

Walsall Council Strategic Housing Land Assessment (SHLAA) and Statement of Housing Land Supply 2024

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Introduction

1.1 This document lists the sites in Walsall that are available for new housing development in accordance with current development plan policies.

1.2 The [national planning policy framework](#) (NPPF) paragraph 69 (December 2023) states that strategic policy-making authorities should have a clear understanding of the land available in their area through the preparation of a strategic housing land availability assessment (SHLAA). From this, planning policies should identify a sufficient supply and mix of sites, taking into account their availability, suitability and likely economic viability. Planning policies should identify a supply of:

- a) specific, deliverable sites for years one to five of the plan period; and
- b) specific, developable sites or broad locations for growth, for years 6-10 and, where possible, for years 11-15 of the plan.

1.3 NPPF paragraph 75 states that strategic policies should include a trajectory illustrating the expected rate of housing delivery over the plan period. Where the adopted plan is more than five years old, NPPF paragraph 77 states that local planning authorities should identify and update annually a supply of specific deliverable sites sufficient to provide a minimum of five years' worth of housing

against their housing requirement. The strategic plan for Walsall, the Black Country Core Strategy (BCCS) was adopted in 2011. The requirement for Walsall is therefore currently the local housing need, which is calculated using the [standard method](#) defined by Government.

1.4 The supply of specific deliverable sites should in addition include a buffer (moved forward from later in the plan period) of 20% where there has been significant under delivery of housing over the previous three years.

1.5 The NPPF states that, to be considered deliverable, sites for housing 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. In particular:

a) sites which do not involve major development and have planning permission ('major development' is defined as development for 10 homes or more, or where the site has an area of 0.5 hectares or more), and all sites with detailed planning permission, should be considered deliverable until permission expires, unless there is clear evidence that homes will not be delivered within five years (for example because they are no longer viable, there is no longer a demand for the type of units or sites have long term phasing plans).

b) where a site has outline planning permission for major development, has been allocated in a development plan, has a grant of permission in principle, or is identified on a brownfield register, it should only be considered deliverable where there is clear evidence that housing completions will begin on site within five years.

1.6 Housing delivery is measured through the [Housing Delivery Test \(HDT\)](#). Where, as in Walsall's case, the local plan housing requirement is more than five years old, the HDT is based on housing need calculated using the standard method. Housing delivery in Walsall has continued to match the BCCS trajectory but has been less than that required by the standard method. Walsall has therefore failed the HDT since its introduction. The 2019-22 results, which were published in December 2023, indicates that delivery was only 60% of the requirement. A consequence of the latter is that a 20% buffer is currently required in addition to a five-year supply. In other words, a six year supply is required.

1.7 Local housing need under the standard method is calculated using projections of expected household growth over the next 10 years with an adjustment to take account of the latest published affordability ratios. The affordability ratios comprise the ratios between average house prices and the average incomes of people working in the area. These change each year so the local housing need also changes.

1.8 This SHLAA update shows the situation in Walsall as of April 2024. No SHLAA was published in 2023 but this update also includes information about what the

situation was as of April 2023 to show how it has changed annually since the previous edition of the SHLAA was published in 2022.

1.9 As well as providing information about the future housing land supply, this document also includes details of the number of net additional dwellings provided since the adoption of the current strategic local plan, the Black Country Core Strategy (BCCS). This information is required to be published as part of the authorities' monitoring reports under regulation 34 of the Town and Country Planning (Local Planning) (England) Regulations 2012.

Local Housing Need

2.1 The housing requirement for Walsall was formerly as contained in the BCCS. This required a total of 11,973 net new homes to be provided over the period 2006-2026. The target was divided into five year periods to provide an annual trajectory. The trajectory in table 7 under BCCS policy HOU1 indicates a target of 921 per annum for the period 2021-26. Because the BCCS is more than five years old however, local housing need is now calculated using the standard method.

2.2 For the 2022-23 year, the local housing need was 909 dwellings per annum so the five-year requirement as at April 2023 was 4,545 plus a 20% buffer, i.e. **5,453**.

2.3 For the 2023-24 year, the local housing need was 906 dwellings per annum so the five-year requirement as at April 2024 was 4,530 plus a 20% buffer, i.e. **5,436**.

2.4 Because the housing requirement in the BCCS is now out of date, Walsall will not have a longer-term housing trajectory until the Walsall Borough Local Plan (WBLP), which is expected to replace the BCCS, is adopted. However, the chart at the end of this SHLAA still includes a trajectory to show how we expect the known current supply of housing to be delivered over the next five years and beyond.

Housing Land Supply

3.1 This SHLAA has been prepared in accordance with the Government's planning practice guidance (PPG) on [housing and economic land availability assessment](#).

This sets out five stages:

Stage 1: Identification of sites and broad locations

- Determine assessment and site size
- Desktop review of existing information
- Call for sites/ broad locations
- Site/ broad location survey

Stage 2: Site/broad location assessment

- Estimating the development potential
- Suitability/ availability/ achievability, including viability
- Overcoming constraints

Stage 3: Windfall assessment (where justified)

Stage 4: Assessment review

- Assessment of development needs
- Review assessment and prepare draft trajectory
- Enough sites/ broad locations?

Stage 5: Final Evidence Base

- Deliverability (5 year supply) and developability for housing

Stage 1: Identification of sites and broad locations

3.2 A database of potential housing sites and broad locations was first set up for the original SHLAA in 2010. It has been updated and added to continually since then. Many of the sites have subsequently been developed for housing. The database includes many sites where development for housing would be contrary to current planning policies. In particular, it includes sites in the Green Belt that were submitted to the council in response to the “call for sites” for the Black Country Plan (BCP), and previous calls for sites for the SAD and BCCS. It also includes other parcels of Green Belt land that have not been submitted through the call for sites.

3.3 For several decades, nearly all new housing in the Black Country has been built on land that was previously used for another purpose (brownfield). Changes to the economy resulted in large amounts of former industrial land becoming available. The BCCS envisaged that this would continue, with the demand for land for employment uses reducing as jobs switched from factories to offices. However, industry in Walsall and the rest of the Black Country has proven to be more resilient than expected, and many manufacturers and warehousing companies have upgraded their premises or moved to new sites within the area.

3.4 An assessment of occupied employment land in the Black Country (the Black Country Employment Area Review (BEAR)) was carried out to inform the BCP. This can be found on the BCP web site [BCP Economy & Employment evidence](#) . A small amount of employment land has been identified that is vacant and can be released for housing or other uses now. This land is included in the SHLAA as potential housing land where it lies in suitable locations.

3.5 Other land that is still occupied by industry but is of poor quality and not required to meet the long-term needs of industry in the wider area is identified as ‘consider for release’ land. Such land is similar to that identified under Walsall Site Allocation Document (SAD) policy IND4. Some ‘consider for release’ industrial land, as well as land that is currently used for other purposes, might continue to become available for redevelopment over the BCP period but it is not possible to identify specific sites in the SHLAA because of the uncertainty over which ones they will be.

3.6 Sites such as former schools and hospitals have also been redeveloped for housing as pupil numbers fell or new premises have been built. These redevelopment opportunities also arise on an ad hoc basis so it is not possible to be certain about the locations of any future proposals.

3.7 Changes in the retail and office sectors, especially in the case of the latter since the pandemic, have resulted in a large amount of vacant floorspace in some town centres as well as certain out of centre retail and office locations. Some of this has already been converted to residential use, including through permitted development rights. Such sites for which permission exists or which are known to be available have been included in this SHLAA, but it is not currently possible to be certain about the likely future demand for some town centre uses.

3.8 The potential housing land supply from all these sources that comprise broad locations and windfall sites is explored under stages 2 and 3.

3.9 Specific sites that are currently included at stage 1 include all sites in the following categories. Many sites could fall into more than one category, for example some sites that are allocated in the local plan also have planning permission. In such cases, the category that represents a more advanced stage on the path to the site being developed is the one used.

Category	Comments
Allocated in Local Plan	Sites allocated for housing in adopted Walsall Site Allocation Document or Town Centre Area Action Plan. Most of these sites remain available and suitable for housing development, where they have not already been completed. A small number are no longer considered available where they remain in use for another purpose and there is no likelihood of this use ceasing or relocating
Full planning permission	Sites with a valid full planning permission. Permission is normally granted subject to a condition that the development must commence within three years
Lapsed planning permission	Planning permissions normally lapse three years after the decision date. In most cases there has been no change of circumstances since permission was granted, so it is likely that housing would still be supported if a new application was made
Outline planning permission	Sites with a valid outline planning permission

Potential	Sites that are considered suitable and developable for housing in accordance with the adopted local plan, but which do not yet have planning permission or an allocation in the plan. This category is used mainly for sites on previously developed land that are not allocated for other uses such as employment. A small number of potential housing sites are omitted as they have been the subject of pre-application enquiries which are confidential.
Potential - WHG	Walsall Housing Group have a programme of redeveloping surplus garage courts on their estates. Some of these already have planning permission or have been completed
Under construction	Sites under construction form part of the housing supply until they are completed. This category also includes sites where one or more dwellings have been completed but where others remain to be completed or commenced
Black Country Plan	<p>Sites proposed for allocation in the draft Black Country Plan where housing would accord with existing adopted development plan policies (previously developed sites that are not allocated for other uses such as employment). These sites are in addition to allocations that the draft BCP proposed to be carried forward from the Site Allocation Document.</p> <p>The draft allocations will be reviewed as part of the preparation of the Walsall Borough Local Plan</p>
Green Belt – proposed for allocation for housing in BCP	Such sites are not considered as part of the current supply so are not listed in this document
Completed Sites	Sites completed during the current year would have formed part of the housing supply at the start of the year
Rejected	Sites that have been examined for their housing potential but which are considered unsuitable for this use. Most of the sites are open space, required for other uses or have physical constraints such as unstable ground, flood risk or pollution. These sites are not included in the list below

Stage 2: Site/broad location assessment

3.10 An assessment has been made of the number of dwellings that could be accommodated on each site. Where planning permission has already been granted, the number of dwellings proposed in the application has been used, unless there is evidence that this number is no longer appropriate (for example, in the case of certain permissions that have now lapsed, the number is now believed to have been excessive and more than would be attractive to the market).

3.11 In other cases, a number based on BCCS Policy HOU2 and the associated table 8 has been used, unless there is other evidence such as from pre-application enquiries. Policy HOU2 states that all developments will aim to achieve a minimum net density of 35 dwellings per hectare. Table 8 indicates that densities of 60 or more dwellings per hectare will only be appropriate within a strategic centre or town centre.

3.12 The capacity of all major housing sites will be reviewed as part of the preparation of the Walsall Borough Local Plan (WBLP). Work on the WBLP, which will replace the BCCS and other local plan documents, is now commencing.

