

Allocations Discussion and Consultation Document: Development Plan Document

Addendum to Appendix 1

The following amendments have been made to the Appendix 1 of the Allocations Discussion and Consultation Document: Development Plan Document.

Amendment	Reason
Site 23 Proforma site boundary has been amended	The site boundary was incorrect in the proforma included in Appendix 1.
Site 31 Proforma has been added	This was duplicated with site 6 and 13, and site 6 was included in the Appendix in error.
Site 159 Proforma has been added	This was duplicated with site 197 and the Proformas were not included within the Appendix in error.
Site 196 Proforma site size has been amended	The site size was incorrect in the proforma included in Appendix 1.
Site 207 Proforma site boundary has been amended	The site boundary was incorrect in the proforma included in Appendix 1.

Please note that the Allocations DPD is still in the initial stages. There will be further consultation carried out at each stage of the document process, and there will be opportunity to comment on the Appendix and the Proformas at this time.

Site Allocations Assessment Criteria

1. Site	Site Reference:	Call for Sites Allocations 23
	Site Name:	Site at the Pear Tree, New Park Road
	Site Location:	Hockley
	Site Area (Ha):	0.065 Ha
	Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons	The area is generally part of plotland and located within the Green Belt. The site is adjoined on both sides by existing dwellings set a good distance back from the road in generous frontages. The site is off an unmade road and opposite a meadow. Several physical structures on site; adjacent to several Green Belt dwellings divorced from established settlements; approximately 250 m away from a Local Wildlife Site.
2. Status	Current Use:	Two caravans parked on site
	Proposed Use:	Gypsy and Traveller Accommodation
	Adjacent Land Use(s):	Residential/light industrial
	Proximity to Residential Area:	adjacent
	Proximity to Local Services:	There are limited services within proximity to site.
	Existing Use Allocation/Designation:	Green Belt
3. Constraints	Flood Risk	
	Zone 1:Low Probability (<0.1% probability of annual flooding)	<input checked="" type="checkbox"/>
	Zone 2: Medium Probability (1% - 0.1% probability of annual flooding)	<input type="checkbox"/>
	Zone 3a: High Probability (>1% probability of annual flooding)	<input type="checkbox"/>
	Zone 3b: The Functional Floodplain (>5% probability of annual flooding)	<input type="checkbox"/>
	Infrastructure Costs	
	Highways Access Required:	<input type="checkbox"/>
	Significant Investment in Existing Foul Sewerage Required:	<input type="checkbox"/>
	Significant Investment in Gas/Water/Electricity Power Supplies:	<input type="checkbox"/>
	Significant Investment in walking/public transport required:	<input type="checkbox"/>
Flood Risk Mitigation Measures Required:	<input type="checkbox"/>	

	Environmental	
	Within/Proximity to SSSI:	<input type="checkbox"/>
	Within/Proximity Conservation Area:	<input type="checkbox"/>
	Within/Proximity Green Belt:	<input checked="" type="checkbox"/>
	Within/Proximity SPA:	<input type="checkbox"/>
	Within/Proximity SAC:	<input type="checkbox"/>
	Within/Proximity LNR:	<input type="checkbox"/>
	Within/Proximity LoWS:	<input type="checkbox"/>
	Within/Proximity SLA:	<input type="checkbox"/>
	Within/Proximity TPO:	<input type="checkbox"/>
	Within/Proximity MSA:	<input type="checkbox"/>
	Within/Proximity Listed Buildings:	<input checked="" type="checkbox"/>
	Pollution	
	Site located within/in proximity to:	
	AQMA:	<input type="checkbox"/>
	Pollution Source:	<input type="checkbox"/>
	Known contaminated area:	<input type="checkbox"/>
	Within/Proximity area Archaeological interest:	<input type="checkbox"/>
4. Potential Impact	Development will affect existing recreational use/right of way:	<input type="checkbox"/>
	Likely loss of character of site:	<input type="checkbox"/>
	Likely loss of significant views into/out of site:	<input type="checkbox"/>
	Development will have negative impacts on area:	<input type="checkbox"/>
5. Potential Uses	Residential:	<input checked="" type="checkbox"/>
	Retail:	<input type="checkbox"/>
	Employment:	<input type="checkbox"/>
	Industrial:	<input type="checkbox"/>
	Leisure/Recreation:	<input type="checkbox"/>
	Mixed:	<input type="checkbox"/>

