

Settlement Name Gorsley

Site Ref HLAA/318/001

Post Code HR9 7

Site Address Land at Royal Cottage

Information Source Call for sites

| | | |
|---------------------------------------|---|---|
| Site Area (ha) 1.06 | Greenfield <input checked="" type="checkbox"/> | Agricultural Land Classification 3 |
| Potential Housing Capacity N/A | Brownfield <input type="checkbox"/> | |

| Is the site suitable for development? | Is development achievable on the site? | Is the site available? |
|--|---|---|
| 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"/> |

| | | |
|--|--------------------------------------|--|
| Possible timescale for development? | | |
| 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 water supply infrastructure only.
Waste water & treatment –Severn Trent- limited capacity

Biodiversity information

UK BAP Priority Habitat (Habitat of Principal Importance)- Traditional Orchard adjoining Eastern boundary.

Highways information

Comments: Access to Linton Road, narrow rural road, no footway frontage, visibility satisfactory.

Conclusion: There are some issues with this site.

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Landscape and Historic Environment information

Landscape Sensitivity: Low - Moderate

Landscape Capacity: High - Moderate

Sensitivity & Capacity Analysis: The site is visually contained by extensive woodland. With sensitive treatment of boundaries, development could be considered here. The site has a number of aesthetic pleasing qualities. However, it is somewhat degraded and there is therefore an opportunity for enhancement.

Site probability

No potential

Justification

This site is too divorced from the main settlement to be considered a sustainable site for new development.

Assessment of land with housing potential- Gorsley

-  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: 4500

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