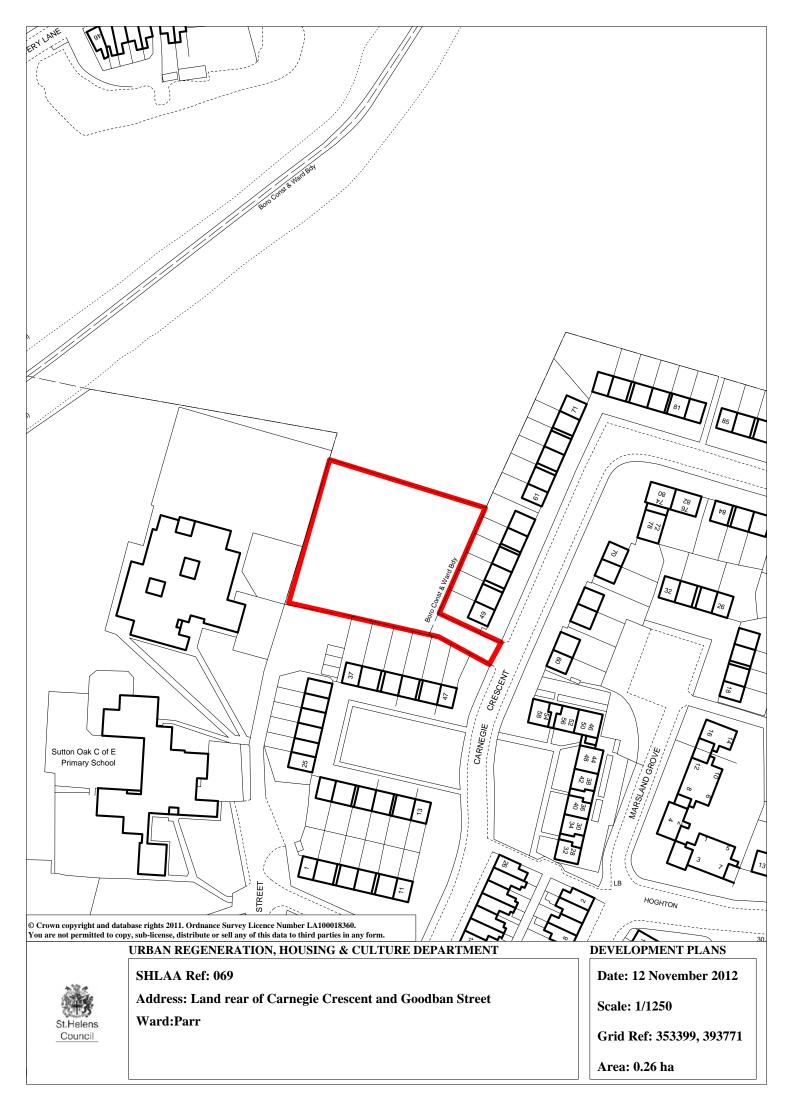




WSP Sub- Appendix	SHLAA Ref	Site Name
1	13	Carnegie Crescent
2	22	Fairclough Street and Wargrave Road
3	23	Liverpool Arms, Sacred Heart School
4	31	Sutton Arms, Elephant Lane
5	58	Central Works Church Lane
6	59	56-120 Eccleston Street
7	63	Waterdale Crescent
8	74	Crow Lane West
9	82	Laffak Road
10	84	Heather Brae
11	91	Milton Street
12	96	Warrington Road
13	103	Vicarage Road
14	109	Piele Road
15	112	Juddfield Street
16	113	Willow Tree Avenue
17	123	Sutton Moss Road
18	129	Derbyshire Hill Family Centre
19	134	Littler Road
20	135	Newby Place
21	151	Marshalls Cross Road
22	RH11	Stonecross Drive
23	TC43	Shaw Street





Site Reference: 69 Land rear of Carnegie Crescent and Goodban Street

	Site I	nfor	mation			
Area (ha)	).25615142662037	3	PDL	/GF		PDL
Existing Use Cleared former garage			age site Former Housing 0		ing 0	
Density	40 dph	De	ensity wit	h PP	30	dph
Yield @ 30dph	8	Re	esidential	Garder	1?	0
Yield @ 40dph	10	Pla	an Perm	Ref	EXP F	2/2006/0298
Yield @ 50dph	13	Ac	tual Cap	acity		8
Call 4 Site Ref		Re	es Land F	Ref		HL031
UDP Ref		Sit	te Not St	arted?		0
NLUD Ref	431500372	Sit	te Under	Constru	ction?	0
Estates Ref		Sit	te Compl	ete?		0
Helena Ref	HEL22	Sit	te Expire	d?		-1
		iitah				

Policy restrictions and potential im	pacts
Green Belt site?	No
Employment Site?	No
Employment Site Comments:	
Wildlife Designation?	Yes But Suitable With Mitigation
Wildlife Designation Comments	50m of Sutton Brook LWS
Health _Safety Consultation Zone?	Yes But Suitable With Mitigation
Health _Safety Comments:	HSE outer zone for Hays Chemical
Open Space/TPO Designation?	No
Open Space/TPO Comments:	
Landscape Value?	No
Landscape Value Comments	

Physical and Environmental C	conditions
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments:	1 Minor Issues Capable of Being Resolv
Poor Ground Conditions? Ground Condition Comments?	No Major Issues
Access Issues? Access Comments:	No Major Issues
Bad Neighbour use? Bad Neighbour Comments:	No Major Issues
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	Minor Issues Capable of Being Resolv
Hazard Comments:	

Site Suitable and Taken Forward	res
Sustainabilit	y
Within 800m of Rail Station?	Yes
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

71741	lability	
In Active Use?	No	
Active Use Comments:		
Able to Build Now?	Yes	
Build Now Comments:		
Owner:	Helena	а
Ownership	0	
Single Ownership?	Yes	
Single Ownership Comments:		
Timescales		
Flood Zone:	Contamination:	0.5yr
Ground Conditions	Access:	0.5yr
Bad Neighbour:	Infrastructure:	
Active Use:	Ownership:	0.5yr
Obtaining Planning Permission or	a House Builder:	0.5yr
Timescales for Remediation:	0-5	
Likely Availability:	(	)-5

#### Parr

	Achievability			
Final Assessment				
Economically Viable?	Ye	S		
Developer or House Builder?	Ye	S		
Deliverable in 0 to 5 Years?	-1	-1		
Developable in 6 to 10 Years	s? 0	0		
Developable in 11 to 15 Yea		0		
Not Deliverable?	0			
Actual Units Completed				
2008/09:	0	-3		
2009/10:	0	-2		
2010/11:	0	-1		
2011/12:	0	0		
Estimated Units to be Comp	pleted			
2012/13:	0	1		
2013/14:	0	2		
2014/15:	0	3		
2015/16:	10	4		
2016/17:	0	5		
2017/18:	0	6		
2018/19:	0	7		
2019/20:	0	8		
2020/21:	0	9		
2021/22:	0	10		
2022/23:	0			
2023/24:	0	12		
2024/25:	0	13		
2025/26:	0	14		
2026/27:	0	15		
2027 and beyond:	0	16+		
Total:	10			

#### **Site Comments:**

Vacant site with expired outline permission (April 2009).
Responded to Developer Questionnaire: intend to develop alternative RP scheme in short-term - site kept in 0-5 yr period.



