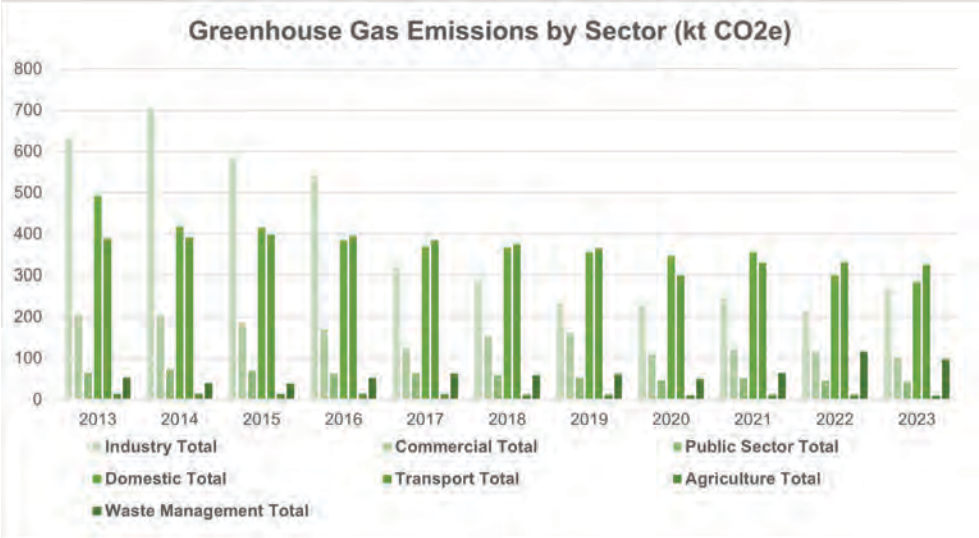
7.0.4 The bar chart below undoubtedly shows that domestic greenhouse gas emissions within the city are reducing year on year. This shows that progress is being made to make housing more efficient with better insulation, low carbon boilers and renewable energy generation.

Figure 10 Domestic Greenhouse Gas Emissions



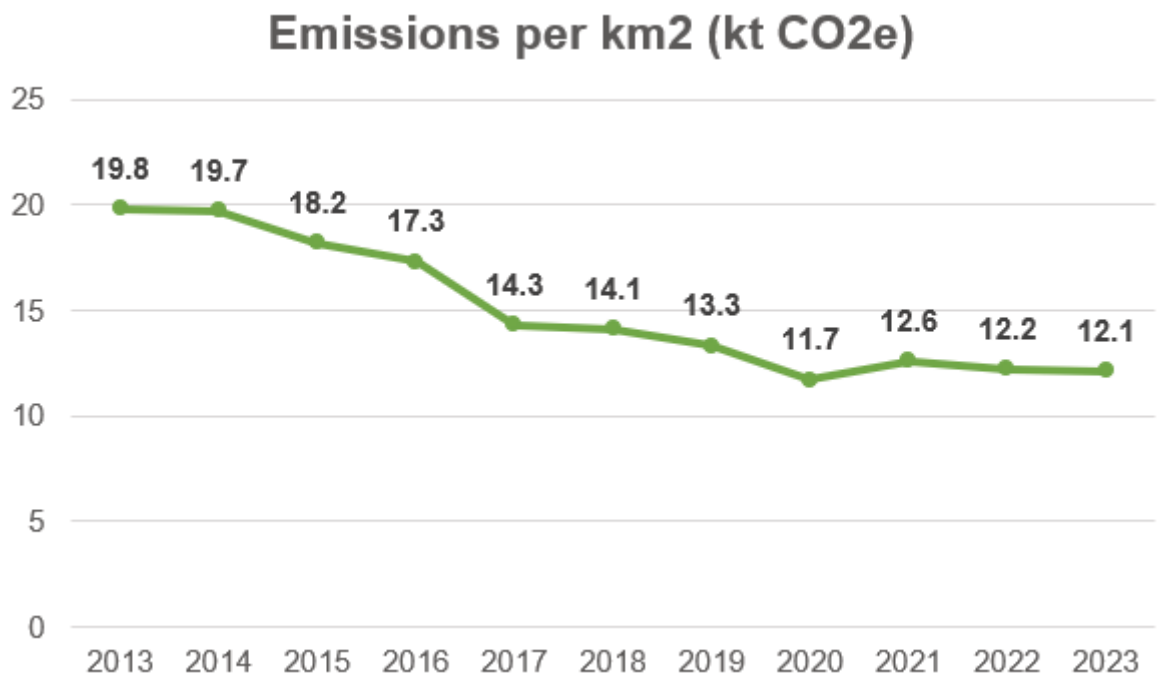
7.0.5 The bar chart below shows the greenhouse gas emissions for Stoke-on-Trent by sector between 2013 and 2023. The chart demonstrates that there has been a continuing decline in greenhouse gas emissions produced in each sector.

Figure 11 Greenhouse Gas Emissions By Sector



7.0.6 The chart below shows that emissions per square kilometre (km^2) fell from 19.8 kilotonnes (kt) of carbon dioxide emissions in 2013 to 12.1 kt CO2e in 2023, a reduction of 7.7 kt over the ten year period. Whilst there was a slight increase in emissions per square kilometre in 2021, possible due to the impacts of the Covid-19 pandemic, this data demonstrates how carbon emissions have reduced significantly within the City.

Figure 12 Greenhouse Gas Emissions per km2



Renewable Energy Applications

7.0.7 The table below details approved planning applications within this monitoring year which incorporate renewable energy generation. The total number of approved applications is 4 and includes photovoltaic panels, air source heat pumps and EV charging points. The actual known approved capacity installed is difficult to quantify for every approved scheme, owing to the variable level of detail provided with planning application submissions, however, the known details are specified below.

Table 31 Renewable Energy Applications

	Onshore Wind	Solar Photovoltaic Panels	Micro Combined Heat and Power (mCHP)	Other
Planning Applications Approved 2024/25	None.	**1 application**	None.	**2 applications for air source heat pumps** **2 applications for EV charging points**
Known Approved Capacity 2024/25	None.	**Unknown**	None.	**Lyme Building Surgical Development, installation of 2 26-102kW heat pumps** **Ugms Under Graduate Medical School, installation of 5 26-102kW heat pumps** **Land by, 5 Best Street, installation of 1 160kW EV charger** **1003 Uttoxeter Road, installation of 4 300kW EV chargers**

7.1 Fuel Poverty

7.1.1 Fuel poverty is a key challenge for Stoke-on-Trent, as the city is ranked number 1 in the UK with the greatest proportion of households living in fuel poverty, based on 2023 data (Source: Department for Energy Security & Net Zero, 2025 (2023 data)).

7.1.2 The city has 21.3% of households in fuel poverty compared to 16.7% in the West Midlands and 11.4% in England. There were 20 Local Authorities with an estimated fuel poverty rate above 15% in 2023. Of these, 12 were in the West Midlands.

7.1.3 The top 5 Local Authorities with the greatest percentage of households in fuel poverty are as follows:

Table 32 Fuel Poverty Rankings

Rank & City	Fuel Poverty % (2022)	Fuel Poverty % (2023)	Change %	Previous Ranking (2022)
1. Stoke-on-Trent	24.7	**21.3**	**-3.4**	Rank 1
2. Birmingham	24	**19.3**	**-4.7**	Rank 2
3. Coventry	22.2	**18.9**	**-3.3**	Rank 4
4. Wolverhampton	23	**18.7**	**-4.3**	Rank 3
5. Sandwell	22	**18.5**	**-3.5**	Rank 5

7.1.4 The council now has a Fuel Poverty Strategy 2023-2028, which sets out how the council will tackle fuel poverty. Further information can be found at Stoke-on-Trent Fuel Poverty Action Plan.

7.2 Building Efficiency

7.2.1 The council continues to improve the efficiency of older homes both in terms of its own stock and within the private sector in the city.

7.2.2 In 2024/25, the council has installed energy efficiency upgrades to 2176 properties within its housing stock.

7.2.3 This includes the renewal of cavity wall insultation to 1151 properties and 300 loft insultations installed by Warmfront, funded through the government's ECO 4 scheme. The council has also replaced 681 old boilers with more energy efficient A rated ones in council-owned homes, along with damp and humidity meters in 444 council-owned homes to help monitor issues and improve the information held about potential risks in some property types.

7.2.4 In addition to this, improvement work has been carried out to 350 council-owned bungalows. These works have included roof replacements and the replacement of the soffits, facias and guttering, as well as the external wall insultation cladding, external doors and store doors. This contributes to the overall improvement of the energy efficiency of the properties.

7.2.5 In March 2024, the council was awarded £1.39 million from the government's Social Housing Decarbonisation Fund (SHDF) Wave 2.2 following a successful bid application. The grant will contribute towards a programme of essential energy efficiency works to 106 council-owned homes in the city. The council will allocate a further £4m to complete the programme, and include an additional 33 council-owned homes to receive unfunded works. The work, which includes cavity

wall insulation, external wall insulation, improved ventilation and double glazed windows, will be carried out at properties primarily in Chell and Norton, whilst under floor heating will be installed at other properties in the city.

7.2.6 With regards to private sector homes, in 2023 the council delivered 336 energy efficiency measures to 254 homes. Funded by the Government's Local Authority Delivery Scheme, Phase 3 measures included external and internal wall insulation, solar panel installations, loft insulation and cavity wall insulation. Key achievements for the programme were:

- Over 90% of residents experienced improvements to Energy Performance (by EPC grade)
- The programme achieved an approximate overall reduction of 254 tonnes of CO2. This is measured between pre and post EPC assessments carried out.
- 80% of all customers responded to customer satisfaction surveys with over 90% of respondents reporting that they are satisfied with work carried out.

7.2.7 The Energy Advice Service continues to be delivered through Beat the Cold and the current contract will end mid-November 2025. Between April 2023 and March 2024 Beat the Cold provided assistance to 4,400 households in the city, supporting residents to:

- Manage and pay their energy bills;
- Switch or fix energy tariffs;
- Save energy in their homes;
- Improve energy efficiency in their homes.

7.2.8 Safe and Warm Grants are available, delivering heating repairs and replacement, and some wider repairs e.g. windows and doors; damp prevention; and measures to prevent falls. 164 grants were delivered between April 2023 and March 2024.

7.2.9 Further information in regards to fuel poverty and housing standards can be found at Stoke-on-Trent Fuel Poverty Strategy 2023-2028 and Home Energy Conservation Report 2023

7.2.10 Assistance for home owners and private tenants to install energy efficiency measures is currently available through a number of energy company and Government schemes including ECO4 and the Great British Insulation Scheme. For more information and help to apply, contact Beat the Cold enquiries@beatcold.org.uk or by telephone on 01782 914915. Information is also available at Access cost of living support you're entitled to | Supporting our city | Stoke-on-Trent

7.3 Energy Performance Certificates (EPC)

7.3.1 Energy Performance Certificates (EPCs) can show how properties use energy and typical energy costs. It also includes information on what the energy efficiency rating of a property could be, if the recommended improvements were made. This section includes the updated breakdown of energy performance grades for both domestic and non-domestic properties within the city, retrieved from the Energy Performance of Buildings Register, the official database for all completed EPCs.

7.3.2 It is worth noting that an EPC is only required when a property is sold or a new build enters the market, therefore, whilst lower grades have increased in numbers over the years, this should not be interpreted that buildings in the city are progressively getting worse, but that buildings that have not been graded previously, are now being sold and subsequently evaluated, resulting in an increase of properties in each grade band.

Domestic Buildings

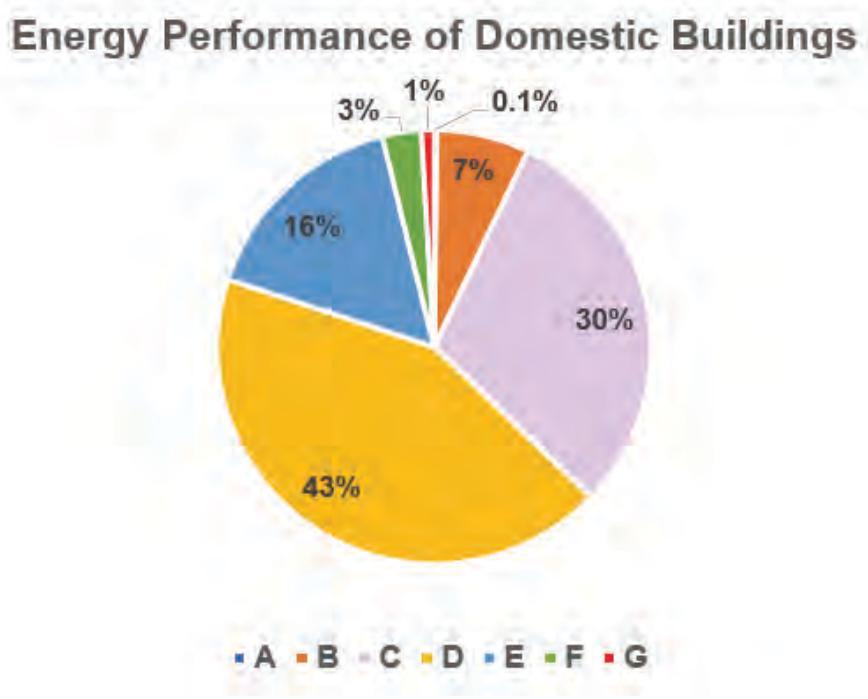
7.3.3 The table below shows the summary of EPC ratings for existing domestic buildings in Stoke-on-Trent.

Table 33 Energy Performance of Domestic Buildings

Energy Performance of Domestic Buildings (Grade)	2022/23	2023/24	2024/25	Change
A	91	127	276	**+149**
B	7,114	7,555	8,454	**+899**
C	28,774	31,310	36,803	**+5,493**
D	47,027	48,900	52,419	**+3,519**
E	18,836	19,279	19,680	**+401**
F	3,444	3,485	3,560	**+75**
G	1,094	1,111	1,157	**+46**

7.3.4 The pie chart below illustrates the energy performance of domestic buildings within the city as a percentage for each grade. The largest amount of buildings in the city are in grades C and D. The statistics show that more domestic buildings are being graded higher than in the previous year, however, 20% of EPCs are still in the lowest three grades (E, F and G) and only 0.1% of domestic properties are grade A.

