

| Site Allocations Assessment Criteria | | |
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| 1. Site | Site Reference: | Call for Sites Allocations 160 |
| | Site Name: | Highsteppers Canewdon Road Ashingdon |
| | Site Location: | Ashingdon |
| | Site Area (Ha): | 7.47 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Site north of residential settlement of Ashingdon. Currently open field at junction of Ashingdon and Canewdon Roads. No visible buildings or pylons on sites. |
| 2. Status | Current Use: | Green Belt |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential / agricultural |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located away from the main settlement and as such is detached from the services offered there. The site is located within proximity to schools and leisure facilities and has adequate highway access. |
| | 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 | |
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| | 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"/> |
| | Development will affect existing recreational use/right of way: | | <input type="checkbox"/> |
| 4. Potential Impact | 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"/> |

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| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | 131 – 196 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"/> 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: | Unknown |
| | Number of dwellings/uses to be built per year: | |

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| | Year in which final dwellings/use will be completed: | Unknown |
| | 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 north of the settlement of Ashingdon, and as such is unsustainable in terms of transport, as the location of this site would not help to reduce reliance on the private car. |



Source: Google Maps

Site Allocations Assessment Criteria

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|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 161 |
| | Site Name: | Land at Canewdon Hall Farm |
| | Site Location: | Canewdon |
| | Site Area (Ha): | 3.65 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Site located to the north of the settlement of Canewdon. Residential settlement immediately to the south of the site some farm buildings on site. Agricultural land to west and north and east. The site lies within the Coastal Protection Belt. |
| 2. Status | Current Use: | Some PDL and some agricultural land |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential / agricultural |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located to the north of the settlement of Canewdon and as such has limited access to the services offered there. The site has limited highway access and is within proximity of a school, although is not in proximity of any leisure facilities. |
| | Existing Use Allocation/Designation: | PDL / Agriculture |
| 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"/> | |

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| | Flood Risk Mitigation Measures Required: | <input type="checkbox"/> |
| | Environmental | |
| | Within/Proximity to SSSI: | <input type="checkbox"/> |
| | Within/Proximity Conservation Area: | <input checked="" type="checkbox"/> The nearest conservation area is less than 10m away from the site |
| | 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"/> The nearest listed building is less than 70m away from the site |
| | 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"/> |

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| Industrial: | <input type="checkbox"/> |
| Leisure/Recreation: | <input type="checkbox"/> |
| Mixed: | <input type="checkbox"/> |
| Gypsy and Traveller Site: | <input type="checkbox"/> |
| Potential Capacity | |
| Residential | 73 - 110 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"/> 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"/> |

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| | To improve air quality | <input type="checkbox"/> |
| 6. Timescales | Year in which first dwelling/use could be built on site: | 2010 |
| | Number of dwellings/uses to be built per year: | |
| | Year in which final dwellings/use will be completed: | ASAP |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | 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 proximity of this site to the Coastal Protection Belt would need to be considered. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 162 |
| | Site Name: | Land between the Brambles and Bo Via, Clements Hall Lane |
| | Site Location: | Hawkwell |
| | Site Area (Ha): | 0.22 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Site located to the north east of the settlement of Hockley. Residential settlement immediately to the south of the site with agricultural land / open fields to the east.. Train line to north of site. Wooded area between 2 dwellings on Clements Hall Lane. |
| 2. Status | Current Use: | Green Belt |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential / agricultural |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located well in terms of highway access and location in proximity to local services. The site is within close proximity to leisure facilities, although is not in close proximity to schools. |
| | 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 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"/> |

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| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | 6 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"/> 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: | Unknown |
| | Number of dwellings/uses to be built per year: | |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | Unknown |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | This site is not situated in the proposed strategic location. The site however contributes minimally towards housing targets and will also therefore provide little in the way of community benefits. Development of sites such as this will provide minimal benefits to the community and erode the openness of the Green Belt. |



Source: Google Maps

| Site Allocations Assessment Criteria | | |
|--------------------------------------|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 163 |
| | Site Name: | Rushley Cottages, Great Wakering |
| | Site Location: | Great Wakering |
| | Site Area (Ha): | 3.247 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Currently used as a residential dwellings. Several large farm buildings on site. On banks of River Roach. Flood Zone and Coastal Protection Belt. SSSI/SPA in close proximity. Approx 1 mile from main settlement. Surrounded by agricultural fields. |
| 2. Status | Current Use: | Residential |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt |
| | Proximity to Residential Area: | Approx 1 mile |
| | Proximity to Local Services: | The site is located away from other settlements and as such is not in close proximity to any services, and has poor highways access. |
| | Existing Use Allocation/Designation: | Green Belt |
| 3. Constraints | Flood Risk | |
| | Zone 1:Low Probability (<0.1% probability of annual flooding) | <input 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 checked="" 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 checked="" type="checkbox"/> |
| | Flood Risk Mitigation Measures Required: | <input checked="" type="checkbox"/> |
| Environmental | | |

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| | Within/Proximity to SSSI: | <input checked="" type="checkbox"/> |
| | Within/Proximity Conservation Area: | <input type="checkbox"/> |
| | Within/Proximity Green Belt: | <input checked="" type="checkbox"/> |
| | Within/Proximity SPA: | <input checked="" type="checkbox"/> |
| | Within/Proximity SAC: | <input checked="" type="checkbox"/> |
| | Within/Proximity LNR: | <input type="checkbox"/> |
| | Within/Proximity LoWS: | <input checked="" 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 checked="" 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 | 49 – 73 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"/> 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: | Unknown |
| | Number of dwellings/uses to be built per year: | |
| | Year in which final dwellings/use will be completed: | Unknown |

| | | |
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| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | 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 detached from the main settlement, is located in Flood Zone and is accessible only by car. The site can also contribute a minimal amount towards housing targets and towards community benefits. |



Source: Google Maps

| Site Allocations Assessment Criteria | | |
|--------------------------------------|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 164 |
| | Site Name: | Hawkwell Nursery, Rectory Road |
| | Site Location: | Hawkwell |
| | Site Area (Ha): | 11.2 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Land north of Rectory Road Hawkwell. Currently used as a nursery. Surrounded by residential settlement. Several large buildings throughout site. Small corner of the site is at risk of flooding, and some mature trees – site wooded almost throughout. |
| 2. Status | Current Use: | Agriculture |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is well located in terms of access to highways, and is in close proximity to leisure facilities. |
| | 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 checked="" 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 checked="" type="checkbox"/> gas pipe line through site |
| | Significant Investment in walking/public transport required: | <input type="checkbox"/> |
| | Flood Risk Mitigation Measures Required: | <input checked="" type="checkbox"/> |
| Environmental | | |

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|----------------------------|---|-------------------------------------|
| | 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 | 330 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"/> 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: | Unknown as yet |
| | Number of dwellings/uses to be built per year: | |
| | Year in which final dwellings/use will be completed: | Unknown as yet |

