## Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 194 Lodgemore/Fromehall Mills, Vacant site (no bldgs or activity) Site Name: Site activity: **Stroud** Main current use: **Employment** 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: Functional floodplain (more than 10% of site): Access **AONB (%):** 0 Reason for not assessing the site: **Key Employment Land (%):** 100 **Environmental conditions:** Key Wildlife Sites (%): 0 Time period over which constraints can be addressed - if Site Source: **GVA Grimley ELR - Potential for** Tree Preservation Order (count): 0 possible: Redevelopment Parish: Stroud CP Flood risk Level 2 (%): 55 **District Ward:** Central Flood risk Level 3a (%): 55 Site Classification: In Urban Area Site Assessment Panel Flood risk Level 3b (%): 25 Easting: 384,517 Likely to be deliverable?: Yes Estimate of Housing Potential Northing: 205,017 Gross Site Area (ha): 1.54 Gross Site Area (ha): 1.54 NA Impact on theoretical yield: Local Plan Allocation: Key Employment Land Net developable area (ha): 1.54 Reason for impact on yield or Alternative use 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: Not known Effective developable area (ha): 1.54 If multiple ownership, are all NA 50 Density (dph): owners prepared to develop?:

OVERALL ASSESSMENT:			Is site <u>suitable</u> for housing development?:		Possibly
	Yield (no of dwgs		ellings:	Is site <u>available</u> immediately?:	Not known
	Density (dph):	2016-2021: 2021-2026: 2026 onwards:		Is site likely to be deliverable?:	Yes

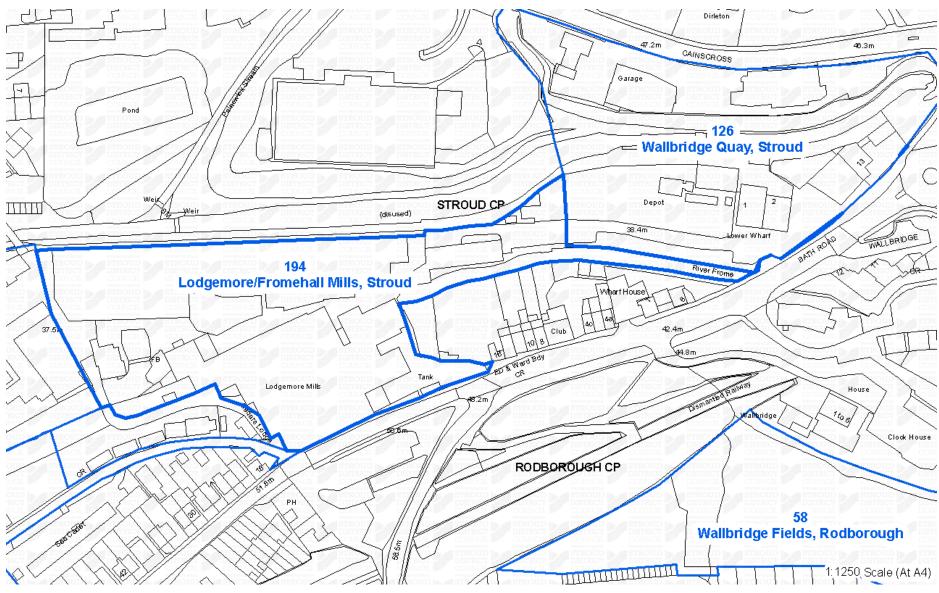
Brownfield

Brownfield/Greenfield:

## What actions are needed to bring site forward?:

Determine whether owners are willing to develop site.
Assess requirements to satisfactorily address flood risk.
Determine whether access issue can be addressed.
Undertake detailed viability assessment of the potential for the alternative use.

## Stroud District SHLAA, Site Analysis, September 2011



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