Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 12 Land at Cloverlea Barn, Occupied site (No buildings) Site Name: Site activity: **Kingswood** Main current use: Agriculture Type of potential: New build Potential for 'town centre' Site Details mixed use development: No Suitability Assessment Included in 2011 Yes Assessment?: **Policy Constraints** Physical problems or limitations: Access **AONB (%):** 0 Reason for not assessing the site: 0 **Key Employment Land (%): Environmental conditions:** Key Wildlife Sites (%): 0 Time period over which 2016-2021 constraints can be addressed - if Site Source: Call for Sites Tree Preservation Order (count): 0 possible: Kingswood CP Parish: Flood risk Level 2 (%): 0 **District Ward:** Kingswood Flood risk Level 3a (%): 0 Edge of Smaller Towns and Site Classification: Site Assessment Panel Flood risk Level 3b (%): 0 Larger Villages Easting: 374,382 Likely to be deliverable?: Yes **Estimate of Housing Potential** Northing: 191,493 Gross Site Area (ha): 1.97 Gross Site Area (ha): 1.97 Impact on theoretical yield: No Local Plan Allocation: Net developable area (ha): 1.97 Reason for impact on yield or Proportion of net developable 100 Information from Site Visit / Call for Sites general deliverability issue: area available after taking account of physical obstacles(%): Single / multiple ownership: Multiple Effective developable area (ha): 1.97 If multiple ownership, are all Yes 30 Density (dph): owners prepared to develop?:

OVE	RALL AS	SESSMENT:	hou	Is site <u>suitable</u> for using development?:	Possibly
Yield	(no of dwgs	Number of dwo): 2011-2016:	ellings:	Is site <u>available</u> immediately?:	Yes
	59	2016-2021:	59	Is site likely to be	Yes
Density (dph):		2021-2026:		deliverable?:	163
	30	2026 onwards:			

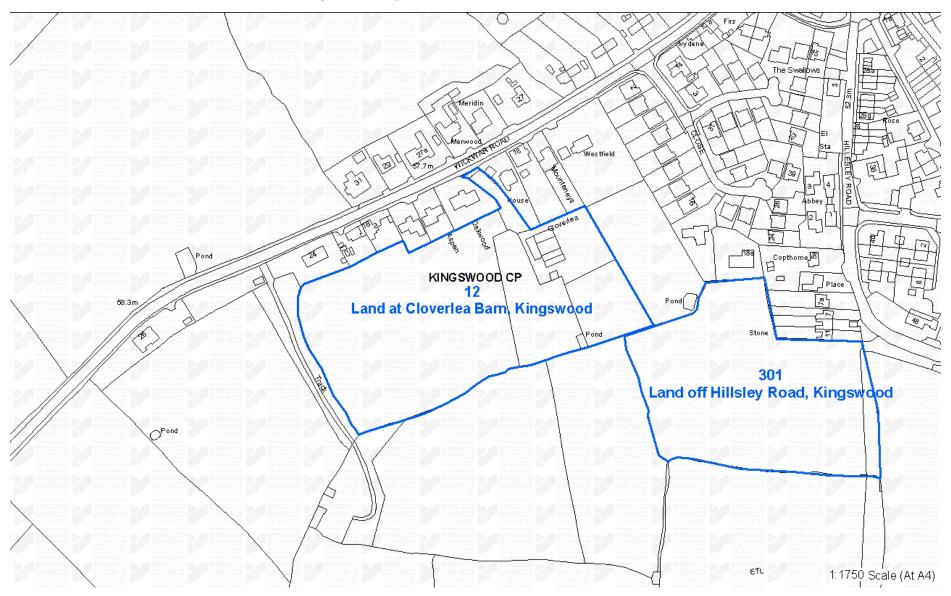
Greenfield

Brownfield/Greenfield:

What actions are needed to bring site forward?:

1. Determine whether access issue can be addressed.

Stroud District SHLAA, Site Analysis, September 2011



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