| | | |
|--------------------------|--------------------------------|--|
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | Further Consideration: | <p>The site is adjacent to the existing residential area. The site has the potential to incorporate infrastructure improvements in addition to housing and is located within one of the general locations for housing development as set out in the Core Strategy Submission Document. The requirement for this area however is 175 dwellings, although the site has the capacity for more. The use of the additional land would need to be carefully considered in terms of community benefits, and the infrastructure requirements as stipulated within the Core Strategy Submission Document.</p> |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 165 |
| | Site Name: | Land to South of Canewdon |
| | Site Location: | Canewdon |
| | Site Area (Ha): | 8.09 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Agricultural land to south east and west. Residential to north of site. Scotts Hall Road directly west and Anchor Lane directly north of site. Canewdon centre to east of site. Currently agricultural land, no visible man made structures on site. |
| 2. Status | Current Use: | Agriculture |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located to the west of the settlement of Canewdon and as a result has limited access to the services offered there. The site has good highway access and is not located in proximity to leisure facilities. |
| | 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 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 | 162 – 243 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"/> 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: | |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | ASAP |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | 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 affordable housing for Canewdon. The site also has the capacity to provide the required number of dwellings as set out for this location within the Core Strategy Submission Document.</p> |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|-----------------------|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 166 |
| | Site Name: | Land at Ironwell Lane |
| | Site Location: | Hawkwell |
| | Site Area (Ha): | 0.65 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Former Nursery site, currently being cleared back down to hardstanding. Access via Ironwell Lane, Residential to north east and west, agricultural to south. |
| 2. Status | Current Use: | PDL (Nursery) |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located on the outskirts of the settlement and therefore has limited access to settlements. The site is within proximity to leisure facilities and has fair access to the highway network. The site is not within proximity to schools. |
| | Existing Use Allocation/Designation: | PDL (Nursery) |
| 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"/> Potentially |
| | 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 checked="" 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 | 20 – 24 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"/> 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: | |
| | 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 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 has the capacity to support only a minimal number of houses and as such would be able to provide a minimal contribution towards community benefits. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|-------------|
| 1. Site | Site Reference: | Call for Sites Allocations 167 | |
| | Site Name: | Land at Hooley Drive | |
| | Site Location: | Rayleigh | |
| | Site Area (Ha): | 0.49 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | A single plot of grassland in the midst of sparse residential development. | |
| 2. Status | Current Use: | grassland | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Green Belt | |
| | Proximity to Residential Area: | Adjacent | |
| | Proximity to Local Services: | The site is located away from the main settlement and as such is detached from the services offered there. The site is not within proximity to schools or leisure facilities. | |
| | 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"/> | Potentially |
| | 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 checked="" 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 | 11 – 13 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"/> 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: | |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2015 |
| | 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 has the capacity to provide only a small number of homes and as such will contribute minimally towards the housing targets. Developing sites such as this could lead to erosion of the Green Belt. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|-------------|
| 1. Site | Site Reference: | Call for Sites Allocations 168 | |
| | Site Name: | Home Farm, High Road | |
| | Site Location: | Hockley | |
| | Site Area (Ha): | Approx 46 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The land is subject to an agricultural tenancy and is located directly south of the main train line to London Liverpool Street. The land is bounded by residential settlements to the west and east and in part to the north and south. Where the land is not bounded by residential settlements, the land is used for agriculture. Sections of the site are wooded. The land is also bounded to the south by High Road, a main route running from Rayleigh to Hockley and to Rochford. | |
| 2. Status | Current Use: | Residential and Equestrian | |
| | Proposed Use: | Equestrian centre | |
| | Adjacent Land Use(s): | Green Belt / Residential | |
| | Proximity to Residential Area: | Adjacent | |
| | Proximity to Local Services: | The site is located to the north west of Rayleigh and as such has limited access to the services offered there. The site has excellent access to the highway network. | |
| Existing Use Allocation/Designation: | Agriculture / 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"/> | Potentially |
| 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 type="checkbox"/> |
| | Retail: | <input type="checkbox"/> |
| | Employment: | <input type="checkbox"/> |

| | |
|---|--|
| Industrial: | <input type="checkbox"/> |
| Leisure/Recreation: | <input checked="" type="checkbox"/> |
| Mixed: | <input type="checkbox"/> |
| Gypsy and Traveller Site: | <input type="checkbox"/> |
| Potential Capacity | |
| Residential | |
| Gypsy and Traveller Site | |
| Sustainability Objectives | |
| To ensure the delivery of high quality sustainable communities where people will want to live and work | <input 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 type="checkbox"/> |
| To improve the health of residents and mitigate/reduce potential health inequalities arising from new development | <input checked="" type="checkbox"/> |
| To promote town centre vitality and viability | <input 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"/> |

| | | |
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| | To improve air quality | <input type="checkbox"/> |
| 6. Timescales | Year in which first dwelling/use could be built on site: | |
| | Number of dwellings/uses to be built per year: | |
| | Year in which final dwellings/use will be completed: | |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The impact of a large scale equestrian centre must be carefully considered in terms of highways impact, and access, and also in terms of loss of Green belt land. The location of an equestrian centre at this location would promote leisure and a healthy active lifestyle. The availability and usage of this site to the general public and local community must be carefully considered in terms of loss of green belt and community interest. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|---------------------------|---|--|--|
| 1. Site | Site Reference: | Call for Sites Allocations 169 – | |
| | Site Name: | Rawreth Village | |
| | Site Location: | The site put forward is divided into two parts, one either side of the A1245. Site A comprises a nursery, including a number of physical structures. Part B to the west of the A1245 presently comprises a commercial garage, residential curtilage and greenfield land | |
| | Site Area (Ha): | 6.93 Ha (Comprising two parts: 2.08 Ha and 4.85 Ha) | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site put forward is divided into two parts, one either side of the A1245. Site A comprises a nursery, including a number of physical structures. Part B to the west of the A1245 presently comprises a commercial garage, residential curtilage and greenfield land. | |
| 2. Status | Current Use: | Greenfield, nurseries and commercial garage | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Various, including: community facilities; playing fields; greenfield land; and residential | |
| | Proximity to Residential Area: | Adjacent to some residential properties | |
| | Proximity to Local Services: | The sites are located away from the main residential settlements and therefore have access to limited services. The sites have adequate highways access. | |
| | 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 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: | 210 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 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"/> design dependent |
| To provide everyone with the opportunity to live in a decent home | <input 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: | The site is not located within the preferred development location as outlined within the Core Strategy Submission Consultation document. Consideration would need to be given as to transport routes into the town centre, and the impact this may have on the highway network |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|---------------------------|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 171 |
| | Site Name: | Land at Old London Road |
| | Site Location: | Hullbridge |
| | Site Area (Ha): | 0.0595 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is located directly to the south of the existing Chichester Hotel. The site is located directly east of Old London Road, and to the south is bounded by agricultural land. The site is surrounded by agricultural land to the east, west and south. There are no visible man made features or pylons on the site.. The site is on the boundary of flood zone. |
| 2. Status | Current Use: | Agricultural |
| | Proposed Use: | Commercial |
| | Adjacent Land Use(s): | Commercial / Agricultural |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located away from the main residential settlement and as such has access to limited services. The site is not within proximity to schools or leisure facilities. |
| | 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 checked="" type="checkbox"/> |

| | | |
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| | Flood Risk Mitigation Measures Required: | <input checked="" type="checkbox"/> Potentially |
| | 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 type="checkbox"/> |
| | Retail: | <input type="checkbox"/> |
| | Employment: | <input type="checkbox"/> |
| | Industrial: | <input type="checkbox"/> |
| | Leisure/Recreation: | <input checked="" type="checkbox"/> Hotel |

| | | |
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| | Mixed: | <input type="checkbox"/> |
| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | |
| | 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"/> design dependent |
| | To provide everyone with the opportunity to live in a decent home | <input 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. | Year in which first dwelling/use could be built on site: | |

| | | |
|--------------------------|---|--|
| Timescales | Number of dwellings/uses to be built per year: | |
| | Year in which final dwellings/use will be completed: | |
| 7. Conclusion | Automatic Exclusion (SSSI etc) <input type="checkbox"/> | |
| | Further Consideration: | The site is currently used as an existing successful hotel. The expansion of this hotel would create additional rooms for people visiting the district. Increased highways movement would need to be considered. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 172 |
| | Site Name: | South of Barling Road |
| | Site Location: | Barling |
| | Site Area (Ha): | 0.6 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is located directly south of the Barling Road and is surrounded to the north and west by residential dwellings and to the south and east by agricultural land. The site is wooded. The land is not in flood zone and is not located within proximity of an SSSI. |
| 2. Status | Current Use: | Agricultural |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Commercial / Agricultural |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located away from the main residential settlement, but has good access to the highway network, and is not within proximity to schools or leisure facilities. |
| | Existing Use Allocation/Designation: | Green Belt |
| 3. Constraints | Flood Risk | |
| | Zone 1:Low Probability (<0.1% probability of annual flooding) | <input 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 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"/> |

| | | |
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| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | 14-16 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"/> 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 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: | 2011 |
| | Number of dwellings/uses to be built per year: | 14-16 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2011 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The site is not within a preferred location as set out in the Core Strategy Submission Document. There would be limited community benefits from the development of the site as the number of potential dwellings is small. There would also be a minimal contribution towards housing targets as set out in the Core Strategy Submission Document. Development of smaller sites such as these may lead to the erosion of the Green Belt. |