Figure 13 Energy Performance of Domestic Buildings



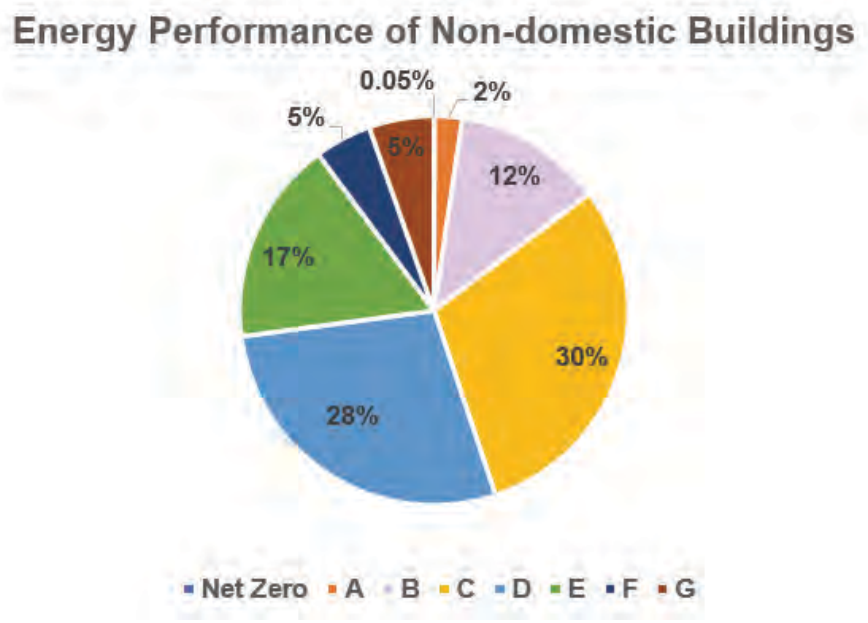
Non-domestic Buildings

7.3.5 The updated statistics for the energy performance of non-domestic buildings in the city are shown in the table and graph below. Whilst there is not as significant changes to the overall building numbers in comparison to domestic buildings, there are similar trends in energy performance with the majority of non-domestic buildings graded C and D, and 27% of non-domestic buildings in the lower grades E-G.

Table 34 Energy Performance of Non-Domestic Buildings

Energy Performance of Non-Domestic Buildings (Grade)	2022/23	2023/24	2024/25	Change
Net Zero	2	2	**4**	**+2**
A	129	135	**166**	**+31**
B	636	703	**893**	**+190**
C	1,724	1,884	**2,170**	**+286**
D	1,752	1,835	**2,023**	**+188**
E	1,095	1,133	**1,223**	**+90**
F	333	336	**342**	**+6**
G	377	382	**389**	**+7**

Figure 14 Energy Performance of Non-domestic Buildings



7.4 Waste and Recycling

7.4.1 Waste is a key issue for Stoke-on-Trent and, within this monitoring year, the amount of municipal waste produced has increased considerably in comparison to previous years.

7.4.2 The following table specifies the municipal waste processed by the council during the monitoring year. Key figures this year are as follows:

- Compared to the previous year, the dry recycling arisings have decreased by 2%; garden and food waste arisings have decreased 34%(a subscription based service began April 2024); and general refuse arisings have increased by 1%. This has resulted in a total decrease of increase of 3% across all municipal waste arisings compared to 2023/24.
- Residual waste from households, however, has increased from 540kg per household in 2023/24 to 547kg per household.

Table 35 Municipal Waste Arisings

Waste Type	Amount of waste arisings (Tonnes) 2020/21	Amount of waste arisings (Tonnes) 2021/22	Amount of waste arisings (Tonnes) 2022/23	Amount of waste arisings (Tonnes) 2023/24	Amount of waste arisings (Tonnes) 2024/25
Dry recycling	20,674	23,120	21,929	23,577	**23,154**
Garden and food waste	13,005	13,595	11,742	14,303	**10,930**

Waste Type	Amount of waste arisings (Tonnes) 2020/21	Amount of waste arisings (Tonnes) 2021/22	Amount of waste arisings (Tonnes) 2022/23	Amount of waste arisings (Tonnes) 2023/24	Amount of waste arisings (Tonnes) 2024/25
General refuse	59,929	53,351	54,137	64,515	**65,332**
Total	93,609	90,066	87,808	102,395	**99,416**

7.5 Joint Waste Local Plan

7.5.1 The adopted Stoke-on-Trent and Staffordshire Waste Local Plan provides a detailed framework for implementation and monitoring of waste. The strategy sets out how Staffordshire and Stoke-on-Trent City Council manage the sustainable development of waste management facilities up to 2026. The strategy and subsequent 2018 review document are available on Staffordshire County Council website. The monitoring report is also available to view on the Staffordshire County Council website.

7.6 Flood Risk and Water Quality

7.6.1 The table below shows the most up to-date Environmental Agency (EA) objections in regards to planning applications on the basis of flood risk or water quality in Stoke-on-Trent. It should be noted that many of these issues will have been resolved before a final planning decision is made by the planning authority.

Table 36 Environment Agency Objections

	2022/23	2023/24	2024/25	Comments
Flood Risk/ Water Quality	3 applications received Environment Agency objections.	4 applications received Environment Agency objections.	0 applications received Environment Agency objections.	There were no EA objections made during this monitoring year.

7.7 Mineral Applications

7.7.1 Mineral safeguarding is supported by section 17 of the NPPF and National Planning Policy Guidance (NPPG). The PPG specifies that planning authorities should safeguard existing, planned and potential storage, handling and transport sites to:

- ensure that sites for these purposes are available should they be needed; and
- prevent sensitive or inappropriate development that would conflict with the use of sites identified for these purposes.

7.7.2 Within this monitoring year, there have been no new mineral applications.

8 Planning Obligations

8.0.1 This section provides information on the monetary contributions sought and received from developers through planning permission within this monitoring year, for the provision of infrastructure to support development in Stoke-on-Trent, and the type of infrastructure that these contributions seek to provide.

8.0.2 Section 106 of the Town and Country Planning Act 1990 enables a local planning authority to enter into a negotiated agreement – a planning obligation - to mitigate the impact of a specific development, and to make it acceptable in planning terms. The planning obligation might, for example, require the provision or contribution to a new or improved road; school; health facility; or local green infrastructure. Local planning authorities can also seek planning obligations to secure a proportion of affordable housing from residential developments.

8.0.3 During the monitoring year, the council has secured a total of **£694,066** towards infrastructure provision across the city. The table below provides a breakdown of the type of infrastructure funding has been secured for.

Table 37 Planning Obligations Secured

Infrastructure Type	Amount Secured
NHS	**£248,072**
Sports and Leisure	**£200,394**
Highways	**£133,100**
Biodiversity	**£110,000**
Monitoring Fees	**£2,500**

Table 38 Key Projects with Planning Obligations Secured

Planning Application Number	Address	Development Description	Amount Secured	Purpose
70405	Land at Scotia Road, Tunstall	Erection of 227 residential houses (Use Class C3) and 93 care at home apartments (Use Class C2)	**£662,974**	• On-site affordable housing • First Homes • Biodiversity • Highways (bus stop, controlled parking zone and toucan crossing) • NHS • Sport and leisure • Monitoring

Planning Application Number	Address	Development Description	Amount Secured	Purpose
70210	Land at Registry Street, Stoke	Erection of student accommodation comprising 202 studios and associated ancillary facilities (AMENDED SITE BOUNDARY AND DESCRIPTION)	**£21,712**	• NHS
70591	Phoenix Works, 500 King Street, Longton	Proposed change of use of the north courtyard and erection of an infill extension in the southwest corner to create 25no. residential dwellings and alterations to retail units	**£9,380**	• Sports • Monitoring

8.0.4 The table below sets out in further detail the Section 106 Agreements secured between 2021 and 2025.

Table 39 Section 106 Agreements 2021 - 2025

	2021	2022	2023	2024	2025
Negotiated	£9,764,707	£153,533	£33,073	£125,496	**£694,066**

9 Total Development Outputs

Table 40 Total Development Outputs

Year	Gross Housing Units	Employment Land (hectares)	Gross Office Floorspace (m²)	Gross Retail Floorspace (m²)
2006/07	850	11.08	3,226	3,095
2007/08	880	5.42	4,236	3,108
2008/09	675	17.59	166	6,604
2009/10	294	12.16	13,758	1,541
2010/11	583	11.98	6,241	10,717
2011/12	399	14.80	5,826	5,698
2012/13	394	2.60	3,253	1,698
2013/14	436	8.14	1,987	3,874
2014/15	647	14.05	1,231	2054
2015/16	585	49.7	43,789	3,806
2016/17	748	32.4	2,010	5,214
2017/18	738	19.56	598	8,333
2018/19	1066	6.89	688	3,290
2019/20	909	5.35	2,669	3,205
2020/21	491	3.10	-1,742	1,879
2021/22	466	4.80	1,480	-297
2022/23	548	8.79	1,139	8,605
2023/24	489	11.49	36	1,451
2024/25	**537**	**14.07**	**-2**	**2,751**
Total	**11,735**	**253.97**	**90,589**	**76,626**

10 Current Development Plan and Local Plan Progress

10.0.1 The current development plan includes the Joint Core Spatial Strategy (adopted October 2009) and the saved policies in the City of Stoke-on-Trent Plan (adopted 1993). Policies in the Core Spatial Strategy replaced a number of the saved City of Stoke-on-Trent Local Plan (adopted 1993) policies. This is set out within Appendix 6 of the Core Spatial Strategy. However, some remain in place until a new Local Plan is in place. The council has produced a list of development plan policies that are currently used in the determination of development proposals, which is available to view on the Stoke-on-Trent Core Spatial Strategy

10.0.2 There is a separate development plan for waste planning which is the Joint Waste Local Plan (adopted March 2013 and reviewed December 2018), which is available to view on the Stoke-on-Trent City Council website

10.1 Local Plan Preparation and Timetable

10.1.1 The Stoke-on-Trent Regulation 18 Draft Local Plan stage was consulted in September/October 2025 including proposed policies and site allocations. Representations are being assessed and a response will be made in preparing the Regulation 19 Publication Local Plan along with the updating of a number of evidence bases. The Publication Plan will be consulted on in 2026. The full timetable is shown below.

10.1.2 Once adopted, the Stoke-on-Trent Local Plan will become the statutory development plan for Stoke-on-Trent and will ensure that long term policies are in place to manage and meet the needs of local people and businesses for employment, housing, green space and supporting services. The new plan period will be 2020-2040 and will replace all previous policies in the Stoke-on-Trent City Plan and the Joint Core Spatial Strategy.

Table 41 Local Plan Timetable

Stage	Progress, timeframe and what it involves
Issues and Options Regulation 18 of the Town and Country (Local Planning) (England) Regulations 2012	Notification of the subject of the Local Plan and inviting representations on what the Local Plan should contain. Consultation completed June 2021.
Draft Local Plan Regulation 18 of the Town and Country (Local Planning) (England) Regulations 2012	The full Local Plan containing proposed policies and site allocations, and inviting representations thereon. Consultation completed October 2025.
Publication version of the Local Plan Regulations 19 and 20 of the Town and Country (Local Planning) (England) Regulations 2012	The full Local Plan proposed to be submitted to the Secretary of State along with a statement of representations procedure.

Stage	Progress, timeframe and what it involves
	Consultation expected August / September 2026.
Submission of the Local Plan (and supporting documents) to the Secretary of State Regulation 22 of the Town and Country (Local Planning) (England) Regulations 2012	The full Local Plan to be submitted to the Secretary of State along with supporting documents including the Sustainability Appraisal, Policies Map and representations made. Submission expected December 2026 (followed by examination in public).

1 Glossary

Affordable Housing: Housing for sale or rent, for those whose needs are not met by the market (including housing that provides a subsidised route to home ownership and/or is for essential local workers) - comprises social rented, affordable rented and intermediate housing for households whose needs are not met by the market. Social rented housing is owned and rented out to households by local authorities, private registered providers or other approved landlords. Affordable rented housing is let under similar arrangements but at 20% below local market rents. Intermediate housing comprises homes for sale and rent, and can include shared equity (shared ownership and equity loans); other low-cost homes for sale; and intermediate rent.

Air Quality Management Areas: Areas designated by local authorities because they are not likely to achieve national air quality objectives by the relevant deadlines.

Brownfield Land: See 'previously developed land'.

Climate Change: Climate change is the long-term shift in average weather patterns across the world. Since the mid-1800s, humans have contributed to the release of carbon dioxide and other greenhouse gases into the air. This causes global temperatures to rise, resulting in long-term changes to the climate.

Core Spatial Strategy: The existing, overarching development plan document for Newcastle-under-Lyme and Stoke-on-Trent. It sets out the long-term spatial vision for areas, the spatial objectives and strategic policies and proposals to deliver that vision. The Core Spatial Strategy was adopted by both Councils' in 2009 and will be replaced by the Local Plan.

Conservation Area: Areas designated as conservation areas are of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance.

Decentralised Energy: Local renewable and low-carbon energy sources.

Development Management (decision-taking): A function of the Council which considers and decides submitted planning applications against relevant planning policy and any other material considerations.

District Heat Network (DHN): A system for distributing heat generated in a centralised location, through a system of insulated pipes, for residential and commercial heating requirements.

Economic Development: Development that generates jobs and economic growth. This can include industrial uses, warehousing, offices, retail and leisure.

Employment Generating Uses: All business use classes, as defined under Use Class Order (E(g)(ii) and (iii): Research and Minor Industrial; B2: General Industrial; and B8: Storage and Distribution), and closely related sui generis uses are considered to be employment generating uses. Other use classes (E(g)(i): Office; E(a): Retail; and sui

generis uses related to retail and leisure) are also employment generating but, in locational terms, should be considered in the context of appropriate policy guidance relating to these town centre uses.

Evidence Base: Up-to-date and relevant studies, data, information and analysis on the economic, social and environmental characteristics and prospects of the area to inform and support the preparation of the Local Plan.

Greenfield Land: Land that has not previously been developed (see entry for 'previously developed land'). This includes land currently or last used for agriculture and forestry, and private garden land.

Heritage Asset: A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage assets include designated heritage assets, such as Scheduled Ancient Monuments, Listed Buildings; Registered Park and Gardens; Registered Battlefields; or Conservation Areas; as well as, assets identified by the local planning authority (including local listing).

Local Plan: The Local Plan is being prepared by the city council to guide future development in the area.

Local Planning Authority: The public authority whose duty it is to carry out specific planning functions for a particular area, such as creating planning policies or deciding planning applications. Stoke-on-Trent City Council is the local planning authority for the area.

Monitoring: Involves the collection and analysis of data and statistics to understand how patterns of development are changing. An example of this is the collection of housebuilding statistics. Monitoring data can show how effective planning policies are in influencing development. Such information is reported by local planning authorities in their Authority Monitoring Report (AMR).

National Planning Policy Framework (NPPF): The Government's planning policies for England, which provide a policy framework that sets the parameters under which Local Plans and Neighbourhood Plans should be prepared, and decisions on planning applications should be made.

National Planning Practice Guidance (NPPG/PPG): The Government's more detailed online guidance on national planning policies, which adds further detail to the NPPF.

Neighbourhood Plans: Development plan documents which can be prepared by local communities, such as neighbourhood forums, business forums or parish and town councils. Neighbourhood Plans must conform to the strategic development priorities of the Local Plan but can shape and direct local development within their neighbourhood area.

Open Space: Space of public value, including not just land, but also areas of water (such as rivers, canals, lakes and reservoirs) which offer important opportunities for sport and recreation and can act as a visual amenity.

Out of Centre: A location which is neither within, nor on the edge of, a town centre.

Previously Developed Land: Land which is, or was, occupied by a permanent structure. This excludes land occupied by agricultural or forestry buildings, restored land previously used for minerals extraction or landfill, and private residential gardens.

