

**Settlement Name** Clehonger

**Site Ref** HLAA/345/001

**Post Code** HR2 9

**Site Address** Land adjacent to Shark House

**Information Source** Call for sites

<b>Site Area (ha)</b> 2.86	<b>Greenfield</b> <input checked="" type="checkbox"/>	<b>Agricultural Land Classification</b> 3
<b>Potential Housing Capacity</b> N/A	<b>Brownfield</b> <input type="checkbox"/>	

<b>Is the site suitable for development?</b>	<b>Is development achievable on the site?</b>	<b>Is the site available?</b>
Yes <input type="checkbox"/>	Yes <input type="checkbox"/>	Yes <input checked="" type="checkbox"/>
No <input checked="" type="checkbox"/>	No <input checked="" type="checkbox"/>	No <input type="checkbox"/>
Part <input type="checkbox"/>	Part <input type="checkbox"/>	Don't Know <input type="checkbox"/>

<b>Possible timescale for development?</b>		
1-5 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Not In Current Plan Period <input checked="" type="checkbox"/>
6-10 Years <input type="checkbox"/>	16-20 Years <input type="checkbox"/>	

### Flood information

Zone 1 - Development is appropriate. A flood risk assessment will be required for sites greater than 1 Ha. Nearby ordinary watercourses and other sources of flooding such as surface water flooding should be explored for potential flood risk.

### Water information

DCWW operational area  
Waste water & treatment – No capacity (improvements required)

### Biodiversity information

No protected species or statutory habitats recorded at this location.

### Highways information

Comments: No footway, 30mph limit but B4349 very busy. No visibility either way as road on gradual bend. Needs removal of hedge (subject to hedgerow regulations). Visibility from lane to north east boundary very poor.

Conclusion: There are major issues with this site.

**Settlement Name** Clehonger

**Site Ref** HLAA/345/001

**Post Code** HR2 9

**Site Address** Land adjacent to Shark House

**Information Source** Call for sites

### **Landscape and Historic Environment information**

Landscape Sensitivity: Moderate - High  
Landscape Capacity: Low - Moderate

Sensitivity & Capacity Analysis: The landscape is of mixed quality and condition. The site is located in open countryside outside the settlement boundary. The site is close to the Cage Brook Valley, SSSI, Unregistered Historic Park and Garden, and the Listed Building. There is a relatively limited visual envelope but it is visible from the road and residential properties. There is a potential loss of the field pattern. Development would not be in keeping with the landscape character - unsettled to the North side of the road and inappropriate in this location.

### **Site probability**

No potential

### **Justification**

Development would have adverse impact on landscape character. Problems with access due to poor visibility.

**Settlement Name** Clehonger

**Site Ref** HLAA/422/001

**Post Code** HR2 9

**Site Address** Sharkhouse, Clehonger

**Information Source** Call for sites

<b>Site Area (ha)</b> 2.75	<b>Greenfield</b> <input checked="" type="checkbox"/>	<b>Agricultural Land Classification</b> 3
<b>Potential Housing Capacity</b> N/A	<b>Brownfield</b> <input type="checkbox"/>	

<b>Is the site suitable for development?</b>	<b>Is development achievable on the site?</b>	<b>Is the site available?</b>
Yes <input type="checkbox"/>	Yes <input type="checkbox"/>	Yes <input checked="" type="checkbox"/>
No <input checked="" type="checkbox"/>	No <input checked="" type="checkbox"/>	No <input type="checkbox"/>
Part <input type="checkbox"/>	Part <input type="checkbox"/>	Don't Know <input type="checkbox"/>

<b>Possible timescale for development?</b>		
1-5 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Not In Current Plan Period <input checked="" type="checkbox"/>
6-10 Years <input type="checkbox"/>	16-20 Years <input type="checkbox"/>	

### **Flood information**

Zone 1 - Development is appropriate. A flood risk assessment will be required for sites greater than 1 Ha. Nearby ordinary watercourses and other sources of flooding such as surface water flooding should be explored for potential flood risk.