Source: Google Maps

| Site Allocations Assessment Criteria | | |
|--------------------------------------|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 173 |
| | Site Name: | Land west of Rawreth Industrial Estate and south of Rawreth Lane |
| | Site Location: | Rayleigh |
| | Site Area (Ha): | 4.45 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is located directly south of Rawreth Lane Rayleigh, and adjacent to residential development to the east. The site is currently agricultural land with no trees or man made structures visible on site. |
| 2. Status | Current Use: | Agricultural |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Commercial / Agricultural |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located adjacent to the existing settlement and as such has access to services. The site is within proximity to leisure facilities and schools, and has good 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 type="checkbox"/> |
| | Zone 2: Medium Probability (1% - 0.1% probability of annual flooding) | <input checked="" type="checkbox"/> A small area in the southern side of the site lies within Flood zone 2 and 3 |
| | Zone 3a: High Probability (>1% probability of annual flooding) | <input checked="" 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"/> |

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| | 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 checked="" type="checkbox"/> Close proximity to TPO area |
| | 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 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 checked="" type="checkbox"/> |
| | Industrial: | <input type="checkbox"/> |

| | |
|---|--|
| Leisure/Recreation: | <input type="checkbox"/> |
| Mixed: | <input checked="" type="checkbox"/> |
| Gypsy and Traveller Site: | <input type="checkbox"/> |
| Potential Capacity | |
| Residential | 100 – 150 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"/> 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 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: | 2011 |
| | Number of dwellings/uses to be built per year: | Approx 100 |
| | Year in which final dwellings/use will be completed: | 2011 |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | Further Consideration: | The site, were it to be developed would have the capacity to support 130 houses. However, this site could also be looked at in conjunction with a larger site to the west, in order to deliver increased community benefits and meet housing targets as set out within the Core Strategy Submission Document. The site would also provide a defensible greenbelt boundary. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|-----------------------|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 174 |
| | Site Name: | Land West of Hullbridge |
| | Site Location: | Hullbridge |
| | Site Area (Ha): | 19.3 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently used for agricultural purposes, and is Grade 2 agricultural land. The site is adjacent to residential settlement to the east and agricultural land to the south, west and north. There is a dwelling to the south of the site and one dwelling in the centre of the site. The northernmost section of the site is in Flood Zone. |
| 2. Status | Current Use: | Agricultural |
| | Proposed Use: | Residential / Employment / Education / Recreation |
| | Adjacent Land Use(s): | Agricultural / Residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located to the west of the settlement of Hullbridge and has access to the services there. The site is within proximity of leisure facilities and schools. |
| | 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 checked="" type="checkbox"/> |
| | Zone 3a: High Probability (>1% probability of annual flooding) | <input checked="" type="checkbox"/> in northern section of site |
| | 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 checked="" type="checkbox"/> |
| | Significant Investment in walking/public transport required: | <input checked="" type="checkbox"/> |

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|----------------------------|---|--|
| | Flood Risk Mitigation Measures Required: | <input checked="" type="checkbox"/> |
| | Environmental | |
| | Within/Proximity to SSSI: | <input checked="" type="checkbox"/> northern section of the site |
| | Within/Proximity Conservation Area: | <input type="checkbox"/> |
| | Within/Proximity Green Belt: | <input checked="" type="checkbox"/> |
| | Within/Proximity SPA: | <input checked="" type="checkbox"/> northern section of the site |
| | Within/Proximity SAC: | <input checked="" type="checkbox"/> northern section of the site |
| | Within/Proximity LNR: | <input type="checkbox"/> |
| | Within/Proximity LoWS: | <input type="checkbox"/> |
| | Within/Proximity SLA: | <input type="checkbox"/> |
| | Within/Proximity TPO: | <input checked="" type="checkbox"/> TPO areas on the east of the site (just off Maylons Lane); Close proximity to 2 TPO points on the east |
| | 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 checked="" type="checkbox"/> |

| | |
|---|--|
| Industrial: | <input type="checkbox"/> |
| Leisure/Recreation: | <input checked="" type="checkbox"/> |
| Mixed: | <input checked="" type="checkbox"/> |
| Gypsy and Traveller Site: | <input type="checkbox"/> |
| Potential Capacity | |
| Residential | 434 - 652 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"/> 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 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"/> |

| | | |
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| | 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: | Approx 100 |
| | Year in which final dwellings/use will be completed: | 2016 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The site, were it to be developed, would contribute to housing targets and would also enable the provision of the infrastructure as required within the Core Strategy Submission Document. Public Open Space could also be provided, and improvements to Watery Lane could be made. However, the impacts of increased traffic and highways use in this area would need to be carefully considered. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 175 | |
| | Site Name: | Land west of Pudsey Hall Lane | |
| | Site Location: | Canewdon | |
| | Site Area (Ha): | 0.97 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently used for grazing purposes and is agricultural land classification grade 2. The site lies within the Coastal Protection Belt and a small section of the site is Flood Zone 2. The site is bounded to the north south and east by residential dwellings and to the west by open fields. | |
| 2. Status | Current Use: | Agricultural | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Agricultural / Residential | |
| | Proximity to Residential Area: | Adjacent | |
| | Proximity to Local Services: | The site is located away from the existing residential settlement, and as such is remote from the services offered. The site has poor highway access, limited access to schools and is not in proximity to leisure facilities. | |
| | 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 checked="" 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 checked="" type="checkbox"/> | potentially to north of site | |

| | | 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 | 22 - 26 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"/> 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 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: | 2011 |
| | Number of dwellings/uses to be built per year: | Approx 22-26 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2011 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | Consideration would need to be given to the flood zone. 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 release if the benefits outweigh the disadvantages |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 176 |
| | Site Name: | Land off Ashingdon Road |
| | Site Location: | Rochford |
| | Site Area (Ha): | 22.9 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently used for agricultural land, and is bounded on 3 sides (north south and west) by residential settlement. The east of the site is bounded by agricultural land. There are no man made objects or pylons visible on site. |
| 2. Status | Current Use: | Agricultural |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Agricultural / Residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located within the residential settlement and has good access to local services. The site is within proximity of schools and leisure facilities, and has fair highways access. |
| | 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 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 | Approx 515 - 773 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"/> 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 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: | 2014 |
| | Number of dwellings/uses to be built per year: | Approx 100 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2019 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The site, were it to be developed, would offer suitable contribution to the housing targets, and also be able to provide the required infrastructure as stated in the Core Strategy Submission Document. Access, and increased traffic movements on Ashingdon Road would need to be carefully considered and improvements to the highway network implemented. This site is situated in the proposed strategic location and it has the potential to accommodate the required infrastructure for the Rochford/ Ashingdon area. |



Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 177 |
| | Site Name: | Land off Little Wakering Road |
| | Site Location: | Little Wakering |
| | Site Area (Ha): | 4.3 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently open field, with no man made structures on site. To the east of the site are residential dwellings, and the site is bounded to the north and south by Barrow Hall Road, and residential dwellings to the south. The site does not have any pylons or man made structures. |
| 2. Status | Current Use: | Agricultural |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Agricultural / Residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is adjacent to the main settlement and therefore has excellent access to services. The site is within proximity of leisure facilities and schools and has adequate highway access. |
| | 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 checked="" type="checkbox"/> Potentially |
| | 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 | Approx 75 - 113 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"/> 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 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: | 2011 |
| | Number of dwellings/uses to be built per year: | Approx 100 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2011-12 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | <p>The site, were it to be developed, would offer suitable contribution to the housing targets, and may also be able to provide the required infrastructure as stated in the Core Strategy Submission Document. Access, and increased traffic movements on the local highway network would need to be carefully considered and improvements to the highway network implemented. The site would need to be developed in conjunction with another site in the same location in order to meet the requirements as set out in the Core Strategy. The cumulative impacts of this would need to be considered.</p> |