Renewable and Low Carbon Energy: 'Renewable' covers sources of energy that occur naturally and repeatedly; for example wind, water, sun and also biomass and geothermal heat from below the ground - includes energy for heating and cooling, as well as generating electricity. Low carbon technologies are those that can help reduce emissions (compared to conventional use of fossil fuels).

Statement of Community Involvement (SCI): A document adopted by a local planning authority which describes how the public, businesses, and interest groups within a local authority area can get involved in plan-making and the decision-taking.

Sui Generis: Latin phrase, translating to 'of its own kind', that is used in planning to describe property and land uses that do not fall under any of the defined planning use classes.

Sustainable Development: Development which contributes to meeting the long term economic and social needs of the community, whilst balancing this against the need to avoid creating an unacceptable long-term impact on the environment.

Sustainable Transport: Any efficient, safe and accessible means of transport with overall low impact on the environment, including walking and cycling, low and ultra-low emission vehicles, car sharing and public transport.

Town Centre: References to town centres or centres apply to city centres, town centres and local centres, but exclude small parades of shops of purely neighbourhood significance.

Unitary Authority: A local government authority with responsibility for all local government functions in that area.

Use Class: Planning use classes essentially categorise different types of property and land by use (e.g. industrial; storage and distribution; residential; commercial, business and service; local community uses etc.) Use Classes are defined in legislation under the Town and Country Planning (Use Classes) Order 1987 and Town and Country Planning (Use Classes) (Amendment) (England) Regulations 2020.

2 Five Year Housing Land Supply

Table 42 Five Year Housing Land Supply 2025-2030

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
01285E	53385	Land adjacent to Wren View, Normacot, Stoke-on-Trent, ST3 4SZ	Greenfield	2	0	0	0	0	2
09458	60447	Land adjacent to 658, Lightwood Road, Lightwood.	Brownfield	1	0	0	0	0	1
10161	52824	6 - 8 Hartshill Road, Hartshill, ST4 7QU	Brownfield	2	0	0	0	0	2
10182	53089	Land at, Elstree Grove, Birches Head, Stoke On Trent, ST1 6UB	Greenfield	2	0	0	0	0	2
10266	53827	17 - 19 High Street, Tunstall, ST6 5TE	Brownfield	4	0	0	0	0	4
10313	53910	Former Primitive Methodist Church, St Michaels Road, Pittshill, ST6 6LE	Brownfield	8	0	0	0	0	8
10388	52839	Land at, North Staffordshire Royal Infirmary, Princes Road / Queens Road,	Brownfield	0	0	20	40	40	100

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Hartshill, Stoke on Trent							
10389	51841	Land at, Central Outpatients/Central Pathology Laboratory, Thornburrow Drive, Hartshill, Stoke-on-Trent	Brownfield	0	0	20	40	9	69
10830	66131	Chatterley Farm, Bemersley Road, Ball Green, Stoke-on-Trent, ST6 8UL	Greenfield	2	0	0	0	0	2
11202	61710	Land at Broad Street / Potteries Way, Hanley, Stoke-on-Trent	Brownfield	0	0	126	0	0	126
11330	68096	Snow's Garage, 706 Leek Road, Stoke-On-Trent, ST1 3NP	Brownfield	6	5	3	0	0	14
11351	62458	32 Danehill Grove, Hanford, Stoke-on-Trent, ST4 4RE	Brownfield	2	0	0	0	0	2
11408	61450	Former Stoke-on-Trent College (Cauldon Campus), College Road,	Brownfield	0	0	337	441	0	778

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Shelton, Stoke-on-Trent, ST4 2DG							
11409	62434	Land adjacent 214 London Road and Club Street, Stoke-on-Trent ST4 5RH	Brownfield	21	0	0	0	0	21
11597	68196	Cliffe Vale Inn, 26 Shelton Old Road, Stoke, Stoke-on-Trent, ST4 7RY	Brownfield	0	18	0	0	0	18
11601	68083	Land adjoining 1 Broomhill Street and 74 Knight Street, Tunstall, Stoke-on-trent, ST6 5JE	Brownfield	0	3	0	0	0	3
11617	64239	6, 8 and 10 Bagnall Street, Hanley, Stoke-On-Trent, ST1 3AD	Brownfield	0	6	0	0	0	6
11624	68012	Panorama. Gravelly Bank, Lightwood, Stoke-on-Trent, ST3 7EG	Brownfield	0	0	5	0	0	5
11626	64620	Former Atlantic Motors Limited, Leek Road, Stoke-on-Trent, ST4 2BW	Brownfield	0	9	0	0	0	9

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
11668	67436	81 Trinity Street, Hanley, Stoke-on-Trent, ST1 5NA	Brownfield	0	2	0	0	0	2
11949	63695	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	40	11	0	0	0	51
11955	64851	Former Stoke Police Station, Boothen Road, Stoke, Stoke-on-trent, ST4 4AH	Brownfield	177	0	0	0	0	174
11971	68079	15-27 Belgrave Road, Dresden, Stoke-on-Trent, ST3 4PP	Brownfield	5	6	0	0	0	5
11974	65194	12 Jasper Street, Hanley, Stoke-on-Trent, ST1 3DA	Brownfield	0	6	0	0	0	6
11976	65269	Land adjacent to 7 Clive Street, Tunstall, ST6 6DA	Brownfield	0	2	0	0	0	2
12040	63169	Land east of Woodbank Street, North of Baptist Street and west of Bournes Bank , Burslem, Stoke on Trent	Brownfield	34	0	0	0	0	34

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12055	65345	Land at 31-33 Houghton Street, Stoke-on-Trent, ST1 3BJ	Brownfield	2	0	0	0	0	2
12083	67179	24-26 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JQ	Brownfield	6	0	0	0	0	6
12087	66138	70 Stafford Street, Hanley, Stoke-on-Trent, ST1 1LU	Brownfield	1	0	0	0	0	1
12092	66439	48 Lonsdale Street, Stoke, Stoke-on-Trent, ST4 4DP	Brownfield	0	1	0	0	0	1
12093	66491	Hollybush Inn, 1 Cardwell Street, Hanley, Stoke-on-Trent, ST1 6PL	Brownfield	7	0	0	0	0	7
12105	65929	Gilberts, Shelton New Road, Stoke-on-Trent, ST4 6DS	Brownfield	12	6	4	0	0	22
12111	67449	Former Oak Tree, 907 London Road, Stoke-on-Trent, ST4 5NR	Brownfield	7	0	0	0	0	7
12313	67128	Reliance House, Hamil Road, Burslem,	Brownfield	0	9	0	0	0	9

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Stoke-on-Trent, ST6 1DP							
12315	67421	35 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JU	Brownfield	18	0	0	0	0	18
12322	67288	Land Adjacent to, 70 St John Street, Hanley, Stoke-on-Trent, ST1 2HU	Brownfield	0	4	0	0	0	4
12324	67489	136-138 Furlong Lane, Burslem, Stoke-on-Trent, ST6 3LW	Brownfield	0	4	0	0	0	4
12326	67567	Land at Godwin Way, Trent Vale, Stoke-on-Trent, ST4 6JP	Brownfield	0	5	4	0	0	9
12327	67758	221 Leek New Road, Stoke-on-Trent, ST6 2LG	Brownfield	0	1	0	0	0	1
12328	67767	Land at Minshall Street, Fenton, Stoke-on-Trent	Brownfield	0	10	0	0	0	10
12332	67798	Former STW Pumping Station site, Turnhurst Road, Stoke-on-Trent, ST7 4QR	Brownfield	1	0	0	0	0	1

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12334	67837	Land at corner of, Stoke Road and Cauldon Road, Stoke-on-Trent, ST4 2QW	Brownfield	0	8	0	0	0	8
12335	67843	Land off Meir View, Stoke-on-Trent	Brownfield	0	2	0	0	0	2
12342	68116	Land adj 10 Wren View, Normacot, Stoke-on-Trent, ST3 4SZ	Brownfield	1	0	0	0	0	1
12343	68141	Land between 69-81 King Street, Fenton, Stoke-on-Trent, ST4 3LZ	Brownfield	5	0	0	0	0	5
12345	68254	Garden land adjacent to Hazeldene, Gladstone Place, Stoke-on-Trent, ST4 5HP	Brownfield	1	0	0	0	0	1
12346	68257	Garden of 27 Grice Road, Hartshill, Stoke-on-Trent, ST4 7PJ	Brownfield	1	0	0	0	0	1
12347	68306	Land Adj 194 Ruxley Road, Bucknall,	Brownfield	0	1	0	0	0	1

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Stoke-on-Trent, ST2 9BS							
12348	68310	50 Summerville Road, Trent Vale, Stoke-on-Trent, ST4 6LS	Brownfield	1	0	0	0	0	1
12350	68333	10 Havelock Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	0	3	0	0	0	3
12354	68501	16 Burnham Street, Fenton, Stoke-on-Trent, ST4 3EX	Brownfield	0	4	0	0	0	4
12355	68526	13 Howard Place, Shelton, Stoke-on-Trent, ST1 4NN	Brownfield	0	1	0	0	0	1
12356	68700	Land adjacent to 100 Water Street, Stoke, Stoke-on-Trent, ST4 4BN	Brownfield	0	1	0	0	0	1
12357	68736	18-20 Queen Street, Burslem, Stoke-on-Trent, ST6 3EG	Brownfield	0	6	0	0	0	6
12358	68891	Land adj. to 88 Lowther Street, Hanley, Stoke-on-Trent, ST1 5JF	Brownfield	0	4	0	0	0	4

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12360	66730	206 Waterloo Road, Stoke-on-Trent, ST6 3HQ	Brownfield	0	1	0	0	0	1
12364	67181	128 Normacot Road, Longton, Stoke-on-Trent, ST3 1PR	Brownfield	0	1	0	0	0	1
12365	67240	39 Albion Street, Hanley, Stoke-on-Trent, ST1 1QF	Brownfield	0	7	0	0	0	7
12367	67475	77-87, Liverpool Road, Stoke, Stoke-on-Trent, ST4 1AE	Brownfield	3	0	0	0	0	3
12371	67731	27 Ladywell Road, Tunstall, Stoke-on-Trent, ST6 5DE	Brownfield	0	1	0	0	0	1
12372	67760	134 Victoria Street, Basford, Stoke-on-Trent, ST4 6HD	Brownfield	0	-1	0	0	0	-1
12375	67910	43-49 Market Place, Burslem, Stoke-on-Trent, ST6 3AG	Brownfield	0	4	0	0	0	4
12376	67955	27 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JU	Brownfield	0	2	0	0	0	2
12387	68391	32 Market Place, Burslem, Stoke-on-Trent, ST6 4AT	Brownfield	1	0	0	0	0	1

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12394	68091	12-16 Town Road, Hanley, Stoke-on-Trent, ST1 2JQ	Brownfield	0	18	0	0	0	18
12395	67087	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	40	40	19	0	0	99
12398	67419	Land rear of the former Norton Arms, Endon Road, Norton-in-the-Moors, Stoke-on-Trent	Brownfield	0	5	5	2	2	10
12399	68621	Trentham Fields, New Inn Lane, Trentham, Stoke on Trent, ST4 8EX	Greenfield	20	2	0	0	0	22
12400	69103	49 McGough Street, Tunstall, Stoke-on-Trent, ST6 5DJ	Brownfield	0	10	0	0	0	10
12401	65935	Land adjacent Belgrave House, Belgrave Avenue, Longton, Stoke-on-Trent, ST3 4PJ	Brownfield	0	1	0	0	0	1
12405	68598	Hamil House, Hamil Road, Burslem, Stoke-on-Trent, ST6 1AQ	Brownfield	0	5	3	0	0	8

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12406	68645	130 High Street, Tunstall, ST6 5XX	Brownfield	0	9	0	0	0	9
12407	68677	Former Joinery Workshop, Ford Green Farm, Spragg House Lane, Stoke-on-Trent, ST6 8DX	Brownfield	0	4	0	0	0	4
12408	68682	2A Havelock Place & 2 Grove Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	5	0	0	0	0	5
12409	68725	21 Trinity Street, Hanley, Stoke-on-Trent, ST1 5LA	Brownfield	0	1	0	0	0	1
12410	68739	Land at School Street, Stoke-on-Trent.	Brownfield	0	8	0	0	0	8
12412	68888	Land Off, Sheaf Street, Stoke-on-Trent, ST1 4LJ	Greenfield	0	2	0	0	0	2
12413	68954	Lightwood Tavern, 581 Lightwood Road, Lightwood, Stoke-on-Trent, ST3 7EL	Brownfield	0	1	0	0	0	1
12414	68989	Former Brindleys Lock, Silverstone Crescent, Packmoor,	Brownfield	5	2	0	0	0	7

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Stoke-on-Trent, ST6 6XA							
12415	68992	17 Station Street, Longport, Stoke-on-Trent, ST6 4ND	Brownfield	2	0	0	0	0	2
12416	69017	39 Dean Street, Bucknall, Stoke-on-Trent, ST2 8LA	Brownfield	1	0	0	0	0	1
12417	69031	The White Hart, 13 Westport Road, Burslem, Stoke-on-Trent, ST6 4AH	Brownfield	7	0	0	0	0	7
12418	69101	48 Malthouse Road, Bucknall, Stoke-on-Trent, ST2 9HY	Brownfield	0	2	0	0	0	2
12421	70059	Land at Wilson Road, Hanford, Stoke-on-Trent	Brownfield	0	1	0	0	0	1
12424	70313	16-18 St Johns Square, Burslem, Stoke-on-Trent, ST6 3AJ	Brownfield	0	1	0	0	0	1
12427	68603	29 Manor Street, Fenton, Stoke-on-Trent, ST4 2PT	Brownfield	0	2	0	0	0	2
12437	69053	Victoria Road Methodist Church,	Brownfield	1	0	0	0	0	1

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Victoria Road, Fenton, Stoke-on-Trent							
12439	69131	29 Marsh Street South, Hanley, Stoke-on-Trent, ST1 1JA	Brownfield	1	0	0	0	0	1
12446	70199	357 Sneyd Street, Cobridge, Stoke-on-Trent, ST6 2NL	Brownfield	0	1	0	0	0	1
12448	70269	32 Station Street, Longport, Stoke-on-Trent, ST6 4NA	Brownfield	1	0	0	0	0	1
12449	70339	201 London Road, Stoke-on-Trent, ST4 5RW	Brownfield	1	0	0	0	0	1
12450	68498	Crown Works, The Strand, Longton, Stoke-on-Trent	Brownfield	0	59	0	0	0	59
12451	70467	Abbey Hulton Clinic, Leek Road, Stoke-on-Trent, ST2 8BP	Brownfield	0	12	0	0	0	12
12452	68593	The Jester, Biddulph Road, Chell, Stoke-on-Trent, ST6 6TR	Brownfield	5	3	0	0	0	8
12454	70161	Land at Kimberley Street, Goms Mill,	Brownfield	0	5	1	0	0	6