3.13 For very large sites, such as some of those in the Green Belt, facilities such as new open space or even new schools and other services would need to be provided. These would reduce the gross housing capacity of the sites. The density assumptions do not take account of such requirements.

3.14 No specific figure has been included for the potential housing supply from broad locations such as occupied employment land or previously developed land that is currently in other uses. This is because of the uncertainty about the availability of such sites in the future as described earlier.

3.15 In Walsall, the total amount of occupied poor quality employment land that the BEAR classifies as 'consider for release' comprises 106ha. This could in theory accommodate approximately 4,000 homes if it was all redeveloped at a density of 40 dwellings per hectare. However, not all of this would be suitable for housing even if it became available and there was a mechanism, including funding, to secure the release of the sites. In any case, the need to ensure sufficient jobs are retained to support the economy of the area means that alternative land would have to be provided elsewhere for employment uses to replace that lost. The Economic Development Needs Assessment (EDNA) prepared for the BCP highlights that additional employment land is needed as well as land for homes.

3.16 Large windfall sites in other uses such as former schools and hospitals have provided some housing land in the past, however the increasing population in the area means that the need for these services will increase. Such sites will therefore only become available if they are replaced by larger facilities elsewhere.

3.17 An estimate has been made of the potential housing supply from vacant shops, offices and other premises in centres. Some premises where planning permission already exists or there is known interest in residential use are identified as potential sites in the housing supply. Other sites could fall in or out of the potential supply as units are re-let for centre uses or become vacant. Permitted development rights now allow some uses such as shops or offices to change to residential without the need for formal planning permission.

3.18 It is not possible to provide a precise figure for the amount of vacant floorspace in town, district and local centres in Walsall that might be suitable for housing, beyond these known sites. Information on vacancies in centres is only generally available for the ground floors of buildings. Many traditional shops were built with living accommodation on the upper floors and in some cases this remains in use regardless of whether the ground floor is vacant. More modern shops would often be unsuitable for conversion to residential, or lie in areas that would be unsuitable for residential use, such as adjacent to noisy town centre uses or in primary shopping areas.

3.19 The Planning Practice Guidance indicates that sites should be assessed for their suitability, availability and achievability, including viability. Detailed assessments were carried out for sites that were proposed to be allocated in the BCP. The large number of other sites in the database however means that it has not been practicable to assess all of these in detail. Instead, sites from the following sources have been assumed to still be suitable, available and achievable, unless there is evidence to the contrary or circumstances have changed since they were first identified:

3.20 Allocated in Local Plan: The Walsall Town Centre Area Action Plan and Site Allocation Document were adopted in 2019 so are relatively recent. However, a few allocated sites are now considered to be unavailable as they have been occupied by other uses since the plans were prepared, or there is no indication that housing development is forthcoming.

3.21 Full or outline planning permission: In accordance with the NPPF, all such sites are considered achievable.

3.22 Lapsed planning permission: In most cases the relevant development plan policies will be unchanged since planning permission was granted, so the sites remain suitable and it is likely that any application to renew the permission would be supported.

3.23 Nevertheless, the supply from each of these sources has been discounted to allow for the likelihood that a proportion of them will not be achieved. The discount rates are applied to the total supply rather than individual sites.

- Full and Outline Planning Permission: 5%

- Other Commitments (sites allocated in existing local plans, and lapsed planning permissions): 10%
- Sites proposed for allocation in BCP where housing would accord with current local plan policies (previously developed land not in Green Belt): 10%
- Other potential sites where housing would accord with current local plan policies: 15%

3.24 Many of the sites identified as suitable for housing meet the criteria for inclusion in the Brownfield Land Register. The Register is effectively an extract from the housing sites database and relevant sites are marked in the list below.

Stage 3: Windfall Assessment

3.25 The complex nature of the Black Country means that small windfall sites have always formed part of the housing land supply. These include small infill sites and garden land. Over the 10-year period 2010-2020, an average of 97 dwellings per year were completed in Walsall on sites of fewer than 10 dwellings. Such sites may be expected to continue to come forward in the future.

3.26 Small sites are not normally allocated in local plans (currently the SAD and AAP only include sites for a total of nine dwellings in this category). However, the list of sites with planning permission already includes many small sites so it is important to avoid double counting when making a windfall assessment. There are currently sites for a total of over 230 homes with a valid planning permission in this category, and over 400 with a lapsed planning permission. If most of the small sites that have already been granted planning permission were completed, they would account for the small sites supply for the next six years. It is therefore appropriate to add a small sites windfall allowance of 97 homes per year to the housing supply from 2030 onwards. Note that this would fall outside the five-year supply.

3.27 Most larger sites that are known to be suitable and available for housing development are now identified as specific sites under one of the above categories such as allocated or potential depending on their current status. However, by definition it is not possible to predict the supply that might come from other large windfall sites in the future.

Stage 4: Assessment Review

3.28 The total supply of housing sites that are considered suitable, available and achievable, excluding greenfield sites in the Green Belt, is as follows:

Note that some of the totals in this table differ from the May 2021 supply as stated in the previous edition of the SHLAA published in 2021. This is mainly the result of revisions to the capacity and delivery timescale of other potential sites that do not yet have planning permission or a local plan allocation.

April 2023	Total Dwellings	Expected within 5 years	Discount Rate	Expected within 5 years after discount
Under Construction (number of dwellings still to be completed)	1081	1081	0%	1081
Full Planning Permission	768	768	5%	730
Outline Planning Permission	222	222	5%	211
Lapsed Planning Permission	863	358	10%	322
Allocated in Site Allocation Document or Walsall Town Centre Area Action Plan	953	518	10%	466
Other Potential Sites (not including post 2029 small windfall sites)	1797	649	15%	552
TOTAL	5684	3596		3362

April 2024	Total Dwellings	Expected within 5 years	Discount Rate	Expected within 5 years after discount
Under Construction (number of dwellings still to be completed)	1233	1233	0%	1233
Full Planning Permission	783	783	5%	744
Outline Planning Permission	40	40	5%	38
Lapsed Planning Permission	812	313	10%	282
Allocated in Site Allocation Document or Walsall Town Centre Area Action Plan	957	435	10%	392
Other Potential Sites (not including post 2030 small windfall sites)	1650	702	15%	597
TOTAL	5592	3529	See above	3304

3.29 The current known supply (after discount) of 3,304 dwellings is well below the five-year (plus 20% buffer) requirement of 5,436 dwellings and equates to only sufficient for three years. If the five-year requirement was to be met, this would necessitate bringing forward the delivery of additional sites that are allocated in the SAD, as well as other potential housing sites including those listed below.

Stage 5: Final Evidence Base

3.30 The list below comprises identified sites that are considered as part of the current housing supply in the calculations above. The figures stated for each site are the net figure taking account of any existing dwellings that are demolished or otherwise lost for example through conversions from houses to flats.

3.31 For clarity, the list does not distinguish between sites that are considered deliverable within 5 years and those that are unlikely to be delivered, or completed, until after this. However, this information is available on the interactive mapping on the council's web site.

3.32 The inclusion of a site in this list does not imply that any future planning application for residential development would be supported.

3.33 An interactive map that shows details of individual sites can be viewed on the [council's web site](#) .To use this map, click on the 'My Maps' tab at the top, then on "Map Categories" in the panel on the left side and select the "Planning" tab. You may find the map easier to view if you untick all the boxes except "SHLAA". The information listed below can be found by clicking on each site on the map.

Stakeholder Discussion

The methodology for the SHLAA was discussed in 2021 with a stakeholder panel as follows:

Black Country SHLAA Stakeholder Panel & Terms of Reference

List of Current Members

Barrett David Wilson Homes (housebuilder)

WV Living (housebuilder)

Barton Willmore (consultants)

RPS (consultants)

Harris Lamb (consultants)

West Midlands Combined Authority

Homes England

Black Country Consortium Ltd

Black Country SHLAA Stakeholder Panel Terms of Reference

1. To contribute to the completion of robust and credible Strategic Housing Land Availability Assessments (SHLAAs) for the Black Country authorities.
2. To share and pool information and intelligence.
3. To contribute to and endorse the signing off of the SHLAA Methodology, including identifying what issues of particular relevance to the SHLAAs should be considered, in addition to the requirements set out in NPPG.
4. To consider the implications of the SHLAA, including making recommendations to sign off the SHLAA report and core outputs to the Black Country authorities and agreeing to support any follow-up actions.
5. To oversee and agree the involvement and consultation with a wider group of stakeholders for the SHLAA.
6. Should members of the Panel be unable to agree on particular issues (i.e. Methodologies and data sources used, the interpretation of findings or the ability to endorse the signing off of the SHLAA) such differences or outstanding issues will be raised in the findings.
7. Should a meeting prove necessary and an individual member not be able to attend a meeting, they may seek to identify a substitute from their organisation to take part.
8. Invitations to join the SHLAA Panel are made on the understanding that no commercial or other advantage will be sought and that their primary role is to represent their sector as a whole and not just the interests of their particular

organisation. Panel members are required to declare any interest they may have on a site when contributing towards its assessment.

9. Membership of the SHLAA Panel will be undertaken on a voluntary basis. The Black Country Councils will not be liable for any expenses incurred during the SHLAA process.

List of Sites as at April 2024

Sites allocated in Site Allocation Document or Walsall Town Centre Area

Action Plan (excluding sites already completed, under construction or with a current planning permission)

A small number of sites listed in the SAD have been combined where they adjoin each other.

