

APPENDIX 1- Existing and Proposed Employment Site Allocations

Please note that, for existing allocations, the approximate areas are based on the vacant areas figures in the Employment land Review (2021). These will be updated once the 2023 report is published

Is site proposed as an allocation in the new Local Plan?	HELAA or consultation Ref	Address	Approx Size ha	Is the site in the adopted Local Plan?	Was the site consulted on at Draft Local Plan stage?	Is the site proposed for the Spring consultation? These are the sites in the Committee Report	Notes
YES	Brcl_27	Lodge Trading Estate, Broadclyst	1.90			Yes	Undeveloped part of an existing business park. Size reduced to exclude floodplain. Suited to most industrial use.
YES	Clge_07	Sandygate, Sandy Lane, Clyst St Mary	0.72			Yes	Extension to existing retail site. Suitable for light industry.
YES	Clge_23	Land at Dart's Farm, Topsham Road	0.63			Yes	Intensification of existing retail park, best suited to manufacture of food/drink
YES	Far_01	Ware's Farm, Clyst Honiton	1.00			Yes	Former farmyard, redundant following A30 construction. Suitable for light industry.
YES	GH/ED/43	Land at Long Lane, adj Exeter Airport	11.80			Yes	Enterprise zone site, adjoining Exeter Airport.
YES	Otry_20	Land lying south east of Bridge Cottages, Feniton	4.60			Yes	Greenfield site suitable for light industry
YES	Sowt_15	Adjacent to Langdon's Business Park, Sidmouth Road	1.00			Yes	Greenfield expansion of existing business park. Suitable for light industry.

YES	Axmi_01a	Land west of Musbury Road, Axminster	3.39		Yes		The developable area is dependent upon advice from flooding consultants
YES	GH/ED/82	Land east of Chard Road, Axminster	3.30		Yes		Originally consulted on as 8.86ha but developable area is reduced to accommodate safeguarded land for a 'bypass' and landscaping
YES	Gitti_03 Gitti_04	West of Hayne Lane, Honiton	15.60	Yes	Yes		In the adopted plan as phase 1- 5ha and phase 2- 10ha.
YES	Exmo_18	Phase 3, Liverton Business Park, Exmouth	2.70	Yes	Yes		
YES	Sidm_24 (041A)	Sidford employment site Phase 2 (northern section)	1.64	Yes	Yes		
YES	041B	Sidford employment site Phase 1 (southern section)	4.18	Yes			Site already has outline planning permission for employment
YES	Sidmouth 001A	Alexandria Industrial Estate, Sidmouth	0.20	Yes			
YES	Exeter Gateway Office Park	Adjoining Exeter Science Park	1.48	Yes			Recorded as 1.63 in the ELR
YES	Exeter Science Park (27E-27L)	Exeter Science Park	3.98	Yes			Vacant land within the Science Park
	Skypark (26E- 26L)	Skypark	19.39				

YES		Land north of Seaton, East of Harepath Road	2.20		Yes		Part of a much larger mixed use scheme. Consultants previously estimated it as 4.6ha but it is currently proposed to be 2.2ha.
YES	Exeter Logistics Park	Exeter Logistics Park, adjoining Lidl, Amazon and DHL	10.12	Yes			
YES	East of Airport (GH/ED/44)	Employment land to the east of the Airport Buildings	7.32		Yes		This site is already approved as it is the subject of a Local Development Order
YES	East of Airport, north of A30	Employment land east of the airport, between Long Lane and the A30	12.33		Yes		
PART	Land north of Sowton (GH/ED/66)	Land north of Sowton	(19.28) 10.00?		Yes		See report. Assume 10ha of the original 19.28ha site will be allocated but note this is subject to further work
There is currently 119.48 ha of employment land that could be allocated in the new Local Plan. Additionally, around 35.9ha of land at Cranbrook and the second new community will be provided but not specifically allocated in the Local Plan (see below)							
NO- this is in the Cranbrook Plan	Land within the Cranbrook Plan Area	Cranbrook Plan Area	18.40	Yes			Land identified within the Cranbrook Plan is counted towards the District figures but does not need to be allocated in the Local Plan
NO	Second New Community	Second New Community	Around 17.50		Yes		Location and final quantum to be determined. An overall area for the new community will be identified in the Local Plan. The community will be developed beyond the 2040 plan timescale and the delivery timescale for the employment provision has yet to be finalised