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Stoke-on-Trent, ST3 2QY							
12457	70502	Land at Knypersley Road, Stoke-on-Trent	Brownfield	0	1	0	0	0	1
12458	70506	32 Edgeware Street, Cobridge, Stoke-on-Trent, ST1 5JT	Brownfield	0	1	0	0	0	1
12461	70212	83 Stoke Road, Shelton, Stoke-on-Trent, ST4 2QH	Brownfield	1	0	0	0	0	1
12466	70280	Office 3, Enterprise Chambers, 276 Furlong Road, Tunstall, Stoke-on-Trent, ST6 5UN	Brownfield	0	4	0	0	0	4
12467	70330	Knave of Clubs, 468 Chell Heath Road, Chell Heath, Stoke-on-Trent, ST6 6QD	Brownfield	0	6	0	0	0	6
12471	70576	94-96 The Strand, Longton, Stoke-on-Trent, ST3 2PD	Brownfield	0	2	0	0	0	2
12473	68349	Land at Old Hall Street, Charles Street, Birch Terrace and Gilman Place,	Brownfield	0	0	139	153	0	292

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
		Hanley, Stoke-on-Trent, ST1 2AT							
12475	70427	Staffordshire University, Land off Lordship Lane, Stoke-on-Trent, ST4 2YJ	Brownfield	0	0	-5	0	0	-5
12476	67346	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Brownfield	174	0	0	0	0	174
12477	70210	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Brownfield	202	0	0	0	0	202
12478	70405	Land at Scotia Road, Tunstall, Stoke-on-Trent, ST6 4HG	Brownfield	0	0	20	40	40	100
12479	71149	Hanley Police Station, Bethesda Street, Hanley, Stoke-on-Trent, ST1 3DE	Brownfield	218	0	0	0	0	218
12480	70369	19-25 Pall Mall, Hanley, Stoke-on-Trent, ST1 1EB	Brownfield	0	12	0	0	0	12
12481	70591	500 King Street, Stoke-on-Trent, ST3 1EZ	Brownfield	0	25	0	0	0	25

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12483	69056	Land off Charsley Place, Blurton, Stoke-on-Trent	Brownfield	0	2	0	0	0	2
12484	69075	Land adjacent to 48 Sprink Bank Road, Chell, Stoke on Trent, ST6 6HZ	Greenfield	4	4	0	0	0	8
12485	69996	Land off Oak Street, Northwood, Stoke-on-Trent, ST1 2NW	Greenfield	0	4	0	0	0	4
12488	70550	Land Off Grove Road, Grove Road, Stoke-on-Trent, ST4 4LH	Brownfield	0	5	0	0	0	5
12490	70627	First and Second Floors, 12-14 Percy Street, Hanley, Stoke-on-Trent, ST1 1NE	Brownfield	0	3	0	0	0	3
12491	70703	1 Marychurch Road, Bucknall, Stoke-on-Trent, ST2 9BJ	Brownfield	0	2	0	0	0	2
12494	70735	Ball Green Farm, 40 Gorsey Bank, Ball Green, Stoke-on-Trent, ST6 8AR	Brownfield	0	1	0	0	0	1
12496	70830	30 Stanley Road, Hartshill, Stoke-on-Trent, ST4 7PN	Brownfield	0	1	0	0	0	1

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12497	70833	Fairoaks, 52 Fowlers Lane, Baddeley Edge, Stoke-on-Trent, ST2 7NB	Brownfield	0	1	0	0	0	1
12498	70851	Land adj. to 6 Sandwell Place, Lightwood, Stoke-on-Trent, ST3 7HW	Brownfield	0	1	0	0	0	1
12499	70870	Land on corner of Westport Road and Federation Road, Stoke-on-Trent, ST6 4JG	Greenfield	0	5	2	0	0	7
12500	70885	Land between 26-32 Norman Avenue, Tunstall, Stoke-on-Trent, ST6 7HD	Brownfield	0	2	0	0	0	2
12501	70889	Land off, Fowler's Lane, Light Oaks, ST2 7NB	Greenfield	1	0	0	0	0	1
12502	70891	545-547 High Lane, Burslem, Stoke-on-Trent, ST6 7EP	Brownfield	1	0	0	0	0	1
12504	71228	11 Snow Hill, Shelton, Stoke-on-Trent, ST1 4LU	Brownfield	0	8	0	0	0	8

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12505	71316	74 Sun Street, Shelton, Stoke-on-Trent, ST1 4JR	Brownfield	0	1	0	0	0	1
12507	70321	Victoria House, Victoria Square, Hanley, Stoke-on-Trent, ST1 4JH	Brownfield	0	1	0	0	0	1
12508	70589	81 Weston Road, Weston Coyney, Stoke-on-Trent, ST3 6AJ	Brownfield	0	1	0	0	0	1
12514	70896	Palace Chambers, 21 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JW	Brownfield	2	0	0	0	0	2
12515	70997	Victoria Guest House, 4 Roundwell Street, Tunstall, Stoke-on-Trent, ST6 5JJ	Brownfield	0	1	0	0	0	1
12517	71183	Byron Court, 11-13 Regent Road, Hanley, Stoke-on-Trent, ST1 3BT	Brownfield	0	1	0	0	0	1
12520	71212	2 Commerce Street, Longton, Stoke-on-Trent, ST3 1NH	Brownfield	2	0	0	0	0	2

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12521	71229	Former Wedgwood House Printing Works/Greenhead Works, Wedgwood Place, Burslem, Stoke-on-Trent, ST6 4EJ	Brownfield	1	0	0	0	0	1
12522	71269	Rowan Lodge, George Steele Avenue, Bucknall, Stoke-on-Trent, ST2 8PA	Brownfield	0	1	0	0	0	1
12523	71290	74 Duke Street, Fenton, Stoke-on-Trent, ST4 3BL	Brownfield	1	0	0	0	0	1
12526	71373	27 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JU	Brownfield	0	1	0	0	0	1
12529	66664	Chicago Rock Cafe, Foundry Street, Hanley, Stoke-on-Trent, ST1 5HE	Brownfield	0	56	0	0	0	56
12532	70573	25 Birch Terrace, Hanley, Stoke-on-trent, ST1 3JN	Brownfield	0	5	0	0	0	5

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
12534	71125	35 Liverpool Road, Stoke-on-Trent, ST4 1AW	Brownfield	0	2	0	0	0	2
12539	71617	23 Boughey Road, Stoke on Trent, ST4 2BN	Brownfield	1	0	0	0	0	1
12540	71618	587 High Lane, Burslem, Stoke-on-Trent, ST6 7EP	Brownfield	2	0	0	0	0	2
12541	71651	18 Town Road, Hanley, Stoke-on-Trent, ST1 2JQ	Brownfield	0	2	0	0	0	2
12544	71500	TRENTSIDE MANOR CARE HOME, 185 Endon Road, Norton, Stoke-on-Trent, ST6 8PA	Brownfield	0	5	0	0	0	5
9050B	44864	Former Eagle Pottery, Ivy House Road	Brownfield	22	0	0	0	0	22
9760/ CFS19/ 499	57901	Land off, Chessington Crescent, Trentham	Greenfield	40	40	26	0	0	106
172	N/A	Edensor Technology School, Edensor Road, Longton	Brownfield	0	20	40	40	40	140
415	N/A	Mitchell High School, Bucknall, Stoke on Trent, ST2 9EY	Brownfield	0	0	20	40	40	100

Land Av Reference / SHELAA Number	Planning Application Reference	Site Address	Is the site greenfield or brownfield?	Year 1 Deliverable	Year 2 Deliverable	Year 3 Deliverable	Year 4 Deliverable	Year 5 Deliverable	1-5 years Deliverable Supply
494	N/A	School, Wellfield Road, Bentilee	Brownfield	0	0	64	53	0	117
743	N/A	Stoke Car Park and Depot, Booth Street, Stoke	Brownfield	0	0	20	30	27	77

3 Housing Applications

Key:

- NB – New Build
- CU – Change of use
- DC - Dwelling Conversion
- C - Complete
- UC - Under Construction

