

Site ID	LAA Reference	Previous LAA R	Site Name	LP Character Area	Ward	Total Site Area	Land Type	Ownership Status	Council Interv	Planning Ref	Achievable for	Planning Status	Delivery Site Status	Residential Wo	Previous Year 5	Year 2025-26	Year 2026-27	Year 2027-28	Year 2028-29	Year 2029-30	Year 2030-31	Total 1-5 years	5YHLS Category	Suitability Conclusion	Deliverability Conclusion
149708	N0158	6125	Throckley North SLR Phases 3-5	Rural and Villages	Callerton & Throckley	16.12	Green Field	Not Owned by public Authority	No	2015/1796/79/RES, 2015/1796/01/OUT	Housing	Permissioned	Under Construction	351	126	75	55	55	50	0	0	160	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to heritage (Hadrian's Wall World Heritage Site buffer zone) and the wildlife enhancement corridor.	The site is considered to be deliverable.
149715	N0378	6083	Throckley North SLR Phase 2	Rural and Villages	Callerton & Throckley	3.15	PDL	Not Owned by public Authority	No	2015/1796/32/RES	Housing	Permissioned	Under Construction	78	0	3	3	0	0	0	0	3	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor and heritage (Hadrian's Wall World Heritage Site buffer zone).	The site is considered to be deliverable.
149724	N0089	5145	Lower Callerton Abbey Heights	Neighbourhoods	Chapel	48.60	Green Field	Not Owned by public Authority	No	2018/0382/01/DET	Housing	Permissioned	Under Construction	900	111	54	65	65	65	65	65	325	Category AB	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor and the high pressure gas pipeline.	The site is considered to be deliverable and developable.
149728	N0170	6198	South Gosforth Social Club	Neighbourhoods	Dene & South Gosforth	0.15	PDL	Not Owned by public Authority	null	2024/1743/01/DET	Housing	Permissioned	Not Started	10	0	0	10	0	0	0	0	10	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor and arboriculture.	The site is considered to be deliverable.
149732	N0234	6273	Hutton Terrace	Neighbourhoods	South Jesmond	0.02	PDL	Not Owned by public Authority	No	2022/2119/01/DET	Housing	Permissioned	Not Started	7	0	0	7	0	0	0	0	7	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to its location within the South Jesmond Conservation Area.	The site is considered to be deliverable.
149737	N0174	6202	The Dun Cow	Neighbourhoods	South Jesmond	0.09	PDL	Mixed Ownership	No	2024/1410/01/DET	Housing	Permissioned	Under Construction	9	0	0	5	0	0	0	0	5	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to protected open space and its location within the Brandling Village Conservation Area.	The site is considered to be deliverable.
149740	N0247	6312	Lansdowne Crescent	Neighbourhoods	Fawdon & West Gosforth	0.02	PDL	Owned by a public authority	No	2023/1699/01/DET	Housing	Permissioned	Under Construction	5	0	0	5	0	0	0	0	5	Category A	The site is considered to be suitable for residential development, no constraints to development identified.	The site is considered to be deliverable.
149746	N0156	6115	Land at Souter Road	Neighbourhoods	Fawdon & West Gosforth	0.11	PDL	Not Owned by public Authority	null	2023/1375/01/DET	Housing	Permissioned	Not Started	5	0	0	0	5	0	0	0	5	Category A	The site is considered to be suitable for residential development, no constraints to development identified.	The site is considered to be deliverable.
149752	N0241	6283	Land North of Cell D	Neighbourhoods	Castle	4.32	Green Field	Not Owned by public Authority	null	2024/1569/01/OUT	Housing	Minded to Grant	Not Started	73	0	0	0	0	35	38	0	73	Category B	The site is located in CSCUP Policy NN4 and is considered to be suitable for residential development.	The site is considered to be deliverable.
149753	N0024	2644	Newcastle Great Park Cell A The Maples	Neighbourhoods	Castle	55.18	PDL	Not Owned by public Authority	No	2017/0666/01/OUT	Housing	Permissioned	Under Construction	1200	156	174	140	140	140	114	0	534	Category AB	Suitable as established through Planning Permission0location	The site is considered to be deliverable.
