

# Stroud District Council - Strategic Housing Land Availability Assessment, December 2011

RTP ID: **264**

Site Name: **Land at Lister Petters Site,  
Long Street, Cam, Dursley**

Site activity:

Main current use:

Type of potential:

Potential for 'town centre'  
mixed use development:

## Site Details

Included in 2011  
Assessment?: No

## Suitability Assessment

Physical problems or limitations:

Environmental conditions:

Time period over which  
constraints can be addressed - if  
possible:

## Site Assessment Panel

Likely to be deliverable?:

Impact on theoretical yield:

Reason for impact on yield or  
general deliverability issue:

Reason for not  
assessing the site: Has now got full planning  
permission (2 phases) and  
outline planning permission (1  
phase)

Site Source: National Land Use Database  
2008

Parish: Dursley CP

District Ward: Dursley

Site Classification:

Easting: 375,746

Northing: 198,763

Gross Site Area (ha): 34.26

Local Plan Allocation: Mixed Use Allocation

## Policy Constraints

AONB (%):

Key Employment Land (%):

Key Wildlife Sites (%):

Tree Preservation Order (count):

Flood risk Level 2 (%):

Flood risk Level 3a (%):

Flood risk Level 3b (%):

## Estimate of Housing Potential

Gross Site Area (ha):

Net developable area (ha):

Proportion of net developable  
area available after taking account  
of physical obstacles(%):

Effective developable area (ha):

Density (dph):

## Information from Site Visit / Call for Sites

Single / multiple ownership:

If multiple ownership, are all  
owners prepared to develop?:

Brownfield/Greenfield:

## OVERALL ASSESSMENT:

Is site suitable for  
housing development?:

Number of dwellings:

Is site available  
immediately?:

Is site likely to be  
deliverable?:

Yield (no of dwgs): 2011-2016:

2016-2021:

Density (dph): 2021-2026:

2026 onwards:

Yes

What actions are needed to bring site forward?:

# Stroud District SHLAA, Site Analysis, September 2011

