#### Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 71 Land adjacent to Richmond Occupied site (No buildings) Site Name: Site activity: Care Village, Painswick Main current use: Recreation 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: **AONB (%):** 100 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: Painswick CP Parish: Flood risk Level 2 (%): 0 **District Ward: Painswick** Flood risk Level 3a (%): 0 Site Classification: Edge of Smaller Towns and Site Assessment Panel Flood risk Level 3b (%): 0 Larger Villages Easting: 386,375 Likely to be deliverable?: Yes Estimate of Housing Potential Northing: 209,304 Gross Site Area (ha): 0.71 Gross Site Area (ha): 0.71 Impact on theoretical yield: No Local Plan Allocation: Housing Allocation Net developable area (ha): 0.71 Reason for impact on yield or Proportion of net developable 100 general deliverability issue: area available after taking account Single / multiple ownership: Single

## Information from Site Visit / Call for Sites

of physical obstacles(%):

Effective developable area (ha):

0.71

If multiple ownership, are all 40 Density (dph): owners prepared to develop?:

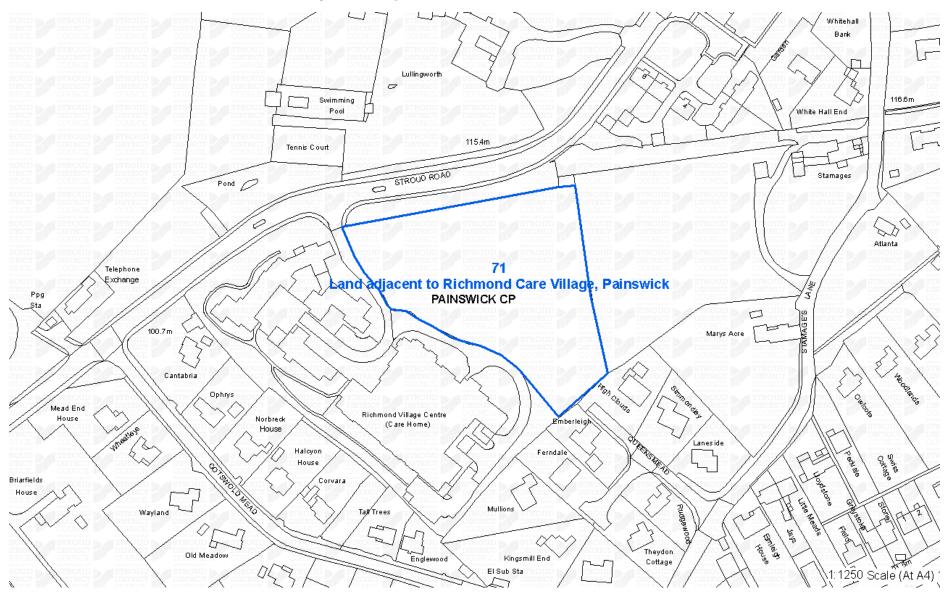
Brownfield/Greenfield: Greenfield

### Is site suitable for **Possibly** OVERALL ASSESSMENT: housing development?: Number of dwellings: Is site available Yes Yield (no of dwgs): 2011-2016: immediately?: 28 2016-2021: 28 Is site likely to be Yes 2021-2026: Density (dph): deliverable?: 40 2026 onwards:

What actions are needed to bring site forward?:

1. Determine whether AONB policy can be relaxed/lifted or design can address impact.

# Stroud District SHLAA, Site Analysis, September 2011



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