**Hazard Comments:** 

Additional Comments: Expired apartment scheme

### St. Helens 2012 Strategic Housing Land Availability Assessment Site Proforma

ugh Street and Wargrave Road

Site Information  Area (ha)	Site Reference: 182		Land at cor	ner o	f Faircle
Existing Use Cleared former housing and indu Former Housing -1 Density 50 dph Density with PP 182 dph  Yield @ 30dph 12 Residential Garden? 0 Yield @ 40dph 16 Plan Perm Ref EXP P/2004/099 Yield @ 50dph 20 Actual Capacity 61  Call 4 Site Ref Res Land Ref ET02  UDP Ref NLUD Ref 431500135 Site Not Started? 0 Site Complete? 0 Site Expired? -1  Suitability  Policy restrictions and potential impacts  Green Belt site? No Employment Site Comments: Wildlife Designation? No Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? No Den Space/TPO Comments: Landscape Value Comments  Physical and Environmental Conditions Flood Zone: Flood Risk Comments: Contamination Comments: Risk low/moderate Poor Ground Conditions? Risk low/moderate Poor Ground Conditions Pad No Major Issues Bad Neighbour use? No Major Issues Infrastructure Issues? Infrastructure Comments: No Major Issues	Sit	e Inf	ormation		
Density 50 dph Density with PP 182 dph  Yield @ 30dph 12 Residential Garden? 0  Yield @ 40dph 16 Plan Perm Ref EXP P/2004/099  Yield @ 50dph 20 Actual Capacity 61  Call 4 Site Ref Res Land Ref ET02  UDP Ref NLUD Ref 431500135 Site Under Construction? 0  Estates Ref Site Expired? -1  Suitability  Policy restrictions and potential impacts  Green Belt site? No Employment Site Comments: Wildlife Designation? No Wildlife Designation? Wildlife Designation Comments Health .Safety Consultation Zone? Health .Safety Consultation Zone? Health .Safety Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions  Flood Zone: Flood Zone: Flood Zone: Risk low/moderate Poor Ground Conditions? Ground Condition Comments: Risk low/moderate  Poor Ground Conditions? Risk low/moderate  Poor Ground Conditions? Risk low/moderate  Poor Ground Condition Comments: Risk low/moderate  No Major Issues  Bad Neighbour use? No Major Issues  Infrastructure Issues? No Major Issues  Infrastructure Comments: No Major Issues  Infrastructure Comments: No Major Issues  Infrastructure Comments: No Major Issues	Area (ha) 0.409893616012	2107	PDL/GF		PDL
Yield @ 30dph 12 Residential Garden? 0 Yield @ 40dph 16 Plan Perm Ref EXP P/2004/099 Actual Capacity 61  Call 4 Site Ref Res Land Ref ET02  UDP Ref Site Not Started? 0 NLUD Ref 431500135 Site Under Construction? 0 Estates Ref Site Complete? 0 Helena Ref Site Expired? -1  Suitability  Policy restrictions and potential impacts  Green Belt site? No Employment Site? No Employment Site Comments: Wildlife Designation? No Wildlife Designation Comments Health .Safety Consultation Zone? No Health .Safety Consultation Zone? No Den Space/TPO Designation? No Den Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions  Flood Zone: Flood Zone: Flood Risk Comments: Contamination Risk? Minor Issues Capable of Being Resolv Risk low/moderate Poor Ground Conditions? Ground Condition Comments: Risk low/moderate Poor Ground Conditions Risk No Major Issues Bad Neighbour use? Bad Neighbour Comments: No Major Issues Infrastructure Issues? Infrastructure Comments: No Major Issues Infrastructure Issues? Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues	Existing Use Cleared former h	nousin	g and indu Forme	er Housi	ng -1
Yield @ 40dph Yield @ 50dph  Zoll 4 Site Ref  Call 4 Site Ref  DIPRET  NLUD Ref  Actual Capacity  Actual Capacity  Actual Capacity  Bite Not Started?  ONLUD Ref  Actual Capacity  ONLUD Ref  Site Not Started?  ONLUD Ref  Actual Capacity  ONLUD Ref  Site Under Construction?  ONLUD Ref  Helena Ref  Site Complete?  ONLUD Ref  Helena Ref  Site Expired?  Policy restrictions and potential impacts  Green Belt site?  Employment Site?  Employment Site Comments:  Wildlife Designation?  Wildlife Designation Comments  Health _Safety Consultation Zone?  Health _Safety Comments:  Open Space/TPO Designation?  Open Space/TPO Comments:  Landscape Value?  Landscape Value Comments  Physical and Environmental Conditions  Flood Zone:  Flood Zone:  Flood Risk Comments:  Contamination Risk?  Contamination Comments:  Contamination Comments:  Poor Ground Conditions?  Flood Condition Comments:  Access Issues?  Access Issues?  Access Comments:  Bad Neighbour use?  Bad Neighbour Comments:  Infrastructure Issues?  Infrastructure Comments:  No Major Issues  No Major Issues  No Major Issues  No Major Issues	Density 50 dph		Density with PP	182	dph
Yield @ 50dph	Yield @ 30dph 12		Residential Garder	า?	0
Call 4 Site Ref  Res Land Ref  ET02  UDP Ref NLUD Ref Site Not Started? O Site Under Construction? O Site Expired?  It least a site Complete? O Site Expired?  Policy restrictions and potential impacts  Green Belt site? Employment Site? Employment Site Comments: Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments:  Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Flood Zone: Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments: No Major Issues Infrastructure Issues? Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues Infrastructure Issues? Infrastructure Comments: Infrastructu	Yield @ 40dph 16		Plan Perm Ref	EXP P	/2004/0996
UDP Ref NLUD Ref A31500135  Estates Ref Helena Ref Site Complete? O Site Expired?  -1  Suitability  Policy restrictions and potential impacts  Green Belt site? Employment Site? Employment Site Comments: Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions Flood Zone: Flood Zone: Flood Zone: Flood Zone: Flood Zone: Flood Aisk Comments: Contamination Comments: Poor Ground Conditions? Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: In	Yield @ 50dph 20		Actual Capacity		61
Site Under Construction?   O	Call 4 Site Ref		Res Land Ref		ET02
Estates Ref Helena Ref Site Complete? Site Expired?  Site Expired?  Site Expired?  Folicy restrictions and potential impacts  Green Belt site? Employment Site? Employment Site Comments: Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Flood Zone: Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Conditions? Ground Condition Comments: Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:  No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues	UDP Ref		Site Not Started?		0
Suitability  Policy restrictions and potential impacts  Green Belt site? No Employment Site Comments: Wildlife Designation? No Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions  Flood Zone: 1 Flood Risk Comments: Contamination Risk? Minor Issues Capable of Being Resolv Risk low/moderate No Major Issues  Access Issues? No Major Issues  Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments: No Major Issues  No Major Issues  No Major Issues	NLUD Ref 431500135		Site Under Constru	uction?	0
Suitability  Policy restrictions and potential impacts  Green Belt site? No Employment Site? No Employment Site Comments: Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? No Landscape Value Comments  Physical and Environmental Conditions  Flood Zone: 1 Flood Risk Comments: Contamination Risk? Minor Issues Capable of Being Resolv Risk low/moderate  Poor Ground Conditions? No Major Issues  Ground Condition Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? No Major Issues Infrastructure Comments:	Estates Ref		Site Complete?		0
Policy restrictions and potential impacts  Green Belt site?	Helena Ref		Site Expired?		-1
Policy restrictions and potential impacts  Green Belt site? No Employment Site? No Employment Site Comments: Wildlife Designation? No Wildlife Designation Comments Health _Safety Consultation Zone? No Health _Safety Comments: Open Space/TPO Designation? No Open Space/TPO Comments: Landscape Value? No Landscape Value Comments  Physical and Environmental Conditions Flood Zone: 1 Flood Risk Comments: Ontamination Risk? No Contamination Comments: Risk low/moderate Poor Ground Conditions? No Major Issues Ground Condition Comments: No Major Issues Bad Neighbour use? No Major Issues Infrastructure Issues? No Major Issues Infrastructure Comments: No Major Issues Infrastructure Comments: No Major Issues					
Policy restrictions and potential impacts  Green Belt site? No Employment Site? No Employment Site Comments: Wildlife Designation? No Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? No Landscape Value Comments  Physical and Environmental Conditions Flood Zone: 1 Flood Risk Comments: Contamination Risk? Minor Issues Capable of Being Resolv Contamination Comments: No Major Issues  Poor Ground Condition Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments: Infrastructure Comments:		Suit	ability		
Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments: Infrastructure Comments:	Employment Site?				
Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:  No Modior Issues No Major Issues No Major Issues No Major Issues No Major Issues			INC	)	
Health _Safety Consultation Zone? Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	Wildlife Designation?		No	)	
Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	Wildlife Designation Commen	nts	N		-
Open Space/TPO Designation? Open Space/TPO Comments: Landscape Value? Landscape Value Comments  Physical and Environmental Conditions  Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	· ·	one?	NO	)	
Open Space/TPO Comments:  Landscape Value?  Landscape Value Comments  Physical and Environmental Conditions  Flood Zone:  Flood Risk Comments:  Contamination Risk?  Contamination Comments:  Poor Ground Conditions?  Ground Condition Comments?  Access Issues?  Access Comments:  Bad Neighbour use?  Bad Neighbour Comments:  Infrastructure Issues?  Infrastructure Comments:	· ·	•	No		-
Landscape Value? Landscape Value Comments  Physical and Environmental Conditions  Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments?  Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:  No Major Issues No Major Issues No Major Issues No Major Issues			INC	,	
Physical and Environmental Conditions  Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:		٠.	No	)	
Physical and Environmental Conditions  Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	*				
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments? Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	'	O 1	4!		
Flood Risk Comments: Contamination Risk? Contamination Comments: Poor Ground Conditions? Ground Condition Comments?  Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	-		uons		
Contamination Risk? Contamination Comments:  Poor Ground Conditions? Ground Condition Comments?  Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:		-			
Poor Ground Conditions? Ground Condition Comments?  Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:		Min	or Issues Capable	of Being	Resolv
Ground Condition Comments?  Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:	Contamination Comments:	Ris	k low/moderate		
Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:			Major Issues		
Access Comments: Bad Neighbour use? Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:		_	Major Issues		
Bad Neighbour Comments: Infrastructure Issues? Infrastructure Comments:  No Major Issues			,		-
Infrastructure Issues? Infrastructure Comments:	_	No	Major Issues		
	Infrastructure Issues?	No	Major Issues		
Physical Hazards? INO Major Issues	Physical Hazards?	No	Major Issues		