Source: Google Maps

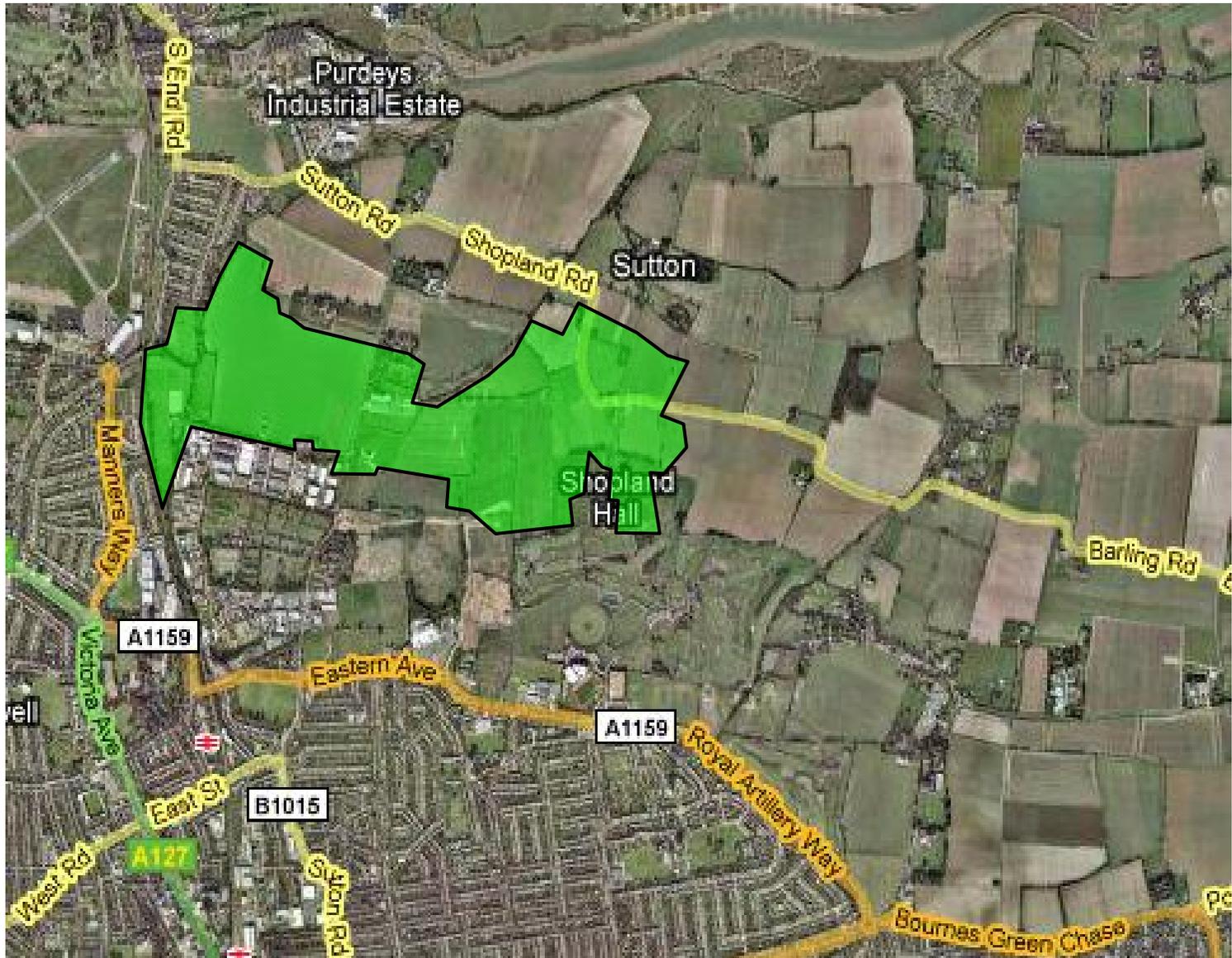
Site Allocations Assessment Criteria

| | | | |
|--|---|---|-------------|
| 1. Site | Site Reference: | Call for Sites Allocations 178 | |
| | Site Name: | Land to east of London Southend Airport | |
| | Site Location: | Rochford | |
| | Site Area (Ha): | 102.4 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently agricultural and a small section of the site is in Flood Zone 2 and Flood Zone 3. The land is adjacent to the District boundary with the neighbouring authority Southend Borough Council. The land is south east of Rochford town centre, and is surrounded by agricultural fields and residential settlements. | |
| 2. Status | Current Use: | Agricultural | |
| | Proposed Use: | Residential led mixed use | |
| | Adjacent Land Use(s): | Agricultural / residential | |
| | Proximity to Residential Area: | Adjacent | |
| | Proximity to Local Services: | The site is located to the south of the main settlement and therefore has limited access to services. The site is within proximity to leisure facilities. | |
| | 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 checked="" type="checkbox"/> | |
| | Zone 3a: High Probability (>1% probability of annual flooding) | <input checked="" 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 checked="" type="checkbox"/> | Potentially |
| | Significant Investment in Gas/Water/Electricity Power Supplies: | <input checked="" type="checkbox"/> | |
| | Significant Investment in walking/public transport required: | <input checked="" type="checkbox"/> | |
| Flood Risk Mitigation Measures Required: | <input checked="" 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 checked="" type="checkbox"/> |

| | | |
|----------------------|---|--|
| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | Approx 1536 - 2304 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"/> 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 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: | 2010 |
| | Number of dwellings/uses to be built per year: | |

| | | |
|--------------------------|--|---|
| | Year in which final dwellings/use will be completed: | Unknown |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The site is adjacent to the neighbouring authority of Southend Borough, and if developed would enable coalescence, which is against council policy. The site is also located a distance away from services, schools and leisure centres, and would potentially maintain or increase reliance on the private car, which is also against council policy. Notwithstanding this, the site is also not located within the Councils preferred locations for development as stated within the Core Strategy Submission Document. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|--|-------------|
| 1. Site | Site Reference: | Call for Sites Allocations 179 | |
| | Site Name: | Land at Folly Chase Hockley | |
| | Site Location: | Hockley | |
| | Site Area (Ha): | 8.81 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Currently arable cultivation, adjacent to residential development at Folly Lane. To the east of the site is a school and community centre, with the London Southend rail line to the north, containing the site. No visible man made structures or pylons on the site. | |
| 2. Status | Current Use: | Arable farmland | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Residential to south | |
| | Proximity to Residential Area: | In a residential area, | |
| | Proximity to Local Services: | The site is located to the north of the residential settlement therefore has some access to services. The site is located with adequate access to the highway network and within proximity of leisure facilities. | |
| | Existing Use Allocation/Designation: | MGB | |
| 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 checked="" type="checkbox"/> | potentially |
| | 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 checked="" 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 | 176-264 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 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: | |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | Unknown |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | Impact on surrounding arable fields needs consideration. Location with regard to impact on roads needs to be assessed – Folly Lane and surrounding roads suffer congestion and improvements will be needed to cope with the increase in traffic. Good access to town centre and public transport links. Site would be bounded by rail line, ensuring no further development. The site is within the preferred location as set out within the Core Strategy Submission Document. The site can contribute to housing targets for this location as set out in the Core Strategy Submission Document, and hence will also be able to provide suitable stipulated community benefits. |



Source: Google Maps

| Site Allocations Assessment Criteria | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 180 |
| | Site Name: | Potash Garden Centre |
| | Site Location: | Hawkwell |
| | Site Area (Ha): | 1.17 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Open, overgrown land with nil-use at present. Part of the site lies within the Special Landscape Area. The site is at present a Garden Centre and on site is a Residential dwelling with garden cartilage. Adjoining urban area. Pond on boundary with site to the south. Trees/hedgerows on southern and western boundaries Adjoining urban area. Pond on boundary with site to the south. Trees/hedgerows on southern and western boundaries |
| 2. Status | Current Use: | Garden Centre |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Agricultural / residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | The site is located with fair access to the highway network and is in proximity to leisure facilities. The site is not in proximity to schools. |
| | 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 checked="" type="checkbox"/> |
| | Within/Proximity TPO: | <input type="checkbox"/> |
| | Within/Proximity MSA: | <input type="checkbox"/> |
| | Within/Proximity Listed Buildings: | <input checked="" type="checkbox"/> Less than 70m away |
| | 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 | Approx 31-37 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"/> 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 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. | Year in which first dwelling/use could be built on site: | 2011 |

| | | |
|--------------------------|--|--|
| Timescales | Number of dwellings/uses to be built per year: | Approx 37 |
| | Year in which final dwellings/use will be completed: | 2011 |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | Further Consideration: | The site is located within the boundaries of a Special Landscape Area, severely restricting the area that can be developed. Notwithstanding this, the site is also not located within the Councils preferred locations for development as stated within the Core Strategy Submission Document. |



