

# **Ipswich Borough Council Final Draft Local Plan Review**

## **Statement of Common Ground between Ipswich Borough Council and Ipswich Borough Assets Ltd**

Matters relating to Site Allocations under the control of Ipswich Borough Assets

2 October 2020



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**Statement of Common Ground between  
Ipswich Borough Council as Local Planning Authority  
and Ipswich Borough Assets Ltd**

**2 October 2020**

**Purpose of Statement**

1. This Statement of Common Ground has been produced to advise the Inspectors on the agreed position in relation to the delivery of sites on land owned and being developed by Ipswich Borough Assets Limited. This Statement has been prepared jointly between Ipswich Borough Council and Ipswich Borough Assets and has been finalised following the submission of the Final Draft Ipswich Local Plan Review.
2. The objective of this Statement of Common Ground is to clarify the deliverability of the five-year housing supply sites based on NPPF and PPG definitions and guidance and to clarify the position on other Council owned sites throughout the plan period to 2036.

**Sites**

The following sites are owned and being developed by Ipswich Borough Assets and are in the 5-year land supply:

- Former BT site, Bibb Way – IP279a
- Former BT site, Bibb Way (north and south) – IP279b and IP279c- phase 2 and 3

The housing trajectory relevant to these sites is shared as Appendix 1 to this Statement of Common Ground.

**Agreed position**

Appendix 1 to this statement, includes the current position with regard to these sites. All the named sites are within the control of Ipswich Borough Assets. This Appendix includes the current planning status of the sites (in year 1-5).

## Signatures

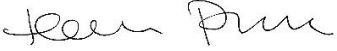
Signed: 

Name: Martyn Fulcher MRTPI

Position: Head of Development

Date: 02.10.20

**Ipswich Borough Council**

Signed: 

Name: Helen Pluck

Position: Managing Director

Date: 02.10.20

**Ipswich Borough Assets**

**Appendix 1 – Ipswich Borough Assets Pipeline Trajectory**

Site	Ref	Planning status	Conditions discharged?	Reserved Matters approved?	Site Capacity	Current year 2020-21	YR1 2021/22	YR2 2022/23	YR3 2023/24	YR4 2024/25	YR5 2025/26	YRS 6-10 2026-31	F Flat-led; H housing led	Tenure split	Notes	Site in hands of a developer?	Constraints or barriers to delivery	Steps being taken to address barriers or constraints
Former BT site, Bibb Way (Phase 1)	IP27 9a	18/00470/P3JPA		N/A	78			78							Detailed design	Yes	none	N/A
North and south of former BT site, Bibb Way (Phases 2 and 3)	IP27 9b	LPA discussions			71				35	36					Feasibility/detailed design	Yes		
<b>Total</b>					<b>149</b>	<b>0</b>	<b>0</b>	<b>78</b>	<b>35</b>	<b>36</b>	<b>0</b>	<b>0</b>						