Table 43 Housing Applications

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Abbey Hulton	2 Grantham Place, Abbey Hulton, Stoke-on-Trent, ST2 8BU	Brownfield	70412	NB	2	2	3B House	2	C
Baddeley, Milton & Norton	Land off, Fowler's Lane, Light Oaks, ST2 7NB	Greenfield	70889	NB	1	0	3B House	1	UC
Baddeley, Milton & Norton	132b Knypersley Road, Norton, Stoke-on-Trent, ST6 8JD	Brownfield	71298	CU	1	1	1B Flat	1	C
Baddeley, Milton & Norton	68 Whitfield Road, Ball Green, Stoke-on-Trent, ST6 8AH	Brownfield	70859	CU	1	1	3B House	1	C
Baddeley, Milton & Norton	46 Bagnall Road, Milton, Stoke-on-Trent, ST2 7AZ	Brown field	71587	CU	2	2	1B Flat	2	C
Baddeley, Milton & Norton	Baddeley Green Post Office, 50 Baddeley Green Lane, Baddeley Green, Stoke-on-Trent, ST2 7HD	Brownfield	68057	COU	1	1	1B Flat	1	C
Basford & Hartshill	Gilberts, Shelton New Road, Stoke-on-Trent, ST4 6DS	Brownfield	65929	NB	22	0	1B Flat	10	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Basford & Hartshill	Gilberts, Shelton New Road, Stoke-on-Trent, ST4 6DS	Brownfield	65929	NB	22	0	3B House	12	UC
Basford & Hartshill	Garden of 27 Grice Road, Hartshill, Stoke-on-Trent, ST4 7PJ	Brownfield	68257	NB	1	0	2B House	1	UC
Bentilee, Ubberley & Townsend	24 Theodore Road, Bucknall, Stoke-on-Trent, ST2 9HG	Brownfield	68746	NB	1	0	3B House	-1	UC
Bentilee, Ubberley & Townsend	24 Theodore Road, Bucknall, Stoke-on-Trent, ST2 9HG	Brownfield	68746	NB	1	0	3B House	1	UC
Bentilee, Ubberley & Townsend	39 Dean Street, Bucknall, Stoke-on-Trent, ST2 8LA	Brownfield	69017	NB	1	0	4B+ House	1	UC
Boothen	Garden land adjacent to Hazeldene, Gladstone Place, Stoke-on-Trent, ST4 5HP	Brownfield	68254	NB	1	0	4B+ House	1	UC
Boothen	201 London Road, Stoke-on-Trent, ST4 5RW	Brownfield	70339	CU	1	0	1B Flat	1	UC
Boothen	Land adjacent 214 London Road and	Brownfield	62434	NB	21	0	Student	21	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
	Club Street, Stoke-on-Trent ST4 5RH								
Bradeley & Chell Heath	Land adjacent to 48 Sprink Bank Road, Chell, Stoke on Trent, ST6 6HZ	Greenfield	69075	NB	8	0	3B House	8	UC
Bradeley & Chell Heath	Land off Chell Heath Road, Chell Heath, Stoke-on-Trent	Brownfield	64571	NB	113	113	1B Flat - Supported Living	113	C
Bradeley & Chell Heath	Land adjacent to 48 Sprink Bank Road, Chell, Stoke-on-Trent, ST6 6HZ	Greenfield	65952	NB	4	0	4B+ House	4	UC
Bucknall & Eaton Park	Cambridge House, 124 Werrington Road, Bucknall, Stoke-on-Trent, ST2 9AJ	Brownfield	69998	CU	1	1	Children's Home	1	C
Burslem	Former Wedgwood House Printing Works/Greenhead Works, Wedgwood Place, Burslem, Stoke-on-Trent, ST6 4EJ	Brownfield	71229	CU	1	0	3B Flat	1	UC
Burslem	237a - 239 Newcastle Street, Middleport,	Brownfield	65816	COU	1	0	COU Loss	-1	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
	Stoke-on-Trent, ST6 3QW								
Burslem	237a - 239 Newcastle Street, Middleport, Stoke-on-Trent, ST6 3QW	Brownfield	65816	COU	1	0	HMO	1	UC
Burslem	Ye Olde Smithy, 54-56 Moorland Road, Burslem, Stoke-on-Trent, ST6 1DT	Brownfield	65232	CU	5	5	2B Flat	1	C
Burslem	Ye Olde Smithy, 54-56 Moorland Road, Burslem, Stoke-on-Trent, ST6 1DT	Brownfield	65232	CU	5	5	1B Flat	4	C
Burslem	The White Hart, 13 Westport Road, Burslem, Stoke-on-Trent, ST6 4AH	Brownfield	69031	CU	7	0	1B Flat	7	UC
Burslem	39 Queen Street, Burslem, Stoke-on-Trent, ST6 3EH	Brownfield	68476	COU	1	1	1B Flat	1	C
Burslem	32 Market Place, Burslem, Stoke-on-Trent, ST6 4AT	Brownfield	68391	COU	1	0	HMO	1	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Burslem	17 Station Street, Longport, Stoke-on-Trent, ST6 4ND	Brownfield	68992	CU	2	0	1B Flat	2	UC
Burslem	32 Station Street, Longport, Stoke-on-Trent, ST6 4NA	Brownfield	70269	CU	1	0	1B Flat	1	UC
Burslem	Land east of Woodbank Street, North of Baptist Street and west of Bournes Bank , Burslem, Stoke on Trent	Brownfield	63169	NB	43	9	3B House	14	UC
Burslem	Land east of Woodbank Street, North of Baptist Street and west of Bournes Bank , Burslem, Stoke on Trent	Brownfield	63169	NB	43	9	2B House	20	UC
Burslem	Land east of Woodbank Street, North of Baptist Street and west of Bournes Bank , Burslem, Stoke on Trent	Brownfield	63169	NB	43	9	3B House	3	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Burslem	Land east of Woodbank Street, North of Baptist Street and west of Bournes Bank , Burslem, Stoke on Trent	Brownfield	63169	NB	43	9	2B House	6	C
Burslem	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	63695	NB	216	165	1B House	12	C
Burslem	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	63695	NB	216	165	2B House	30	C
Burslem	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	63695	NB	216	165	3B House	12	C
Burslem	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	63695	NB	216	165	4B+ House	1	UC
Burslem	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	63695	NB	216	165	3B House	23	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Burslem	Former Royal Doulton Works, Nile Street, Burslem, Stoke-on-Trent	Brownfield	63695	NB	216	165	2B House	10	UC
Burslem Park	Flat 1 First Floor, 83 High Lane, Burslem, Stoke-on-Trent, ST6 7DF	Brownfield	71329	CU	-1	0	1B Flat	-1	C
Dresden & Florence	15-27 Belgrave Road, Dresden, Stoke-on-Trent, ST3 4PP	Brownfield	68079	NB	5	0	2B Flat	3	UC
Dresden & Florence	15-27 Belgrave Road, Dresden, Stoke-on-Trent, ST3 4PP	Brownfield	68079	NB	5	0	1B Flat	2	UC
Dresden & Florence	8-10 Carlisle Street, Longton, Stoke-on-Trent, ST3 4HL	Brownfield	68969	CU	2	2	1B Flat	2	C
Etruria & Hanley	Hanley Police Station, Bethesda Street, Hanley, Stoke-on-Trent, ST1 3DE	Brownfield	71149	CU	218	0	Student	218	UC
Etruria & Hanley	Palace Chambers, 21 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JW	Brownfield	70896	CU	7	0	Student Accommodation	7	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Etruria & Hanley	69A Lichfield Street, Hanley, Stoke-on-trent, ST1 3EA	Brownfield	71543	CU	0	0	COU Loss	-1	C
Etruria & Hanley	29 Marsh Street South, Hanley, Stoke-on-Trent, ST1 1JA	Brownfield	69131	CU	1	0	HMO	1	UC
Etruria & Hanley	4 Portland Street, Hanley, Stoke-on-Trent, ST1 5HZ	Brownfield	64267	CU	1	1	2B House	1	C
Etruria & Hanley	70 Stafford Street, Hanley, Stoke-on-Trent, ST1 1LU	Brownfield	66138	CU	1	0	1B Flat	1	UC
Etruria & Hanley	24-26 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JQ	Brownfield	67179	COU	6	0	1B Flat	6	UC
Etruria & Hanley	35 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JU	Brownfield	67421	COU	18	0	1B Flat	18	UC
Etruria & Hanley	32-38, Piccadilly, Hanley, Stoke-on-Trent, ST1 1EG	Brownfield	66975	COU	12	12	1B Flat	10	C
Etruria & Hanley	32-38, Piccadilly, Hanley, Stoke-on-Trent, ST1 1EG	Brownfield	66975	COU	12	12	2B Flat	2	C
Etruria & Hanley	6, 8 and 10 Bagnall Street, Hanley, Stoke-On-Trent, ST1 3AD	Brownfield	64239	CU	6	0	4B House	1	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Etruria & Hanley	6, 8 and 10 Bagnall Street, Hanley, Stoke-On-Trent, ST1 3AD	Brownfield	64239	CU	6	0	1B Flat	5	UC
Etruria & Hanley	2A Havelock Place & 2 Grove Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	68682	NB	7	0	1B Flat	7	UC
Etruria & Hanley	Hanley Police Station, Bethesda Street, Hanley, Stoke-on-Trent, ST1 3DE	Brownfield	68059	COU	161	0	Student	161	UC
Fenton East	75 Vivian Road, Fenton, Stoke-on-Trent, ST4 3JG	Brownfield	71147	DC	2	2	Dwelling Loss	-1	C
Fenton East	17-19 Victoria Road, Fenton, Stoke-on-Trent, ST4 2HE	Brownfield	68870	CU	3	3	1B Flat	3	C
Fenton East	75 Vivian Road, Fenton, Stoke-on-Trent, ST4 3JG	Brownfield	71147	DC	2	2	1B Flat	2	C
Fenton East	Land between 69-81 King Street, Fenton, Stoke-on-Trent, ST4 3LZ	Brownfield	68141	NB	5	0	2B Flat	1	UC
Fenton East	Land between 69-81 King Street, Fenton,	Brownfield	68141	NB	5	0	1B Flat	4	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
	Stoke-on-Trent, ST4 3LZ								
Fenton West & Mount Pleasant	80 Duke Street, Fenton, Stoke-on-Trent, ST4 3BL	Brownfield	70866	CU	1	1	COU Loss	-1	C
Fenton West & Mount Pleasant	74 Duke Street, Fenton, Stoke-on-Trent, ST4 3BL	Brownfield	71290	CU	1	0	3B House	1	UC
Fenton West & Mount Pleasant	Victoria Road Methodist Church, Victoria Road, Fenton, Stoke-on-Trent	Brownfield	69053	CU	1	0	HMO	1	UC
Fenton West & Mount Pleasant	Land at Minshall Street, Fenton, Stoke-on-Trent	Brownfield	67767	NB	10	0	1B Flat	9	UC
Fenton West & Mount Pleasant	Land at Minshall Street, Fenton, Stoke-on-Trent	Brownfield	67767	NB	10	0	2B Flat	1	UC
Fenton West & Mount Pleasant	13 Ramsey Street, Mount Pleasant, Stoke-on-Trent, ST4 4JW	Brownfield	68815	DC	1	1	COU Loss	-1	C
Fenton West & Mount Pleasant	13 Ramsey Street, Mount Pleasant, Stoke-on-Trent, ST4 4JW	Brownfield	68815	DC	1	1	Children's Home	1	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Fenton West & Mount Pleasant	80 Duke Street, Fenton, Stoke-on-Trent, ST4 3BL	Brownfield	70866	CU	1	1	Children's Home	1	C
Fenton West & Mount Pleasant	13-15 Jesse Austin Avenue, Stoke-on-Trent, ST4 2PW	Brownfield	68482	DC	1	1	3B House	-2	C
Fenton West & Mount Pleasant	13-15 Jesse Austin Avenue, Stoke-on-Trent, ST4 2PW	Brownfield	68482	DC	1	1	4B+ House	1	C
Great Chell & Packmoor	Former STW Pumping Station site, Turnhurst Road, Stoke-on-Trent, ST7 4QR	Brownfield	67798	NB	1	0	3B House	1	UC
Great Chell & Packmoor	The Jester, Biddulph Road, Chell, Stoke-on-Trent, ST6 6TR	Brownfield	68593	NB	8	0	2B House	4	UC
Great Chell & Packmoor	Land off, Biddulph Road, Chatterley Whitfield, Stoke-on-Trent	Greenfield	65856	NB	157	157	3B House	2	C
Great Chell & Packmoor	Former Brindleys Lock, Silverstone Crescent, Packmoor, Stoke-on-Trent, ST6 6XA	Brownfield	68989	NB	7	0	4B House	4	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Great Chell & Packmoor	Former Brindleys Lock, Silverstone Crescent, Packmoor, Stoke-on-Trent, ST6 6XA	Brownfield	68989	NB	7	0	3B House	3	UC
Great Chell & Packmoor	Chatterley Farm, Bemersley Road, Ball Green, Stoke-on-Trent, ST6 8UL	Greenfield	66131	CU	2	0	4B House	1	UC
Great Chell & Packmoor	Chatterley Farm, Bemersley Road, Ball Green, Stoke-on-Trent, ST6 8UL	Greenfield	66131	CU	2	0	1B Flat	1	UC
Hanford, Newstead & Trentham	Trentham Fields, New Inn Lane, Trentham, Stoke on Trent, ST4 8EX	Greenfield	68621	NB	46	24	4B+ House	24	C
Hanford, Newstead & Trentham	Trentham Fields, New Inn Lane, Trentham, Stoke on Trent, ST4 8EX	Greenfield	68621	NB	46	24	4B+ House	22	UC
Hanford, Newstead & Trentham	Land off, Chessington Crescent, Trentham	Greenfield	57901	NB	227	121	4B House	5	UC
Hanford, Newstead & Trentham	Land off, Chessington Crescent, Trentham	Greenfield	57901	NB	227	121	3B House	10	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Hanford, Newstead & Trentham	Land off, Chessington Crescent, Trentham	Greenfield	57901	NB	227	121	4B House	9	C
Hanford, Newstead & Trentham	Land off, Chessington Crescent, Trentham	Greenfield	57901	NB	227	121	3B House (Affordable)	4	C
Hanford, Newstead & Trentham	Land off, Chessington Crescent, Trentham	Greenfield	57901	NB	227	121	3B House (Shared Ownership)	6	C
Hanford, Newstead & Trentham	187 Stone Road, Stoke-on-Trent, ST4 8NR	Brownfield	65941	NB	1	1	4B+ House	1	C
Hanley Park Joiner's Square & Shelton	Former Atlantic Motors Limited, Leek Road, Stoke-on-Trent, ST4 2BW	Brownfield	64620	NB	9	0	Student	9	UC
Hanley Park Joiner's Square & Shelton	Former Eagle Pottery, Ivy House Road	Brownfield	44864	NB	108	86	2B Flat	3	UC
Hanley Park Joiner's Square & Shelton	Former Eagle Pottery, Ivy House Road	Brownfield	44864	NB	108	86	1B Flat	3	UC
Hanley Park Joiner's	Former Eagle Pottery, Ivy House Road	Brownfield	44864	NB	108	86	3B House	3	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Square & Shelton									
Hanley Park Joiner's Square & Shelton	Former Eagle Pottery, Ivy House Road	Brownfield	44864	NB	108	86	4B House	13	UC
Hanley Park, Joiner's Square & Shelton	82 Wellesley Street, Shelton, Stoke-on-Trent, ST1 4NW	Brownfield	70733	CU	2	2	1B Flat	2	C
Hanley Park, Joiner's Square & Shelton	46 Stoke Road, Shelton, Stoke-on-Trent, ST4 2QU	Brownfield	71124	CU	1	1	HMO	1	C
Hanley Park, Joiner's Square & Shelton	144 Boughey Road, Shelton, Stoke-on-Trent, ST4 2BB	Brownfield	71518	CU	1	0	4B+ House	-1	UC
Hanley Park, Joiner's Square & Shelton	23 Boughey Road, Stoke on Trent, ST4 2BN	Brownfield	71617	CU	1	0	2B Flat	1	UC
Hanley Park, Joiner's Square & Shelton	144 Boughey Road, Shelton, Stoke-on-Trent, ST4 2BB	Brownfield	71518	CU	1	0	1B Flat	1	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Hanley Park, Joiner's Square & Shelton	1A Ashford Street, Shelton, Stoke-on-Trent, ST4 2EH	Brownfield	69145	CU	6	6	1B Flat	6	C
Hanley Park, Joiner's Square & Shelton	1A Ashford Street, Shelton, Stoke-on-Trent, ST4 2EH	Brownfield	69145	CU	6	6	Dwelling	-1	C
Hanley Park, Joiner's Square & Shelton	2 Grove Place & 2A Havelock Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	67783	COU	2	0	Student	2	UC
Hanley Park, Joiner's Square & Shelton	2 Grove Place & 2A Havelock Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	67783	COU	2	0	Dwelling	-2	UC
Hanley Park, Joiner's Square & Shelton	Land at 31-33 Houghton Street, Stoke-on-Trent, ST1 3BJ	Brownfield	65345	NB	2	0	3B House	2	UC
Hanley Park, Joiner's Square & Shelton	71 The Parkway, Hanley, Stoke-on-Trent, ST1 3BD	Brownfield	69026	DC	1	0	HMO	-1	UC
Hanley Park, Joiner's	71 The Parkway, Hanley, Stoke-on-Trent, ST1 3BD	Brownfield	69026	DC	1	0	Children's Home	1	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Square & Shelton									
Hanley Park, Joiner's Square & Shelton	12 Jasper Street, Hanley, Stoke-on-Trent, ST1 3DA	Brownfield	65194	DC	7	0	1B Flat	4	UC
Hanley Park, Joiner's Square & Shelton	12 Jasper Street, Hanley, Stoke-on-Trent, ST1 3DA	Brownfield	65194	DC	7	0	2B Flat	3	UC
Hanley Park, Joiner's Square & Shelton	Land at junction of Nelson Place & Botteslow Street, Hanley, Stoke-on-Trent	Brownfield	66500	NB	4	4	3B House	4	C
Hanley Park, Joiner's Square & Shelton	Busy Bugs Nursery, Havelock Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	67450	COU	7	7	2B Flat	1	C
Hanley Park, Joiner's Square & Shelton	Busy Bugs Nursery, Havelock Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	67450	COU	7	7	1B Flat	6	C
Hanley Park, Joiner's Square & Shelton	Snow's Garage, 706 Leek Road, Stoke-On-Trent, ST1 3NP	Brownfield	68096	NB	14	0	2B Flat	6	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Hanley Park, Joiner's Square & Shelton	Snow's Garage, 706 Leek Road, Stoke-On-Trent, ST1 3NP	Brownfield	68096	NB	14	0	3B House	8	UC
Hanley Park, Joiner's Square & Shelton	Edinburgh House, YMCA, Harding Road, Hanley	Brownfield	48119	NB	76	76	1B Flat	40	C
Hanley Park, Joiner's Square & Shelton	Cauldon House, Caledonia Road, Shelton, Stoke-on-Trent	Brownfield	66931	NB	20	20	Student	-33	C
Hanley Park, Joiner's Square & Shelton	Cauldon House, Caledonia Road, Shelton, Stoke-on-Trent	Brownfield	66931	NB	20	20	Student	20	C
Hanley Park, Joiner's Square & Shelton	Staffordshire University, Land off Lordship Lane, Stoke-on-Trent, ST4 2YJ	Brownfield	70427	NB	288	0	Student	-293	UC
Hanley Park, Joiner's Square & Shelton	Staffordshire University, Land off Lordship Lane, Stoke-on-Trent, ST4 2YJ	Brownfield	70427	NB	288	0	Student	288	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Hanley Park, Joiner's Square & Shelton	83 Stoke Road, Shelton, Stoke-on-Trent, ST4 2QH	Brownfield	70212	CU	1	0	2B Flat	1	UC
Hanley Park, Joiner's Square & Shelton	82 Wellesley Street, Shelton, Stoke-on-Trent, ST1 4NW	Brownfield	70733	CU	2	2	3B House	-1	C
Hartshill Park & Stoke	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Brownfield	70210	NB	202	0	Student	202	UC
Hartshill Park & Stoke	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Brownfield	67346	NB	174	0	3B Flat	6	UC
Hartshill Park & Stoke	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Brownfield	67346	NB	174	0	2B Flat	69	UC
Hartshill Park & Stoke	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Brownfield	67346	NB	174	0	1B Flat	99	UC
Hartshill Park & Stoke	1 Spark Terrace, Stoke, Stoke-on-Trent, ST4 7QA	Brownfield	69111	CU	4	4	1B Flat	4	C
Hartshill Park & Stoke	Former Stoke Police Station, Boothen Road, Stoke, Stoke-on-trent, ST4 4AH	Brownfield	64851	CU	174	174	Student	174	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Hartshill Park & Stoke	54 Church Street, Stoke, Stoke-on-Trent, ST4 1BL	Brownfield	67177		2	2	1B Flat	1	C
Hartshill Park & Stoke	54 Church Street, Stoke, Stoke-on-Trent, ST4 1BL	Brownfield	67177		2	2	2B Flat	1	C
Hartshill Park & Stoke	77-87, Liverpool Road, Stoke, Stoke-on-Trent, ST4 1AE	Brownfield	67475	CU	3	0	HMO	3	UC
Hartshill Park & Stoke	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Brownfield	65044	NB	141	0	Student (Cluster)	8	UC
Hartshill Park & Stoke	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Brownfield	65044	NB	141	0	Student (Studio)	133	UC
Hartshill Park & Stoke	123-127 Church Street, Stoke, Stoke-on-Trent, ST4 1DB	Brownfield	70014	CU	2	2	2B Flat	1	C
Hartshill Park & Stoke	123-127 Church Street, Stoke, Stoke-on-Trent, ST4 1DB	Brownfield	70014	CU	2	2	1B Flat	1	C
Hartshill Park & Stoke	123-127 Church Street, Stoke, Stoke-on-Trent, ST4 1DB	Brownfield	66420	CU	19	19	1B Flat	19	C
Lightwood North & Normacot	Land adj 10 Wren View, Normacot,	Brownfield	68116	NB	1	0	4B+ House	1	UC