Source: Google Maps

| Site Allocations Assessment Criteria | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 181 (also see 115) |
| | Site Name: | Land to north east of Long Lane |
| | Site Location: | Hullbridge |
| | Site Area (Ha): | 6.8 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Surrounded by hedgerow and trees on boundary with Long Lane |
| 2. Status | Current Use: | Green belt |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | adjacent |
| | Proximity to Local Services: | The site is located to the east of the main settlement and as such has limited access to the services there. The site is in proximity to leisure facilities, and has adequate highways access. |
| | Existing Use Allocation/Designation: | Green Belt |
| 3. Constraints | Flood Risk | |
| | Zone 1:Low Probability (<0.1% probability of annual flooding) | <input 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 checked="" type="checkbox"/> |
| | Mixed: | | <input type="checkbox"/> |

| | | |
|----------------------|---|--|
| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | 68 – 101 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"/> 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: | Unknown |
| | Number of dwellings/uses to be built per year: | |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | Unknown |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The site is to the east of Hullbridge and as such consideration will need to be given to the impact on the highway network, particularly Lower Road. The site is not located within the preferred location for residential development as set out within the Core Strategy Submission Document. The site does not have the capacity to support the required number of dwellings. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|--|--|
| 1. Site | Site Reference: | Call for Sites Allocations 182 | |
| | Site Name: | The Dome Caravan Park Hullbridge | |
| | Site Location: | Hullbridge | |
| | Site Area (Ha): | 0.796 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Land adjacent to a caravan park with caravan vans/ mobile units on site. The site is bounded to the north west and south by wooded areas and to the east by agricultural land. The site is located away from other residential settlements | |
| 2. Status | Current Use: | Green belt | |
| | Proposed Use: | Residential – Mobile Homes | |
| | Adjacent Land Use(s): | Green Belt / residential | |
| | Proximity to Residential Area: | Separate from | |
| | Proximity to Local Services: | The site is located away from the main settlement and as such has limited access to services. The site is detached from the main highway network and is not in proximity to schools. | |
| | 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 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 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 | 48 Mobile Homes |
| | 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 12 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2014 |
| | 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. . |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|--|--|
| 1. Site | Site Reference: | Call for Sites Allocations 183 | |
| | Site Name: | Land adjacent to La Casita | |
| | Site Location: | Hockley | |
| | Site Area (Ha): | 0.11 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | A small plot of wooded grassland, north of residential development. The site is to the north of Hockley, and surrounded by residential dwellings to the south and wooded areas and agricultural land to east. | |
| 2. Status | Current Use: | Green belt | |
| | Proposed Use: | Residential – Mobile Homes | |
| | Adjacent Land Use(s): | Green Belt / residential | |
| | Proximity to Residential Area: | Separate from | |
| | Proximity to Local Services: | The site is located away from the main settlement and as such will have limited access to the services offered. The site is not within proximity of schools or leisure facilities, and has poor 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 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 checked="" type="checkbox"/> just south of site |
| | 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 | 3 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 2 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2010 |
| | 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 release if the benefits outweigh the disadvantages, plus not contradicting with the aims of the Green Belt. The site will offer a minimal contribution towards housing targets, and will offer no community benefits.. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 184 | |
| | Site Name: | Maules | |
| | Site Location: | Church End Paglesham | |
| | Site Area (Ha): | 0.47 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Residential dwellings, curtilages and garden. The site lies in Flood Zone 2 and 3 and also within the Coastal Protection Belt.. | |
| 2. Status | Current Use: | Green belt | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Green Belt / residential | |
| | Proximity to Residential Area: | Separate from | |
| | 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 checked="" type="checkbox"/> | |
| | Zone 3a: High Probability (>1% probability of annual flooding) | <input checked="" 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 checked="" 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 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 | 11 – 13 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 10 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2011 |
| | 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 release if the benefits outweigh the disadvantages, plus not contradicting with the aims of the Green Belt. The site will offer a minimal contribution towards housing targets, and will offer no community benefits. The site will also be located in the floodzone and in the Coastal Protection Belt. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 185 |
| | Site Name: | Land at junction of Long Lane and Lower Road |
| | Site Location: | Hullbridge |
| | Site Area (Ha): | 2.18 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Predominantly surrounded by fields, there are 2 buildings to the north and east perimeter of the site. The site is bounded to the south and west by residential development. |
| 2. Status | Current Use: | Residential Dwelling |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent to |
| | 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: | Residential / 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 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 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 | 44 – 66 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 30 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | 2013 |
| | 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, plus not contradicting with the aims of the Green Belt. The site will offer a minimal contribution towards housing targets, and will offer no community benefits. |



Source: Google Maps

| Site Allocations Assessment Criteria | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 186 |
| | Site Name: | Hambro Nursery and Clovelly Works |
| | Site Location: | Battlesbridge |
| | Site Area (Ha): | 9.6 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Residential properties and garden curtilages. Open grassed land and pond in the North of site. Vacant Nursery in the Southern side of the site. The site is detached from other settlements and is adjacent to the A1245. The south of site consists of several large buildings. |
| 2. Status | Current Use: | Nursery |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent to |
| | 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: | PDL |
| 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 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 | 144 – 216 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"/> 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: | 30-50 |

| | | |
|--------------------------|--|--|
| | Year in which final dwellings/use will be completed: | ASAP |
| | 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, plus not contradicting with the aims of the Green Belt. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 187 | |
| | Site Name: | Land adj to 280 Greensward Lane | |
| | Site Location: | Hockley | |
| | Site Area (Ha): | 0.131 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Wooded area adjacent to Greensward Lane and residential dwellings to the north and west. To the east lies woodland and to the south lies agricultural land and woodland. | |
| 2. Status | Current Use: | vacant | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Green Belt / residential | |
| | Proximity to Residential Area: | Adjacent to | |
| | 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 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 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 | 5 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"/> 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: | 2 |

| | | |
|--------------------------|--|---|
| | Year in which final dwellings/use will be completed: | 2011 |
| | 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 release if the benefits outweigh the disadvantages, plus not contradicting with the aims of the Green Belt. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 189 |
| | Site Name: | Boness, Canewdon View Road |
| | Site Location: | Ashingdon |
| | Site Area (Ha): | 0.682 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently used for one dwelling with associated curtilages and garden. The site is surrounded by residential dwellings to the west and east of the site and to the north and south by agricultural fields.. |
| 2. Status | Current Use: | Single residential dwellings |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent to |
| | 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 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 | 20-24 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 20-24 |

| | | |
|--------------------------|--|---|
| | Year in which final dwellings/use will be completed: | 2011 |
| | 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. Sporadic Green Belt development could erode the openness of the Green Belt and should only be release if the benefits outweigh the disadvantages, plus not contradicting with the aims of the Green Belt. The site offers minimal contribution to the housing targets, and as such will provide minimal community benefits. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 190 |
| | Site Name: | Lavender Lodge, Canewdon View Road |
| | Site Location: | Ashingdon |
| | Site Area (Ha): | 0.675 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently used for one dwelling with associated curtilages and garden. The site is surrounded by residential dwellings to the west and east of the site and to the north and south by agricultural fields. |
| 2. Status | Current Use: | Single residential dwelling |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent |
| | 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 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 | 20-24 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 20-24 |

| | | |
|--------------------------|--|---|
| | Year in which final dwellings/use will be completed: | 2011 |
| | 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. Sporadic Green Belt development could erode the openness of the Green Belt and should only be release if the benefits outweigh the disadvantages, plus not contradicting with the aims of the Green Belt. The site offers minimal contribution to the housing targets, and as such will provide minimal community benefits. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 191 |
| | Site Name: | Adjacent to Fairview, Lyndhurst Road |
| | Site Location: | Ashingdon |
| | Site Area (Ha): | 0.085 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is adjacent to a residential dwelling on the west, and is bounded by a road to the east. To the north of the site lies a field with wooded and hedged boundary and the site is in a residential area to the north of Ashingdon. |
| 2. Status | Current Use: | Single residential dwelling |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent to existing dwellings in the Green Belt |
| | 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 fair 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 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 checked="" type="checkbox"/> | located to the East |
| | 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 | 3 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"/> 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: | 2010 |
| | Number of dwellings/uses to be built per year: | 3 |