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO0011		Somerford Place (former Dorsetts Scrapyard), Willenhall	26
HO0023b	y	Kendrick Place and Castle View Road, Moxley	25
HO0039		Joynson Street (site of former Kings Hill JMI School and west of 15), Darlaston	0
HO0040		Riding Way, Short Heath	14
HO0041	y	Mill Street, Walsall	24
HO0043		Watling Street (land north of Kings Deer Road), Brownhills	15
HO0044		Poplar Avenue (east), Bentley	23
HO0046	y	Noose Crescent (former Lakeside School), Willenhall	59
HO0053		Rear of 16 High Road, Lane Head, Willenhall	29
HO0060	y	Hollyhedge Lane (East Side), Walsall	113
HO0062	y	Former Metal Casements, Birch Street, Walsall	95
HO0065	y	Hollyhedge Lane (west side), Walsall	14
HO0071		Festival Avenue (end of street), Darlaston	10
HO0072		Festival Avenue, Darlaston	24
HO0117	y	New Invention Methodist Church, Lichfield Road, New Invention	14
HO0124	y	Allen's Centre, Hilton Road, New Invention	54
HO0125		Essington Lodge, Essington Road, New Invention	23
HO0126		Field Road Education Development Centre	25
HO0137		Walsall Road and Fletchers Lane, Willenhall	36

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO0147	y	ASK Motors, 664 Bloxwich Road, Walsall	20
HO0162a	y	FORMER WORKS SITE C/O CEMETERY ROAD,VILLIERS STREET,WILLENHALL	7
HO0168		HOWDLES LANE/CASTLE STREET/GLADSTONE HOUSE, BROWNHILLS	46
HO0176	y	LAND ADJACENT BENTLEY GREEN, BENTLEY ROAD NORTH, WALSALL	31
HO0185	y	BENTLEY MOOR CLUB,BENTLEY DRIVE,WALSALL, WEST MIDLANDS	10
HO0194		LICHFIELD ROAD, LITTLE BLOXWICH	10
HO0201		Rear of Pinson Road, Willenhall	15
HO0217a		Former Petrol Station corner of Bentley Mill Way, Wolverhampton Road West, Walsall	21
HO0304		BETWEEN 114 AND 120 AND 122A AND 127 WATLING STREET/ ROMAN CLOSE BROWNHILLS	10
HO0305b		Cricket Close Tennis Courts, Walsall	13
HO0307	y	Former Royal Navy Club, 120 Elmore Green Road, Bloxwich	14
HO0310	y	Narrow Lane House and Neighbourhood Office Site, Narrow Lane, Walsall	14
HO0312	y	Pleck Working Men's Club, Pleck Road, Walsall	11
HO0313	y	Royal British Legion Club, Broad Lane Gardens, Bloxwich	25
HO0320	y	Birway Garage, Newhall Street, Willenhall	28
HO0322	y	ROWLEY VIEW, MOXLEY	26
HO1314		GORWAY ROAD	25
TC15		FE Towe Ltd, Charles Street	3

Sites with current full planning permission

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
10508b		171 Erdington Road, Aldridge, Walsall	0
HO0037	y	Bentley Road North (corner of King Charles Avenue), Bentley	18
HO0039a	y	Joynson Street (site of former Kings Hill JMI School), Darlaston	34
HO0305a		Cricket Close Allotments, Walsall	29
HO1106		QUEENS HEAD, CHURCH STREET, BLOXWICH, WALSALL, WS3 3JQ	2
HO1120	y	Former Roapp Hall, Dorsett Road Terrace, Darlaston	11
HO1123	y	Former Aldridge Magistrates Court, Rookery Lane, Aldridge, Walsall	9
HO1137	y	Alexander House, 52 , Bradford Street, WALSALL, WS1 3QD	7
HO1140	y	THE SUBSTATION, PARK LANE, DARLASTON WS10 9SE	20
HO1153		FORMER LIBRARY, BRICKILN STREET, BROWNHILLS, WALSALL, WS8 6AU	4
HO1204		THE OLD HALL FARM, OLD HALL LANE, WALSALL, WS9 0RF	2
HO1223		HEATHFIELD LANE WEST (BETWEEN 56 AND 56A/B)	1
HO1226		R/O ARBORETUM LODGE, 16 BLAKENALL LANE	1
HO1229		86B WALSALL ROAD, WEDNESBURY, WEST MIDLANDS, WS10 9JT	1
HO1244		2, DANEWAYS CLOSE, STREETLY, SUTTON COLDFIELD, B74 3NL	1
HO1284		BLEAK HOUSE, NEST COMMON, PELSALL, WALSALL, WS3 5AZ	1
HO1352	y	LAND BETWEEN 108 AND 120 COLTHAM ROAD, WILLENHALL	6
HO1360	y	ANCHOR HOUSE, ANCHOR ROAD, ALDRIDGE	6
HO1378		QUEENS CHAMBERS 65, BRIDGE STREET, WALSALL, WS1 1JQ	3
HO1392		39A FOLEY ROAD EAST, SUTTON COLDFIELD, B74 3HR	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1654		3 Bradford Place, Walsall WS1 1PL	35
HO1674		LINCOLN HOUSE, LINCOLN ROAD, WALSALL WS1 2DZ	4
HO1695		LAND BETWEEN 75-85 HIGH STREET, BROWNHILLS	3
HO1717	y	St Edmunds Gennings, Forest Gate, Willenhall WV12 5LF	33
HO1728	y	107-110, Paddock Lane, Walsall, WS1 2EH	15
HO1738a		Former Walsall Wood Library	4
HO1767	y	Former Windmill Public House, Aston Road, Willenhall	19
HO1866		GARAGES OFF SHANNON DRIVE, REAR OF 2-8 KENNET CLOSE, BROWNHILLS	1
HO1879		21-25, PARK STREET, WALSALL, WS1 1LY	6
HO1904		10 , Queens Road, Walsall, WS5 3NF	0
HO1909		3, Norman Road, Walsall, WS5 3QJ	0
HO1912		5, EDINBURGH ROAD, WALSALL, WS5 3PQ	0
HO1916		18-20, NAVIGATION STREET, WALSALL, WS2 9LT	4
HO1924		74, WALSALL ROAD, DARLASTON, WEDNESBURY, WS10 9JT	5
HO1927		50, GLEBE STREET, WALSALL, WS1 3NX	1
HO1932		70, STAFFORD STREET, WILLENHALL, WV13 1RT	1
HO1933f		Bosty Lane Farm	3
HO1938a		239 (The Prince) 245 Stafford Street, Walsall	2
HO1943		GLEBE HOUSE, GLEBE STREET, WALSALL, WS1 3LT	36
HO1945		2 , Woodlands Avenue, Walsall, WS5 3LN	0
HO1946		515, SUTTON ROAD, WALSALL, WS5 3AX	0
HO1947		27, FEATHERSTON ROAD, STREETLY, SUTTON COLDFIELD, B74 3JW	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1949		332 , Wolverhampton Road West, Willenhall, WV13 2RN	1
HO1953		Land between 22 & 24, Lysways Street, Walsall, WS1 3AQ	1
HO1955		99, MELLISH ROAD, WALSALL, WS4 2DF	1
HO1958		16, ALMOND CLOSE, PELSALL, WALSALL, WS3 4LA	1
HO1959		37-39, PARK STREET, WALSALL, WS1 1LY	4
HO1960		STREET TEAMS, BRADFORD STREET CENTRE, 51, BRADFORD STREET, WALSALL, WS1 3QD	1
HO1961		123, SNEYD LANE, ESSINGTON, WOLVERHAMPTON, WV11 2DX	1
HO1962		11, GIPSY LANE, WILLENHALL, WV13 2HA	2
HO1966		ARISTOCATS LUXURY CATTERY, MEEKES FARM, PELSALL LANE, RUSHALL, WALSALL, WS4 1NE	1
HO1967		15, Middleton Road, STREETLY, SUTTON COLDFIELD, Walsall, B74 3EU	1
HO1969		POPLAR HOUSE, HIGH STREET, MOXLEY	-1
HO1974		62 St Annes Road, Willenhall WV13 1ED	0
HO1975		77, SANDBANK, BLOXWICH, WALSALL, WS3 2HL	1
HO1976		358 Birmingham Road, Walsall WS5 3NX	0
HO1977		33, Skip Lane, Walsall, WS5 3LL	0
HO1979		400 , West Bromwich Road, Walsall, WS5 4NS	0
HO1980		7-9, REEVES STREET, BLOXWICH, WALSALL, WS3 2DQ	2
HO1986		31, SPRINGVALE AVENUE, WALSALL, WS5 3QB	0
HO1987		10, ALFRED STREET, WALSALL, WS10 8TL	0
HO1988		12 , Botany Road, Walsall, WS5 4ND	0
HO1989		407, CHESTER ROAD, ALDRIDGE, WALSALL, WS9 0PH	2

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1990		2 & 4 Ezekiel Lane, Willenhall, WV12 5QU	2
HO1991		1, Arrow Road, Walsall, WS3 1BG	1
HO1993		13, BUCHANAN ROAD, WALSALL, WS4 2EW	1
HO1995		29, LITTLE ASTON ROAD, ALDRIDGE, WALSALL, WS9 0NP	0
HO1996		27 Hillside, Brownhills WS8 7AF	0
HO1997		69, BROADWAY, WALSALL, WS1 3EZ	0
HO2002		FORMER CHAMBERLAIN CLUB, UPPER LICHFIELD STREET, WILLENHALL, WV13 1PB	3
HO2006		58, HIGHGATE ROAD, WALSALL, WS1 3JE	1
HO2007		8, MYATT AVENUE, ALDRIDGE, WALSALL, WS9 0DR	1
HO2009		LONGWOOD COTTAGE, ALDRIDGE ROAD, WALSALL, WS4 2JP	2
HO2010		14, CALDMORE GREEN, WALSALL, WS1 3RL	4
HO2013		22, BASSETT STREET, WALSALL, WS2 9PZ	2
HO2015		38 Norman Road, Walsall WS5 3NG	0
HO2016		3 Charlemont Road, Walsall WS5 3NG	0
HO2017		SWALLOW VALE STABLES, BERRYFIELDS FARM, WALSALL ROAD, ALDRIDGE, WALSALL, WS9 0QB	0
HO2019		PEAR TREE FARM, FISHLEY LANE, BLOXWICH, WALSALL, WS3 3PZ	6
HO2022		26 Birmingham Road, Walsall WS1 2LT	1
HO2023		GREYBURY HOUSE, BRIDGE STREET, WALSALL, WS1 1EP	15
HO2024		LEICESTER BUILDINGS, BRIDGE STREET, WALSALL WS1 1JY	21
HO2025		JEROME CHAMBERS, BRIDGE STREET, WALSALL WS1 1HP	5
HO2027		65, HARDWICK ROAD, STREETLY, WALSALL, B74 3DN	0