### **Water information**

DCWW operational area  
Waste water & treatment – No capacity (improvements required)

### **Biodiversity information**

Special Wildlife Site- Adjacent to North West corner of site. UK BAP Priority Habitat (Habitat of Principal Importance)- Traditional Orchard on part of site.

### **Highways information**

Comments: 30mph limit on B4352. Visibility not great, bends both directions. Western bend has chevrons.

Possible mitigation: access via HLAA/345/001

Conclusion: There are major issues with this site.

**Settlement Name** Clehonger

**Site Ref** HLAA/422/001

**Post Code** HR2 9

**Site Address** Sharkhouse, Clehonger

**Information Source** Call for sites

### **Landscape and Historic Environment information**

Landscape Sensitivity: High - Moderate

Landscape Capacity: Low - Moderate

Sensitivity & Capacity Analysis: The landscape is of mixed quality & condition. The site is located in open countryside outside of the settlement boundary. The site is on sensitive Cage Brook Valley slopes, adjacent to a SSSI & Unregistered Historic Park and Garden. There is potential for adverse effects. The site as a relatively limited visual envelope. Development could lead to a potential loss of the orchard & field pattern. Development would not be in keeping with the landscape character, and thus inappropriate in this sensitive location.

### **Site probability**

No potential

### **Justification**

Development in this location will cause adverse impacts on landscape character. Problems with access due to poor visibility.

**Settlement Name** Clehonger

**Site Ref** HLAA/427/001

**Post Code** HR2 9TJ

**Site Address** Field adjacent to Gethinfield Farm,  
Clehonger

**Information Source** Call for sites

<b>Site Area (ha)</b> 3.23	<b>Greenfield</b> <input checked="" type="checkbox"/>	<b>Agricultural Land Classification</b> 3
<b>Potential Housing Capacity</b> N/A	<b>Brownfield</b> <input type="checkbox"/>	

<b>Is the site suitable for development?</b>	<b>Is development achievable on the site?</b>	<b>Is the site available?</b>
Yes <input type="checkbox"/>	Yes <input type="checkbox"/>	Yes <input checked="" type="checkbox"/>
No <input checked="" type="checkbox"/>	No <input checked="" type="checkbox"/>	No <input type="checkbox"/>
Part <input type="checkbox"/>	Part <input type="checkbox"/>	Don't Know <input type="checkbox"/>

<b>Possible timescale for development?</b>		
1-5 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Not In Current Plan Period <input checked="" type="checkbox"/>
6-10 Years <input type="checkbox"/>	16-20 Years <input type="checkbox"/>	

### Flood information

Zone 1 - Development is appropriate. A flood risk assessment will be required for sites greater than 1 Ha. Nearby ordinary watercourses and other sources of flooding such as surface water flooding should be explored for potential flood risk.

### Water information

DCWW operational area  
Waste water & treatment – No capacity (improvements required)

### Biodiversity information

No protected species or statutory habitats recorded at this location.

### Highways information

Comments: Narrow single track road, no footways, derestricted. Site visibility may require removal of hedge (subject to hedgerow regulations). Visibility to B4349 very poor to left. Bus stop at this junction.

Conclusion: There are major issues with this site.

**Settlement Name** Clehonger

**Site Ref** HLAA/427/001

**Post Code** HR2 9TJ

**Site Address** Field adjacent to Gethinfield Farm,  
Clehonger

**Information Source** Call for sites

### **Landscape and Historic Environment information**

Landscape Sensitivity: Moderate

Landscape Capacity: Low

Sensitivity & Capacity Analysis: The landscape is of mixed quality and condition. The site is divorced from the village in open countryside, and is highly visible from the lane. Development would be inappropriate in this rural location so far from the village.

### **Site probability**

No potential

### **Justification**

The site is divorced from the settlement and problems with access and visibility hinder the site's potential.

## Assessment of land with housing potential- Clehonger

- Land with High Suitability
- Land with Medium Suitability
- Land with Low Suitability
- Land with No Suitability during the Plan Period

Please note: This map includes sites assessed in previous SHLAA reviews.



Scale 1: 6000

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