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
	Stoke-on-Trent, ST3 4SZ								
Lightwood North & Normacot	Taj House, 165 Star And Garter Road, Lightwood, Stoke-on-Trent, ST3 7HJ	Brownfield	70033	NB	1	0	Dwelling	-1	C
Lightwood North & Normacot	Taj House, 165 Star And Garter Road, Lightwood, Stoke-on-Trent, ST3 7HJ	Brownfield	70033	NB	1	0	4B+ House	1	UC
Little Chell & Stanfield	545-547 High Lane, Burslem, Stoke-on-Trent, ST6 7EP	Brownfield	70891	NB	1	0	4B+ House	1	UC
Little Chell & Stanfield	587 High Lane, Burslem, Stoke-on-Trent, ST6 7EP	Brownfield	71618	CU	3	0	1B Flat	3	UC
Longton & Meir Hay South	61 Market Street, Longton, Stoke-on-Trent, ST3 1BW	Brownfield	68991	CU	2	2	2B Flat	1	C
Longton & Meir Hay South	61 Market Street, Longton, Stoke-on-Trent, ST3 1BW	Brownfield	68991	CU	2	2	1B Flat	1	C
Longton & Meir Hay South	54-56 Anchor Road, Adderley Green, Stoke-on-Trent, ST3 1LH	Brownfield	65614	CU	5	5	1B Flat	5	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Longton & Meir Hay South	54-56 Anchor Road, Adderley Green, Stoke-on-Trent, ST3 1LH	Brownfield	65614	CU	5	5	1B Flat	-1	C
Longton & Meir Hay South	Land adjacent to 20 Tunnicliffe Close, Stoke-on-Trent, ST3 5LE	Greenfield	66241	NB	1	1	3B House	1	C
Longton and Meir Hay South	4-6 Market Street, Longton, Stoke-on-Trent, ST3 1BX	Brownfield	70869	CU	6	6	1B Flat	2	C
Longton and Meir Hay South	2 Commerce Street, Longton, Stoke-on-Trent, ST3 1NH	Brownfield	71212	CU	2	0	2B Flat	2	UC
Longton and Meir Hay South	4-6 Market Street, Longton, Stoke-on-Trent, ST3 1BX	Brownfield	70869	CU	6	6	2B Flat	4	C
Meir Hay North, Parkhall & Weston Coyney	127 St Marys Road, Meir Hay, Stoke-on-Trent, ST3 5DR	Brownfield	65787	NB	1	1	3B House	1	C
Meir Hay North, Parkhall & Weston	Land at Park Hall Road and Anchor Road, Stoke-on-Trent	Greenfield	65663	NB	44	44	3B House	9	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Coyney Ward									
Meir Hay North, Parkhall & Weston Coyney Ward	Land at Park Hall Road and Anchor Road, Stoke-on-Trent	Greenfield	65663	NB	44	44	4B House	5	C
Meir Hay North, Parkhall & Weston Coyney Ward	Land at Park Hall Road and Anchor Road, Stoke-on-Trent	Greenfield	65663	NB	44	44	3B House	2	C
Meir Park	Land to the west of Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	64457	NB	169	169	2B House	8	C
Meir Park	Land to the west of Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	64457	NB	169	169	3B House	14	C
Meir Park	Land to the west of Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	64457	NB	169	169	4B+ House	12	C
Meir Park	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	67087	NB	179	80	2B House	5	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Meir Park	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	67087	NB	179	80	3B House	22	C
Meir Park	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	67087	NB	179	80	4B+ House	3	C
Meir Park	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	67087	NB	179	80	2B House	2	UC
Meir Park	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	67087	NB	179	80	3B House	9	UC
Meir Park	Land to the west of, Caverswall Lane, Meir, Stoke-on-Trent	Greenfield	67087	NB	179	80	4B+ House	8	UC
Moorcroft & Sneyd Green	243 Waterloo Road, Stoke-on-Trent, ST6 2JB	Brownfield	70843	DC	1	1	3B Flat	1	C
Moorcroft & Sneyd Green	114 Milton Road, Sneyd Green, Stoke-on-Trent, ST1 6HD	Brownfield	71210	CU	1	0	COU Loss	-1	UC
Moorcroft & Sneyd Green	Land Adjacent to 9 Stanway Avenue, Stoke-on-Trent, ST6 2LP	Brownfield	66960	NB	2	2	3B House	2	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Moorcroft & Sneyd Green	Land at Sneyd Street, Stoke-On-Trent, ST6 2NS	Brownfield	62711	NB	16	0	1B Flat	16	UC
Moorcroft & Sneyd Green	114 Milton Road, Sneyd Green, Stoke-on-Trent, ST1 6HD	Brownfield	71210	CU	1	0	Children's Home	1	UC
Moorcroft & Sneyd Green	243 Waterloo Road, Stoke-on-Trent, ST6 2JB	Brownfield	70843	DC	1	1	COU Loss	-1	C
Penkhull & Springfields	Land at Godwin Way, Stoke-on-Trent	Brownfield	68352	NB	41	41	Care Home	41	C
Penkhull & Springfields	Land north of 453 Newcastle Road, Trent Vale, Stoke-on-Trent, ST4 6PE	Brownfield	68414	NB	12	12	1B Flat	12	C
Penkhull & Springfields	Land at former St Peters High School, Queens Road, Stoke On Trent	Brownfield	65020	NB	60	60	2B House	4	C
Penkhull & Springfields	Land at former St Peters High School, Queens Road, Stoke On Trent	Brownfield	65020	NB	60	60	3B House	10	C
Penkhull & Springfields	Land at former St Peters High School, Queens Road, Stoke On Trent	Brownfield	65020	NB	60	60	4B+ House	6	C

Ward	Site Address	Is the site greenfield or brownfield?	Planning Application Reference	Development Type	Number of Units Approved	Total Number of Dwelling Completions	Housing Type	Number of Dwellings C or UC 24/25	Status
Tunstall	Land adjacent to 7 Clive Street, Tunstall, ST6 6DA	Brownfield	65269	NB	2	0	3B House	2	UC

4 Employment, Office, Retail, Leisure and Other Applications

Key:

- C – Complete
- UC – Under Construction
- Use Class - Please refer to the Use Class Order.

Table 44 Employment, Office, Retail, Leisure and Other Applications

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Abbey Hulton	4-10, Newhouse Road, Stoke-on-Trent, ST2 8BJ	Brownfield	Internal alterations to form single retail unit and external alterations including installation of new secure shop frontage and signage.	68164	UC	55	55	Gain
Abbey Hulton	Carmountside Primary Academy, Woodhead Road, Abbey Hulton, Stoke-on-Trent, ST2 8DJ	Brownfield	Erection of single storey extensions along with 2.4m high paladin fencing	71570	UC	83	83	Gain
Abbey Hulton	Abbey Hill School & Performing Arts College, Greasley Road, Abbey Hulton, Stoke-on-Trent, ST2 8LG	Brownfield	Erection of a new two storey SEND school, creation of a MUGA, a habitat area, associated car and cycle parking, landscaping, amenity areas, plant and other associated works	68222	C	2076	-688	Loss
Baddeley, Milton & Norton	17 Millrise Road, Milton, Stoke-on-Trent, ST2 7BN	Brownfield	First floor side extension and single storey rear extension to existing shop, and replacement window to front elevation	70820	UC	130	96	Gain
Baddeley, Milton & Norton	Land South-West of Outclough Farm, Whitfield Lane, Chatterley Whitfield,	Greenfield	Installation of a 49.9MW battery energy storage system, associated apparatus, vehicular accesses, control rooms, 1.5m high planted earth bund, land	67827	C	0	0	No Floorspace