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station? Rail Station Comments:	Yes
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	ilability
In Active Use?	No
Active Use Comments:	D
Able to Build Now?	Yes
Build Now Comments:	Vacant
Owner:	Mixed
Ownership	5
Single Ownership?	No
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination: 0.5yr
Ground Conditions	Access:
Bad Neighbour:	Infrastructure:
Active Use:	Ownership: 1yrs
Obtaining Planning Permission of	r a House Builder: 0.5yr
Timescales for Remediation:	11-15
Likely Availability:	11-15

#### **Earlestown**

	Achievability	
Final Assessment		
Economically Viable?	N	lo
Developer or House Builder	? \	lo
Deliverable in 0 to 5 Years?		0
		0
Developable in 6 to 10 Year		
Developable in 11 to 15 Yea	ars? -	1
Not Deliverable?		0
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	nlotod	
2012/13:	0	1
2013/14: 2014/15:	0	2
	0	3
2015/16:	0	4
2016/17:	0 	5 
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:		11
2023/24:	0	12
2024/25:	61	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	61	

#### **Site Comments:**

Expired apartment scheme (February 2011). Site unviable and unlikely to deliver a lower density scheme in this town centre location in the short to medium term - apartment scheme moved to 11-15 yr period.



Site Reference: 189 Former Sacred Heart RC Church and School, Borough Road

#### Site Information PDL/GF PDL Area (ha) 0.373828949450507 Existing Use Derelict Nursery & Presbytery Former Housing 0 dph Density with PP 351 dph Density Yield @ 30dph Residential Garden? Yield @ 40dph EXP P/2005/1033 Plan Perm Ref Yield @ 50dph 130 **Actual Capacity** HL009 Call 4 Site Ref Res Land Ref **UDP** Ref Site Not Started? **NLUD** Ref 431500272 Site Under Construction? 0 Estates Ref Site Complete? 0 Helena Ref -1 Site Expired?

Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments	<u> </u>	
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental (	Conditions
Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	Minor Issues Capable of Being Resolv
Contamination Comments:	
Poor Ground Conditions?	No Major Issues
<b>Ground Condition Comments?</b>	
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station? Rail Station Comments:	No
Within 400m of High Freq Bus? High Freq Bus Comments:	Yes
Within 15-30 mins of a Primary School?  Primary School Comments:	Yes
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education? Further Education Comments:	Yes
Within 20-40 mins of an Employment Area? Employment Area Comments:	Yes
Within 30-60 mins of a Hospital? Hospital Comments:	Yes
Within 15-30 mins of a GP? GP Commments:	Yes
Within 15-30 of a Major Centre?  Major Centre Comments:	Yes

, , , , , , , , , , , , , , , , , , ,	liability	
In Active Use?	No	
Active Use Comments:		
Able to Build Now?	No	
Build Now Comments:	Demolition required	
Owner:	Mixed	
Ownership		
Single Ownership?	No	
Single Ownership Comments:		
Timescales		
Flood Zone:	Contamination:	0.5yr
Ground Conditions	Access:	0.5yr
Bad Neighbour:	Infrastructure:	
Active Use: 1yrs	Ownership:	1yrs
Obtaining Planning Permission or	a House Builder:	0.5yr
Timescales for Remediation:	11-15	
Likely Availability:	11	-15
Lincip Avanability.		- I J

#### **Town Centre**

	Achievability			
Final Assessment				
Economically Viable?	No			
Developer or House Builder	? No	No 0 0		
Deliverable in 0 to 5 Years?	0			
Developable in 6 to 10 Yea	rs? 0			
Developable in 11 to 15 Yea				
Not Deliverable?	0			
Actual Units Completed				
2008/09:	0	-3		
2009/10:	0	-2		
2010/11:	0	-1		
2011/12:	0	0		
	-			
Estimated Units to be Com	pleted			
2012/13:	0	1		
2013/14:	0	2		
2014/15:	0	3		
2015/16:	0	4		
2016/17:	0	5		
2017/18:	0	6		
2018/19:	0	7		
2019/20:	0	8		
2020/21:	0	9		
2021/22:	0	10		
2022/23:	0	11		
2023/24:	0	12		
2024/25:	0	13		
2025/26:	130	14		
2026/27:	0	15		
2027 and beyond:	0	16+		
Total:	130			

#### **Site Comments:**

Part cleared/derelict site with expired permission for apartments (Jan 2011). Site unviable and unlikely to deliver a lower density scheme in this town centre location in the short to medium term apartment scheme moved to 11-15 yr period.



**Elephant Lane** 

Site Reference: 720	Former Sutt	on Arms PH
Site In	formation	
Area (ha) 0.3475	PDL/GF	PDL
Existing Use Cleared former Public	c House Forme	r Housing 0
Density 52 dph	Density with PP	51 dph
Yield @ 30dph 10	Residential Garden	? 0
Yield @ 40dph 14	Plan Perm Ref	P/2011/0651
Yield @ 50dph 17	Actual Capacity	18
Call 4 Site Ref	Res Land Ref	HL263
UDP Ref	Site Not Started?	-1
NLUD Ref 431500599	Site Under Constru	ction? 0
Estates Ref	Site Complete?	0
Helena Ref	Site Expired?	0
Sui	tability	
Policy restrictions and potential in	mpacts	
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Helena Ref		Site Expired?	0
	Suita	ability	
Policy restrictions and potentia	al imp	pacts	
Green Belt site?		No	
Employment Site?		No	
Employment Site Comments:			
Wildlife Designation?		No	
Wildlife Designation Comments	s		
Health _Safety Consultation Zon	ne?	No	
Health _Safety Comments:			
Open Space/TPO Designation?	?	No	
Open Space/TPO Comments:			
Landscape Value?		No	
Landscape Value Comments			
Physical and Environmental C	ondit	ions	
Flood Zone:	1		
Flood Risk Comments:			<u> </u>
Contamination Risk?	Mino	or Issues Capable of Bein	g Resolv
Contamination Comments:		•	
Poor Ground Conditions?	No N	Major Issues	
Ground Condition Comments?		· ·	
Access Issues?	No N	Major Issues	
Access Comments:		,	-
Bad Neighbour use?	No I	Major Issues	
Bad Neighbour Comments:			
Infrastructure Issues?	No I	Major Issues	
Infrastructure Comments:		•	
Physical Hazards?	No N	Major Issues	
Hazard Comments:		,	
nazara comments.			
Additional Comments: Extant	plann	ning permission	

Site Suitable and Taken Forward?	Yes
Sustainabilit	y
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Av	ailability
In Active Use?	No
Active Use Comments:	
Able to Build Now?	Yes
Build Now Comments:	
Owner:	Private
Ownership	0
Single Ownership?	Yes
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination: 0.5yr
Ground Conditions	Access: 0.5yr
Bad Neighbour:	Infrastructure:
Active Use:	Ownership:
Obtaining Planning Permission	or a House Builder:
Timescales for Remediation:	0-5
Likely Availability:	0-5

#### **Thatto Heath**

	Achievability				
Final Assessment					
Economically Viable?	Yes	5			
Developer or House Builde	r? Yes	Yes			
Deliverable in 0 to 5 Years?	? -1	-1 0 0			
Developable in 6 to 10 Yea	rs? 0				
Developable in 11 to 15 Ye	ars? 0				
Not Deliverable?	0				
Actual Units Completed					
2008/09:	0	-3			
2009/10:	0	-2			
2010/11:	0	-1			
2011/12:	0	0			
Fatimated Units to be Com	anlata d				
Estimated Units to be Con					
2012/13:	0	1			
2013/14:	9	2			
2014/15:	9	3			
2015/16:	0	4			
2016/17:	0	5			
2017/18:	0	6			
2018/19:	0	7			
2019/20:	0	8			
2020/21:	0	9			
2021/22:	0	10			
	0				
2023/24:	0	12			
2024/25:	0	13			
2025/26:	0	14			
2026/27:	0	15			
2027 and beyond:	0	16+			
Total:	18				

#### **Site Comments:**

Cleared former public house with extant permission for the erection of 18 dwellings, although construction not yet started -April 2012.