	Gypsy and Traveller Site:	<input type="checkbox"/>
	Potential Capacity	
	Residential	
	Gypsy and Traveller Site	1 pitch
	Sustainability Objectives	
	To ensure the delivery of high quality sustainable communities where people will want to live and work	<input checked="" type="checkbox"/>
	To create safe environments where crime and disorder or fear of crime does not undermine the quality of life or community cohesion	<input type="checkbox"/>
	To provide everyone with the opportunity to live in a decent home	<input checked="" type="checkbox"/>
	To improve the health of residents and mitigate/reduce potential health inequalities arising from new development	<input type="checkbox"/>
	To promote town centre vitality and viability	<input type="checkbox"/>
	To achieve sustainable levels of prosperity and economic growth	<input type="checkbox"/>
	To conserve and enhance the biological and geological diversity of the environment as an integral part of social, environmental, and economic development	<input type="checkbox"/>
	To promote more sustainable transport choices both for people and moving freight	<input type="checkbox"/>
	To promote accessibility to jobs, shopping, leisure facilities and services by public transport, cycling and walking	<input type="checkbox"/>
	To improve the education and skills of the population	<input type="checkbox"/>
	To maintain and enhance cultural heritage and assets	<input type="checkbox"/>
	To reduce contributions to climate change	<input type="checkbox"/>
	To improve water quality	<input type="checkbox"/>
	To reduce the risk of flooding	<input type="checkbox"/>
	To improve air quality	<input type="checkbox"/>
6. Timescales	Year in which first dwelling/use could be built on site:	Unknown
	Number of dwellings/uses to be built per year:	Unknown

	Year in which final dwellings/use will be completed:	Unknown
	Automatic Exclusion (SSSI etc)	<input type="checkbox"/>
7. Conclusion	Further Consideration:	Site is somewhat isolated and does not correspond well to the criteria for determining sites for Gypsy and Traveller accommodation, as set out in the emerging Core Strategy.



Site Allocations Assessment Criteria

1. Site	Site Reference:	Call for Sites Allocations 31
	Site Name:	Land North of Bull Lane Rayleigh
	Site Location:	Rayleigh
	Site Area (Ha):	4.66 Ha
	Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons	Currently agricultural land, minimal gradient, few trees and hedgerows to west of site No visible man made features
2. Status	Current Use:	Grassland and wooded area
	Proposed Use:	Residential
	Adjacent Land Use(s):	Residential
	Proximity to Residential Area:	Adjacent
	Proximity to Local Services:	Site is well related to Rayleigh town centre and services.
	Existing Use Allocation/Designation:	Green Belt
3. Constraints	Flood Risk	
	Zone 1:Low Probability (<0.1% probability of annual flooding)	<input checked="" type="checkbox"/>
	Zone 2: Medium Probability (1% - 0.1% probability of annual flooding)	<input type="checkbox"/>
	Zone 3a: High Probability (>1% probability of annual flooding)	<input type="checkbox"/>
	Zone 3b: The Functional Floodplain (>5% probability of annual flooding)	<input type="checkbox"/>
	Infrastructure Costs	
	Highways Access Required:	<input checked="" type="checkbox"/> Extension of existing highway
	Significant Investment in Existing Foul Sewerage Required:	<input checked="" type="checkbox"/> Currently at capacity
	Significant Investment in Gas/Water/Electricity Power Supplies:	<input type="checkbox"/>
	Significant Investment in walking/public transport required:	<input type="checkbox"/>
	Flood Risk Mitigation Measures Required:	<input type="checkbox"/>
	Environmental	
	Within/Proximity to SSSI:	<input type="checkbox"/>