149759	N0208	6246	Land South of Wagonway Drive	Neighbourhoods	Castle	5.04	Green Field	Not Owned by public Authority	null	2025/1264/01/DET	Housing	Not Permissioned	Not Started	146	0	0	0	0	30	35	35	100	Category B	The site is considered to be suitable for residential development. The site is located in CSCUP Policy NN4 and is considered to be suitable for residential development.	The site is considered to be deliverable.
149764	N0072	4706	NGP East SLR	Neighbourhoods	Castle	5.31	Green Field	Not Owned by public Authority	null	2020/1613/01/DET	Housing	Minded to Grant	Not Started	140	0	0	0	20	50	50	20	140	Category B	The site is considered to be suitable for residential development subject to mitigation works relating to the wildlife enhancement corridor	The site is considered to be deliverable
149775	N0023	2643	Newcastle Great Park Cell D	Neighbourhoods	Castle	28.00	Green Field	Not Owned by public Authority	No	1999/1300/236/RES	Housing	Permissioned	Under Construction	628	0	0	3	0	0	0	0	3	Category A	Suitable as established through Planning Permission0location.	The site is considered to be deliverable.
149777	N0084	4959	NGP West Kingston Village	Neighbourhoods	Callerton & Throckley	48.83	Green Field	Not Owned by public Authority	No	2019/0666/01/OUT, 2019/0666/06/RES	Housing	Permissioned	Not Started	802	0	0	0	90	175	175	175	615	Category B	The site is considered to be suitable for residential development subject to potential mitigation works relating to flooding, the wildlife enhancement corridor and arboriculture.	The site is considered to be deliverable and developable.
149783	N0088	5143	Upper Callerton SLR	Neighbourhoods	Callerton & Throckley	76.50	Green Field	Not Owned by public Authority	null	2023/0269/01/DET, 2025/0290/01/DET	Housing	Not Permissioned	Not Started	1200	0	0	0	20	80	140	140	380	Category B	The site is considered to be suitable for residential development subject to potential mitigation works relating to flooding and the wildlife enhancement corridor.	The site is considered to be deliverable and developable.
149786	N0083	4958	West Middle Callerton St John's Manor	Neighbourhoods	Callerton & Throckley	33.74	null	Not Owned by public Authority	No	2015/1543/02/RES	Housing	Permissioned	Under Construction	513	15	62	12	0	0	0	0	12	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to flooding and the wildlife enhancement corridor.	The site is considered to be deliverable.
149794	N0067	4603	East Middle Callerton - Callerton Rise, Wh	Neighbourhoods	Callerton & Throckley	29.37	PDL	Not Owned by public Authority	No	2015/0897/28/RES	Housing	Permissioned	Under Construction	563	6	28	41	0	0	0	0	41	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to flooding and the wildlife enhancement corridor.	The site is considered to be deliverable.
149796	N0100	5394	Parkway Phase 2	Neighbourhoods	Chapel	2.09	Green Field	Owned by a public authority	Yes	2024/0704/01/DET	Housing	Permissioned	Under Construction	45	23	20	25	0	0	0	0	25	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to arboriculture.	The site is considered to be deliverable.
149797	N0066	4482	Site of Chapel Park Middle School	Neighbourhoods	Chapel	4.90	PDL	Owned by a public authority	Yes	2020/0025/01/DET	Housing	Permissioned	Under Construction	99	45	37	30	30	2	0	0	62	Category A	Suitable as established through Planning Permission0location.	The site is considered to be deliverable.
149800	N0031	2914	Land At Deerbush, West Denton, Newcast	Neighbourhoods	Denton & Westerhope	0.81	PDL	Owned by a public authority	Yes	2022078201DET	Housing	Permissioned	Under Construction	22	13	17	5	0	0	0	0	5	Category A	The site is considered to be suitable for residential development, no constraints to development identified.	The site is considered to be deliverable.