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Stoke-on-Trent, ST6 8UW		level changes, fencing, lighting and CCTV columns					
Baddeley, Milton & Norton	68 Whitfield Road, Ball Green, Stoke-on-Trent, ST6 8AH	Brownfield	Change of use from mixed use as part residential and part commercial, business and services (sui generis) to one residential dwelling together with elevational alterations (Use Class C3)	70859	C	-152	-152	Loss
Baddeley, Milton & Norton	46 Bagnall Road, Milton, Stoke-on-Trent, ST2 7AZ	Brownfield	Part demolition and rebuilding of rear outrigger to form one 2 bedroom self-contained flat (part retrospective)	71587	C	-74	-74	Loss
Baddeley, Milton & Norton	Baddeley Green Post Office, 50 Baddeley Green Lane, Baddeley Green, Stoke-on-Trent, ST2 7HD	Brownfield	Conversion of first floor to form one bedroomed self contained residential unit (Use Class C3), extension to provide enclosed staircase, formation of pitched roof to existing garage and relocation of garage door, elevational alterations, along with extens	68057	C	6	6	Gain
Basford & Hartshill	499 Etruria Road, Hanley, Stoke-on-Trent, ST4 6JR	Brownfield	Change of use from offices B1(a) to mixed use as beauty salon (sui generis) at first and second floors, A3 Bistro restaurant at ground floor and alteration to rear elevation to	59949	C	-295	-295	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			provide new entrance and glass canopy					
Basford & Hartshill	499 Etruria Road, Hanley, Stoke-on-Trent, ST4 6JR	Brownfield	Change of use from offices B1(a) to mixed use as beauty salon (sui generis) at first and second floors, A3 Bistro restaurant at ground floor and alteration to rear elevation to provide new entrance and glass canopy	59949	C	108	108	Gain
Basford & Hartshill	530 Hartshill Road, Stoke-on-Trent, ST48 1HH	Brownfield	Demolition of existing buildings and the erection of employment units for general industrial purposes (Use Class B2) and storage and distribution purposes (Use Class B8) together with associated parking and servicing areas, and infrastructure.	67541	UC	2067	2067	Gain
Basford & Hartshill	Envisage, Brick Kiln Lane, Etruria, Stoke-on-Trent, ST4 7BS	Brownfield	Erection of a detached ancillary outbuilding	71138	C	202	202	Gain
Basford & Hartshill	23 Kingsfield Oval, Basford, Stoke-on-Trent, ST4 6HN	Brownfield	Single storey rear extension to create two additional bedrooms	66275	C	50	50	Gain
Bentilee, Ubberley & Townsend	The Hollybush, Dawlish Drive,	Brownfield	Change of use of the ground floor to a convenience store and cafe/coffee shop (part-	70715	C	-245	-245	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Bentilee, Stoke-on-Trent, ST2 0HQ		retrospective) and alterations to car park					
Bentilee, Ubberley & Townsend	The Hollybush, Dawlish Drive, Bentilee, Stoke-on-Trent, ST2 0HQ	Brownfield	Change of use of the ground floor to a convenience store and cafe/coffee shop (part-retrospective) and alterations to car park	70715	UC	245	245	Gain
Birches Head & Northwood	Unit 10, Far Green Industrial Estate, Chell Street, Hanley, Stoke-on-Trent, ST1 6AZ	Brownfield	Partial demolition of existing office block, elevational alterations and creation of new parking area	70060	C	-109	-109	Loss
Birches Head & Northwood	Land at Broom Street, Hanley, Stoke-on-Trent	Brownfield	Erection of 14no. commercial units incorporating a mix of light industrial (Class E(g)(iii)), B2 (General Industrial) and B8 (Storage & Distribution) uses	70148	UC	2126	2126	Gain
Boothen	201 London Road, Stoke-on-Trent, ST4 5RW	Brownfield	Change of use to first floor to form one self contained flat with rear dormer extension and alterations to shop front	70339	UC	-89	-89	Loss
Boothen	City Island Business Park, Whieldon Road, Stoke, Stoke-on-Trent, ST4 4FP	Brownfield	Erection of a temporary building (retrospective)	68341	C	0	0	Gain
Bradeley & Chell Heath	Knave of Clubs, 468 Chell Heath Road,	Brownfield	Change of use to residential accommodation (Use Class C2)	70330	C	-626	-626	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Chell Heath, Stoke-on-Trent, ST6 6QD							
Bucknall & Eaton Park	Cambridge House, 124 Werrington Road, Bucknall, Stoke-on-Trent, ST2 9AJ	Brownfield	Change of use to to residential care home for children (Use Class C2)	69998	C	-230	-230	Loss
Burslem	Former Wedgwood House Printing Works/ Greenhead Works, Wedgwood Place, Burslem, Stoke-on-Trent, ST6 4EJ	Brownfield	Mixed use development to include the creation of 3no.retail units and 1no. hot food takeaway to ground floor with ancillary storage to first floor, partial change of use of first floor and change of use of second floor to 1.no residential unit (C3) and el	71229	UC	345	-155	Loss
Burslem	Unit 5, Federation Road Trading Estate, Federation Road, Burslem, Stoke-on-Trent, ST6 4HU	Brownfield	Change of use to mixed use of storage and distribution, display and retail (Sui Generis)	71124	UC	179	32	Gain
Burslem	The White Hart, 13 Westport Road, Burslem, Stoke-on-Trent, ST6 4AH	Brownfield	Change of use from Public House to 7no. residential apartments	69031	UC	-343	-343	Loss
Burslem	Pavilion, Middleport Park, Navigation Street, Middleport, Stoke-on-Trent	Brownfield	Replacement single storey pavilion	69161	C	55	55	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Burslem	Pavilion, Middleport Park, Navigation Street, Middleport, Stoke-on-Trent	Brownfield	Replacement single storey pavilion	69161	C	-55	-55	Loss
Burslem	Future Developments Manufacturing Limited, Brunswick Industrial Estate, Davenport Street, Longport, Stoke-on-Trent, ST6 4HS	Brownfield	Change of use to B2 (general industrial)/B8 (storage and distribution) including external alterations and installation of roller shutters (part-retrospective)	70358	C	1141	1141	Gain
Burslem	Future Developments Manufacturing Limited, Brunswick Industrial Estate, Davenport Street, Longport, Stoke-on-Trent, ST6 4HS	Brownfield	Change of use to B2 (general industrial)/B8 (storage and distribution) including external alterations and installation of roller shutters (part-retrospective)	70358	C	-1141	-1141	Loss
Burslem	7 Market Place, Burslem, Stoke-on-Trent, ST6 3AA	Brownfield	Installation of lightweight roof over existing rear yard, rebuilding of rear wall and reinstating rear fire escape door (Retrospective).	69119	C	10	10	Gain
Burslem	32 Station Street, Longport, Stoke-on-Trent, ST6 4NA	Brownfield	Conversion of ground floor office to retail (Use Class E(a)) and one self-contained flat at first and second floor with elevation alterations	70269	UC	-94	-94	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Burslem	32 Station Street, Longport, Stoke-on-Trent, ST6 4NA	Brownfield	Conversion of ground floor office to retail (Use Class E(a)) and one self-contained flat at first and second floor with elevation alterations	70269	UC	94	-89	Loss
Burslem Park	Port Vale Football Club, Hamil Road, Burslem, Stoke-on-Trent, ST6 1AJ	Brownfield	Demolition of toilet block and replacement with new single storey toilet facility building (part retrospective)	70926	C	126	72	Gain
Burslem Park	Flat 1 First Floor, 83 High Lane, Burslem, Stoke-on-Trent, ST6 7DF	Brownfield	Change of use of the first floor to form part of the tattoo studio (Sui Generis)	71329	C	53	53	Gain
Dresden & Florence	8-10 Carlisle Street, Longton, Stoke-on-Trent, ST3 4HL	Brownfield	Change of use of part of ground floor and first floor to create two self-contained residential apartments (Use Class C3) alongside single storey side extension, including elevational alterations and internal changes to layout of the ground floor and first	68969	C	-28	-28	Loss
Etruria & Hanley	151 Etruria Road, Stoke-on-Trent, ST1 5NS	Brownfield	Two storey side extension	70536	C	1753	1164	Gain
Etruria & Hanley	Fuchs Lubricants (UK) PLC, New Century	Brownfield	Extension to existing building	66728	C	164	164	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Street, Hanley, Stoke-on-Trent, ST1 5HU							
Etruria & Hanley	Trent House, Media Way, Stoke-on-Trent, ST1 5SZ	Brownfield	Proposed external alterations to the existing building, erection of a generator building, maintenance store, bin store and smoking shelter and reconfiguration of the existing car park	70264	UC	133	133	Gain
Etruria & Hanley	29 Marsh Street South, Hanley, Stoke-on-Trent, ST1 1JA	Brownfield	Change of use of first floor to small HMO (Use Class C4) and elevational alterations to include new shopfront and shutters	69131	UC	-45	-45	Loss
Etruria & Hanley	20-22 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JQ	Brownfield	Change of use of upper floors to café (Use Class E (b) together with demolition of water tank and construction of glazed roof terrace extension	70699	UC	391	186	Gain
Etruria & Hanley	Palace Chambers, 21 Stafford Street, Hanley, Stoke-on-Trent, ST1 1JW	Brownfield	Change of use of first floor from offices to residential accommodation for up to 7 students (sui generis) together with replacement windows	70896	UC	-150	-150	Loss
Etruria & Hanley	8 Hope Street, Hanley, Stoke-on-Trent, ST1 5BS	Brownfield	Change of use to hot food takeaway (Sui Generis) including the installation of extraction system and elevation alteration	71080	C	70	70	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Etruria & Hanley	8 Hope Street, Hanley, Stoke-on-Trent, ST1 5BS	Brownfield	Change of use to hot food takeaway (Sui Generis) including the installation of extraction system and elevation alteration	71080	C	-70	-70	Loss
Etruria & Hanley	27 Pall Mall, Hanley, Stoke-on-Trent, ST1 1EB	Brownfield	Change of use to 1no. restaurant and 4no. commercial units (Use Class E) with external alterations	70992	UC	-396	-396	Loss
Etruria & Hanley	27 Pall Mall, Hanley, Stoke-on-Trent, ST1 1EB	Brownfield	Change of use to 1no. restaurant and 4no. commercial units (Use Class E) with external alterations	70992	UC	396	396	Gain
Etruria & Hanley	Land at Cobridge Road, Hanley, Stoke-on-Trent	Brownfield	Demolition of existing buildings and erection of a food store (Use Class A1) with access and associated parking	63621	UC	-715	-715	Loss
Etruria & Hanley	Land at Cobridge Road, Hanley, Stoke-on-Trent	Brownfield	Demolition of existing buildings and erection of a food store (Use Class A1) with access and associated parking	63621	UC	1910	1809	Gain
Etruria & Hanley	4 Portland Street, Hanley, Stoke-on-Trent, ST1 5HZ	Brownfield	Change of use to dwelling (C3) with single storey front extension and elevational alteration	64267	C	-98	-98	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Etruria & Hanley	69A Lichfield Street, Hanley, Stoke-on-trent, ST1 3EA	Brownfield	Change of use of the first floor to treatment rooms (Use Class E(c))	71543	C	48	48	Gain
Etruria and Hanley	Unit 5, Festival Heights Retail Park, Stoke-on-Trent, ST1 5PU	Brownfield	Change of use to a flexible use including a gym (Class E) or as a 'storage and distribution centre' (including 'self-storage' and trade counter uses) (Class B8) and external alterations	66442	C	6505	6505	Gain
Etruria and Hanley	Unit 5, Festival Heights Retail Park, Stoke-on-Trent, ST1 5PU	Brownfield	Change of use to a flexible use including a gym (Class E) or as a 'storage and distribution centre' (including 'self-storage' and trade counter uses) (Class B8) and external alterations	66442	C	-6505	-6505	Loss
Fenton East	17-19 Victoria Road, Fenton, Stoke-on-Trent, ST4 2HE	Brownfield	Change of use of ground floor to one commercial, business and services unit (Use Class E) together with change of use of first floor to two residential units (Use Class C3) and formation one residential unit within roof space (Use Class C3) along with el	68870	C	70	-45	Loss
Fenton East	Park Farm, Fenton Park, Fenton, Stoke-on-Trent, ST4 2NR	Brownfield	Re-surfacing of existing access track and erection of agricultural storage building (non-livestock) (part-retrospective)	70414	UC	140	140	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Fenton East	McDonald's Restaurant, Phoenix Retail Park, Baths Road, Longton, Stoke-on-Trent, ST3 2JB	Brownfield	External building alterations including extension of house freezer/chillers areas and various site works.	68060	C	9	9	Gain
Fenton West & Mount Pleasant	Keeling and Walker Limited, Whieldon Road, Stoke, Stoke-on-Trent, ST4 4JA	Brownfield	Erection of two storey building to contain a ground floor laboratory and upper floor offices alongside two storey extension to the existing warehouse	70559	UC	2374	1374	Gain
Fenton West & Mount Pleasant	Staffs Industrial Estate, Land Off City Road and Alan Alfred Avenue, Fenton, Stoke-on-Trent, ST4 2LT	Brownfield	Erection of ground floor restaurant together with drive-through and takeaway facility and associated car park	68665	UC	232	232	Gain
Fenton West & Mount Pleasant	Bobbles day nursery, Elsing Street, Fenton, Stoke-on-Trent, ST4 2PR	Brownfield	Change of use to school (Use Class F1)	71047	C	591	591	Gain
Fenton West & Mount Pleasant	Bobbles day nursery, Elsing Street, Fenton, Stoke-on-Trent, ST4 2PR	Brownfield	Change of use to school (Use Class F1)	71047	C	-591	-591	Loss
Fenton West & Mount Pleasant	Victoria Road Methodist Church,	Brownfield	Change of use from Methodist Chapel to 9 bed HMO	69053	UC	-255	-255	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Victoria Road, Fenton, Stoke-on-Trent		(Sui Generis) with elevational alterations					
Fenton West & Mount Pleasant	Pentagon Food Group, 1 Unit 1, Dewsbury Rd, Stoke-on-Trent, ST4 2HS	Brownfield	Cold storage room	67431	C	266	266	Gain
Fenton West & Mount Pleasant	Metaref Division of, Walter Trowal Limited, Spedding Road, Fenton, Stoke-on-Trent, ST4 2ST	Brownfield	Extension of an existing warehouse	70481	UC	809	809	Gain
Fenton West & Mount Pleasant	74 Duke Street, Fenton, Stoke-on-Trent, ST4 3BL	Brownfield	Change of use to one dwellinghouse (Use Class C3)	71290	UC	-48	-48	Loss
Ford Green & Smallthorne	129 Ford Green Road, Stoke-on-Trent, ST6 1PF	Brownfield	Demolition of existing building and erection of single storey retail unit, installation of ATM machine and associated car parking	70620	UC	345	35	Gain
Ford Green & Smallthorne	29 Ford Green Road, Stoke-on-Trent, ST6 1NT	Brownfield	Demolition and replacement of existing rear structure with single storey rear extension together with associated alterations to rear elevation (part retrospective)	66824	C	17	17	Gain
Goldenhill & Sandyford	Unit A, Riley's Court, High Street,	Brownfield	Change of use of retail shop (Class E(a) to hot food take-	71540	C	118	118	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Sandyford, Stoke-on-Trent, ST6 5EL		away (sui generis) together with installation of extraction to existing elevations and air conditioning & cold room compressors in separate bin store					
Goldenhill & Sandyford	Unit A, Riley's Court, High Street, Sandyford, Stoke-on-Trent, ST6 5EL	Brownfield	Change of use of retail shop (Class E(a) to hot food take-away (sui generis) together with installation of extraction to existing elevations and air conditioning & cold room compressors in separate bin store	71540	C	118	118	Loss
Hanford, Newstead & Trentham	41 Wimborne Avenue, Blurton, Stoke-on-Trent, ST3 3LS	Brownfield	Single storey rear extension	70129	C	18	18	Gain
Hanford, Newstead & Trentham	Hem Heath PH, Stanley Matthews Way, Hem Heath, Stoke-on-Trent, ST4 8HP	Brownfield	Proposed full planning application for various external works including new garden room, extended yard area, timber cladding, window awnings, hard surfaces and associated works.	70712	C	28	28	Gain
Hanford, Newstead & Trentham	Middleton Livery, Old Road, Barlaston, Stoke on Trent, ST12 9EN	Brownfield	Erection of buildings to be used as storage, stables, retention of welfare facilities, proposed office and viewing area (part-	71133	C	101	61	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			retrospective) (cross boundary application).					
Hanford, Newstead & Trentham	Trentham RUFC, New Inn Lane, Hanford, Stoke-on-Trent, ST4 8BE	Brownfield	Two storey side and front extension of clubhouse to include balcony and extension to car parking area	68563	UC	244	244	Gain
Hanley Park, Joiner's Square & Shelton	144 Boughey Road, Shelton, Stoke-on-Trent, ST4 2BB	Brownfield	Change of use of the ground floor to an office for financial services (Use Class E(c)) and alterations to the first floor to form a self-contained residential apartment (Use Class C3)	71518	UC	56	56	Gain
Hanley Park, Joiner's Square & Shelton	Busy Bugs Nursery, Havelock Place, Shelton, Stoke-on-Trent, ST1 4PR	Brownfield	Change of use to 6no. one bedroom flats and 1no. two bedroom flat (C3 use) with external alterations	67450	C	-430	-430	Loss
Hanley Park, Joiner's Square & Shelton	St Peters Academy, Victoria Road, Fenton, Stoke-on-Trent, ST4 2RR	Brownfield	Erection of 2.4m paladin fencing and gates and erection of freestanding canopy	70939	C	20984	10528	Gain
Hanley Park, Joiner's Square & Shelton	Stoke-on-Trent College, Stoke Road, Shelton, Stoke-on-Trent, ST4 2DG	Brownfield	Demolition of 3-storey building and construction of 2-storey building including PV panels on the roof, together with associated landscaping works, reconfiguration of car parking spaces and rendered facade to remaining DCH building	70001	UC	830	-1918	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Hanley Park, Joiner's Square & Shelton	Edinburgh House, Harding Road, Hanley, Stoke-on-Trent, ST1 3AE	Brownfield	Two storey side/rear extension to North Staffordshire YMCA to provide additional facilities	70276	UC	425	265	Gain
Hanley Park, Joiner's Square & Shelton	Evans Halshaw Citroen, 406-416 Victoria Road, Fenton, Stoke-on-Trent, ST1 3JE	Brownfield	Erection of detached single storey building including external extraction flues to provide a smart servicing facility for vehicles	68265	C	66	66	Gain
Hanley Park, Joiner's Square & Shelton	Staffordshire University, Land off Lordship Lane, Stoke-on-Trent, ST4 2YJ	Brownfield	Demolition of existing student accommodation, construction of new student accommodation and educational, social and support space (Use Classes E and F.1), refurbishment of Clarice Cliff student accommodation, construction of pedestrian bridge and boardwal	70427	UC	1892	1892	Gain
Hanley Park, Joiner's Square & Shelton	93-99 Lichfield Street, Hanley, Stoke-on-Trent, ST1 3EA	Brownfield	Proposed change of use to retail Unit (Class E)	70577	C	-247	-247	Loss
Hanley Park, Joiner's Square & Shelton	93-99 Lichfield Street, Hanley, Stoke-on-Trent, ST1 3EA	Brownfield	Proposed change of use to retail Unit (Class E)	70577	C	247	247	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Hanley Park, Joiner's Square & Shelton	83 Stoke Road, Shelton, Stoke-on-Trent, ST4 2QH	Brownfield	Partial demolition and conversion of existing retail unit and ground floor of Pentecoastal Church into new food retail unit (use class E(a)) along with the conversion of the first floor of Pentecoastal Church into a two bedroom apartment (part-retrospecti	70212	UC	392	-98	Loss
Hanley Park, Joiner's Square & Shelton	46 Stoke Road, Shelton, Stoke-on-Trent, ST4 2QU	Brownfield	Change of use from former training centre (Use Class F1) to house in multiple occupation (Use Class C4) together with elevational alterations and proposed 1.2m high front boundary wall	71124	C	-147	-147	Loss
Hartshill Park & Stoke	Goods Yard, Glebe Street, Stoke-on-Trent, ST4 1HG	Brownfield	Mixed use development comprising: i) the demolition of certain existing buildings and structures on the site and the erection of a residential apartment building (Use Class C3) with private amenity space for residents and ground floor retail/leisure flo	67346	UC	3744	3744	Gain
Hartshill Park & Stoke	1 Spark Terrace, Stoke, Stoke-on-Trent, ST4 7QA	Brownfield	Change of use to four self-contained one bedroom apartments (Use Class C3)	69111	C	-106	-106	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Hartshill Park & Stoke	Building 4C, Spode Works, Elenora Street, Stoke on Trent, ST4 1QQ	Brownfield	Change of use of the ground floor to a wellness studio (Use Class E(d)) alongside internal alterations including installation of stud walls and elevational alterations including replacement windows with double glazing and drainage improvement works	71600	C	170	170	Gain
Hartshill Park & Stoke	Building 4C, Spode Works, Elenora Street, Stoke on Trent, ST4 1QQ	Brownfield	Change of use of the ground floor to a wellness studio (Use Class E(d)) alongside internal alterations including installation of stud walls and elevational alterations including replacement windows with double glazing and drainage improvement works	71600	C	170	170	Loss
Hartshill Park & Stoke	Downward Plumb and Colclough, Vernon Road, Shelton, Stoke-on-Trent, ST4 2QY	Brownfield	Demolition of two storey steel framed building (prior approval)	71524	C	-355	-355	Loss
Hartshill Park & Stoke	123-127 Church Street, Stoke, Stoke-on-Trent, ST4 1DB	Brownfield	Retention of ground floor public house and partial conversion of ground floor to 2no. residential units including elevational alterations (Use Class C3)	70014	UC	-386	-386	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Hartshill Park & Stoke	54 Church Street, Stoke, Stoke-on-Trent, ST4 1BL	Brownfield	Formation of one bedroomed residential unit to first floor and formation of one two bedroomed residential unit over first and second floors, replacement shopfront, formation of first floor bay window to front elevation, demolition of existing rear outbuil	67177	C	48	-83	Loss
Hartshill Park & Stoke	77-87, Liverpool Road, Stoke, Stoke-on-Trent, ST4 1AE	Brownfield	Change of use to create to 3no. 8 bedroom HMO's, replacement roof including new rear dormer to create additional floor, single storey rear extension, elevational alterations and replacement outbuilding (part retrospective)	67475	UC	613	78	Gain
Hartshill Park & Stoke	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Brownfield	Erection of student accommodation comprising 202 studios and associated ancillary facilities (AMENDED SITE BOUNDARY AND DESCRIPTION)	70210	C	-175	-175	Loss
Hartshill Park & Stoke	Land at Registry Street, Stoke-on-Trent, ST4 1JP	Brownfield	Erection of student accommodation comprising 202 studios and associated ancillary facilities (AMENDED	70210	C	-2390	-2390	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			SITE BOUNDARY AND DESCRIPTION)					
Hollybush	Rybrook Land Rover, Stanley Matthews Way, Trentham, Stoke-on-Trent, ST4 8GR	Brownfield	Erection of single storey dry valet building	71436	C	160	160	Gain
Hollybush	Bet365 Stadium, Stanley Matthews Way, Stoke-on-Trent, ST4 4EG	Brownfield	Creation of a Fan Zone, including the erection of a perimeter fence, the siting of an LED screen, various buildings and structures, covered seating areas and WC facilities.	70413	C	0	0	No Floorspace
Lightwood North & Normacot	Workshop at Rear, 261-271 Normacot Road, Longton, Stoke-on-Trent, ST3 1QY	Brownfield	Change of use to wholesale warehouse (Use Class B8) (Retrospective)	70392	C	280	280	Gain
Lightwood North & Normacot	Workshop at Rear, 261-271 Normacot Road, Longton, Stoke-on-Trent, ST3 1QY	Brownfield	Change of use to wholesale warehouse (Use Class B8) (Retrospective)	70392	C	-280	-280	Loss
Lightwood North & Normacot	Royal Mail Delivery Office, Bengry Road, Normacot, Stoke-on-Trent, ST3 4PU	Brownfield	Single storey extension and canopy to vehicle entrance	67523	UC	55	55	Gain
Little Chell & Stanfield	Haywood Hospital, High Lane, Burslem,	Brownfield	Demolition of existing building and erection of new outpatients	68931	UC	4023	1486	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
	Stoke-on-Trent, ST6 7AG		building, installation of roof solar panels and associated landscaping					
Little Chell & Stanfield	The Co-operative Academy of Stoke-on-Trent, Westport Road, Burslem, Stoke-on-Trent, ST6 4LD	Brownfield	Erection of single story multi-use classroom extension together with three storey classroom block extension along with minor demolition works.	68597	C	795	795	Gain
Little Chell & Stanfield	THE CO-OPERATIVE ACADEMY, Westport Road, Burslem, Stoke-on-Trent, ST6 4LD	Brownfield	Erection of single modular building for use as 4 classrooms along with fencing enclosing the building, replacement car parking and temporary vehicle access, fencing to car park and associated lighting, all for a temporary period of 2 years (retrospect	70025	C	0	0	No Floorspace
Little Chell & Stanfield	587 High Lane, Burslem, Stoke-on-Trent, ST6 7EP	Brownfield	Change of use to 3no. self contained 1 bedroom flats, first floor extension and elevational alterations.	71618	UC	-100	-100	Loss
Longton & Meir Hay South	54-56 Anchor Road, Adderley Green, Stoke-on-Trent, ST3 1LH	Brownfield	Change of use to five one bedroomed residential units, and associated elevational alterations	65614	C	-173	-173	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Longton & Meir Hay South	D Price and Sons, Sutherland Road, Longton, Stoke-on-Trent, ST3 1HY	Brownfield	Change of use to a waste transfer facility, construction of 8 concrete bays, installation of covered picking line, and installation of concrete panel fencing (part retrospective)	66818	C	0	0	No Floorspace
Longton & Meir Hay South	Chelson Street, Longton, Stoke-on-Trent, ST3 1PT	Brownfield	Refurbishment of building and change of use comprising seven commercial units (Use Class B1(b)) at ground and first floors and seven residential units at first and second floors	57264	UC	441	441	Gain
Longton & Meir Hay South	Chelson Street, Longton, Stoke-on-Trent, ST3 1PT	Brownfield	Refurbishment of building and change of use comprising seven commercial units (Use Class B1(b)) at ground and first floors and seven residential units at first and second floors	57264	UC	-926	-926	Loss
Longton & Meir Hay South	Walkers nonsuch limited, Calverley Street, Normacot Road & Locketts Lane, Longton, Stoke-on-Trent, ST3 1QS	Brownfield	Erection of two storey extension to existing warehouse (Use Class B8), widening of existing vehicle access on Normacot Road, formation of replacement off street parking spaces, together with partial road closure of Locketts Lane and erection of gates	67237	UC	539	539	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Longton and Meir Hay South	4-6 Market Street, Longton, Stoke-on-Trent, ST3 1BX	Brownfield	Change of use of upper floors to 6 No. residential apartments, elevational alterations including new shopfront, windows, doors and rooflights, demolition of existing extensions to rear and erection of new rear boundary treatment	70869	C	-520	-520	Loss
Longton and Meir Hay South	61 Market Street, Longton, Stoke-on-Trent, ST3 1BW	Brownfield	Change of use of first and second floors to 2no. self-contained flats (use class C3)	68991	C	-105	-105	Loss
Longton and Meir Hay South	2 Commerce Street, Longton, Stoke-on-Trent, ST3 1NH	Brownfield	Change of use of first and second floors to two self contained apartments, retention of ground floor retail unit and elevation alterations to include new entrance door on front elevation	71212	UC	262	60	Gain
Longton and Meir Hay South	64 Edensor Road, Longton, Stoke-on-Trent, ST3 2QE	Brownfield	Construction of additional storage unit	71094	UC	152	152	Gain
Longton and Meir Hay South	D Price and Sons, Sutherland Road, Longton, Stoke-on-Trent, ST3 1HY	Brownfield	Change of use to open storage facility (Use Class B8) with empty skip storage, erection of 2no. concrete storage bays and a workshop, associated car parking, native hedging with 2m anti-climb fencing, acoustic	71057	UC	300	300	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			barriers, and concrete surfacing (part-retros					
Longton and Meir Hay South	248 Uttoxeter Road, Stoke-on-Trent, ST3 5QL	Brownfield	Change of use to hot food takaway (sui generis) and associated elevational alterations including new shopfront windows/doors, alterations to existing roof and installation of external extraction flue	66982	C	172	172	Gain
Longton and Meir Hay South	248 Uttoxeter Road, Stoke-on-Trent, ST3 5QL	Brownfield	Change of use to hot food takaway (sui generis) and associated elevational alterations including new shopfront windows/doors, alterations to existing roof and installation of external extraction flue	66982	C	-172	-172	Loss
Longton and Meir Hay South	Former Meir Sports and Social Club site, Weston Road, Meir, Stoke-on-Trent	Brownfield	Proposed development of a new temporary school	70555	C	557	557	Gain
Longton and Meir Hay South	Land west of Weston Road, Stoke-on-Trent	Brownfield	Development of a new secondary school with sixth form, together with associated sports facilities and playing pitches, provision of car parking spaces and associated access,	69003	UC	11157	11157	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			drainage, landscaping and solar roof panels					
Meir Hay North, Parkhall & Weston Coyney	Weston House, 344 Weston Road, Weston Coyney, Stoke-on-Trent, ST3 6HD	Brownfield	Single storey front and side extension	70015	C	10	10	Gain
Meir Hay North, Parkhall & Weston Coyney	Park Hall Academy, Carberry Way, Longton, Stoke-on-Trent, ST3 5QU	Brownfield	Extensions and alterations to provide main entrance and sports hall	67985	UC	193	193	Gain
Meir Park	McDonalds Restaurants Limited, Lysander Road, Meir, Stoke-on-Trent, ST3 7TW	Brownfield	Erection of single storey extension adjacent to drive thru, two single storey infill extensions below eaves together with elevational alterations	69057	C	19	19	Gain
Meir Park	24 Kite Grove, Meir Park, Stoke-on-Trent, ST3 7GD	Brownfield	Change of use of garage into dog grooming business	67512	C	5	5	Gain
Meir Park	ATM, 1003 Uttoxeter Road, Stoke-on-Trent, ST3 6HE	Brownfield	Erection of single storey side extension to existing sales building, installation of 4 EV charging points and parking bays, erection of substation building along with	70796	C	277	68	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			Meter Cabinet & Low Voltage enclosure					
Meir Park	COPELANDS TOURS LIMITED, Uttoxeter Road, Stoke-on-Trent, ST3 6HE	Brownfield	Erection of detached outbuilding	70539	C	30	30	Gain
Meir South	Ormiston Meridian Academy, Sandon Road, Meir, Stoke-on-Trent, ST3 7DF	Brownfield	Erection of a two storey extension with a bridge link at the first floor, overcladding to the existing canteen building, 2.1m high fencing, landscaping and additional car parking spaces	69030	C	1050	1050	Gain
Meir South	Woodlands Farm, Cocknage Road, Longton, Stoke-on-Trent, ST3 4AB	Brownfield	Erection of general purpose agricultural building in connection with deer farming.	68867	C	450	450	Gain
Moorcroft & Sneyd Green	Stoke-on-Trent College (Burslem Campus), Moorland Road, Burslem, Stoke-on-Trent, ST6 1JJ	Brownfield	Construction of a new three-storey general teaching block building to the north boundary, associated external landscaping works and construction of a cladded facade to the stair of the existing A block building following the demolition of the five-storey	70353	UC	3928	-2178	Loss

