

**Settlement Name** Tarrington

**Site Ref** HLAA/425/001

**Post Code** HR1 4

**Site Address** Lays Farm, off School Road, Tarrington

**Information Source** Call for sites

<b>Site Area (ha)</b> 0.87	<b>Greenfield</b> <input type="checkbox"/>	<b>Agricultural Land Classification</b> 2
<b>Potential Housing Capacity</b> N/A	<b>Brownfield</b> <input checked="" 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"/>

**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

No capacity (improvements required)

### Biodiversity information

No protected species or statutory habitats recorded at this location.

### Highways information

Comments: Access via farm track, just in 30mph limit. No footways. Visibility to left needs third party land. Visibility to right slightly impeded by corner. Visibility to 'A' road good to right but slightly limited to left.

Conclusion: There are major issues with this site.

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

Landscape Sensitivity: Moderate - Low

Landscape Capacity: Moderate - High

Sensitivity & Capacity Analysis: The visual envelope of the site is limited by vegetation, landform and built form. The Eastern boundary of the site is sensitive as a result of the numerous listed buildings. Opportunities for enhancement exist, including the usage of a derelict brick building and the removal of agricultural buildings.

### **Site probability**

No potential

### **Justification**

The site is divorced from the village with unsatisfactory visibility. The potential for pedestrian links to the village will be difficult to achieve.

# Assessment of land with housing potential- Tarrington

- 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: 5500

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