149807	N0375	6197	Kenton Bank Foot SLR phase 2b and 3b	Rural and Villages	Callerton & Throckley	9.73	Green Field	Not Owned by public Authority	No	2021/1622/01/DET	Housing	Permissioned	Under Construction	237	3	0	50	60	60	60	7	237	Category A	The site is considered suitable for residential development subject to mitigation works relating to the wildlife enhancement corridor	The site is considered to be deliverable and developable
149813	N0382	6127	KBF Woolington Grange (Phases 2a/3a)	Neighbourhoods	Callerton & Throckley	9.70	PDL	Not Owned by public Authority	No	2016/0643/43/RES,2016/0643/67/RES	Housing	Permissioned	Under Construction	238	0	35	7	0	0	0	0	7	Category AB	Suitable as established through Planning Permission0location	The site is considered to be deliverable.
149823	N0052	4213	Land at West Benwell Terraces, Benwell	Neighbourhoods	Benwell & Scotswood	2.95	PDL	Owned by a public authority	Yes	2023/0497/01/DET	Housing	Permissioned	Under Construction	146	26	0	30	30	30	30	26	146	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor across the site and the Principle Park to the East of the site.	The site is considered to be deliverable.
149827	N0045	3106	Scotswood Development Area Phases 2-7	Neighbourhoods	Benwell & Scotswood	31.69	PDL	Owned by a public authority	Yes	2007/1300/61/RES, 2023/1505/01/DET	Housing	Permissioned	Under Construction	1137	41	70	90	90	90	90	90	450	Category AB	The site is considered to be suitable for residential development subject to potential mitigation works relating to protected open space and the wildlife enhancement corridor.	The site is considered to be deliverable and developable.
149833	N0264	6335	Carr - Ellison House, William Armstrong Di	Neighbourhoods	Elswick	2.24	PDL	Not Owned by public Authority	null	2025/0247/01/NRR	Housing	Permissioned	Not Started	114	0	0	0	0	0	0	114	114	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor	The site is considered to be deliverable
149836	N0061	4405	Angel Heights, Westgate Road	Neighbourhoods	Elswick	0.58	PDL	Not Owned by public Authority	null	2023/0532/01/DET	Housing	Permissioned	Not Started	69	0	0	0	0	12	57	0	69	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to heritage and arboriculture.	The site is considered to be deliverable.
149837	N0223	6261	West End Police Station	Neighbourhoods	Elswick	0.17	PDL	Not Owned by public Authority	No	2022/1634/01/DET	Housing	Permissioned	Not Started	15	0	0	0	0	15	0	0	15	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to heritage (Hadrian's Wall World Heritage Site buffer zone) and arboriculture.	The site is considered to be deliverable.
149839	N0018	1515	Land to the north of Beaumont Street, Elw	Neighbourhoods	Elswick	5.97	PDL	Owned by a public authority	Yes	2017/1249/01/DET, 2020/0198/01/DET, 2	Housing	Permissioned	Under Construction	162	15	53	30	9	0	0	0	39	Category A	The site is considered to be suitable for development subject to potential mitigation works relating to arboriculture and the wildlife enhancement corridor.	The site is considered to be deliverable.
149841	N0237	6279	Castle Leazes	Urban core	Arthur's Hill	2.98	PDL	Not Owned by public Authority	No	2024/0999/01/EIA, NMA	Student Accom	Permissioned	Under Construction	654	0	0	0	300	354	0	0	654	Category A	The site is considered as suitable however it falls within a Policy DAP DM29 Wildlife Enhancement Corridor and the north eastern boundary crosses into a Policy DAP30 Protecting Open Space area. Two Grade II listed buildings are also located to the north west of the site.	This site is considered to be deliverable.
149866	N0261	6332	Former LTH Warehouse	Urban core	Arthur's Hill	0.05	PDL	Not Owned by public Authority	null	2017/1703/01/DET	Housing	Permissioned	Under Construction	63	0	0	63	0	0	0	0	63	Category A	The site is considered to be suitable for residential development, no constraints to development identified.	The site is considered to be deliverable.
149869	N0176	6206	Heber Street (Heron's Yard)	Urban core	Arthur's Hill	0.24	PDL	Not Owned by public Authority	No	2022196701DET	Student Accom	Permissioned	Under Construction	332	0	0	333	0	0	0	0	333	Category A	The site is considered to be suitable for student accommodation, no constraints to development identified	The site is considered to be deliverable.