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO2029		132-132a Lichfield Street, Walsall WS1 1SL	28
HO2030		32-34 Bradford Street, Walsall WS1 3QA	5
HO2032		57, BRADFORD STREET, WALSALL, WS1 3QD	4
HO2033		29, BRACE STREET, WALSALL, WS1 3PS	3
HO2034		13, Lake Avenue, Walsall, WS5 3PA	0
HO2035		8, BROOKHOUSE ROAD, WALSALL, WS5 3AD	0
HO2038		37, PARK ROAD, WALSALL, WS5 3JU	0
HO2039		70, LICHFIELD ROAD, WALSALL, WS4 2DL	0
HO2040		16 , Russett Close, Walsall, WS5 3DP	0
HO2042		CUILLINS, STREETLY WOOD, STREETLY, SUTTON COLDFIELD, B74 3DQ	0
HO2044		SPEEDY CASH, UNIT 3, 3-5, THE BRIDGE, WALSALL, WS1 1LG	13
HO2045		MOORES OPTICIANS, 73, BRADFORD STREET, WALSALL, WS1 3QD	2
HO2054		Adjacent 89, Bloxwich Road South, Willenhall, Walsall, WV13 1AZ	2
HO2056		Garages adj 68 Broadmeadow, Aldridge	2
HO2069		FORMER SABRE LEATHER CO LTD, 19-21, SANDWELL STREET, WALSALL, WS1 3DR	12
HO2070		2, CALTHORPE CLOSE, WALSALL, WS5 3LT	0
HO2071		114, LICHFIELD ROAD, BLOXWICH, WALSALL, WS3 3LZ	0
HO2072		339, BIRMINGHAM ROAD, WALSALL, WS5 3NU	0
HO2073		252, CHESTER ROAD, STREETLY, SUTTON COLDFIELD, B74 3NB	1
HO2074		20, FEATHERSTON ROAD, STREETLY, SUTTON COLDFIELD, B74 3JN	0
HO2076		ANCHOR INN, 1, CHESTER ROAD, BROWNHILLS, WALSALL, WS8 6DP	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO2078		25, SOMERS ROAD, WALSALL, WS2 9AU	1
HO2079		32, HART STREET, WALSALL, WS1 3PE.	-1
HO2080		1, BARR COMMON ROAD, ALDRIDGE, WALSALL, WS9 0SY	0
HO2081		75, LODGE ROAD, WALSALL, WS5 3LA	0
HO2082		1, BLOXWICH LANE, WALSALL, WS2 7JS.	-1
HO2084		1C, DORSETT ROAD, DARLASTON, WEDNESBURY, WS10 8TW	-1
HO2087		BEECHWOOD HOUSE, 22, NEW ROAD, WILLENHALL, WV13 2BG	14
HO2090		15, BROADWAY, WALSALL, WS1 3EX	0
HO2091		73A and 73B, WEDNESBURY ROAD, WALSALL, WS1 4JL	-1
HO2092		50, GLOUCESTER ROAD, WALSALL, WS5 3PN	0
HO2093		45 , Longwood Road, Aldridge, Walsall, WS9 0TA	0
HO2095		7, BUCHANAN AVENUE, WALSALL, WS4 2ER	0
HO2097		2 Walsall Road, Willenhall, WV13 2EH	3
HO2098		115-119, WEDNESBURY ROAD, WALSALL, WS1 4JQ	14
HO2099		LAND NORTH AND NORTH EAST OF STRAWBERRY FIELDS, GOSCOTE LANE, BLOXWICH	2
HO2101		10, MANOR ROAD, STREETLY, SUTTON COLDFIELD, B74 3NG	0
HO2102		20 , Greenslade Road, Walsall, Walsall, WS5 3QH	0
HO2103		59-61, BROADSTONE AVENUE, WALSALL, WS3 1ER	1
HO2104		WALSALL DEAF PEOPLES CENTRE, 59A, LICHFIELD STREET, WALSALL, WS4 2BX	14
HO2105		62-63, Wolverhampton Street, Willenhall, WV13 2NQ	7

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO2106		107 , Hollyhedge Lane, Walsall, WS2 8PU	2
HO2107		14, FREER STREET, WALSALL, WS1 1QE	3
HO2108		27, WALLINGTON HEATH, BLOXWICH, WALSALL, WS3 3NP	1
HO2109		54, ASTON ROAD, WILLENHALL, WV13 3BY	1
HO2110		THE PRINCE OF WALES, 55, WALSALL STREET, WILLENHALL, WV13 2DU	6
HO2111		25, PARK ROAD, WALSALL, WS5 3JU	0
HO2112		63, WOOD LANE, STREETLY, SUTTON COLDFIELD, B74 3LS	0
HO2113		209, BROADWAY NORTH, WALSALL, WS1 2PY	0
HO2114		98, VALLEY ROAD, STREETLY, WALSALL, B74 2JF	1
HO2115		102, TEDDESLEY STREET, WALSALL, WS4 2AH	1
HO2116		83, WALSALL ROAD, DARLASTON, WEDNESBURY, WS10 9JU	3
HO2117		243, FOLEY ROAD WEST, STREETLY, WALSALL, B74 3NU	0
HO2118		PARK LODGE, HIGH STREET, BLOXWICH, WALSALL, WS3 3LP	-1
HO2119		PERMANENT HOUSE, 1, LEICESTER STREET, WALSALL, WS1 1PT	4
HO2120		FORMER GARAGES OPPOSITE 4, EARLS ROAD, RUSHALL, WALSALL, WS4 1JA	2
HO2121		55 Sneyd Hall Road, Walsall WS3 2NL	1
HO2123		171, FOLEY ROAD WEST, STREETLY, SUTTON COLDFIELD, B74 3NY	0
HO2124		LAND TO REAR OF 262, WALSALL WOOD ROAD, ALDRIDGE, WALSALL, WS9 8H	1
HO2125		DARLASTON POLICE STATION, CRESCENT ROAD, DARLASTON, WEDNESBURY, WS10 8AE	9

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO2126		LAND REAR OF 84 TO 88, ASHTREE ROAD, PELSALL, WALSALL, WS3 4LS	1
HO2127		26, FOSTER STREET, DARLASTON, WALSALL, WS10 8EQ	1
HO2128		42, LICHFIELD ROAD, WALSALL, WS4 2DH	3
HO2129		238, CHESTER ROAD, STREETLY, WALSALL, B74 3NB	0
HO2130		LAND ADJACENT TO 116, OLD TOWN LANE, PELSALL, WALSALL, WS3 4LZ	1
HO2131		27, ENDERLEY DRIVE, BLOXWICH, WALSALL, WS3 3PD	0
HO2133		31, RAVEN ROAD, WALSALL, WS5 3PZ	0
HO2134		65 , Hall Lane, Pelsall, WS3 4JN	0
HO2135		MOSSLEY CHEMIST, 10, CRESSWELL CRESCENT, BLOXWICH, WALSALL, WS3 2UW	1
HO2136		LAND ADJACENT TO 8 WOLVERHAMPTON ROAD, PELSALL, WALSALL, WS3 4AB	1
HO2137		28 , Cornwall Road, Walsall, Walsall, WS5 3PG	0
HO2138		49 BOUNDARY COURT, BOUNDARY ROAD, STREETLY, WALSALL, B74 2JR	2
HO2139		17, MEADOW CLOSE, STREETLY, SUTTON COLDFIELD, B74 3JE	0
HO2140		21, EDINBURGH ROAD, WALSALL, WS5 3PQ	0
HO2141		LAND ADJACENT 8, EZEKIEL LANE, WILLENHALL, WV12 5QU	1
HO2143		FORMER NOVA TRAINING, 82, HIGH STREET, BROWNHILLS, WALSALL	2
HO2144		70A, STAFFORD STREET, WILLENHALL, WV13 1RT	1
HO2145		THE FALCON INN, GOMER STREET WEST, WILLENHALL, WV13 2NR	2
HO2147		COALPOOL CONVENIENCE, 31, HOLDEN CRESCENT, WALSALL, WS3 1QA	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO2148		The Hollies, 10, Lichfield Road, Walsall, WS4 2DH	1
HO2149		THE FIERY HOLES, GREAT BRIDGE ROAD, BILSTON, WV14 8NG	1
HO2152		65, MELLISH ROAD, WALSALL, WS4 2DG	0
HO2153		LAND ADJACENT 35, CARLESS STREET, WALSALL, WS1 3RH	2
HO2154		19 , Wallington Heath, Bloxwich, Walsall, WS3 3NP	1
HO2155		127, SNEYD LANE, WALSALL, WV11 2DX	1
HO2156		15, GREAVES AVENUE, WALSALL, WS5 3QF	0
HO2157		6, EDINBURGH ROAD, WALSALL, WS5 3PQ	0
HO2158		16, NORMAN ROAD, WALSALL, WS5 3QJ	0
HO2159		52 and 54 ROWLEY STREET, WALSALL, WS1 2AY	2
HO2160		44, ASHTREE ROAD, PELSALL, WALSALL, WS3 4LR	1
HO2162		LAND ADJACENT, 95, FORD STREET, WALSALL, WS2 9BW	2
HO2163		15, RICHARD ROAD, WALSALL, WS5 3QW	0
HO2164		10, DOWNHAM CLOSE, WALSALL, WS5 3BX	0
HO2165		Land adjacent 60, WEST BROMWICH STREET, WALSALL, WS1 4DB	1
HO2167		19, BRANTON HILL LANE, ALDRIDGE, WALSALL, WS9 0NR	0
HO2168		118, LOWER LICHFIELD STREET, WILLENHALL, WV13 1PU	2
HO2170		265, WALSALL ROAD, WALSALL, WS10 9SQ	0
HO2171		FORMER SOHANS, 16, BIRMINGHAM ROAD, WALSALL, WS1 2NA	1
LC08B		Crown PH, Leamore Lane	4
TC11	y	Kirkpatricks, Charles Street	45

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
TC52	y	Green Lane Police Station	130

Sites with current outline planning permission

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO0180		LAND AT CHURCHILL ROAD AND KENT ROAD TO THE REAR OF 2-14 KENT ROAD AND 201-205 CHURCHILL ROAD, BENTLEY, WALSALL	26
HO1349		LAND REAR OF 17-33 STAFFORD ROAD, BLOXWICH, WS3 2JR	10
HO1105		LAND REAR OF 9, BASLOW ROAD, BLOXWICH	1
HO1971		LAND WEST OF 1, ARROW ROAD, WALSALL	1
HO2142		FORMER ALLENS ROUGH METHODIST CHURCH, ESSINGTON ROAD, WILLENHALL, WV12 5DJ	2

Sites with lapsed planning permission

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO0205	y	Corner of Edison Road and Arkwright Road, Beechdale, Walsall	9
HO1009	y	Argyle Works, Navigation Street, Greatrex Works, Marsh Street, and William House, Marsh Lane, Walsall (Saddlers Quay)	222
HO1075		ASTOR ROAD	1
HO1103		68 Harden Road and land to the rear of 70 Harden Road, Walsall	5
HO1104		HORSE AND JOCKEY, 33, WALSALL ROAD, DARLASTON, WEDNESBURY, WS10 9JS	4
HO1108		16, COPPY HALL GROVE, ALDRIDGE, WALSALL, WS9 8RP	1
HO1109		SADDLERS ARMS, FISHLEY LANE, BLOXWICH, WALSALL, WS3 3PS	1
HO1118	y	LAND ON THE FORMER COALPOOL CLINIC,SITE, OFF ROSS ROAD,RYECROFT,WALSALL,WEST MIDLANDS	12
HO1124		CASTLEFORT GRANGE, 39 CASTLEFORT ROAD, WALSALL WOOD	9
HO1131	y	33 MARKET PLACE,WILLENHALL,WV13 2AA	8
HO1145	y	LANTERN HOUSE, 129-130, LICHFIELD STREET, WALSALL, WS1 1SY	6
HO1149	y	74 BRADFORD STREET, WALSALL WS1 3QD	5
HO1154		18-23 Stafford Street, Willenhall, WV13 1TG	4
HO1161		PLECK EYE CARE CENTRE, 252, WEDNESBURY ROAD, WALSALL, WS2 9QN	4
HO1162		73 BRIDGE STREET,WALSALL,WS1 1JQ	4
HO1168		4 Cross Street, Willenhall, WV13 1PG	4
HO1169		LAND REAR OF 56 TO 62, WEDNESBURY ROAD, WALSALL	4

