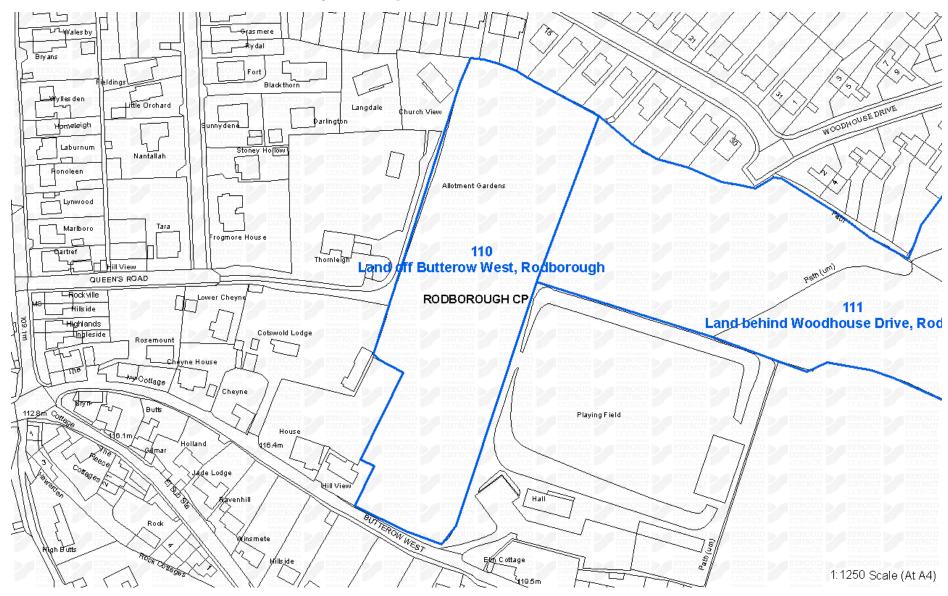
## Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 110 Land off Butterow West. Occupied site (No buildings) Site Name: Site activity: Rodborough Main current use: **Allotments** Type of potential: New build Potential for 'town centre' Site Details mixed 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 2021-2026 constraints can be addressed - if Site Source: Call for Sites Tree Preservation Order (count): 0 possible: Rodborough CP Parish: Flood risk Level 2 (%): 0 **District Ward:** Rodborough Flood risk Level 3a (%): 0 Site Classification: In Urban Area Site Assessment Panel Flood risk Level 3b (%): 0 Easting: 384,772 Likely to be deliverable?: Yes Estimate of Housing Potential Northing: 204,524 Gross Site Area (ha): 1.21 Gross Site Area (ha): 1.21 Impact on theoretical yield: No Local Plan Allocation: Net developable area (ha): 1.21 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: Single Effective developable area (ha): 1.21 If multiple ownership, are all 45 Density (dph): owners prepared to develop?: Brownfield/Greenfield: Greenfield

OVERALL ASSESSMENT:	Is site <u>suitable</u> for housing development?:	Possibly
Number of dwellings		V
Yield (no of dwgs): 2011-2016:	Is site <u>available</u> immediately?:	Yes
54 2016-2021:		
Density (dph): 2021-2026: 54	Is site likely to be deliverable?:	Yes
45 2026 onwards:		

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

1. Determine whether access issues can be addressed for the proposed yield.

## Stroud District SHLAA, Site Analysis, September 2011



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