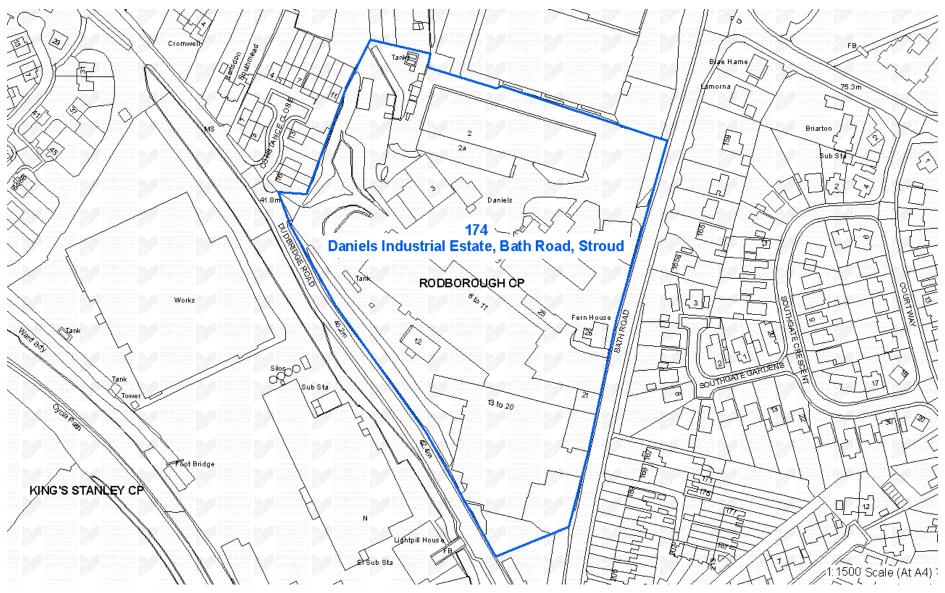
## Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 174 Occupied buildings Site Name: **Daniels Industrial Estate.** Site activity: Bath Road, Stroud Main current use: **Employment** Type of potential: New build Potential for 'town centre' Site Details mixed use development: Yes - high Suitability Assessment Included in 2011 Yes Assessment?: **Policy Constraints** Physical problems or limitations: **AONB (%):** 0 Reason for not assessing the site: 86 **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: 383,966 Likely to be deliverable?: Yes Estimate of Housing Potential Northing: 204,286 Gross Site Area (ha): 3.41 Gross Site Area (ha): 3.41 Impact on theoretical yield: No Local Plan Allocation: Key Employment Land Net developable area (ha): 3.41 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): 1.71 If multiple ownership, are all 45 Density (dph): owners prepared to develop?: Brownfield/Greenfield: Brownfield What actions are needed to bring site forward?:

(	OVERALL ASS	SESSMENT:	hou	Is site <u>suitable</u> for using development?:	Yes
	Number of dwellings:				
	Yield (no of dwgs)	: 2011-2016:		Is site <u>available</u> immediately?:	Yes
П	77	2016-2021:			
	Density (dph):	2021-2026:	77	Is site likely to be deliverable?:	Yes
П	45	2026 onwards:			

1. Site recommended for retention for employment only or mixed use development in Employment Land Review. Determine whether site still needed as part of first LDF review.

## Stroud District SHLAA, Site Analysis, September 2011



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