| | | |
|--------------------------|--|---|
| | Year in which final dwellings/use will be completed: | 2010 |
| | 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. Sporadic Green Belt development would erode the openness of the Green Belt and introduce additional residential development into an unsustainable location. The site offers a nominal contribution to the housing targets, and as such will provide minimal community benefits. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 192 |
| | Site Name: | Land adjacent to 283 Plumberow Avenue |
| | Site Location: | Hockley |
| | Site Area (Ha): | 0.0756 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is located to the north of the residential envelope of Hockley, within the Green Belt on greenfield land, but along a ribbon of development that extends northwards along Plumberow Avenue and comprises a number of dwellings dotted sporadically along it. The site is adjacent to wooded areas and in close proximity to existing dwellings in the Green Belt. |
| 2. Status | Current Use: | Greenfield |
| | Proposed Use: | Gypsy and Traveller accommodation |
| | Adjacent Land Use(s): | Green Belt |
| | Proximity to Residential Area: | Adjacent |
| | 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 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 checked="" type="checkbox"/> To west of site |
| | 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 | |
| | 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 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: | 2011 |

| | | |
|--------------------------|--|---|
| Timescales | Number of dwellings/uses to be built per year: | 2 |
| | Year in which final dwellings/use will be completed: | 2011 |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | Further Consideration: | <p>The Core Strategy advocates that Gypsy and Traveller accommodation be directed towards areas in the west of the District, where transport links and access to services are better. Notwithstanding this, the site performs reasonably well against the criteria set out in Circular 1/2006 (Planning for Gypsy and Traveller Caravan Sites): a site of such a small scale is unlikely to engender problems in terms of co-existence with the local community; despite being in a site detached from the main settlement, it is reasonably well located in respect of local schools and other services in Hockley; and it is not located in an area at risk of flooding.</p> <p>However, notwithstanding the presence of dwellings in the Green Belt in close proximity to the site for historical reasons, the allocation of this site for development would further erode the openness of the Green Belt.</p> |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 193 | |
| | Site Name: | Larkhill Road | |
| | Site Location: | Canewdon | |
| | Site Area (Ha): | 6.5 Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is located to the west of the settlement of Canewdon, at the north east corner of the crossroad of Scotts Hall Lane, Lark Hill Road and Anchor Lane. There are dwellings located to the south of the site that are not included within the site put forward. The site is open grassland with no physical structures or pylons present. | |
| 2. Status | Current Use: | Greenfield | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Green Belt / residential | |
| | Proximity to Residential Area: | Adjacent to | |
| | Proximity to local services: | The site is located on the outskirts of the main settlement and as such has limited access to services. The site is not within proximity of leisure facilities or schools, and has fair 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 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 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 | 130 – 195 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"/> 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: | 2011 |

| | | |
|--------------------------|--|--|
| Timescales | Number of dwellings/uses to be built per year: | 40 |
| | Year in which final dwellings/use will be completed: | 2014 |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | Further Consideration: | Part of this site is 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 affordable housing for Canewdon. The site has the capacity to provide a sufficient quantum of homes that would result in the community benefits as set out in the Core Strategy. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|---|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 194 |
| | Site Name: | Land north of Hambro Hill |
| | Site Location: | Rayleigh |
| | Site Area (Ha): | 10.2 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The site is currently partly used for vehicle preparation, partly greenfield, and is situated north of Hambro Hill Rayleigh. The site is bounded to the east by woodland and residential dwellings. The site is bounded to the north by open fields, and to the south by Hambro Hill and residential dwellings. Historical records shows that parts of the site had permission to be used as landfill sites, and this site is also in proximity to other known historic landfill sites. |
| 2. Status | Current Use: | Greenfield / vehicle preparation |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent |
| | | This site is well related to services. Good access to bus links and Rayleigh town centre. |
| | 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 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"/> Land contamination on parts of the site is considered likely |
| | 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 | 230 - 344 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"/> 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"/> |

| | | |
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| | 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: | 40 - 50 |
| | Year in which final dwellings/use will be completed: | 2014 |
| | 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, and would not aid the balanced strategy to the distribution of housing. Due to past activities on parts of the site, land contamination is likely to be an issue, and any required remediation may impact upon the viability of development. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 195 |
| | Site Name: | Land at Great Wheatley adjoining Western Road |
| | Site Location: | Rayleigh |
| | Site Area (Ha): | 9.2 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Significant slope upwards in west/north-west direction from end of Poyntens (road). Part of site adjoining and north of Great Wheatley Road has a significant slope downwards from the road in a northwards direction. The site is bounded to the north south and east by residential development and to the west by agricultural fields. |
| 2. Status | Current Use: | Green Belt |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to local services: | The site is located within the main settlement and as such has access to services. The site is within proximity of leisure facilities and schools, and has good 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 checked="" type="checkbox"/> |
| | Significant Investment in Gas/Water/Electricity Power Supplies: | <input type="checkbox"/> |
| Significant Investment in walking/public transport required: | <input type="checkbox"/> | |

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| | 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 checked="" type="checkbox"/> A line of TPO trees to the north of the proposed site and one to the south. |
| | 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"/> |

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|---|--|
| Industrial: | <input type="checkbox"/> |
| Leisure/Recreation: | <input type="checkbox"/> |
| Mixed: | <input type="checkbox"/> |
| Gypsy and Traveller Site: | <input type="checkbox"/> |
| Potential Capacity | |
| Residential | 207-311 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"/> 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"/> |

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| | 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: | 50-80 |
| | Year in which final dwellings/use will be completed: | 2014 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | This site is not situated in the proposed strategic location, as stated in the Core Strategy, and would therefore not contribute towards the balanced strategy for the delivery of housing. There are significant highways implications with the development of this site which need careful consideration. |