Site Reference: 151 Former Central Works, Church Road

	Site Ir	nfor	mation			
Area (ha)	1.34848548251601		PDL/GF		PΙ	DL
Existing Use	Vacant cleared site		Forme	er Hou	sing	0
Density	40 dph	De	ensity with PP	4	ŀ	dph
Yield @ 30dph	40	Re	esidential Garder	า?		0
Yield @ 40dph	54	Pla	an Perm Ref	EXP	P/200	03/0044
Yield @ 50dph	67	Ac	tual Capacity		0	
Call 4 Site Ref		Re	es Land Ref		HD1	6
UDP Ref		Si	te Not Started?			0
NLUD Ref	431500485	Si	te Under Constru	uction?	?	0
Estates Ref		Si	te Complete?			0
Helena Ref		Si	te Expired?			-1
					-	

Policy restrictions and potential impacts	
Green Belt site?	No
Employment Site?	Yes But Suitable With Mitigation
Employment Site Comments:	
Wildlife Designation?	No
Wildlife Designation Comments	
Health _Safety Consultation Zone?	No
Health _Safety Comments:	
Open Space/TPO Designation?	No
Open Space/TPO Comments:	
Landscape Value?	No
Landscape Value Comments	

Physical and Environmental C	onditions
Flood Zone: Flood Risk Comments:	1
Contamination Risk?	Minor Issues Capable of Being Resolv
Contamination Comments:	Former refuse tip
Poor Ground Conditions?	Minor Issues Capable of Being Resolv
Ground Condition Comments?	3x mine shafts
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	ilability	
In Active Use?	No	
Active Use Comments:		
Able to Build Now?	Yes	
Build Now Comments:		
Owner:	Privat	е
Ownership	0	
Single Ownership?	Yes	
Single Ownership Comments:	Tesco	
Timescales		
Flood Zone:	Contamination:	1yrs
Ground Conditions 0.5yr	Access:	0.5yr
Bad Neighbour:	Infrastructure:	0.5yr
Active Use:	Ownership:	1yrs
Obtaining Planning Permission or	r a House Builder:	0.5yr
Timescales for Remediation:	0-5	
Likely Availability:		0-5

### Haydock

	Achievability			
Final Assessment				
Economically Viable?	Yes	3		
Developer or House Builder	? Yes	3		
Deliverable in 0 to 5 Years?	-1			
Developable in 6 to 10 Yea	rs? 0			
Developable in 11 to 15 Yes				
Not Deliverable?	0			
Not Beliverable:	Ů			
Actual Units Completed				
2008/09:	0	-3		
2009/10:	0	-2		
2010/11:	0	-1		
2011/12:	0	0		
Estimated Units to be Com	pleted			
2012/13:	0	1		
2013/14:	0	2		
2014/15:	12	3		
2015/16:	25	4		
2016/17:	17	5		
2017/18:	0	6		
2018/19:	0	7		
2019/20:	0	8		
2020/21:	0	9		
2021/22:	0	10		
2022/23:	0			
2023/24:	0	12		
2024/25:	0	13		
2025/26:	0	14		
2026/27:	0	15		
2027 and beyond:	0	16+		
Total:	54			

#### **Site Comments:**

Vacant cleared former industrial site adjacent Tesco supermarket with expired permission for residential development (October 2008). Expect site to re-submit and develop in short-term - site kept in 0-5 yr period.



Site Reference: 172 Site of former 56-120 Eccleston Street

Area (ha)	0.33191718	5052423	PDL	/GF		PDL	
Existing Use	Informal ope	n space		Forme	er Hous	ing	-1
Density	50 d	ph D	ensity wit	th PP	0	C	lph
Yield @ 30dpl	n 10	) R	esidentia	l Garder	າ?	C	)
Yield @ 40dpl	n 13	B PI	lan Perm	Ref			
Yield @ 50dpl	n 17	7 A	ctual Cap	acity		0	
Call 4 Site Re	f	R	es Land I	Ref			
UDP Ref		Si	ite Not St	arted?		-	1
NLUD Ref	431500	027 Si	ite Under	Constru	action?	(	)
Estates Ref	36,37,	38 Si	ite Comp	lete?		(	)
Helena Ref		Si	ite Expire	d?		(	)

Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments	·	
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental (	Conditions
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments:	1 Minor Issues Capable of Being Resolv
Poor Ground Conditions? Ground Condition Comments?	No Major Issues
Access Issues? Access Comments:	No Major Issues
Bad Neighbour use? Bad Neighbour Comments:	No Major Issues
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	паршту
In Active Use?	No
Active Use Comments:	
Able to Build Now?	Yes
Build Now Comments:	
Owner:	Local Authority
Ownership	0
Single Ownership?	Yes
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination: 0.5yr
Ground Conditions	Access: 0.5yr
Bad Neighbour:	Infrastructure:
Active Use:	Ownership: 0.5yr
Obtaining Planning Permission o	r a House Builder: 0.5yr
Timescales for Remediation:	0-5
Likely Availability:	0-5

#### **Town Centre**

	Acmevability	
Final Assessment		
Economically Viable?	Y	es
Developer or House Builder	? N	lo
Deliverable in 0 to 5 Years?	-	1
Developable in 6 to 10 Year	s?	0
Developable in 11 to 15 Yea	ars?	0
Not Deliverable?		0
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	12	4
2016/17:	5	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:		11
2023/24:	0	12
2024/25:	0	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	 17	

#### **Site Comments:**

Cleared former housing site with prominent frontage along busy route into town centre. Expect to dispose site to a developer and commence in short-term - site kept in 0-5 yr period.



Site Reference: 176 Land at Waterdale Crescent

	Site Ir	nfor	mation		
Area (ha)	0.396710505121749	)	PDL/GF	ı	PDL/GF
Existing Use	Open Space		Forme	Housi	ng -1
Density	30 dph	De	ensity with PP	0	dph
Yield @ 30dph	12	Re	esidential Garden	?	0
Yield @ 40dph	16	Pla	an Perm Ref		
Yield @ 50dph	20	Ac	tual Capacity		0
Call 4 Site Ref		Re	es Land Ref		
UDP Ref		Sit	te Not Started?		-1
NLUD Ref	431500111	Sit	te Under Construc	ction?	0
Estates Ref	47	Sit	te Complete?		0
Helena Ref		Sit	te Expired?		0

Policy restrictions and potential impacts		
Green Belt site?		
C. Com Don Onc.	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	Yes But Suitable With Mitigation	
Health _Safety Comments:	HSE outer zone for Hays Chemical	
Open Space/TPO Designation?	Yes	
Open Space/TPO Comments:	Approx 15% open space	
Landscape Value?	No	
Landscape Value Comments		

Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	Minor Issues Capable of Being Resolv
Contamination Comments:	Risk low/moderate
Poor Ground Conditions?	No Major Issues
Ground Condition Comments?	
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
nfrastructure Issues?	No Major Issues
nfrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward	res
Sustainabilit	y
Within 800m of Rail Station?	No
Rail Station Comments:	90% of site
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

In Active Use?	Yes Partially
Active Use Comments:	Informal open space
Able to Build Now?	Yes
Build Now Comments:	
Owner:	Local Authority
Ownership	1
Single Ownership?	Yes
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination: 0.5yr
Ground Conditions	Access: 0.5yr
Bad Neighbour:	Infrastructure:
Active Use:	Ownership: 0.5yr
Obtaining Planning Permission o	r a House Builder: 0.5yr
Timescales for Remediation:	0-5
Likely Availability:	0-5

**Availability** 

#### Sutton

F' 1 A			
Final Assessment			
Economically Viable?		'es	
Developer or House Builder	? Y	'es	
Deliverable in 0 to 5 Years?		-1	
Developable in 6 to 10 Year	rs?	0	
Developable in 11 to 15 Year	ars?	0	
Not Deliverable?		0	
Actual Units Completed			
2008/09:	0	-3	
2009/10:	0	-2	
2010/11:	0	-1	
2011/12:	0	0	
Estimated Units to be Com	pleted		
2012/13:	0	1	
2013/14:	0	2	
2014/15:	0	3	
2015/16:	6	4	
2016/17:	6	5	
2017/18:	0	6	
2018/19:	0	7	
2019/20:	0	8	
2020/21:	0	9	
2021/22:	0	10	
2022/23:	0	11	
2023/24:	0	12	
2024/25:	0	13	
2025/26:	0	14	
2026/27:	0	15	
2027 and beyond:	0	16+	
Total:	12		

#### **Site Comments:**

Cleared former housing site, part in use as informal and allocated open space (55%, 45% GF). Density reduced to take account of formal open space in SE of site. Enquiries received to develop site in short-term - site kept in 0-5 yr period.