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1170		DKR ACCOUNTANTS, 36, LICHFIELD STREET, WALSALL, WS1 1TJ	4
HO1180		CASH GENERATOR, 18, Bradford Street, Walsall, Walsall, WS1 1PB	3
HO1187		123-127, WALSALL ROAD, DARLASTON, WEDNESBURY, WS10 9JU	3
HO1194		SITE CORNER OF BIRMINGHAM STREET & OLD PARK ROAD, DARLASTON	2
HO1196		11 BENTLEY LANE, WILLENHALL, WV12 4AH	1
HO1197		234 LICHFIELD ROAD, WILLENHALL, WV12 5BG	1
HO1200		6 Ashtree Road, Pelsall WS3 4LR	2
HO1202		53, BELL LANE, WALSALL, WS5 4PU	2
HO1210		107-108, The Green, DARLASTON, WS10 8JP	2
HO1212		62, WESTON CRESCENT, ALDRIDGE, WALSALL, WS9 0HB	1
HO1214		22 STAFFORD STREET, WALSALL, WS2 8DG	2
HO1216		63, CHARLEMONT ROAD, WALSALL, WS5 3NQ	1
HO1219		2, JESSON ROAD, WALSALL, WS1 3AS	1
HO1224		122 PELSALL ROAD, WALSALL, WS8 7DP	1
HO1225		23 Green Lane, Walsall Wood, Walsall	1
HO1227		35 PRINCES AVENUE, WALSALL, WS1 2DG	1
HO1228		14 MARKET PLACE, WILLENHALL, WV13 2AA	1
HO1231		ALDRIDGE COURT FARM, LITTLE ASTON ROAD	1
HO1232		206 OLD BIRCHILLS, WALSALL, WS2 8QD	1
HO1236		183 HIGH STREET, BROWNHILLS, WALSALL, WS8 6HG	1
HO1240		Beacon Farm, Pinfold Lane, Walsall, WS9 0QS	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1253		1, Mob Lane, Pelsall, Walsall, WS4 1BB	1
HO1260		1, FOLEY CHURCH CLOSE, STREETLY, SUTTON COLDFIELD, B74 3JX	1
HO1267		251, BIRMINGHAM ROAD, WALSALL, WS5 3AA	1
HO1275		10, NEW ROAD, WILLENHALL, WV13 2BG	1
HO1276		THE SNEYD, 67, VERNON WAY, BLOXWICH, WALSALL, WS3 2LU	1
HO1281		2, BRABHAM CRESCENT, STREETLY, SUTTON COLDFIELD, B74 2BN	1
HO1287		85, WILLENHALL STREET, DARLASTON, WEDNESBURY, WS10 8NG	1
HO1290		Land adjacent to 337, WEST BROMWICH ROAD, WALSALL, WS5 4NR	1
HO1316		Great Barr Hall	11
HO1319		THE MILESTONE PUBLIC HOUSE, ESSINGTON ROAD, WILLENHALL, WV12 5DT	6
HO1320		52 HIGH ROAD	4
HO1321		FALCON GARAGE, 10 CHURCH STREET, WEDNESBURY	4
HO1322		LAND ADJOINING HERBERTS PARK TAVERN, FORGE ROAD, DARLASTON, WEST MIDLANDS, WS10 8QU	4
HO1323		TAME STREET EAST	4
HO1324		77 & 78 KING CHARLES AVENUE, WALSALL, WS2 0DN	4
HO1325		ROWLEY STREET (23-31)	3
HO1326		ROSAMUND STREET (rear of New Mills House - 18)	2
HO1328		15 & 16 HODSON AVENUE, WILLENHALL, WALSALL, WV13 2HS	2
HO1329		65 ALEXANDRA ROAD	1
HO1330		WILEY AVENUE (30-31)	1
HO1331		ADJ 17 FORDBROOK LANE, PELSALL	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1333		FORMER CURL & DYE PREMISES, 182 WOLVERHAMPTON ROAD, WALSALL, WS2 8RQ	1
HO1335		2 RIVERBANK ROAD, WILLENHALL, WV13 2SA	1
HO1336		LAND AT REAR OF 18-19 VICTORIA ROAD, PELSALL, WS3 4BH	1
HO1337		19 MILLFIELD AVENUE, WALSALL, WS3 3QS	1
HO1338		49 CHARLEMONT ROAD, WALSALL, WS5 3NQ	1
HO1342	y	MURCO SERVICE STATION, PINFOLD STREET, DARLASTON	16
HO1346	y	POOL STREET (site of former 12 to 15)	10
HO1347	y	STATION STREET WMC, 119 MILTON STREET, WALSALL, WS1 4LW	10
HO1348	y	RYECROFT VILLAS, PROFFITT STREET, WALSALL	9
HO1351	y	THE BELLE VUE, MOAT ROAD, WALSALL, WS2 9PR	9
HO1353	y	CALDMORE GREEN CLUB, 19 WEST BROMWICH STREET, WALSALL, WS1 4BP	9
HO1355	y	25, CROFT STREET, WILLENHALL, WALSALL, WEST MIDLANDS, WV132NU	8
HO1356	y	7 PAULS COPPICE, BROWNHILLS, WALSALL, WS 8 7DE	8
HO1357	y	192 LICHFIELD ROAD, BROWNHILLS, WALSALL	8
HO1358	y	ADJ 44 BULL LANE, DARLASTON	6
HO1359	y	152 BEACON ROAD, GREAT BARR	6
HO1361		35 ARBORETUM ROAD, WALSALL, WS1 2QH	5
HO1362		61-65 LYSWAYS STREET AND 32-36 BIRMINGHAM ROAD, WALSALL, WEST MIDLANDS	5
HO1363	y	9 UPPER LICHFIELD STREET, WILLENHALL, WV13 1PB	5

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1364	y	74 & 75 Stafford Street, Willenhall, WV13 1RT	9
HO1366	y	23, HARRY PERKS STREET AND 32 WEBSTER ROAD, WILLENHALL, WV13 1BN	5
HO1367		7, Lysways Street, Walsall, Walsall, WS1 3AG	5
HO1368		257-258, STAFFORD STREET, WALSALL, WEST MIDLANDS, WS2 8DF	4
HO1369		40 BAYNTON ROAD, WILLENHALL	4
HO1370		LAND ADJACENT FURLONG HOUSE, LANTON CLOSE, BLOXWICH	4
HO1372	y	THREE CROWNS P.H., SUTTON ROAD, WALSALL, WS5 3AX	7
HO1374		CAIRNS STREET	3
HO1375		89 ABLEWELL STREET, WALSALL, WS1 2EU	3
HO1376		180 HALL LANE, WALSALL WOOD, WALSALL, WS9 9AR	3
HO1377		Unit A, King Street, Walsall, WS1 4AF	3
HO1379		31 BIRMINGHAM STREET, WALSALL, WV132HW	2
HO1381		14 SAMUEL STREET, WALSALL, WS3 2EU	2
HO1382		3A, ABLEWELL STREET, WALSALL	2
HO1383		47 & 41 Clarendon Street (land to rear), Bloxwich, Walsall WS3 2HT	2
HO1384		60 PINFOLD STREET, DARLASTON, WS10 8TE	2
HO1385		321-323 PLECK ROAD, WALSALL, WS2 9HD	2
HO1386		140 THORNHILL ROAD	2
HO1388		THE SPRING COTTAGE, LICHFIELD ROAD, SHELFIELD WS4 1PS	2
HO1389		57, 59, 61 High Road, Lane Head, Willenhall	2
HO1390		LAND AT 14A HOLLY CLOSE, WILLENHALL, WV12 5RR	2