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Moorcroft & Sneyd Green	Ghausia Mosque, 191 Waterloo Road, Stoke-on-Trent, ST6 2HJ	Brownfield	Demolition of existing mosque and erection of new 2 storey mosque	66614	C	1143	333	Gain
Moorcroft & Sneyd Green	243 Waterloo Road, Stoke-on-Trent, ST6 2JB	Brownfield	Conversion of the ground floor to Class E(a) retail use and change of use of upper floors to self contained residential unit (Use Class C3a)	70843	C	38	38	Gain
Moorcroft & Sneyd Green	The Excel Academy, Milton Road, Sneyd Green, Stoke-on-Trent, ST1 6LG	Brownfield	Installation of a single storey modular pavilion building	70760	C	68	68	Gain
Moorcroft & Sneyd Green	86 Waterloo Road, Stoke-on-Trent, ST6 3EX	Brownfield	Change of use to part of the ground floor to a café and change of use first and second floors to a Bed and Breakfast comprising of seven rooms	71181	C	510	510	Loss
Moorcroft & Sneyd Green	86 Waterloo Road, Stoke-on-Trent, ST6 3EX	Brownfield	Change of use to part of the ground floor to a café and change of use first and second floors to a Bed and Breakfast comprising of seven rooms	71181	C	510	510	Gain
Penkhull & Springfields	39 Hartshill Road, Hartshill, Stoke-on-Trent, ST4 7QT	Brownfield	Change of use of ground floor to mixed use to include the sale of hot and cold food A1, A3 and A5 and elevational alteration	65463/FUL	C	44	44	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Penkhull & Springfields	Mental Impairment Unit and Assessment and Treatment unit, Harplands Hospital, Hilton Road, Hartshill, Stoke-on-Trent, ST4 6TH	Brownfield	Extensions and alterations to the Eddie Myers Building to form new Neuropsychiatry Ward. Extensions and alterations to Ward 5 to form new LD Ward. Extension and alterations to Ward 1. Areas of new windows and doors to Central Therapy and to Wards 2, 3 and	67010	UC	559	559	Gain
Penkhull & Springfields	Royal Stoke University Hospital, Newcastle Road, Trent Vale, Stoke-on-Trent, ST4 6QG	Brownfield	Erection of modular inpatient accommodation, including linkway connection, car parking, landscaping, external lighting, mechanical plant and associated works (part retrospective)	70360	UC	1124	1124	Gain
Penkhull & Springfields	Grindley Hill Court, Hilton Road, Hartshill, Stoke-on-Trent, ST4 6TA	Brownfield	Erection of a single storey building ancillary to multi-storey car park (retrospective)	70917	C	177	177	Gain
Penkhull & Springfields	Royal Stoke University Hospital, Newcastle Road, Trent Vale, Stoke-on-Trent, ST4 6QG	Brownfield	Single storey extension including pharmacy, corridor connection, landscaping and associated works	70446	C	227	227	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
Penkhull & Springfields	Aldi, Godwin Way, Trent Vale, Stoke-on-Trent, ST4 6JP	Brownfield	Provision of temporary detached outbuilding to be used as mobile breast screening unit	71250	C	45	45	Gain
Penkhull & Springfields	Mortuary, Royal Stoke University Hospital, Newcastle Road, Trent Vale, Stoke-on-Trent, ST4 6QG	Brownfield	Erection of mobile mortuary unit comprising steel container to existing service yard of mortuary building	71661	C	30	30	Gain
Sandford Hill	Units 5 - 8 and yard, Mossfield Road, Adderley Green, Stoke-on-Trent, ST3 5BW	Brownfield	Demolition of existing buildings and redevelopment of site to form 12 units for Class B2, B8 and E use and associated works	68048	UC	1827	-46	Loss
Trent Vale & Oak Hill	Building 82 EDC, Michelin Tyre, Campbell Road, Stoke, Stoke-on-Trent, ST4 4EY	Brownfield	Erection of temporary buildings and associated 2.4m high fencing	70969	C	293	-275	Loss
Trent Vale & Oakhill	Former Trent Vale Bowls Club, Watson Road, Trent Vale, Stoke-on-Trent, ST4 5PW	Brownfield	Erection of single storey side extension to former bowling pavilion and use for music rehearsals, meeting room and club room	68902	C	38	38	Gain
Tunstall	297-299 High Street, Tunstall, Stoke-on-Trent, ST6 5EG	Brownfield	Demolition of existing single storey side extension to 297 High Street and erection of single storey side and rear extensions to 299 High Street	70403	UC	324	201	Gain

Ward	Address	Is the site greenfield or brownfield?	Development Description	Planning Application Number	Status	Gross Floorspace	Net Floorspace	Gain or Loss
			and single storey replacement side/rear extension to 297 High Street					
Tunstall	Former Middletons, Jasper Square Retail Park, Tunstall, Stoke-on-Trent, ST6 6AN	Brownfield	Erection of two single storey extensions, external alterations to the building including replacement shopfront, doors and glazing, installation of plant and equipment, changes to car parking layout and associated works	70960	C	732	382	Gain
Tunstall	Land on the north west side of, 81 Greengates Street, Stoke-on-Trent, ST6 6BZ	Brownfield	Change of use to vehicle repair and body shop (Use Class Sui Generis) (retrospective)	71303	C	-310	-310	Loss
Tunstall	Land on the north west side of, 81 Greengates Street, Stoke-on-Trent, ST6 6BZ	Brownfield	Change of use to vehicle repair and body shop (Use Class Sui Generis) (retrospective)	71303	C	310	310	Gain