Site Reference: 229 Site of former 119-133 Crow Lane West

Site Information					
Area (ha)	).304902861706919	)	PDL/GF		PDL
Existing Use	Builders Merchants		Forme	r Housi	ng -1
Density	30 dph	De	ensity with PP	0	dph
Yield @ 30dph	9	Re	sidential Garden	?	0
Yield @ 40dph	12	Pla	an Perm Ref		
Yield @ 50dph	15	Ac	tual Capacity		0
Call 4 Site Ref		Re	s Land Ref		
UDP Ref		Sit	e Not Started?		-1
NLUD Ref	431500397	Sit	e Under Constru	ction?	0
Estates Ref	28	Sit	e Complete?		0
Helena Ref		Sit	e Expired?		0

Policy restrictions and potential impacts	
Green Belt site?	No
Employment Site?	No
Employment Site Comments:	
Wildlife Designation?	No
Wildlife Designation Comments	
Health _Safety Consultation Zone?	No
Health _Safety Comments:	
Open Space/TPO Designation?	No
Open Space/TPO Comments:	
Landscape Value?	No
Landscape Value Comments	

Physical and Environmental C	onditions
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments:	1 Minor Issues Capable of Being Resolv Risk moderate
Poor Ground Conditions? Ground Condition Comments?	No Major Issues
Access Issues? Access Comments: Bad Neighbour use?	Minor Issues Capable of Being Resolv  No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station?	Yes
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

A	vailability	
In Active Use?	Yes	i
Active Use Comments:	Α	
Able to Build Now?	No	
Build Now Comments:		
Owner:	Mixe	d
Ownership	5	
Single Ownership?	No	
Single Ownership Comments:		
Timescales		
Flood Zone:	Contamination:	0.5yr
Ground Conditions	Access:	0.5yr
Bad Neighbour:	Infrastructure:	0.5yr
Active Use: 1yrs	Ownership:	0.5yr
Obtaining Planning Permission	n or a House Builder:	0.5yr
Timescales for Remediation:	11-15	
Likely Availability:	1	1-15

#### **Earlestown**

	Achievabi		
Final Assessment			
Economically Viable?		Yes	
Developer or House Builde	r?	No 0 0 -1 0	
Deliverable in 0 to 5 Years	?		
Developable in 6 to 10 Yea	rs?		
Developable in 11 to 15 Ye	ars?		
Not Deliverable?			
Actual Units Completed			
		0	-3
2008/09: 2009/10:		0	-s -2
		0	-2 -1
2010/11: 2011/12:		0	0
2011/12.		0	
Estimated Units to be Con	npleted		
2012/13:		0	1
2013/14:		0	2
2014/15:		0	3
2015/16:		0	4
2016/17:		0	5
2017/18:		0	6
2018/19:		0	7
2019/20:		0	8
2020/21:		0	9
2021/22:		0	10
2022/23:		0	
2023/24:		0	12
2024/25:		0	13
2025/26:		5	14
2026/27:		4	15
2027 and beyond:		0	16+
Total:		9	

#### **Site Comments:**

Cleared former housing and railway line currently in active use as a builders merchants, with new tree planting and opposite busy junction - density/capacity reduced. Cessation of existing use required - site moved to 11-15 yr period.



Land adjacent Laffak Road and Carr Mill Road Site Reference: 268

Site Information			
Area (ha)	.313	PDL/GF	PDL/GF
Existing Use M	lixed use; agricultu	ural holding Former F	Housing 0
Density	30 dph	Density with PP	0 dph
Yield @ 30dph	99	Residential Garden?	0
Yield @ 40dph	133	Plan Perm Ref	
Yield @ 50dph	166	Actual Capacity	0
Call 4 Site Ref		Res Land Ref	
UDP Ref		Site Not Started?	-1
NLUD Ref	431500180	Site Under Constructi	on? 0
Estates Ref		Site Complete?	0
Helena Ref		Site Expired?	0
	Su	uitability	

Suitability  Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental C	onditions
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments:	1 Minor Issues Capable of Being Resolv Risk moderate
Poor Ground Conditions? Ground Condition Comments?	Minor Issues Capable of Being Resolv Geological fault, former railway
Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments:	Minor Issues Capable of Being Resolv Realignment of Laffak Road required No Major Issues
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	Minor Issues Capable of Being Resolv
Hazard Comments:	Electricity pylon crosses site

Site Suitable and Taken Forward?	Yes			
Sustainability				
Within 800m of Rail Station?	No			
Rail Station Comments:				
Within 400m of High Freq Bus?	Yes			
High Freq Bus Comments:				
Within 15-30 mins of a Primary School?	Yes			
Primary School Comments:				
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes			
Within 30-60 mins of Further Education?	Yes			
Further Education Comments:				
Within 20-40 mins of an Employment Area?	Yes			
Employment Area Comments:				
Within 30-60 mins of a Hospital?	Yes			
Hospital Comments:				
Within 15-30 mins of a GP?	Yes			
GP Commments:				
Within 15-30 of a Major Centre?	Yes			
Major Centre Comments:				

Ava	ilability	
In Active Use?	Yes Partially	
Active Use Comments:		
Able to Build Now?	No	
Build Now Comments:	Cessation of use required	
Owner:	Mixed	
Ownership	0	
Single Ownership?	No	
Single Ownership Comments:	ments: Multiple ownership	
Timescales		
Flood Zone:	Contamination: 1yrs	
Ground Conditions 0.5yr	Access: 1yrs	
Bad Neighbour:	Infrastructure: 0.5yr	
Active Use: 1yrs	Ownership: 1yrs	
Obtaining Planning Permission of	or a House Builder: 0.5yr	
Timescales for Remediation:	6-10	
Likely Availability:	6-10	

#### **Moss Bank**

Final Assessment			
Economically Viable?		<u> </u>	/es
Developer or House Builder?			No
Deliverable in 0 to 5 Years	?		0
Developable in 6 to 10 Year	ars?		-1
Developable in 11 to 15 Ye	ears?		0
Not Deliverable?			0
Actual Units Completed			
2008/09:		0	-3
2009/10:		0	-2
2010/11:		0	-1
2011/12:		0	0
Estimated Units to be Co	mpleted		
2012/13:		0	1
2013/14:		0	2
2014/15:		0	3
2015/16:		0	4
2016/17:		0	5
2017/18:		12	6
2018/19:		25	7
2019/20:		25	8
2020/21:		25	9
2021/22:		12	10
2022/23:		0	11
2023/24:		0	12
2024/25:		0	13
2025/26:		0	14
2026/27:		0	15
2027 and beyond:		0	16+
Total:		99	

Site comprises a mix of uses (80% PDL, 20% GF) with adopted Development Brief status (October 2009). Site unlikely to be developed in short-term until ownership issues are overcome site moved to 6-10 yr period.



**Christ, Heather Brae** 

ite Reference: 274	L	and a	djace	ent C	hu	rch
Sit	e Info	rmation	1			
Area (ha) 0.297182002796	6207	PDL	/GF		G	F
Existing Use Open Space			Form	er Hous	ing	0
Density 0 dph	D	ensity wit	th PP	0		dph
Yield @ 30dph 0	R	esidentia	l Garde	n?		0
Yield @ 40dph 0	P	lan Perm	Ref			
Yield @ 50dph 0	А	ctual Cap	acity		0	
Call 4 Site Ref	R	tes Land I	Ref			
UDP Ref	s	ite Not St	arted?			0
NLUD Ref	S	ite Under	Constr	uction?		0
Estates Ref	S	ite Comp	lete?			0
Helena Ref	S	ite Expire	ed?			0
	Suital	oility				
Policy restrictions and poten	itial imp	acts				
Green Belt site?			No	)		
Employment Site?			No	_		
Employment Site Comments:						
Wildlife Designation?			No	)		
Wildlife Designation Comments			No	<u> </u>		
Health _Safety Consultation Z Health _Safety Comments:	ione?		140	,		
Open Space/TPO Designation	n?		No	)		
Open Space/TPO Comments						
Landscape Value?			No	)		
Landscape Value Comments						
Physical and Environmental	Condition	ons				
Flood Zone:	1					
Flood Risk Comments:						
Contamination Risk?	No M	ajor Issue	es			
Contamination Comments:	NI - 8 4	olov lese:				
Poor Ground Conditions? Ground Condition Comments		ajor Issue	#S			
Access Issues?	No M	ajor Issue	es			
Access Comments:	A			-		
Bad Neighbour use? Bad Neighbour Comments:	No M	ajor Issue	es			
Infrastructure Issues?	No M	ajor Issue	29			
Infrastructure Comments:	INO IVI	ajoi issut	,,,			
Physical Hazards?	No M	ajor Issue	es			
Hazard Comments:		, ,,,,,,,,				

Additional Comments: Open Space

Site Suitable and Taken Forward?	No
Sustainabilit	y
Within 800m of Rail Station? Rail Station Comments:	Yes
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	
Availability	
	<u> </u>

Ava	ilability
In Active Use?	No
Active Use Comments:	A
Able to Build Now?	Yes
Build Now Comments:	
Owner:	Mixed
Ownership	5
Single Ownership?	No
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination:
Ground Conditions	Access:
Bad Neighbour:	Infrastructure:
Active Use:	Ownership:
Obtaining Planning Permission or	r a House Builder:
Timescales for Remediation:	N/A
Likely Availability:	N/A

#### **Earlestown**

	Achievability	
Final Assessment		
Economically Viable?		
Developer or House Builder	?	
Deliverable in 0 to 5 Years?	)	0
Developable in 6 to 10 Yea	rs?	0
Developable in 11 to 15 Yea	ars?	0
Not Deliverable?		-1
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	0	4
2016/17:	0	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	11
2023/24:	0	12
2024/25:	0	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	0	

#### **Site Comments:**

Site currently in use as valuable open space with mature trees on western edge - removed from SHLAA.