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1393		GREEN LANE STORE, 7 GREEN LANE, SHELFIELD WS4 1RN	2
HO1394		1 WOLVERSON ROAD, WALSALL, WS9 9JE	2
HO1397		HAYWARD CLOSE (LAND ADJACENT 2)	1
HO1398		ELDON STREET (2), DARLASTON	1
HO1399		27 LISTER STREET, WALSALL	1
HO1400		HILLARY STREET (adj 96)	1
HO1401		ADJ 42 HILLARY STREET, WALSALL	1
HO1403		R/O 38 SELMANS HILL	1
HO1405		50,ASHMORE LAKE ROAD,WILLENHALL,WALSALL,WEST MIDLANDS	1
HO1406		RUSHALL MANOR CLOSE (2)	1
HO1407		ADJ 433 WEST BROMWICH ROAD	1
HO1408		COBDEN STREET (between 102 and 110)	1
HO1409		29A,REEDSWOOD LANE,WALSALL,WS2 8QW	1
HO1410		REAR OF 203/205,FOLEY ROAD WEST,STREETLY,WALSALL	1
HO1412		37 DALE END, DARLASTON	1
HO1413		Rear of 62 & 64 Foley Road East, Walsall, B74 3JD	1
HO1414		LAND ADJACENT TO 172 CLOTHIER STREET, WILLENHALL, WALSALL, WV131BB	1
HO1415		117 HIGH ROAD, WILLENHALL WV12 4JN	1
HO1417		39 SLANEY ROAD,WALSALL,WS2 9AF	1
HO1418		Adjacent 197 WALSTEAD ROAD,WALSALL,WS5 4DW	1
HO1419		FIRST FLOOR,27 MARKET PLACE,BLOXWICH,WALSALL,WS3 2JH	1
HO1420		R/O 22 PARTRIDGE AVENUE, DARLASTON, WALSALL	1
HO1421		271 WEDNESBURY ROAD,PLECK,WALSALL,WS2 9QJ	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1423		COACH HOUSE R/O 9 BELVIDERE ROAD, WALSALL, WS1 3AU	1
HO1425		74 LICHFIELD ROAD, BLOXWICH, WALSALL, WS3 3LY	1
HO1426		3 HARDEN CLOSE, WALSALL, WS3 1BU	1
HO1427		116 LICHFIELD ROAD, SHELFIELD, WALSALL, WS4 1PS	1
HO1428		2 GREEN LANE, BLOXWICH, WS3 2BP	1
HO1429		39 LYSWAYS STREET, WALSALL, WS1 3AG	1
HO1430		LAND BETWEEN 1 & 3 AND BETWEEN 9 & 11 CRICKET CLOSE, WALSALL, WS5 3PU	1
HO1432		LAND ADJACENT 12 PELSALL LANE, BLOXWICH, WS3 3DH	1
HO1436		141 HIGH STREET, BROWNHILLS, WALSALL, WS8 6HG	1
HO1437		402A BIRMINGHAM ROAD, WALSALL, WS5 3NX	1
HO1439		1 JOHN STREET, WILLENHALL	1
HO1440		42A Weston Street, Palfrey WS1 4EJ	1
HO1443		75, NEW ROAD, WILLENHALL, WV13 2DA	1
HO1474	y	Millfields Nursery School, Stoney Lane, Walsall, WS3 3DW	14
HO1492	y	Site of 89-99 Moxley Road, Darlaston	6
HO1635		1, RYECROFT PLACE, WALSALL, WS3 1SN	2
HO1643		30 BIRMINGHAM ROAD, WALSALL WS2 9SU	1
HO1649		59B Charlemont Road, Walsall WS5 3NQ	1
HO1651		Oriel House, 197 Stafford Street, Walsall WS2 8ED	6
HO1652		40 Eldon Street, Walsall WS1 2JP	4
HO1656		167A Stafford Street, Walsall WS2 8EA	1
HO1657		39A Market Place, Willenhall WV13 2AA	1
HO1658		Carmella House, 3-4 Grove Terrace, Walsall WS1 2NE	1
HO1671		5A Dangerfield Lane, Darlaston, Wednesbury WS10 7SE	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1673		Silver Birches, 1 Charlemont Close, Walsall WS4 3ND	1
HO1676		Kings Head, Ingram Road, BLOXWICH, WS3 1LU	1
HO1677		FORMER CANAL MUSEUM, WESTERN SIDE OF WALSALL TOP LOCK, OLD BIRCHILLS, WALSALL WS2 8QH	1
HO1686		38, ROSE HILL, WILLENHALL, WV13 2AU	2
HO1698		THE SNEYD (land to south), 67, VERNON WAY, BLOXWICH, WALSALL, WS3 2LU	3
HO1701		13 Station Street, Darlaston WS10 8BG	2
HO1702		90 Sheridan Street (rear of), Walsall WS2 9AQ	1
HO1706		57 Lichfield Road (land to rear), Bloxwich, Walsall WS3 3LT	1
HO1707		14 New Road, Willenhall WV13 2BG	2
HO1724		35 West Bromwich Street, Walsall WS1 4BP	2
HO1741		GOSCOTE HOUSE, GOSCOTE LANE, BLOXWICH, WALSALL, WS3 1SJ	15
HO1744		42, ELDON STREET, WALSALL, WS1 2JP	4
HO1747		LAND ADJACENT 18, CHASE ROAD, BROWNHILLS	1
HO1748		LAND ADJACENT 17, CHASE ROAD, BROWNHILLS	1
HO1753		FALCON GARAGE, 10 CHURCH STREET, WEDNESBURY	4
HO1757		238, LICHFIELD ROAD, WILLENHALL, WV12 5BG	1
HO1761		GARAGES ADJACENT 65, ALTON AVENUE, WILLENHALL	2
HO1768		Land off Heath Road, Darlaston, Walsall	5
HO1875		124 , St Pauls Crescent, Pelsall, WS3 4ET	1
HO1876		GARAGES, MOSSLEY CLOSE, BLOXWICH	2

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1885		BEACON DAIRY FARM, DOE BANK LANE, GREAT BARR, WALSALL, WS9 0RQ	14
HO1888		48, REAYMER CLOSE, WALSALL, WS2 7FE	1
HO1890		14 , Lilac Avenue, Streetly, B74 3TH	1
HO1902		95, ABLEWELL STREET, WALSALL, WS1 2EU	2
HO1928		178, VICTORIA AVENUE, BLOXWICH, WALSALL, WS3 3ET	2
HO2059		14, PROFFITT CLOSE, WALSALL, WS2 8BD	1
HO2060		UNIT 1 AND 2, LAND BETWEEN ACORN STREET AND ALBION STREET, WILLENHALL, WV13 1NP	22
LC02B		LAND ADJACENT 33 HIGH STREET, PELSALL, WALSALL, WS3 4LX	1
LC08A	y	BUTLER'S ARMS SITE, BLOXWICH ROAD/ HARDEN ROAD, LEAMORE	18
LC14A	y	CORNER OF MORETON AVENUE & BEACON ROAD, GREAT BARR, BIRMINGHAM, B43 7BW	14
LC30A	y	70 HOLLYHEDGE LANE (111)	12
LC30C		43/44, BIRCHILLS STREET, WALSALL, WEST MIDLANDS, WS2 8MG	8
LC31A	y	The Leathern Bottle PH., Cresswell Crescent, Walsall, WS3 2UW	9

Potential for housing

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
335		Bloxwich Hospital, Reeves Street, Walsall	66
HO1010	y	LAND BETWEEN STATION STREET/NAVIGATION STREET AND MARSH STREET, WALSALL.	38
HO1011	y	BOAK BUILDING, LAND BETWEEN STATION STREET/NAVIGATION STREET AND MARSH STREET, WALSALL.	25
HO1012		Mountrath Street car park	36
HO1013		Century Works, Midland Road	4
HO1017		Tantarra Street	27
HO1018		Paddock Lane Car park	18
HO1019		Warewell Street car park	6
HO1022		Lower Rushall Street (south of Intown Row)	63
HO1023		Intown (Whittimere Street Car Park and adjacent buildings)	16
HO1107		35, GREAT BRIDGE ROAD, BILSTON, WV14 8LG	9
HO1317	y	LAND BETWEEN WOOD STREET AND LOWER LICHFIELD STREET, WILLENHALL	30
HO1455		15 MARSH STREET, WALSALL	12
HO1468		Pinfold Street (1 to 16)	18
HO1471		45-47 Blakenall Heath	13
HO1473		Seymour Parade	20
HO1477		61 Church Street, Darlaston	12
HO1478		Rear of Franchise Street	11
HO1480		Community Mental Health Unit, Daisy Bank Annex, Skip Lane, Walsall	10
HO1481		Land adjacent to 7 and 9 Sherlock Close, Willenhall	9
HO1484		Regent Street (between 40 and 50)	8
HO1489b		Poplar Road, Brownhills	5
HO1490		LAND ADJACENT SHORT HEATH METHODIST CHURCH	7
HO1491		Kings Hayes Farm	6

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1493		Wolverhampton Street, Willenhall (adjacent to car park rear of 58)	13
HO1494		Former Bright Brazing, Bott Lane	5
HO1495		Progress Works and 2 Walsingham Street	5
HO1496		Pinson Road/ St Stephens Avenue	4
HO1497		Elmore Green Road/ Parker Street	4
HO1498		Stafford Street, Willenhall (76-77)	3
HO1499		Coalpool Lane Open Space	3
HO1500		70-71 STAFFORD STREET WS2 8DR	3
HO1501		OLD MILL GARDENS, HIGH HEATH	3
HO1503		LAND REAR OF 17 TO 19 CANNON STREET, MILL STREET, WALSALL	7
HO1505		43-45 Church Street, Darlaston	2
HO1506		LAND ADJACENT 26 HALEY STREET, WILLENHALL	4
HO1507		LAND TO REAR OF 80 TO 86 WEDNESBURY ROAD	2
HO1508		Rear of 149 Hall Lane, Walsall Wood	1
HO1509		18 Pelsall Lane, Bloxwich (adjacent)	1
HO1511		FELLOWS & JONES, PINFOLD STREET, DARLASTON WS10 8SY	18
HO1512		Plot A, Land south west of the junction between Union Street and Upper Lichfield Street, Willenhall	2
HO1513		Forest Arts Centre, Hawbush Road, Walsall	69
HO1519		Travelodge, Birmingham Road (Metro Inns)	26
HO1597		Great Barr Hall Walled Garden	4
HO1617		Summer Street (between 24 and 35)	7
HO1696		REAR OF 27, HIGH STREET, BROWNHILLS, WALSALL, WS8 6EF	14
HO1708		Lazy Hill Garage, Walsall Wood Road, Aldridge WS9 8HA	4
HO1709		Pier Street, Brownhills	26
HO1726		40 High Street, Walsall WS1 1QR	6
HO1729		Land adjacent to ASDA Bloxwich	20
HO1736		Pelsall Villa Football Club and Old Bush Inn	62

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1737		Land Corner of Church Road and Short Street, Brownhills	3
HO1738b		Walsall Wood Neighbourhood Office	4
HO1771		Elmore Green Road/ Sand Bank	6
HO1772		Sand Bank/ Sandhill Street	6
HO1886		adj 9-11 Wolverhampton Street, Willenhall	8
HO1898		Brown Jug PH, Sandbeds Road, Willenhall WV12 4EY	6
HO1900		Arden Close, Moxley	4
HO1935		1 Freer Street and 28 Bridge Street, Walsall	13
HO1937		39A Jerome Road (former neighbourhood office site), WS2 9SX	4
HO1938b		Land between 239 (The Prince) and 245 Stafford Street, Walsall	21
HO2011		Bridge House, 47-55 Bridge Street, Walsall	43
HO2012	y	New Invention Workings Mens Victory Club, Lichfield Road, New Invention WV12 5BB	11
HO2014		Land Rear of 120-124 Lichfield Road, New Invention	4
HO2028		1a Villiers Street, 14-20 Cemetery Road, Willenhall	8
HO2048		Land adjacent 26 Bradley Lane, Moxley	11
HO2172	y	Dale Street Family Centre	15
IN0031.2		Green Lane/ Old Birchills, Walsall	38
IN0050.1		Network Rail, Meadow Street/ Tasker Street	37
IN0070.71		Temple Bar (former Marrens), Willenhall	41
IN0075.11		Moat Street, Willenhall (west)	35
IN0075.12		Moat Street, Willenhall (east)	15
IN0075.22	y	Stafford Street , Willenhall (former Ingersoll Rand)	22
IN0077.01		Newhall Street opposite Cemetery, Willenhall	20
IN0126	y	Former London Works, Stafford Road, Darlaston	33
LC01A		Thorpe Road and Spout Lane Car Park	6