149872	N0144	6081	46-54 St Andrews Street	Urban core	Monument	0.03	PDL	Not Owned by public Authority	No	2018/1254/01/DET	Housing	Permissioned	Under Construction	20	0	0	20	0	0	0	0	20	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to heritage, the wildlife enhancement corridor and its location within the Central Conservation Area.	The site is considered to be deliverable.
149873	N0230	6269	Former Barker and Stonehouse	Urban core	Monument	0.30	PDL	Not Owned by public Authority	No	2023/1823/01/DET	Student Accom	Permissioned	Under Construction	260	0	0	0	260	0	0	0	260	Category A	The site is considered to be suitable for student accommodation, subject to potential mitigation works relating to its location within the Leazes conservation area	The site is considered to be deliverable.
149877	N0019	1672	9-17 Collingwood Street	Urban core	Monument	0.06	PDL	Not Owned by public Authority	No	2017/0212/01/DET	Mixed Use	Permissioned	Under Construction	12	0	0	0	11	0	0	0	11	Category A	The site is considered to be suitable for development subject to potential mitigation works relating to heritage and its location within the Central Conservation Area.	The site is considered to be deliverable.
149881	N0014	1398	South of Pottery Lane	Urban core	Monument	3.15	PDL	Mixed Ownership	No	2020/0056/01/DET	Mixed Use	Permissioned	Not Started	519	0	0	292	227	0	0	0	519	Category A	The site is considered to be suitable for development subject to potential mitigation works relating to the wildlife enhancement corridor, flooding, heritage and arboriculture.	The site is considered to be deliverable.

149887	N0030	2909	Cale Cross House	Urban core	Monument	0.23	PDL	Not Owned by public Authority	No	2021046701NRE, 2021048701DET	Housing	Permissioned	Under Construction	241	2	0	239	0	0	0	0	239	Category A	The site is considered to be suitable for development subject to potential mitigation works relating to heritage and its location within the Central Conservation Area.	The site is considered to be deliverable.	
149889	N0165	6156	30 - 34 Dean Street	Urban core	Monument	0.04	PDL	Not Owned by public Authority	No	2019/1559/01/DET, 2026/0105/01/DET	Housing	Permissioned	Under Construction	10	0	0	10	0	0	0	0	10	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to heritage (Grade II Listed Buildings) and its location within the Central Conservation Area.	The site is considered to be deliverable.	
149895	N0102	5425	Sandyford House	Urban core	South Jesmond	0.07	PDL	Not Owned by public Authority	No	2021/1474/01/NRE, 2016/1239/01/DET	Housing	Permissioned	Under Construction	92	0	0	35	0	0	0	0	35	Category A	The site is considered to be suitable for residential development, no constraints to development identified.	The site is considered to be deliverable.	
149896	N0122	5870	Hedley Ho, Newcastle Technopole Kings Manor	Urban core	Monument	0.22	PDL	Not Owned by public Authority	null	2022/1763/01/DET	Student Accom	Permissioned	Under Construction	334	0	0	0	344	0	0	0	344	Category A	The site is considered to be suitable for development, no constraints to development identified.	The site is considered to be deliverable.	
149897	N0120	5863	Manor View House Kings Manor Newcastle	Urban core	Monument	0.21	PDL	Not Owned by public Authority	No	2016/0484/01/OUT, 2016/0484/08/RVC	Student Accom	Permissioned	Under Construction	150	0	0	150	0	0	0	0	150	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to arboriculture.	The site is considered to be deliverable.	
149899	N0118	5842	Eastgate House Manors Central Business District	Urban core	Monument	0.24	PDL	Not Owned by public Authority	No	2018/1606/01/DET, 2018/1606/04/NMA	Student Accom	Permissioned	Not Started	132	0	0	0	103	0	0	0	103	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to arboriculture.	The site is considered to be deliverable.	
149902	N0146	6103	150-156 New Bridge Street	Urban core	Ouseburn	0.07	PDL	Not Owned by public Authority	No	2024/1669/01/DET	Student Accom	Minded to Grant	Not Started	49	0	0	0	0	0	0	49	0	49	Category B	The site is considered to be suitable for student accommodation, no constraints to development identified	The site is considered to be deliverable.
149910	N0250	6315	Keelmans Hospital	Urban core	Ouseburn	0.18	PDL	Owned by a public authority	Yes	2025/0514/01/LBC	Housing	Permissioned	Not Started	20	0	0	0	0	20	0	0	20	Category A	Suitable as established through Planning Permission	The site is considered to be deliverable.	