	Within/Proximity Conservation Area:	<input checked="" type="checkbox"/> within
	Within/Proximity Green Belt:	<input checked="" type="checkbox"/>
	Within/Proximity SPA:	<input type="checkbox"/>
	Within/Proximity SAC:	<input type="checkbox"/>
	Within/Proximity LNR:	<input type="checkbox"/>
	Within/Proximity LoWS:	<input type="checkbox"/>
	Within/Proximity SLA:	<input checked="" type="checkbox"/> Within
	Within/Proximity TPO:	<input checked="" type="checkbox"/> TPO points just outside site boundary
	Within/Proximity MSA:	<input type="checkbox"/>
	Within/Proximity Listed Buildings:	<input type="checkbox"/>
Pollution		
	Site located within/in proximity to:	
	AQMA:	<input type="checkbox"/>
	Pollution Source:	<input type="checkbox"/>
	Known contaminated area:	<input type="checkbox"/>
	Within/Proximity area Archaeological interest:	<input type="checkbox"/>
4. Potential Impact	Development will affect existing recreational use/right of way:	<input type="checkbox"/>
	Likely loss of character of site:	<input checked="" type="checkbox"/>
	Likely loss of significant views into/out of site:	<input checked="" type="checkbox"/>
	Development will have negative impacts on area:	<input type="checkbox"/>
5. Potential Uses	Residential:	<input checked="" type="checkbox"/>
	Retail:	<input type="checkbox"/>
	Employment:	<input type="checkbox"/>
	Industrial:	<input type="checkbox"/>
	Leisure/Recreation:	<input type="checkbox"/>
	Mixed:	<input type="checkbox"/>
	Gypsy and Traveller Site:	<input type="checkbox"/>

Potential Capacity		
Residential	93 – 140 dwellings	
Gypsy and Traveller Site		
Sustainability Objectives		
To ensure the delivery of high quality sustainable communities where people will want to live and work	<input checked="" type="checkbox"/>	
To create safe environments where crime and disorder or fear of crime does not undermine the quality of life or community cohesion	<input checked="" type="checkbox"/> subject to design	
To provide everyone with the opportunity to live in a decent home	<input checked="" type="checkbox"/>	
To improve the health of residents and mitigate/reduce potential health inequalities arising from new development	<input type="checkbox"/>	
To promote town centre vitality and viability	<input checked="" type="checkbox"/>	
To achieve sustainable levels of prosperity and economic growth	<input checked="" type="checkbox"/>	
To conserve and enhance the biological and geological diversity of the environment as an integral part of social, environmental, and economic development	<input type="checkbox"/>	
To promote more sustainable transport choices both for people and moving freight	<input type="checkbox"/>	
To promote accessibility to jobs, shopping, leisure facilities and services by public transport, cycling and walking	<input type="checkbox"/>	
To improve the education and skills of the population	<input type="checkbox"/>	
To maintain and enhance cultural heritage and assets	<input type="checkbox"/>	
To reduce contributions to climate change	<input type="checkbox"/>	
To improve water quality	<input type="checkbox"/>	
To reduce the risk of flooding	<input type="checkbox"/>	
To improve air quality	<input type="checkbox"/>	
6. Timescales	Year in which first dwelling/use could be built on site:	Unknown
	Number of dwellings/uses to be built per year:	Unknown
	Year in which final dwellings/use will be completed:	Unknown

7. Conclusion	Automatic Exclusion (SSSI etc)	<input type="checkbox"/>
	Further Consideration:	This site is not situated in a proposed strategic location for housing as set out in the emerging Core Strategy. The site is also located within a Special Landscape Area. The impact of increased traffic onto Bull Lane would need to be carefully considered. The location of this site in relation to the centre of Hockley and associated shops and services would also need to be given strong consideration.