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
LC01B		Land behind West Bromwich Street, Caldmore	10
LC03A		Chapel Street Car Park, Blakenall	11
LC03B		Land rear of units corner of Ingram Road and Barracks Lane, Blakenall	4
LC06B	y	Dartmouth House, Ryecroft Place, Walsall, WS3 1SW	18
LC10A		315 to 317 and land south of 287 to 293 Wednesbury Road, Pleck	8
LC15A		Rear of 196-228A Walsall Wood Road, Aldridge	13
LC18Ab		THE FOUR CROSSES (land adjacent) , 1, GREEN LANE, SHELFIELD, WALSALL, WS4 1RN	5
LC20A		BENTLEY LIBRARY SITE, CHURCHILL ROAD/ QUEEN ELIZABETH AVENUE	15
LC26A		New Invention Local Centre Car Park to Rear	3
LC28A	y	Site of Mellish Road Church, Lichfield Street, Walsall	9
LC30B	y	70 Hollyhedge Lane, Birchills, Walsall, West Midlands WS2 8PZ	8
TC31		Town Hill	27
TC37		Lower Forster Street, former Jabez Clift	33

Walsall Housing Group Sites

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1773		Rose Hill Gardens	2
HO1774		Wilkinson Road	4
HO1775		Brereton Road	7
HO1776		Lime Avenue (1)	2
HO1777		Queen Street, Moxley	3
HO1778		Almond Avenue, Bentley	2
HO1779		Pool Hayes Lane	4
HO1780		Shelley Road	5
HO1781		Clarendon Road	2
HO1782		Glyn Avenue	5
HO1783		Charles Foster Street	3
HO1784		Alton Avenue	2
HO1785		Glastonbury Crescent (A)	4
HO1786		Glastonbury Crescent (B)	5
HO1787		Glastonbury Crescent (C)	6
HO1788		Valley View	2
HO1789		Coronation Road	1
HO1790		Wood Lane	5
HO1791		Myatt Avenue	4
HO1793		Somerfield Road	11
HO1794		Stanley Road	2
HO1795		Springfields	1
HO1796		Welbeck Drive	2
HO1797		Earls Road	2
HO1798		Kings Road	4
HO1799		Millfield Avenue	1
HO1800		Autumn Drive	1
HO1801		Church Way	1
HO1802		Laburnum Road	1
HO1803		Wolverson Close	8
HO1804		Sherlock Close	1
HO1805		Summer Lane	1
HO1806		Spring Close	1
HO1807		Nursery Road	6
HO1808		Moorside Gardens	2
HO1809		Laneside Gardens	1
HO1810		Reedswood Gardens	2
HO1811		Walhouse Road	2

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1812		Tame Close	2
HO1813		Thickett Close	1
HO1814		Woodwards Road - Site 1	1
HO1815		Rowlands Avenue Site 1	1
HO1816		Rowlands Avenue Site 2	1
HO1817		Rowlands Avenue Site 3	4
HO1818		Ewart Road	2
HO1819		Mill Street	2
HO1820		Bull Street	2
HO1821		Ince Road	5
HO1822		Whitehouse Street	2
HO1823		Glastonbury Crescent (D)	3
HO1824		Romsley Close	2
HO1825		Wolverhampton Road	6
HO1826		Wenlock Gardens (1)	1
HO1827		Wenlocks Gardens (2)	1
HO1828		Druids Walk	1
HO1829		Wolverson Road	1
HO1830		Stackhouse Close	2
HO1831		Netley Road	1
HO1832		Stuart Street	5
HO1833		Mulberry Place	5
HO1834		Victor Street	1
HO1835		Watery Lane	1
HO1836		St Thomas Close - Site 1	2
HO1837		Whitehall Road	2
HO1838		Roebuck Road	3
HO1839		Jessie Road	3
HO1840		Lancaster Avenue	6
HO1841		Kent Close	3
HO1842		Poxon Road	3
HO1843		Holly Lane	3
HO1844		Caledon Street	1
HO1845		High Ridge	2
HO1846		Poplar Avenue	3
HO1847		Hawthorn Place	2
HO1848		Lime Close	2
HO1849		Laburnum Close	2
HO1851		Cairns Street	2

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1852		Clockmill Avenue	1
HO1853		GARAGES BETWEEN 114 AND 116, LICHFIELD ROAD, SHELFIELD	1
HO1854		St Margarets Road	6
HO1855		Hollemeadow Avenue (1)	7
HO1856		Hollemeadow Avenue (2)	2
HO1857		Guild Avenue	4
HO1858		Hollybank Close	2
HO1859		Shackleton Road	2
HO1860		Cook Road	2
HO1861		Short Street - Site 1	2
HO1862		Short Street - Site 2	1
HO1863		Slim Road	5
HO1864		Darlaston Road	2
HO1865		Shannon Drive - Site 1	1
HO1867		Thames Road	3
HO1868		William Harper Road	6
HO1869		Spout Lane	4
HO1870		Slaney Court	2
HO1871		Hilton Close Site 1	1
HO1872		Hilton Close Site 2	2
HO1873		Byron Road	1
HO1874		Wychbold Close	1
HO1940		SITE OF FORMER GARAGES, BETWEEN LILAC GROVE AND ROWLANDS AVENUE, BENTLEY	4
HO2053		GARAGES REAR OF 52 TO 54, CHATSWORTH CRESCENT, RUSHALL, WALSALL	3
HO2122		South of Nos 2 to 16 Castlefort Road, Walsall Wood, Walsall, WS9 9JL	10

Sites under construction

A small number of these sites have stalled, with no construction activity for a year or longer

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO0014a		Pinson Road (Little London School), Willenhall	20
HO0027	y	Goscote Lodge Crescent (Site B), Goscote	150
HO0029	y	Goscote Lane Copper Works, Goscote	71
HO0061		Canalside Close, Goscote	33
HO0066b	y	Walsall Iron and Steel, Wolverhampton Road, Walsall (adjacent 48 Wolverhampton Road)	71
HO0093	y	Woodwards Road (former garage and vehicle storage yard), Walsall	13
HO0154	y	Eagle Public House, Creswell Crescent, Bloxwich	9
HO0162b	y	Villiers Street (AJM Buildings), Willenhall	3
HO0181	y	LAND AT FORMER CAPARO WORKS, BETWEEN THE WYRLEY & ESSINGTON CANAL AND MINER STREET, WALSALL	78
HO0317	y	FORMER WARRENERS ARMS, HIGH STREET, BROWNHILLS	45
HO0323	y	1 and 3 Woodside Road & 1 and 3 Woodside Close, Walsall	1
HO1037		FORMER CHAMBERLAIN & HILL, REEVES STREET	46
HO1040		FORMER BRIDGEWATER P.H., STONEY LANE, LITTLE BLOXWICH, WALSALL, WS3 3QY	11
HO1041		PINFOLD/MILL STREET	17
HO1043		REVIVAL STREET (Precision Close)	12
HO1058		At corner of Old Birchills and Reedswood Close - to rear and side of Rose and Crown Public House, Old Birchills, Walsall.	4
HO1068		LAND ADJ. AND REAR OF 830 CHESTER ROAD, ALDRIDGE, WS9 0LS	2
HO1078		LAND BETWEEN 20 & 22 CASTLE ROAD, WALSALL, WS9 9BY	1

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1086		LAND ADJACENT TO 241,LICHFIELD ROAD,SHELFIELD	1
HO1101	y	69-72 WEDNESFIELD ROAD, WILLENHALL	4
HO1119	y	145-147, LICHFIELD STREET, WALSALL, WS1 1SE	12
HO1125	y	Crown and Anchor, West Bromwich Street, Walsall WS1 4BP	8
HO1129	y	RUDGE CLOSE GARAGES, SHORT HEATH	14
HO1142	y	BURLEIGH HOUSE, 2, BOX STREET, WALSALL, WS1 2JR	6
HO1159		LAND SOUTH OF 2 GREEN LANE, WALSALL	4
HO1165		Foxhills Farm,Beacon Road,Aldridge,WS9 0QP	4
HO1174		135, ERDINGTON ROAD, ALDRIDGE, WALSALL, WS9 0RT	3
HO1176		2 SPRINGFIELDS, RUSHALL, WALSALL, WS4 1JT	3
HO1203		136 LICHFIELD ROAD,WALSALL,WS8 6JB	1
HO1233		TOWER HOUSE, 11A, SUTTON ROAD, WALSALL, WS1 2PA	1
HO1266		GARAGES ADJ. 2 SUNNYSIDE, WALSALL WOOD	1
HO1327		72 AND 74, BROOK LANE, WALSALL WOOD, WALSALL, WS9 9NA	9
HO1340	y	37-38 BRADFORD STREET	26
HO1365	y	16-22 GOODALL STREET,WALSALL,WS1 1QL	4
HO1380		29 and 35 BILSTON LANE,WALSALL,WV13 2QF	8
HO1387		13 REEVES STREET, WALSALL, WS3 2DQ	2
HO1434		LAND ADJACENT 15 GOSCOTE ROAD, WALSALL, WS3 4LE	1
HO1469a		Land off The Green, Aldridge	49
HO1469b		Aldridge Manor House	8

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1476		Summer Street, Willenhall (former Eagle Works and Shakespeare PH)	51
HO1489a		LAND ADJACENT 36, POPLAR ROAD, BROWNHILLS, WALSALL, WS8 6AJ	2
HO1504		Eastbourne Street (adjacent 47)	2
HO1542		Former Petrol Filling Station, Queslett Road East	53
HO1642		BELL INN (REAR OF), THE GREEN, BLOXWICH, WALSALL WS3 2JN	8
HO1667		47 Stonnall Road, Aldridge WS9 8JZ	1
HO1672		10 Bell Road, Walsall WS5 3JW	1
HO1691		219, LITTLE ASTON ROAD, ALDRIDGE, WALSALL, WS9 0PA	1
HO1692		Land at Phoenix Rise, Darlaston, WS10 7SL	3
HO1710		Mali Jenkins House	18
HO1720		2A Middleton Road, Brownhills, Walsall WS8 6JF	7
HO1752		39, NOOSE LANE, WILLENHALL, WV13 3BX	1
HO1759		19 , High Street, Aldridge, WS9 8LX	1
HO1792		Bonner Grove, Aldridge, Walsall, WS9 0DX	3
HO1913		FORMER GARAGES AND LAND OFF SELBY WAY, FOUNTAINS WAY, BLOXWICH	6
HO1914		GARAGES OFF, MARGAM CRESCENT, BLOXWICH	4
HO1920		49, CHESTER ROAD, STREETLY, SUTTON COLDFIELD, B74 2HH	1
HO1922		CAR PARK REAR OF 160 TO 174, WESTBROOK AVENUE, ALDRIDGE	2
HO1925		56 , Broadway North, Walsall, WS1 2QQ	3
HO1930		19-20, VICARAGE PLACE, WALSALL, WS1 3NA	12
HO1985a		ADJACENT TO, 41, DARTMOUTH AVENUE, WALSALL, WS3 1ST	2
HO1985b		Land to the Rear, 41, DARTMOUTH AVENUE, WALSALL, WS3 1ST	3