149918	N0251	6319	Airey Terrace	Neighbourhoods	Walker	0.16	PDL	Mixed Ownership	Yes	2025/0055/01/DET	Housing	Permissioned	Not Started	6	0	0	6	0	0	0	0	6	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor.	The site is considered to be deliverable.	
149920	N0117	5834	Church Walk Centre	Neighbourhoods	Walker	0.99	PDL	Owned by a public authority	Yes	2024/1714/01/NOD	Mixed Use	Permissioned	Not Started	35	0	0	0	0	35	0	0	35	Category B	The site is considered to be suitable for development, no constraints to development identified	The site is considered to be deliverable.	
149925	N0063	4430	Land at Pottery Bank, Walker	Neighbourhoods	Walker	2.45	PDL	Owned by a public authority	Yes	2025/0486/01/DET	Housing	Permissioned	Not Started	42	0	0	0	0	12	30	0	42	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor and open space	The site is considered to be deliverable	
149929	N0087	5004	Land at Ayton Street, Byker	Neighbourhoods	Byker	0.24	PDL	Owned by a public authority	Yes	2023075301DET	Housing	Permissioned	Under Construction	12	12	10	2	0	0	0	0	2	Category A	The site is considered to be suitable for residential development, no constraints to development identified.	The site is considered to be deliverable.	
149939	N0149	6107	St. Lawrence Road	Urban core	Byker	0.06	PDL	Not Owned by public Authority	No	2019/1024/01/DET	Housing	Permissioned	Under Construction	7	0	0	0	6	0	0	0	6	Category A	The site is considered to be suitable for residential development, subject to potential mitigation works relating to the wildlife enhancement corridor	The site is considered to be deliverable.	
149943	N0166	6159	Lime Street	Urban core	Ouseburn	0.32	PDL	Not Owned by public Authority	null	2025/1251/01/DET	Mixed Use	Minded to Grant	Not Started	57	0	0	0	0	0	0	0	57	57	Category B	The site is considered to be suitable for development, subject to potential mitigation works relating to its location within the Ouseburn conservation area and wildlife enhancement corridor	The site is considered to be developable
149944	N0222	6260	Grievson Yard, Leighton St	Urban core	Byker	0.33	PDL	Not Owned by public Authority	null	2023/0389/01/DET	Mixed Use	Permissioned	Not Started	83	0	0	0	35	35	13	0	83	Category B	The site is considered to be suitable for development, subject to potential mitigation works relating to its location within the Ouseburn conservation area and the wildlife enhancement corridor	The site is considered to be deliverable.	
149955	N0068	4654	Land on Marleen Avenue, Heaton	Neighbourhoods	Heaton	4.20	PDL	Owned by a public authority	No	2022108601DET	Housing	Permissioned	Under Construction	143	21	66	50	9	0	0	0	50	Category A	The site is considered to be suitable for residential development subject to potential mitigation works relating to the wildlife enhancement corridor	The site is considered to be deliverable.	
150479	N0348		0 Former Percy House	Urban core	Monument	0.27	PDL	Not Owned by public Authority	No	2025/1589/01/DET	Student Accom	Minded to Grant	Not Started	371	0	0	0	0	0	0	317	0	317	Category B	The site is considered to be suitable for student accommodation, no constraints to development identified	The site is considered to be deliverable.
150480	N0377		0 Former Barclays Bank Plc, 446 Westgate Road	Neighbourhoods	Wingrove	0.04	PDL	Not Owned by public Authority	No	2025/1471/01/DET	Housing	Grant Conditionally	Not Started	6	0	0	0	0	0	0	6	0	6	Category A	The site is considered suitable for residential development, no constraints to development identified	The site is considered to be deliverable.
150495	N0353		0 Former M&S motorcycles	Urban core	Monument	0.16	PDL	Not Owned by public Authority	No	2024/1577/01/DET	Housing	Minded to Grant	Not Started	19	0	0	0	0	0	19	0	0	19	Category B	The site is considered to be suitable for residential development subject to potential mitigation relating to the Summerhill conservation area	The site is considered to be deliverable.
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