Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 303 Land off Church Road, Vacant site (no bldgs or activity) Site Name: Site activity: **Arlingham** Main current use: Other/unclassifed 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) **AONB (%):** 0 Reason for not assessing the site: 0 **Key Employment Land (%): Environmental conditions:** Key Wildlife Sites (%): 0 Time period over which constraints can be addressed - if Site Source: Submitted 2011 0 Tree Preservation Order (count): possible: Arlingham CP Parish: Flood risk Level 2 (%): 100 **District Ward:** Severn Flood risk Level 3a (%): 100 Site Classification: Small village or rural area Site Assessment Panel Flood risk Level 3b (%): 99 Easting: 370,639 Likely to be deliverable?: Yes Estimate of Housing Potential Northing: 210,812 Gross Site Area (ha): 2.35 Gross Site Area (ha): 2.35 Impact on theoretical yield: No Local Plan Allocation: Net developable area (ha): 2.35 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): 2.35

Density (dph):

30

OVERALL ASSESSMENT: Number of dwe		Is site <u>suitable</u> for using development?:	Possibly
Yield (no of dwgs): 2011-2016:	71	Is site <u>available</u> immediately?:	Possibly
Density (dph): 2021-2026: 30 2026 onwards:		Is site likely to be deliverable?:	Yes

Not known

Greenfield

If multiple ownership, are all

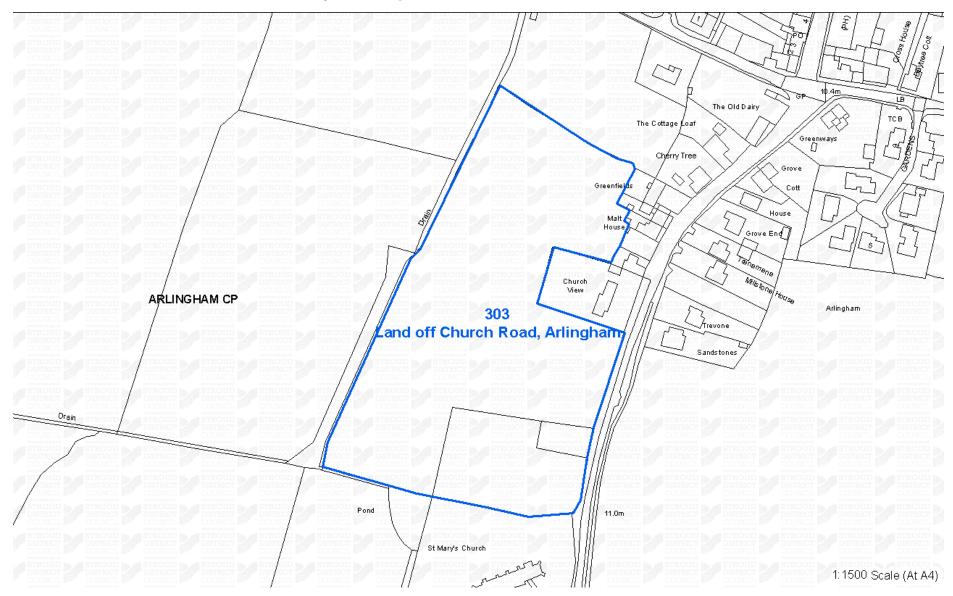
owners prepared to develop?:

Brownfield/Greenfield:

What actions are needed to bring site forward?:

1. Assess requirements to satisfactorily address flood risk.2. Determine whether owners are willing to develop site.

Stroud District SHLAA, Site Analysis, September 2011



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