Site Reference: 289 Milton Street

Site Information					
Area (ha)	1.27345846830591		PDL/GF		GF
Existing Use Allotments, former school playing Former Housing 0			sing 0		
Density	0 dph Density with PP 0 dph		dph		
Yield @ 30dph	0	Re	esidential Garder	າ?	0
Yield @ 40dph 0 Plan Perm Ref					
Yield @ 50dph	lph 0 Actual Capacity 0		0		
Call 4 Site Ref Res Land Ref					
UDP Ref Site Not Started? 0		0			
NLUD Ref Site Under Construction?		0			
Estates Ref Site Complete? 0		0			
Helena Ref Site Expired? 0		0			

Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	Yes But Suitable With Mitigation	
Open Space/TPO Comments:	Education Recreation Field	
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental (	Conditions
Flood Zone: Flood Risk Comments: Contamination Risk?	No Major Issues
Contamination Comments:	·
Poor Ground Conditions? Ground Condition Comments?	No Major Issues
Access Issues?	No Major Issues
Access Comments:	Within public right of way buffer
Bad Neighbour use? Bad Neighbour Comments:	No Major Issues
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	No			
Sustainability				
Within 800m of Rail Station?	No			
Rail Station Comments:				
Within 400m of High Freq Bus?	Yes			
High Freq Bus Comments:				
Within 15-30 mins of a Primary School?	Yes			
Primary School Comments:				
Within 20-40 mins of a Secondary School?	Yes			
Secondary School Comments:				
Within 30-60 mins of Further Education?	Yes			
Further Education Comments:				
Within 20-40 mins of an Employment Area?	Yes			
Employment Area Comments:				
Within 30-60 mins of a Hospital?	Yes			
Hospital Comments:				
Within 15-30 mins of a GP?	Yes			
GP Commments:				
Within 15-30 of a Major Centre?	Yes			
Major Centre Comments:				

Ava	паршту
In Active Use?	Yes Partially
Active Use Comments:	
Able to Build Now?	No
Build Now Comments:	
Owner:	Mixed
Ownership	5
Single Ownership?	No
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination:
Ground Conditions	Access:
Bad Neighbour:	Infrastructure:
Active Use:	Ownership:
Obtaining Planning Permission or	r a House Builder:
Timescales for Remediation:	
Likely Availability:	

#### Bold

	, tollio	vability		
Final Assessment				
Economically Viable?				
Developer or House Builder	?			
Deliverable in 0 to 5 Years?			0	
Developable in 6 to 10 Year	<u> </u>		0	
	_			
Developable in 11 to 15 Yea	315!		0	
Not Deliverable?			-1	
Actual Units Completed				
2008/09:		0		-3
2009/10:		0		-2
2010/11:		0		-1
2011/12:		0		0
Fatimated Haite to be Com	لمحتما			
Estimated Units to be Com	pietea			
2012/13:		0		1
2013/14:		0		2
2014/15:		0		3
2015/16:		0		4
2016/17:		0 		5 
2017/18:		0		6
2018/19:		0		7
2019/20:		0		8
2020/21:		0		9
2021/22:		0		10
2022/23:		0		— — — 11
2023/24:		0		12
2024/25:		0		13
2025/26:		0		14
2026/27:		0		15
2027 and beyond:		0		6+
Total:		0		

#### **Site Comments:**

Site comprises allotments and former school playing field.
Majority of developable site area located within Flood Zone 3 removed from SHLAA



ton Road

Site Refere	nce: 304	Land rear of 350 Warri
	Site	Information
Area (ha)	0.39279664454463	38 PDL/GF GF
Existing Use	Grazing/ private re	sidential garde Former Housing 0
Density	0 dph	Density with PP 0 dph
Yield @ 30dph	0	Residential Garden? -1
Yield @ 40dph	0	Plan Perm Ref
Yield @ 50dph	0	Actual Capacity 0
Call 4 Site Ref		Res Land Ref
UDP Ref		Site Not Started? 0
NLUD Ref	431500169	Site Under Construction? 0
Estates Ref		Site Complete? 0
Helena Ref		Site Expired? 0
	S	uitability
Policy restric	tions and potentia	ll impacts
Green Belt site? Employment Site? Employment Site Comments: Wildlife Designation? Wildlife Designation Comments Health _Safety Consultation Zon Health _Safety Comments: Open Space/TPO Designation? Open Space/TPO Comments:		No
		No
		No
		NI-
		ne?
		No
		140
Landscape V		No
	alue Comments	
Physical and	Environmental Co	onditions
Flood Zone:		1
Flood Risk C		Minor Issues Capable of Being Resolv
Contamination Risk? Contamination Comments:		IVIII OI ISSUES CAPADIE OI DEITIG RESOIV
Poor Ground		No Major Issues
	lition Comments?	ino major 199009
Access Issue	s?	Minor Issues Capable of Being Resolv
Access Comi		
Bad Neighbo		Minor Issues Capable of Being Resolv
	ur Comments:	No Major Iggues
Infrastructure		No Major Issues

No Major Issues

Additional Comments: Potentially suitable with further investigation

Physical Hazards?

**Hazard Comments:** 

Site Suitable and Taken Forward?	No
Sustainabilit	у
Within 800m of Rail Station? Rail Station Comments:	No
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	ailability
In Active Use?	Yes
Active Use Comments:	E
Able to Build Now?	No
Build Now Comments:	
Owner:	Mixed
Ownership	4
Single Ownership?	No
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination:
Ground Conditions	Access:
Bad Neighbour:	Infrastructure:
Active Use:	Ownership:
Obtaining Planning Permission of	or a House Builder:
Timescales for Remediation:	N/A
Likely Availability:	N/A

#### Rainhill

	/ (OIIII)	evability	
Final Assessment			
Economically Viable?			
Developer or House Builder	?		
Deliverable in 0 to 5 Years?	,	0	
Developable in 6 to 10 Year	rs?	0	
Developable in 11 to 15 Yea		0	
Not Deliverable?		-1	
THE BOILDINGS			
Actual Units Completed			
2008/09:		0	-3
2009/10:		0	-2
2010/11:		0	-1
2011/12:		0	0
Estimated Units to be Com	pleted		
2012/13:		0	1
2013/14:		0	2
2014/15:		0	3
2015/16:		0	4
2016/17:		0	5
2017/18: 2018/19:		0	6 7
2019/19:		0	8
2020/21:		0	9
2021/22:		0	10
			· — — — — —
2022/23:		0	11
2023/24:		0	12
2024/25:		0	13
2025/26:		0	14
2026/27:		0	15
2027 and beyond:		0	16+
Total:		0	]

#### **Site Comments:**

Landlocked site to rear of existing residential properties with access issues, partly used as grazing, partly used as gardens. Could potentially be suitable but further investigation required.



**Hazard Comments:** 

Additional Comments: Car repairs garage in active use

### St. Helens 2012 Strategic Housing Land Availability Assessment Site Proforma

age Road

Site Reference: 321	Auto Safety Centre, Vic
Site	e Information
Area (ha) 0.305	PDL/GF PDL
Existing Use Car repairs garage	ge Former Housing 0
Density 0 dph	Density with PP 0 dph
Yield @ 30dph 0	Residential Garden? 0
Yield @ 40dph 0	Plan Perm Ref
Yield @ 50dph 0	Actual Capacity 0
Call 4 Site Ref	Res Land Ref
UDP Ref	Site Not Started? 0
NLUD Ref 431500534	Site Under Construction? 0
Estates Ref	Site Complete? 0
Helena Ref	Site Expired? 0
	Suitability
Policy restrictions and potent	tial impacts
Green Belt site?	No
Employment Site?	No
Employment Site Comments:	No
Wildlife Designation? Wildlife Designation Comment	
Health _Safety Consultation Zo	NI-
Health _Safety Comments:	
Open Space/TPO Designation	
Open Space/TPO Comments:	
Landscape Value?  Landscape Value Comments	No
Landscape value Comments	
Physical and Environmental (	Conditions
Flood Zone:	1
Flood Risk Comments: Contamination Risk?	Minor Issues Capable of Being Resolv
Contamination Comments:	2
Poor Ground Conditions?	No Major Issues
Ground Condition Comments?	?
Access Issues?	No Major Issues
Access Comments: Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	To Major 100000
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues

Site Suitable and Taken Forward?	No
Sustainabilit	У
Within 800m of Rail Station? Rail Station Comments:	No
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	ilability
In Active Use?	Yes
Active Use Comments:	E
Able to Build Now?	No
Build Now Comments:	
Owner:	Private
Ownership	5
Single Ownership?	Yes
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination:
Ground Conditions	Access:
Bad Neighbour:	Infrastructure:
Active Use:	Ownership:
Obtaining Planning Permission or	r a House Builder:
Timescales for Remediation:	N/A
l ikely Availability	N/Δ

#### Blackbrook

	Achievability	
Final Assessment		
Economically Viable?		
Developer or House Builder	?	
Deliverable in 0 to 5 Years?		0
Developable in 6 to 10 Year	s?	0
Developable in 11 to 15 Yea		0
Not Deliverable?		-1
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	0	4
2016/17:	0	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	11
2023/24:	0	12
2024/25:	0	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	0	

Recently converted to car repairs garage in active use and would require cessation of use - currently undeliverable.