Source: Google Images

Site Allocations Assessment Criteria						
1. Site	Site Reference:	Call for Sites Allocations 159				
	Site Name:	Land west of Rochford				
	Site Location:	Rochford				
	Site Area (Ha):	Up to 33.5 Ha (Plus 2.6 Ha from adjacent Rochford Golf Club)				
	Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons	South of site is Hall Road and to the south west lies Rochford Train Station. East of the site lies the train line and west and north of the site lies agricultural fields. Site currently used for agriculture. Residential settlement lies directly south of Hall Road. The smaller section of the site south of Hall Road is adjacent to a golf course.				
2. Status	Current Use:	Agricultural				
	Proposed Use:	Residential				
	Adjacent Land Use(s):	Green Belt / residential / agricultural				
	Proximity to Residential Area:	Adjacent				
	Proximity to Local Services:	Education: secondary schools in Rayleigh/Rochford/Hockley	Public Transport: Excellent connection to bus and train links	Civic Buildings:	Services: doctors/dentists in Rayleigh/Rochford/Hockley	Leisure: leisure centres in Rochford Rayleigh and Hockley.
	Existing Use Allocation/Designation:	Greenbelt				
3. Constraints	Flood Risk					
	Zone 1: Low Probability (<0.1% probability of annual flooding)	<input checked="" type="checkbox"/>				
	Zone 2: Medium Probability (1% - 0.1% probability of annual flooding)	<input type="checkbox"/>				
	Zone 3a: High Probability (>1% probability of annual flooding)	<input type="checkbox"/>				
	Zone 3b: The Functional Floodplain (>5% probability of annual flooding)	<input type="checkbox"/>				
	Infrastructure Costs					
Highways Access Required:	<input type="checkbox"/>					

	Significant Investment in Existing Foul Sewerage Required:	<input type="checkbox"/>
	Significant Investment in Gas/Water/Electricity Power Supplies:	<input type="checkbox"/>
	Significant Investment in walking/public transport required:	<input type="checkbox"/>
	Flood Risk Mitigation Measures Required:	<input type="checkbox"/>
Environmental		
	Within/Proximity to SSSI:	<input type="checkbox"/>
	Within/Proximity Conservation Area:	<input type="checkbox"/>
	Within/Proximity Green Belt:	<input checked="" type="checkbox"/>
	Within/Proximity SPA:	<input type="checkbox"/>
	Within/Proximity SAC:	<input type="checkbox"/>
	Within/Proximity LNR:	<input type="checkbox"/>
	Within/Proximity LoWS:	<input type="checkbox"/>
	Within/Proximity SLA:	<input type="checkbox"/>
	Within/Proximity TPO:	<input type="checkbox"/>
	Within/Proximity MSA:	<input type="checkbox"/>
	Within/Proximity Listed Buildings:	<input type="checkbox"/>
Pollution		
	Site located within/in proximity to:	
	AQMA:	<input type="checkbox"/>
	Pollution Source:	<input type="checkbox"/>
	Known contaminated area:	<input type="checkbox"/>
	Within/Proximity area Archaeological interest:	<input type="checkbox"/>
4. Potential Impact	Development will affect existing recreational use/right of way:	<input type="checkbox"/>
	Likely loss of character of site:	<input type="checkbox"/>
	Likely loss of significant views into/out of site:	<input type="checkbox"/>
	Development will have negative impacts on area:	<input type="checkbox"/>
5. Potential Uses	Residential:	<input checked="" type="checkbox"/>
	Retail:	<input type="checkbox"/>

Employment:	<input type="checkbox"/>
Industrial:	<input type="checkbox"/>
Leisure/Recreation:	<input type="checkbox"/>
Mixed:	<input type="checkbox"/>
Gypsy and Traveller Site:	<input type="checkbox"/>
Potential Capacity	
Residential (dwellings per hectare)	Up to 1000 dwellings (30 dph)
Gypsy and Traveller Site (dwellings per hectare):	
Sustainability Objectives	
To ensure the delivery of high quality sustainable communities where people will want to live and work	<input checked="" type="checkbox"/>
To create safe environments where crime and disorder or fear of crime does not undermine the quality of life or community cohesion	<input checked="" type="checkbox"/> design dependent
To provide everyone with the opportunity to live in a decent home	<input checked="" type="checkbox"/>
To improve the health of residents and mitigate/reduce potential health inequalities arising from new development	<input type="checkbox"/>
To promote town centre vitality and viability	<input type="checkbox"/>
To achieve sustainable levels of prosperity and economic growth	<input type="checkbox"/>
To conserve and enhance the biological and geological diversity of the environment as an integral part of social, environmental, and economic development	<input type="checkbox"/>
To promote more sustainable transport choices both for people and moving freight	<input type="checkbox"/>
To promote accessibility to jobs, shopping, leisure facilities and services by public transport, cycling and walking	<input type="checkbox"/>
To improve the education and skills of the population	<input type="checkbox"/>
To maintain and enhance cultural heritage and assets	<input type="checkbox"/>
To reduce contributions to climate change	<input type="checkbox"/>
To improve water quality	<input type="checkbox"/>