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
HO1992		REAR OF 32, NEW ROAD, ADJACENT TO, 1A, CORMORANT CLOSE, BROWNHILLS, WALSALL, WS8 6GA	3
HO1998		LAND ADJACENT 370, CHESTER ROAD, ALDRIDGE	1
HO2018		JOHAL SUPERMARKET, 19, WEST BROMWICH ROAD, WALSALL, WS1 3HS	5
HO2021		NEW FULLBROOK INN, 246, WEST BROMWICH ROAD, WALSALL, WS1 3HL	5
HO2026		South Of Harden Road, Walsall	150
HO2031		330, BIRMINGHAM ROAD, WALSALL, WS5 3NE	2
HO2058		1, HOPE STREET, WALSALL, WS1 3RG	5
HO2061		20, VERNON AVENUE, BROWNHILLS, WALSALL, WS8 6AQ	1
HO2065	y	THE BOWMAN, MYATT AVENUE, ALDRIDGE, WS9 0DR	12
HO2077		3 , Broadway North, Walsall, Walsall, WS1 2QG	6
HO2085		119, HIGH ROAD, WILLENHALL, WV12 4JN	1
HO2094		218 HIGH STREET, BLOXWICH, WALSALL, WS3 3LQ	4
HO2100		LAND ADJACENT TO 35, MIDDLETON ROAD, STREETLY, SUTTON COLDFIELD, B74 3ES	1
HO2132		64, WEDNESBURY ROAD, WALSALL, WS1 3RR	3
HO2150		Land Rear of 98, LICHFIELD ROAD, BLOXWICH, WALSALL, WS3 3LY	4
HO2166		ACORNS CHILDRENS HOSPICE TRUST, 214, HIGH STREET, BLOXWICH, WALSALL, WS3 3LA	3
HO2169		MICHAEL MULLER AND CO, 17, WOLVERHAMPTON ROAD, BLOXWICH, WALSALL, WS3 2EZ	2
IN0031.1	y	Former Metafin, Green Lane, Walsall	72
LC05		62 STAFFORD STREET WS2 8DR	6

Site Reference	Brownfield Register	Site Name	Remaining Housing Capacity
LC12A	y	LAND ADJACENT TO 64 HIGH STREET, MOXLEY	6

Walsall Housing Trajectory and Actual Completions Since 2006 (based on situation as at 31st March 2024)

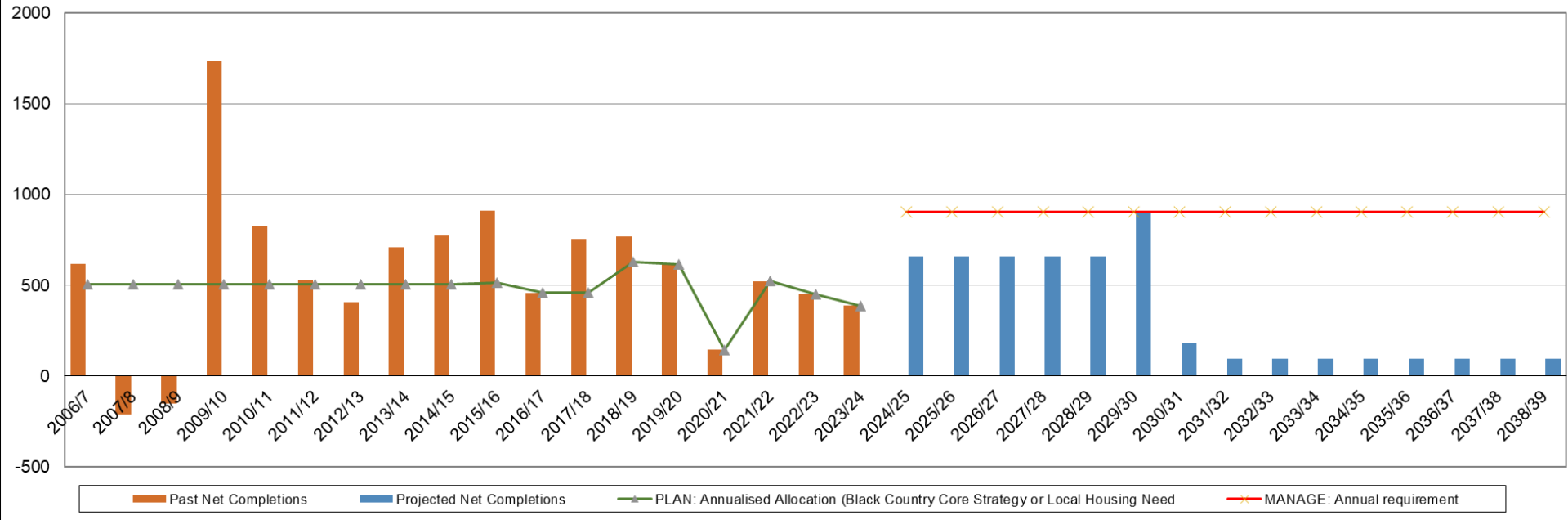
This table shows past delivery against the trajectory set out in the BCCS, and the future delivery that would be required to meet local housing need calculated by the standard method. Projected completions are based on known supply. It is intended that the shortfall against need will be made up through a combination of new site allocations in the Walsall Borough Local Plan and 'exporting' need to neighbouring local authorities.

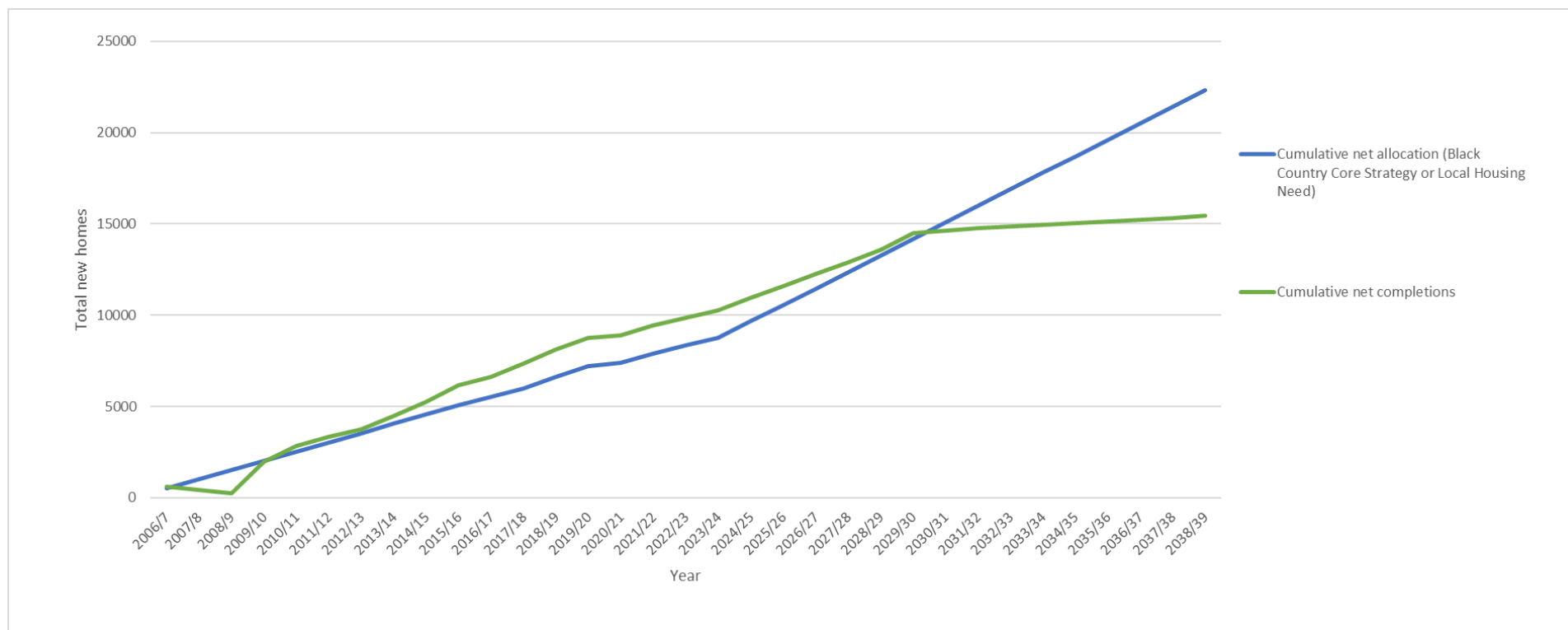
Under the standard method, under-supply in previous years is not 'carried forward' to future years. From the date of introduction of the standard method (13/9/18), the 'plan' figure below for years prior to the current one is therefore the same as the actual completions figure. The 'plan' figure below for 2018-19 is a blend of the BCCS and standard method figures applied pro-rata.

Year	Past Net Completions	Projected Net Completions	PLAN: Strategic Allocation annualised (Black Country Core Strategy or Local Housing Need)	MANAGE: Annual requirement	Cumulative net allocation (Black Country Core Strategy or Local Housing Need)	Cumulative net completions	MONITOR: Variation from Cumulative Net Requirement
2006/7	616		506		506	616	-110
2007/8	-211		506		1012	405	607
2008/9	-151		506		1518	254	1264
2009/10	1738		506		2024	1992	32
2010/11	826		506		2530	2818	-288
2011/12	531		506		3036	3349	-313
2012/13	406		506		3542	3755	-213

2013/14	710		506		4048	4465	-417
2014/15	773		506		4554	5238	-684
2015/16	911		513		5067	6149	-1082
2016/17	460		460		5527	6609	-1082
2017/18	758		460		5987	7367	-1380
2018/19	770		630		6617	8137	-1520
2019/20	615		615		7232	8752	-1520
2020/21	145		145		7377	8897	-1520
2021/22	524		524		7901	9421	-1520
2022/23	453		453		8354	9874	-1520
2023/24	388		388		8742	10262	-1520
2024/25		661	906	906	9648	10923	-1275
2025/26		661	906	906	10554	11584	-1030
2026/27		661	906	906	11460	12245	-785
2027/28		661	906	906	12366	12906	-540
2028/29		660	906	906	13272	13566	-294
2029/30		909	906	906	14178	14475	-297
2030/31		181	906	906	15084	14656	428
2031/32		97	906	906	15990	14753	1237
2032/33		97	906	906	16896	14850	2046
2033/34		97	906	906	17802	14947	2855
2034/35		97	906	906	18708	15044	3664
2035/36		97	906	906	19614	15141	4473
2036/37		97	906	906	20520	15238	5282
2037/38		97	906	906	21426	15335	6091
2038/39		97	906	906	22332	15432	6900

Walsall SHLAA Housing Trajectory (Black Country Core Strategy/ Local Housing Need Targets Annualised)





The negative figure for net completions in 2007-9 was the result of the demolition of a large amount of former social housing, including tower blocks. The high completion figure in 2009-10 was to rectify under-recording of completions in the previous year.