Site Reference: 375 Land adjacent Piele Road

Area (ha)  Existing Use  Density  Yield @ 30dph	0.605040029555372 Open Space/ forme	r railway	PDL/GF Former F	
Density				
	30 dph	Densi	ty with PP	ما سام
Yield @ 30dph				0 dph
	n 18	Resid	ential Garden?	0
Yield @ 40dph	n 24	Plan F	Perm Ref	
Yield @ 50dph	30	Actua	l Capacity	0
Call 4 Site Ref	†	Res L	and Ref	
UDP Ref		Site N	lot Started?	-1
NLUD Ref		Site U	Inder Construction	on? 0
Estates Ref		Site C	Complete?	0
Helena Ref		Site E	expired?	0

Policy restrictions and potential impacts	
Green Belt site?	No
Employment Site?	No
Employment Site Comments:	
Wildlife Designation?	No
Wildlife Designation Comments	
Health _Safety Consultation Zone?	No
Health _Safety Comments:	
Open Space/TPO Designation?	No
Open Space/TPO Comments:	
Landscape Value?	No
Landscape Value Comments	

Physical and Environmenta	al Conditions
Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	Minor Issues Capable of Being Resolv
Contamination Comments:	Risk moderate
Poor Ground Conditions?	No Major Issues
Ground Condition Commen	ts?
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	No
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

7174	парппу
In Active Use?	Yes
Active Use Comments:	E
Able to Build Now?	Yes
Build Now Comments:	
Owner:	Don't Know
Ownership	4
Single Ownership?	
Single Ownership Comments:	Don't know
Timescales	
Flood Zone:	Contamination:
Ground Conditions	Access: 0.5yr
Bad Neighbour:	Infrastructure:
Active Use:	Ownership: 0.5yr
Obtaining Planning Permission or	
Timescales for Remediation:	0-5
Likely Availability:	0-5

### Haydock

	Achievability				
Final Assessment					
Economically Viable?		Yes			
Developer or House Builde	r?	No			
Deliverable in 0 to 5 Years?	?	0			
Developable in 6 to 10 Yea	rs?	-1			
Developable in 11 to 15 Ye	ars?	0			
Not Deliverable?		0			
Actual Units Completed					
2008/09:	0	-3			
2009/10:	0	-2			
2010/11:	0	-1			
2011/12:	0	0			
Estimated Units to be Con	npleted				
2012/13:	0	1			
2013/14:	0	2			
2014/15:	0	3			
2015/16:	0	4			
2016/17:	0	5			
2017/18:	0	6			
2018/19:	0	7			
2019/20:	12	8			
2020/21:	6	9			
2021/22:	0	10			
2022/23:	0				
2023/24:	0	12			
2024/25:	0	13			
2025/26:	0	14			
2026/27:	0	15			
2027 and beyond:	0	16+			
Total:	18				

#### **Site Comments:**

Part greenfield, part former railway line (75% PDL, 25% GF), currently in use as informal open space. Capacity/ density reduced due to proximity to roundabout. No enquiries received to develop site in short-term - site moved to 6-10 yr period.



Site Reference: 382 Land to the rear of Juddfield Street

	Site Ir	nforn	nation			
Area (ha)	14371940467168		PDL/	/GF	P	'DL
Existing Use So	crapyard			Former F	lousing	0
Density	40 dph	Der	nsity witl	h PP	0	dph
Yield @ 30dph	34	Res	sidential	Garden?		0
Yield @ 40dph	46	Pla	n Perm	Ref	<u> </u>	
Yield @ 50dph	57	Act	ual Cap	acity	0	1
Call 4 Site Ref		Res	s Land F	Ref		
UDP Ref	2H7	Site	Not Sta	arted?		-1
NLUD Ref	431500012	Site	Under	Constructi	on?	0
Estates Ref		Site	Compl	ete?		0
Helena Ref		Site	Expire	d?		0

Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental C	onditions
Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	Major Problems Difficult To Resolve
Contamination Comments:	Risk high
Poor Ground Conditions?	Minor Issues Capable of Being Resolv
Ground Condition Comments?	1x mineshaft
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	y
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	_
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

7174	ilability
In Active Use?	Yes
Active Use Comments:	
Able to Build Now?	No
Build Now Comments:	Cessation of use and site remediatio
Owner:	Mixed
Ownership	0
Single Ownership?	No
Single Ownership Comments:	
Timescales	
Flood Zone:	Contamination: 1yrs
Ground Conditions 0.5yr	Access: 0.5yr
Bad Neighbour:	Infrastructure:
Active Use: 1yrs	Ownership: 1yrs
Obtaining Planning Permission or	r a House Builder: 0.5yr
Timescales for Remediation:	11-15
Likely Availability:	11-15

#### Blackbrook

A	cnievability	
Final Assessment		
Economically Viable?	Yes	
Developer or House Builder?	No	
Deliverable in 0 to 5 Years?	0	
Developable in 6 to 10 Years?	? 0	
Developable in 11 to 15 Years		
Not Deliverable?	0	
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Compl	eted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	0	4
2016/17:	0	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	11
2023/24:	12	12
2024/25:	25	13
2025/26:	9	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	46	- — — — · ¬

#### **Site Comments:**

Srap yard and garage in active use. Residential may be only viable future use, bearing in mind high remediation costs. Cessation and relocation of current use required - site moved to 11-15 yr period.



Site Reference: 386 Land at Willow Tree Avenue

	Site	mon	mation		
Area (ha)	3.5		PDL/GF		GF
Existing Use	Open Space		Former H	Housing	0
Density	0 dph	De	ensity with PP	0	dph
Yield @ 30dph	0	Re	esidential Garden?		0
Yield @ 40dph	0	Pla	an Perm Ref		
Yield @ 50dph	0	Ac	ctual Capacity		0
Call 4 Site Ref		Re	es Land Ref		
UDP Ref	6H3	Si	te Not Started?		0
NLUD Ref		Si	te Under Constructi	on?	0
Estates Ref		Si	te Complete?		0
Helena Ref		Si	te Expired?		0

Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental	Conditions
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments:	1 Minor Issues Capable of Being Resolv Risk low/moderate
Poor Ground Conditions? Ground Condition Comments	No Major Issues
Access Issues? Access Comments: Bad Neighbour use? Bad Neighbour Comments:	No Major Issues  Minor Problems Difficult To Resolve 2 electricity power lines and pylons
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	Major Problems Difficult To Resolve
Hazard Comments:	2 electricity power lines and pylons

Site Suitable and Taken Forward?	No
Sustainabilit	у
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Avai	lability	
In Active Use?	No	
Active Use Comments:		
Able to Build Now?	No	
Build Now Comments:		
Owner:	Mixed	
Ownership	0	
Single Ownership?	No	
Single Ownership Comments:		
Timescales		
Flood Zone:	Contamination:	
Ground Conditions	Access:	
Bad Neighbour:	Infrastructure:	
Active Use:	Ownership:	
Obtaining Planning Permission or	a House Builder:	
Timescales for Remediation:		
Likely Availability:	N/A	

#### Sutton

	Acilievability			
Final Assessment				
Economically Viable?	Ne	0		
Developer or House Builder	? No	No		
Deliverable in 0 to 5 Years?	0	)		
Developable in 6 to 10 Year	rs? 0	0		
Developable in 11 to 15 Yea	ars? 0	0		
Not Deliverable?	-1	I		
Actual Units Completed				
2008/09:	0	-3		
2009/10:	0	-2		
2010/11:	0	-1		
2011/12:	0	0		
Estimated Units to be Com	pleted			
2012/13:	0	1		
2013/14:	0	2		
2014/15:	0	3		
2015/16:	0	4		
2016/17:	0	5		
2017/18:	0	6		
2018/19:	0	7		
2019/20:	0	8		
2020/21:	0	9		
2021/22:	0	10		
	0	11		
2023/24:	0	12		
2024/25:	0	13		
2025/26:	0	14		
2026/27:	0	15		
2027 and beyond:	0	16+		
	0			

#### **Site Comments:**

UDP allocated housing site with future suitability severely constrained by 2 overhead high voltage electricity power lines and pylons. Potential to provide relocated sports facilities to enable the development of Site Ref: 767 in the medium term.