	To reduce the risk of flooding	<input type="checkbox"/>
	To improve air quality	<input type="checkbox"/>
6. Timescales	Year in which first dwelling/use could be built on site:	2012
	Number of dwellings/uses to be built per year:	
	Year in which final dwellings/use will be completed:	2017
	Automatic Exclusion (SSSI etc)	<input type="checkbox"/>
7. Conclusion	Further Consideration:	<p>This site is situated in the proposed strategic location for housing as set out in the Core Strategy. It is within close proximity to local amenities and has the potential to provide infrastructure improvement in Rochford.</p> <p>The site has the capacity to provide a significant amount of dwellings in terms of the housing targets as set out in the Core Strategy Submission Document, and it would also be viable for the site to provide the stipulated community benefits.</p> <p>However, part of the site lies within flood zone 2 and therefore the appropriate capacity for the area will need to be carefully considered</p>



Source: Google Maps

Site Allocations Assessment Criteria

1. Site	Site Reference:	Call for Sites Allocations 196
	Site Name:	Land at 147 – 153 Goldsmith Drive
	Site Location:	Rayleigh
	Site Area (Ha):	0.34 Ha
	Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons	A Polytunnel is on one site and a scattering of residential properties lie within the immediate vicinity.
2. Status	Current Use:	Greenfield
	Proposed Use:	Site for travelling showpeople
	Adjacent Land Use(s):	Green Belt
	Proximity to Residential Area:	Some Green Belt dwellings in proximity, but detached from residential envelope.
	Proximity to local services:	The site is located away from the main settlement and as such has limited access to services. The site is not within proximity of leisure facilities or schools, and has limited access to the highway network
	Existing Use Allocation/Designation:	Green Belt
3. Constraints	Flood Risk	
	Zone 1:Low Probability (<0.1% probability of annual flooding)	<input checked="" type="checkbox"/>
	Zone 2: Medium Probability (1% - 0.1% probability of annual flooding)	<input type="checkbox"/>
	Zone 3a: High Probability (>1% probability of annual flooding)	<input type="checkbox"/>
	Zone 3b: The Functional Floodplain (>5% probability of annual flooding)	<input type="checkbox"/>
	Infrastructure Costs	
	Highways Access Required:	<input checked="" type="checkbox"/>
	Significant Investment in Existing Foul Sewerage Required:	<input type="checkbox"/>
	Significant Investment in Gas/Water/Electricity Power Supplies:	<input type="checkbox"/>
Significant Investment in walking/public transport required:	<input type="checkbox"/>	

	Flood Risk Mitigation Measures Required:	<input type="checkbox"/>
	Environmental	
	Within/Proximity to SSSI:	<input type="checkbox"/>
	Within/Proximity Conservation Area:	<input type="checkbox"/>
	Within/Proximity Green Belt:	<input checked="" type="checkbox"/>
	Within/Proximity SPA:	<input type="checkbox"/>
	Within/Proximity SAC:	<input type="checkbox"/>
	Within/Proximity LNR:	<input type="checkbox"/>
	Within/Proximity LoWS:	<input type="checkbox"/>
	Within/Proximity SLA:	<input type="checkbox"/>
	Within/Proximity TPO:	<input type="checkbox"/>
	Within/Proximity MSA:	<input type="checkbox"/>
	Within/Proximity Listed Buildings:	<input type="checkbox"/>
	Pollution	
	Site located within/in proximity to:	
	AQMA:	<input type="checkbox"/>
	Pollution Source:	<input type="checkbox"/>
	Known contaminated area:	<input type="checkbox"/>
	Within/Proximity area Archaeological interest:	<input type="checkbox"/>
4. Potential Impact	Development will affect existing recreational use/right of way:	<input type="checkbox"/>
	Likely loss of character of site:	<input checked="" type="checkbox"/>
	Likely loss of significant views into/out of site:	<input checked="" type="checkbox"/>
	Development will have negative impacts on area:	<input type="checkbox"/>
5. Potential Uses	Residential:	<input checked="" type="checkbox"/>
	Retail:	<input type="checkbox"/>
	Employment:	<input type="checkbox"/>
	Industrial:	<input type="checkbox"/>
	Leisure/Recreation:	<input type="checkbox"/>