Source: Google Maps

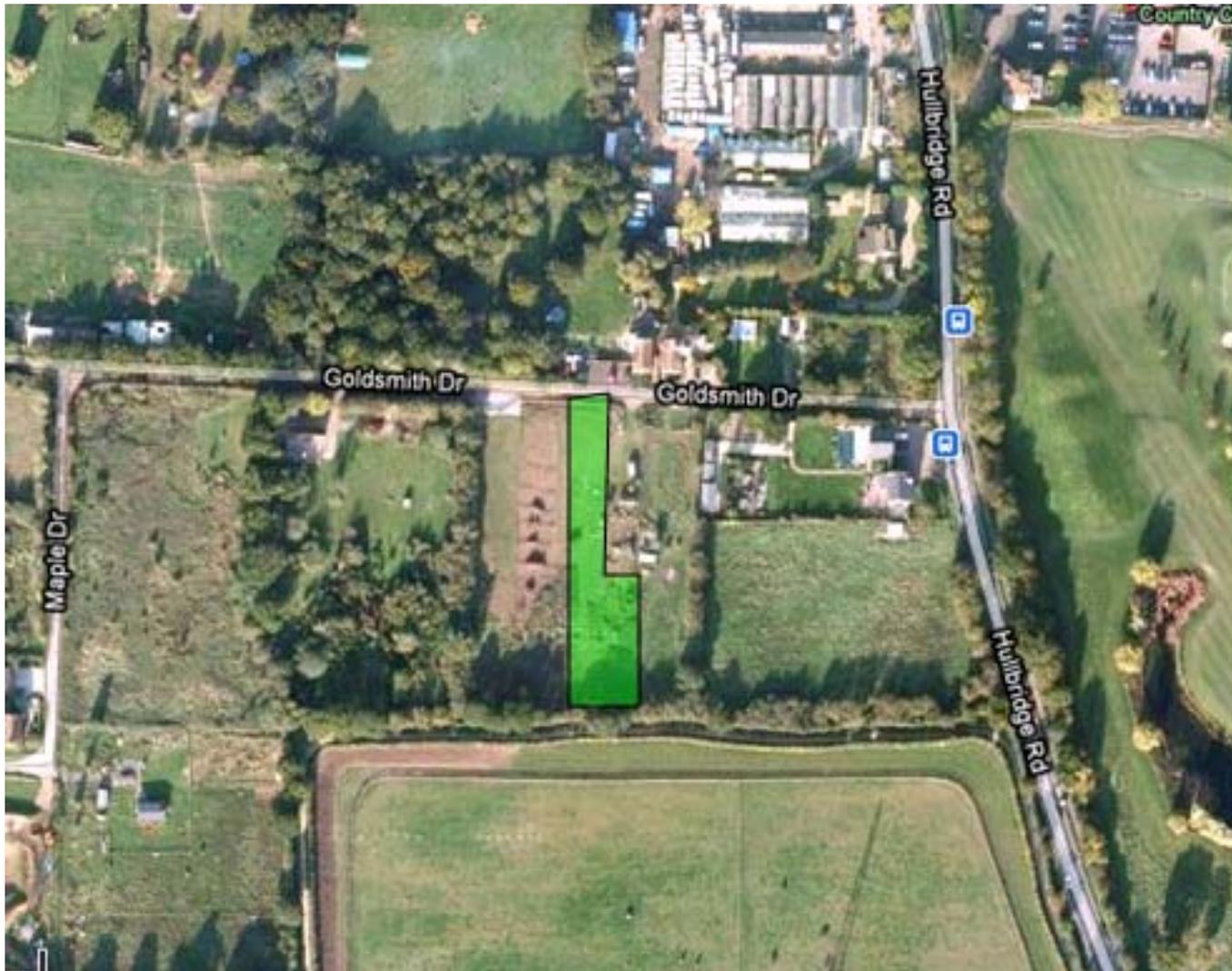
Site Allocations Assessment Criteria

| | | |
|--|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 196 |
| | Site Name: | Land at 147 – 153 Goldsmith Drive |
| | Site Location: | Rayleigh |
| | Site Area (Ha): | 0.6 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"/> | |

| | | |
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| | 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 198 |
| | Site Name: | Site adjacent to Brayside and Little Brays, Brays Lane |
| | Site Location: | Ashingdon |
| | Site Area (Ha): | 0.05 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | There are visible man made structures on site, and the site is located just south of Brays Lane. The site is located between other dwellings, and is slightly separated from the main settlement. |
| 2. Status | Current Use: | Green Belt |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to local services: | The site is located slightly away from the main settlement and as such has fair access to services. The site is within proximity of leisure facilities and schools, and has good access to the highway network |
| | 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"/> |

| | | |
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| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | 2 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"/> 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: | 2012 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | <p>This site could be considered to be situated within a general location identified for residential development. However, development of the site in isolation would not meet the objectives of the Core Strategy and would weaken the openness of the Green Belt. The site offers minimal contributions to housing targets and minimal community benefits.</p> | |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|-----------------------|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 199 |
| | Site Name: | Stambridge Mills |
| | Site Location: | Stambridge |
| | Site Area (Ha): | 1.84 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Disused industrial estate. Vacant / derelict structures of relatively large bulk and mass currently occupy site adjacent to the River Roach and detached from the nearby settlement of Rochford. The whole site lies within Flood Zone 2/3. |
| 2. Status | Current Use: | Disused employment site |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / Residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to Local Services: | There are a range of services available in nearby Rochford. The site is detached from Rochford, which may render such facilities and services less accessible as they may be seen by future occupants as being located in a functionally separate place. The actual physical distance, however, between the site and Rochford is not great. |
| | Existing Use Allocation/Designation: | Green Belt |
| 3. Constraints | Flood Risk | |
| | Zone 1: Low Probability (<0.1% probability of annual flooding) | <input type="checkbox"/> |
| | Zone 2: Medium Probability (1% - 0.1% probability of annual flooding) | <input checked="" type="checkbox"/> |
| | Zone 3a: High Probability (>1% probability of annual flooding) | <input checked="" 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 checked="" type="checkbox"/> Some spare capacity, limited investment required but may require |

| | | |
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| | | phasing |
| | 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"/> 60 metres away |
| | 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 | 250 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"/> 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"/> |

| | | |
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| | 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: | 125 |
| | Year in which final dwellings/use will be completed: | 2013 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | <p>This site is one of the very limited previously developed sites in the District. This site was identified in the UCS 2007 and is suitable for redevelopment into residential use, subject to the provision of the necessary flood defence infrastructure. The development of the site for residential purposes has passed the PPS25 sequential test, as set out in supporting documents to the Core Strategy submission. The site preparation costs may be relatively high, but prospective developers have indicated that such works are financially viable. The appropriate re-use of previously developed land conforms to the objectives set out in PPS3, and is an important component of sustainable development. The site benefits from existing access into Rochford town centre and would be able to provide community benefits as set out in the Core Strategy.</p> | |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|---------------------------|---|--|
| 1. Site | Site Reference: | Call for Sites Allocations 200 |
| | Site Name: | Star Lane, |
| | Site Location: | Great Wakering |
| | Site Area (Ha): | 5.8 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Site comprises disused brickworks to the south and an employment site containing range of industrial uses to the north. Site consists of a range of buildings structures and hardstandings. The site is surrounded by agricultural Land. |
| 2. Status | Current Use: | Disused employment site |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / Employment |
| | Proximity to Residential Area: | Separated from residential areas by employment land to north |
| | Proximity to local services: | The site is located adjacent to the main settlement and as such has access to services. The site is within proximity of leisure facilities and schools, and has access to the highway network |
| | Existing Use Allocation/Designation: | Employment |
| 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 checked="" type="checkbox"/> Some spare capacity, limited investment required but may require phasing |
| | 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 checked="" 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 | 174-209 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"/> 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: | 2014 |
| | Number of dwellings/uses to be built per year: | 75 |
| | Year in which final dwellings/use will be completed: | 2017 |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | <p>This site is one of the very limited previously developed lands in the District. The site is not strategically well located for employment use and there is little indication that future employment use is likely to be viable. The site is in close proximity to the existing settlement of Great Wakering. The site has existing access, can offer suitable contribution to housing targets, and the community benefits as stated within the Core Strategy.</p> | |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 201 |
| | Site Name: | Land to the west of Alexandra Road, |
| | Site Location: | Great Wakering |
| | Site Area (Ha): | 2.5 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | The area is wooded and bounded to the east north and south by residential settlements and to the west by open fields. The site abuts the residential development of Great Wakering. |
| 2. Status | Current Use: | Greenfield |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Green Belt / residential |
| | Proximity to Residential Area: | adjacent |
| | Proximity to local services: | The site is located adjacent to the main settlement and as such has access to services. The site is within proximity of leisure facilities and schools, and has 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 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"/> Approximately 50m away from the nearest listed building | |
| 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 | 56-85 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"/> 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: | 2011 |

| | | |
|--------------------------|--|--------------------------|
| Timescales | Number of dwellings/uses to be built per year: | 50 |
| | Year in which final dwellings/use will be completed: | 2013 |
| 7. Conclusion | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| | <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 affordable housing for Great Wakering. The site will also be able to offer a suitable contribution to the housing targets although the contribution towards the community benefits may not provide all that is required. If allocated for development, additional sites would also have to be identified for development within this general location in order to deliver requirements of the Core Strategy.</p> | |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|---|------------------------------|
| 1. Site | Site Reference: | Call for Sites Allocations 202 (See site 7) | |
| | Site Name: | South of Great Wakering High Street | |
| | Site Location: | South of Great Wakering High Street | |
| | Site Area (Ha): | 8.02Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Currently used as vacant land behind an industrial estate, the site is bounded to the west by Star Lane Industrial Estate, and to the north by residential dwellings facing Great Wakering High Street which is included in the Great Wakering Conservation Area. The site is open land with no visible man made structures on site | |
| 2. Status | Current Use: | Rough Arable grassland | |
| | Proposed Use: | Residential | |
| | Adjacent Land Use(s): | Employment (west) wildlife site (south) residential (east) | |
| | Proximity to Residential Area: | adjacent | |
| | Proximity to local services: | The site is located adjacent to the main settlement and as such has access to services. The site is within proximity of leisure facilities and schools, and has 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 type="checkbox"/> | |
| | Significant Investment in Existing Foul Sewerage Required: | <input checked="" type="checkbox"/> | Sewerage systems 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 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 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 | 175 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 and planning conditions |
| | 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. | 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: | The site has the potential to provide housing in accordance with the emerging Core Strategy. Although it is within close proximity of the Local Wildlife Site, any potential impact will need to be mitigated at the detailed design level. The site has the potential to contribute well towards the housing targets for this location as stipulated within the Core Strategy, and therefore will also provide the community benefits as required. |



