

Eastbourne Local Plan – Growth Strategy Consultation (November 2022)

KEY DEVELOPMENT SITS – AT A GLANCE

Site	Neighbourhood	Type	Est. Capacity
1 Land adjacent to the Enterprise Centre and Railway Station	Town Centre	Brownfield	192 homes, 5,000 sqm retail and 3,000 sqm office
2 Junction Road Car Park	Town Centre	Brownfield	80 homes
3 Former Debenhams site, 152-170 Terminus Road	Town Centre	Brownfield	120 homes, 1,000 sqm retail
4 Former TJ Hughes site, 177-187 Terminus Road	Town Centre	Brownfield	65 homes, 700 sqm retail
5 Former Law Courts, Old Orchard Road	Town Centre	Brownfield	35 homes
6 Former Police Station, Grove Road	Town Centre	Brownfield	50 homes
7 56 Langney Road	Town Centre	Brownfield	47 homes
8 Bedfordwell Road Depot	Upperton	Brownfield	100 homes
9 Land at Tutts Barn Lane	Eastbourne Park	Mixed	270 homes
10 Fisherman's Green	Seaside	Brownfield	80 homes, Community uses
11 East Sussex College campus, Cross Levels Way	Ocklynge & Rodmill	Brownfield	200-275 homes, enhanced educational provision
12 2-4 Moy Avenue	Roselands & Bridgemere	Brownfield	72 homes
13 ESK, Courtlands Road	Roselands & Bridgemere	Brownfield	136 homes
14 Dairy Crest, Waterworks Road	Roselands & Bridgemere	Brownfield	60 homes
15 Land at Southbourne	Eastbourne Park	Greenfield	30,000 sqm industrial & warehouse, 85 homes
16 Former Gas Works site, Finmere Road	Roselands & Bridgemere	Brownfield	10,000 sqm industrial & warehouse
17 Land off Pevensey Bay Road	East Langney Levels	Greenfield	375 homes
18 Land at East Langney Levels	East Langney Levels	Greenfield	212 homes
19 Woods Cottage, Swanley Close	Langney	Greenfield	51 homes
20 Land North East of St Anthony's Hill	Eastbourne Park	Greenfield	35 homes
21 Sovereign Harbour Site 6	Sovereign Harbour	Brownfield	10,000 sqm office
22 Sovereign Harbour Site 7a	Sovereign Harbour	Brownfield	40 homes, 3,000 sqm 'employment-generating' use
23 Former Moira House School, Upper Carlisle Road	Meads	Brownfield	52 homes
24 Summerdown Field, Compton Drive	Summerdown & Saffrons	Greenfield	35 homes
25 New Field, Upper Carlisle Road	Meads	Greenfield	35 homes
26 Welkin site, Carlisle Road	Meads	Brownfield	113 homes
27 Hillbrow site, Denton Road	Meads	Brownfield	25 homes, retained sports facilities
28 Aldro/Queenswood, Darley Road	Meads	Brownfield	211 homes