	Mixed:	<input type="checkbox"/>
	Gypsy and Traveller Site:	<input type="checkbox"/>
	Potential Capacity	
	Residential	
	Sites for travelling showpeople	5 plots
	Sustainability Objectives	
	To ensure the delivery of high quality sustainable communities where people will want to live and work	<input checked="" type="checkbox"/>
	To create safe environments where crime and disorder or fear of crime does not undermine the quality of life or community cohesion	<input checked="" type="checkbox"/> design dependent
	To provide everyone with the opportunity to live in a decent home	<input checked="" type="checkbox"/>
	To improve the health of residents and mitigate/reduce potential health inequalities arising from new development	<input type="checkbox"/>
	To promote town centre vitality and viability	<input type="checkbox"/>
	To achieve sustainable levels of prosperity and economic growth	<input type="checkbox"/>
	To conserve and enhance the biological and geological diversity of the environment as an integral part of social, environmental, and economic development	<input type="checkbox"/>
	To promote more sustainable transport choices both for people and moving freight	<input type="checkbox"/>
	To promote accessibility to jobs, shopping, leisure facilities and services by public transport, cycling and walking	<input type="checkbox"/>
	To improve the education and skills of the population	<input type="checkbox"/>
	To maintain and enhance cultural heritage and assets	<input type="checkbox"/>
	To reduce contributions to climate change	<input type="checkbox"/>
	To improve water quality	<input type="checkbox"/>
	To reduce the risk of flooding	<input type="checkbox"/>
	To improve air quality	<input type="checkbox"/>
6.	Year in which first dwelling/use could be built on site:	Unknown

Timescales	Number of dwellings/uses to be built per year:	Unknown
	Year in which final dwellings/use will be completed:	Unknown
7. Conclusion	Automatic Exclusion (SSSI etc)	<input type="checkbox"/>
	Further Consideration:	<p>The Core Strategy does not propose reallocating Green Belt land to accommodate the proposed use, as Rochford District was not identified in the East of England Regional Assembly's single-issue review (Accommodation for Gypsies and Travellers and Travelling Showpeople in the East of England) as a location where sites for travelling show people should be provided.</p> <p>The site is located in the Green Belt, in a location detached from the main settlement of Rayleigh as indicated as being suitable for sites for travelling showpeople in Circular 04/2007. The site is also within close proximity to the local bus network.</p> <p>In the absence of an identified need for sites for travelling showpeople in the District, the site has been identified as one which may be suitable for use by travelling showpeople if a need is shown in the future.</p>



Source: Google Maps

Site Allocations Assessment Criteria

1. Site	Site Reference:	Call for Sites Allocations 207				
	Site Name:	36 Connaught Road.				
	Site Location:	Rayleigh				
	Site Area (Ha):	0.37 Ha				
	Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons	Trees and hedgerows line the boundaries of this site. The site lies to the north of residential development along Eastwood Road and east of development along Connaught Road. The site currently supports one dwelling and associated curtilages.				
2. Status	Current Use:	Residential				
	Proposed Use:	Residential				
	Adjacent Land Use(s):	Residential				
	Proximity to Residential Area:	adjacent				
	Proximity to Local Services:	Education: secondary schools in Rayleigh and Hockley, Rochford.	Public Transport: Fair connection to bus and train links	Civic Buildings:	Services: doctors/dentists in Rayleigh/Rochford/hockley	Leisure: leisure centres in Rochford Rayleigh and Hockley.
	Existing Use Allocation/Designation:	Residential				
3. Constraints	Flood Risk					
	Zone 1: Low Probability (<0.1% probability of annual flooding)	<input checked="" type="checkbox"/>				
	Zone 2: Medium Probability (1% - 0.1% probability of annual flooding)	<input type="checkbox"/>				
	Zone 3a: High Probability (>1% probability of annual flooding)	<input type="checkbox"/>				
	Zone 3b: The Functional Floodplain (>5% probability of annual flooding)	<input type="checkbox"/>				
	Infrastructure Costs					
	Highways Access Required:	<input type="checkbox"/>				
Significant Investment in Existing Foul Sewerage Required:	<input type="checkbox"/>					