Source: Google Maps

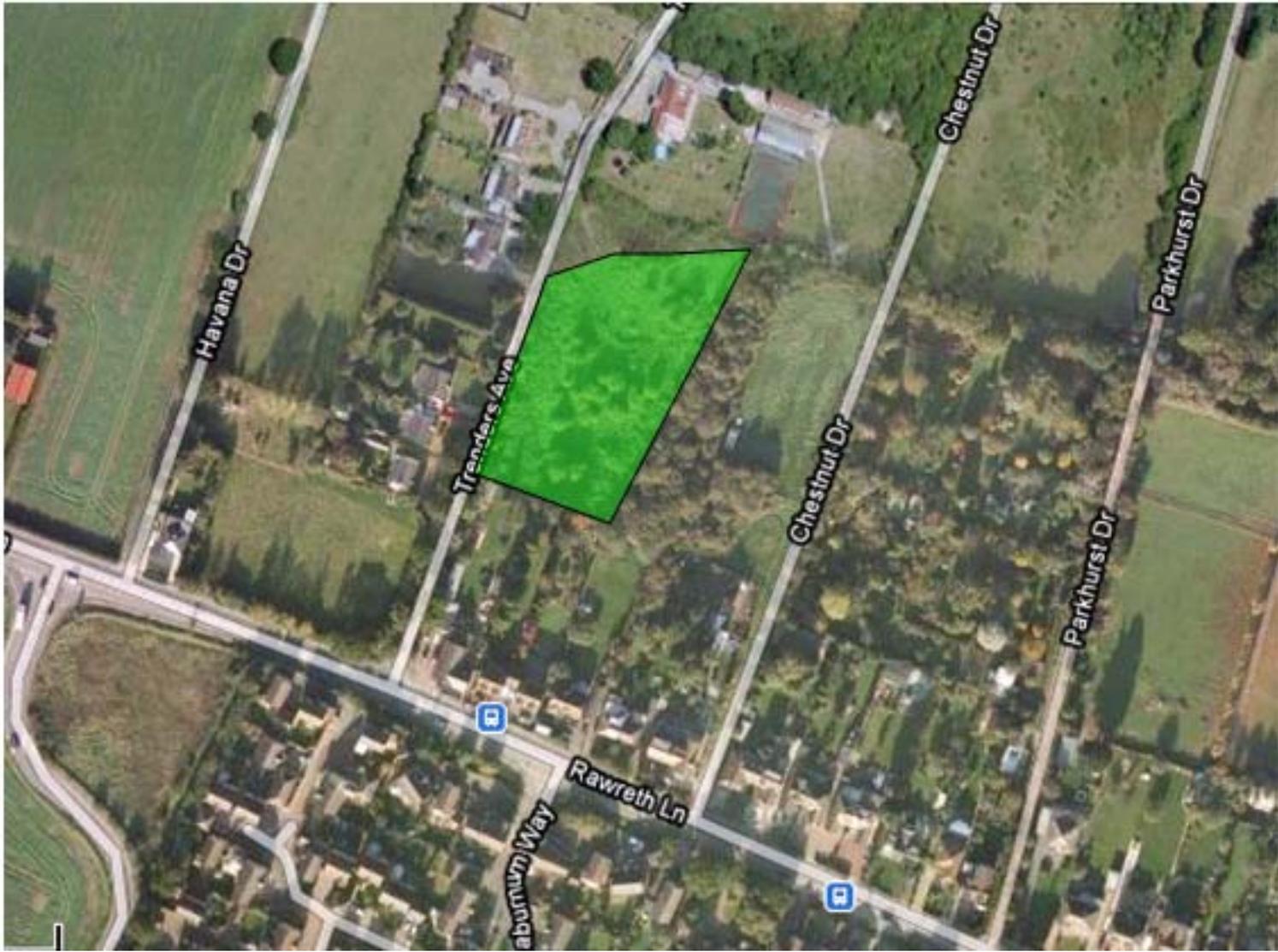
Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 203 |
| | Site Name: | Land at the Yard, Trenders Avenue, Rayleigh |
| | Site Location: | Rayleigh |
| | Site Area (Ha): | 0.65 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Currently used for grazing. The site is located north of residential development in Rawreth Lane and is adjacent to Trenders Avenue. The site has several large trees, and is undeveloped. To the north of the site lies a reclamation yard which has planning consent to be redeveloped into four dwellings. |
| 2. Status | Current Use: | Grazing |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Residential |
| | Proximity to Residential Area: | Adjacent |
| | Proximity to local services: | This site is well related to services. Short car journey away from Rayleigh Town Centre. |
| 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 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 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 | Approx 18 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. | Year in which first dwelling/use could be built on site: | 2011 |

| | | |
|--------------------------|--|--|
| Timescales | Number of dwellings/uses to be built per year: | 18 |
| | Year in which final dwellings/use will be completed: | 2011 |
| 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 within Green Belt land and detached from the main settlement.. The use of such land to meet the District's housing requirement would, cumulatively, erode the openness of the Green Belt and lead to an unsustainable distribution of housing. The site will offer minimal contribution to the housing targets, and as such will also offer minimal community benefits. |



Source: Google Maps

Site Allocations Assessment Criteria

| | | | |
|--|---|--|--|
| 1. Site | Site Reference: | Call for Sites Allocations 204 | |
| | Site Name: | Greenacres | |
| | Site Location: | Victor Gardens Hockley | |
| | Site Area (Ha): | 2.32Ha | |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Adjacent to existing residential development. Single dwelling with wooded boundary. Playing fields to the south and residential to the north of the site. One dwelling on site. TPOs within wooded areas | |
| 2. Status | Current Use: | Residential | |
| | Proposed Use: | Residential development – wooded copses to be retained | |
| | Adjacent Land Use(s): | Bounded to north by residential and south by playing fields. | |
| | Proximity to Residential Area: | Adjoining | |
| | 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 checked="" 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 | 46 – 70 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 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 checked="" type="checkbox"/> with close proximity to rail station |
| | 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: | |

| | | |
|--------------------------|--|---|
| | Year in which final dwellings/use will be completed: | 2015 |
| | Automatic Exclusion (SSSI etc) | <input type="checkbox"/> |
| 7. Conclusion | Further Consideration: | The site is not within the preferred location for residential allocation as set out within the Core Strategy Submission Document. The land will also offer minimal contribution in terms of community benefits and housing targets, whilst eroding the openness of the Green belt |



Source: Google Maps

Site Allocations Assessment Criteria

| | | |
|--|---|---|
| 1. Site | Site Reference: | Call for Sites Allocations 206 |
| | Site Name: | Shilo Winchester Drive. |
| | Site Location: | Rayleigh |
| | Site Area (Ha): | 0.35 Ha |
| | Physical Description of Site: including natural features - aspect, slope, water; manmade features – drains, sewers, pylons | Hedges to site boundary with some trees close to boundary. The site is located north of Rawreth Lane, and is separate from any other dwellings. The site is bounded by agricultural fields to the north east and west and to the south by Rawreth Lane and agricultural fields. The site currently supports one dwelling. |
| 2. Status | Current Use: | Residential |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Residential / agricultural |
| | Proximity to Residential Area: | adjacent |
| | Proximity to local services: | This site is well related to services. Short car journey away from Rayleigh Town Centre. |
| 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 checked="" type="checkbox"/> | |

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| | 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 checked="" 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"/> |

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| | Mixed: | <input type="checkbox"/> |
| | Gypsy and Traveller Site: | <input type="checkbox"/> |
| | Potential Capacity | |
| | Residential | 14 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"/> 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 |

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| 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: | 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 offers minimal contributions to the housing targets and therefore will also offer minimal community benefits. |



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 curtilage. |
| 2. Status | Current Use: | Residential |
| | Proposed Use: | Residential |
| | Adjacent Land Use(s): | Residential |
| | Proximity to Residential Area: | adjacent |
| | Proximity to local services: | The site is located just outside the main settlement and as such has fair access to services. The site is within proximity of leisure facilities and schools, and has 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 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 | 17 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"/> 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: | 2011 |
| | 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 offers minimal contributions to the housing targets and therefore will also offer minimal community benefits. |



Source: Google Maps