	Significant Investment in Gas/Water/Electricity Power Supplies:	<input type="checkbox"/>
	Significant Investment in walking/public transport required:	<input checked="" type="checkbox"/>
	Flood Risk Mitigation Measures Required:	<input type="checkbox"/>
Environmental		
	Within/Proximity to SSSI:	<input type="checkbox"/>
	Within/Proximity Conservation Area:	<input type="checkbox"/>
	Within/Proximity Green Belt:	<input checked="" type="checkbox"/>
	Within/Proximity SPA:	<input type="checkbox"/>
	Within/Proximity SAC:	<input type="checkbox"/>
	Within/Proximity LNR:	<input type="checkbox"/>
	Within/Proximity LoWS:	<input type="checkbox"/>
	Within/Proximity SLA:	<input type="checkbox"/>
	Within/Proximity TPO:	<input type="checkbox"/>
	Within/Proximity MSA:	<input type="checkbox"/>
	Within/Proximity Listed Buildings:	<input type="checkbox"/>
Pollution		
	Site located within/in proximity to:	
	AQMA:	<input type="checkbox"/>
	Pollution Source:	<input type="checkbox"/>
	Known contaminated area:	<input type="checkbox"/>
	Within/Proximity area Archaeological interest:	<input type="checkbox"/>
4. Potential Impact	Development will affect existing recreational use/right of way:	<input type="checkbox"/>
	Likely loss of character of site:	<input checked="" type="checkbox"/>
	Likely loss of significant views into/out of site:	<input type="checkbox"/>
	Development will have negative impacts on area:	<input type="checkbox"/>
5. Potential Uses	Residential:	<input checked="" type="checkbox"/>
	Retail:	<input type="checkbox"/>
	Employment:	<input type="checkbox"/>

Industrial:	<input type="checkbox"/>
Leisure/Recreation:	<input type="checkbox"/>
Mixed:	<input type="checkbox"/>
Gypsy and Traveller Site:	<input type="checkbox"/>
Potential Capacity	
Residential (dwellings per hectare)	17
Gypsy and Traveller Site (dwellings per hectare):	
Sustainability Objectives	
To ensure the delivery of high quality sustainable communities where people will want to live and work	<input checked="" type="checkbox"/>
To create safe environments where crime and disorder or fear of crime does not undermine the quality of life or community cohesion	<input checked="" type="checkbox"/> design dependent
To provide everyone with the opportunity to live in a decent home	<input checked="" type="checkbox"/>
To improve the health of residents and mitigate/reduce potential health inequalities arising from new development	<input type="checkbox"/>
To promote town centre vitality and viability	<input type="checkbox"/>
To achieve sustainable levels of prosperity and economic growth	<input type="checkbox"/>
To conserve and enhance the biological and geological diversity of the environment as an integral part of social, environmental, and economic development	<input type="checkbox"/>
To promote more sustainable transport choices both for people and moving freight	<input type="checkbox"/>
To promote accessibility to jobs, shopping, leisure facilities and services by public transport, cycling and walking	<input type="checkbox"/>
To improve the education and skills of the population	<input type="checkbox"/>
To maintain and enhance cultural heritage and assets	<input type="checkbox"/>
To reduce contributions to climate change	<input type="checkbox"/>
To improve water quality	<input type="checkbox"/>
To reduce the risk of flooding	<input type="checkbox"/>

	To improve air quality	<input type="checkbox"/>
6. Timescales	Year in which first dwelling/use could be built on site:	2011
	Number of dwellings/uses to be built per year:	17
	Year in which final dwellings/use will be completed:	2012
	Automatic Exclusion (SSSI etc)	<input type="checkbox"/>
7. Conclusion	Further Consideration:	This site is not situated in the proposed strategic location for housing as set out in the Core Strategy. Green Belt development could weaken the openness of the Green Belt and should only be released if the benefits outweigh the disadvantages. The site is not located within the strategic locations set out within the Core Strategy. The site offers minimal contributions to the housing targets and therefore will also offer minimal community benefits.



Source: Google Maps