Site Reference: 387 Land at 19 and 25 Sutton Moss Road

Ī			Site Information				
	Area (ha)	0.5399		PDL/GF	ı	PDL/GF	
	Existing Use	Residential/ agricultural small-hol Former Hou		Housi	ng 0		
	Density	30 dph	30 dph Density with PP 0			dph	
	Yield @ 30dpl	n 17	Residential Garden? -1			-1	
	Yield @ 40dph	n 22	Plan Perm Ref				
	Yield @ 50dph	n 28	Actual Capacity (		0		
	Call 4 Site Ref	f 1	Res Land Ref				
	UDP Ref		Site Not Started? -1		-1		
	NLUD Ref		Site Under Construction? 0		0		
	Estates Ref		Site Complete? 0		0		
	Helena Ref		Site Expired? 0		0		

Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	Yes But Suitable With Mitigation	
Wildlife Designation Comments	Adjacent Colliers Moss LNR	
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	Yes But Suitable With Mitigation	
Landscape Value Comments	Landscape Renewal - ENV 20	

Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	Minor Issues Capable of Being Resolv
Contamination Comments:	pdl
Poor Ground Conditions?	No Major Issues
Ground Condition Comments?	
Access Issues?	No Major Issues
Access Comments:	Within public right of way buffer zone
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward	res
Sustainabilit	V
Within 800m of Rail Station? Rail Station Comments:	Yes
Within 400m of High Freq Bus?	No
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	ilability	
In Active Use?	Yes	
Active Use Comments:	Е	
Able to Build Now?	No	
Build Now Comments:	Cessation of current	use required
Owner:	Mixed	t
Ownership	3	
Single Ownership?	No	
Single Ownership Comments:		
Timescales		
Flood Zone:	Contamination:	0.5yr
Ground Conditions	Access:	0.5yr
Bad Neighbour:	Infrastructure:	0.5yr
Active Use: 0.5yr	Ownership:	0.5yr
Obtaining Planning Permission of	r a House Builder:	0.5yr
Timescales for Remediation:	11-15	
Likely Availability:	1	1-15

#### Parr

	Achievability			
Final Assessment				
Economically Viable?	Yes	3		
Developer or House Builder?	Yes	Yes		
Deliverable in 0 to 5 Years?	0			
Developable in 6 to 10 Years	s? 0			
Developable in 11 to 15 Year				
Not Deliverable?	0			
Actual Units Completed				
2008/09:	0	-3		
2009/10:	0	-2		
2010/11:	0	-1		
2011/12:	0	0		
Estimated Units to be Comp	pleted			
2012/13:	0	1		
2013/14:	0	2		
2014/15:	0	3		
2015/16:	0	4		
2016/17:	0	5		
2017/18:	0	6		
2018/19:	0	7		
2019/20:	0	8		
2020/21:	0	9		
2021/22:	0	10		
2022/23:		11		
2023/24:	0	12		
2024/25:	12	13		
2025/26:	3	14		
2026/27:	0	15		
2027 and beyond:	0	16+		
Total:	 15			

#### **Site Comments:**

Backland site with 2 dwellings, gardens and agricultural small-holding with access issues (5% PDL, 95% GF). No enquiries received to develop site in short-term and unlikely to be developed in medium-term - site moved to 11-15 yr period.



Site Reference: 482 Derbyshire Hill Family Centre, Derbyshire Hill Road

Site Referei	nce: 482	Derbys	nire i	HIII Fai	mily
	Site In	formation			
Area (ha)	0.318897648471816	PDL/	GF	PD	L/GF
Existing Use	Community Centre		Forme	r Housing	0
Density	40 dph	Density with	n PP	0	dph
Yield @ 30dph	10	Residential	Garden	?	0
Yield @ 40dph	13	Plan Perm	Ref		
Yield @ 50dph	16	Actual Capa	acity	0	)
Call 4 Site Ref		Res Land R	Ref		
UDP Ref		Site Not Sta	arted?		-1
NLUD Ref		Site Under	Constru	ction?	0
Estates Ref		Site Comple	ete?		0
Helena Ref	HEL83a	Site Expired? 0			
	Sui	tability			
Policy restrictions and potential impacts					
Green Belt sit		No			
Employment	Site?		No		
Employment	Site Comments:				
Wildlife Desig	nation?		No		
Wildlife Desig	nation Comments				
	y Consultation Zone?	•	No		
Health _Safety	y Comments:				

Health _Safety Comments:		
pen Space/TPO Designation?		No
Open Space/TPO Comments:		
Landscape Value?		No
Landscape Value Comments		
Physical and Environmental C	onditi	ons
Flood Zone:	1	
Flood Risk Comments:		
Contamination Risk?		r Issues Capable of Being Resolv
Contamination Comments:	Risk	low/moderate
Poor Ground Conditions?	No M	lajor Issues
Ground Condition Comments?		
Access Issues?	No M	lajor Issues
Access Comments:		
Bad Neighbour use?	No M	lajor Issues
Bad Neighbour Comments:		
Infrastructure Issues?	No M	lajor Issues
Infrastructure Comments:		
Physical Hazards?	No M	lajor Issues
Hazard Comments:		
Additional Comments: Commu	unity C	Centre in active use

Site Suitable and Taken Forward?	Yes
Sustainabilit	y
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

7100	nability		
In Active Use?	Yes		
Active Use Comments:	E		
Able to Build Now?	No		
Build Now Comments:	Cessation of current use		
Owner:	Mixed		
Ownership	5		
Single Ownership?	No		
Single Ownership Comments:			
Timescales			
Flood Zone:	Contamination: 0.5yr		
Ground Conditions	Access:		
Bad Neighbour:	Infrastructure:		
Active Use: 1yrs	Ownership: 1yrs		
Obtaining Planning Permission or a House Builder: 0.5yr			
Timescales for Remediation:	11-15		
Likely Availability:	11-15		

#### Parr

	Achievability	
Final Assessment		
Economically Viable?	Ye	es
Developer or House Builder? No		0
Deliverable in 0 to 5 Years?	· C	)
Developable in 6 to 10 Yea	rs?	)
Developable in 11 to 15 Ye	ars? -	1
Not Deliverable?	C	)
Actual Unite Completed		
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	0	4
2016/17:	0	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	
2023/24:	0	12
2024/25:	7	13
2025/26:	6	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	13	

#### **Site Comments:**

Community Centre and community garden in active use (60% PDL, 40% GF). Cessation and relocation of use required - site moved to 11-15 yr period.



Site Reference: 497 Land at Littler Road

Site Information						
Area (ha) 0	0.517603365363788		PDL/GF			GF
Existing Use Ir	nformal open space			Former	Housi	ng 0
Density	0 dph	De	ensity wit	h PP	0	dph
Yield @ 30dph	0	Re	esidential	Garden?		0
Yield @ 40dph	0	Plan Perm Ref				
Yield @ 50dph	0	Actual Capacity				0
Call 4 Site Ref		Res Land Ref				
UDP Ref	Ref Site Not Started?			0		
NLUD Ref		Site Under Construction?		0		
Estates Ref		Site Complete? 0		0		
Helena Ref	HEL109	Site Expired? 0			0	

Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental C	onditions
Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	No Major Issues
Contamination Comments:	
Poor Ground Conditions?	No Major Issues
Ground Condition Comments?	
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	Major Problems Difficult To Resolve
Hazard Comments:	5x pipelines and buffers

Site Suitable and Taken Forward?	NO
Sustainabilit	у
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	No
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Aval	lability		
In Active Use?	No		
Active Use Comments:			
Able to Build Now?	No		
Build Now Comments:			
Owner:	Helena		
Ownership	2		
Single Ownership?	Yes		
Single Ownership Comments:			
Timescales			
Flood Zone:	Contamination:		
Ground Conditions	Access:		
Bad Neighbour:	Infrastructure:		
Active Use:	Ownership:		
Obtaining Planning Permission or a House Builder:			
Timescales for Remediation:			
I ikely Availability:	N/Δ		

#### Blackbrook

•	Acmevability	
Final Assessment		
Economically Viable?		
Developer or House Builder?	)	
Deliverable in 0 to 5 Years?	0	)
Developable in 6 to 10 Years	3? 0	)
Developable in 11 to 15 Year	rs? 0	)
Not Deliverable?	-1	I
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Comp	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	0	4
2016/17:	0	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	11
2023/24:	0	12
2024/25:	0	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	0	 

#### **Site Comments:**

Overgrown, informal open space site with 5 pipelines running along the southern boundary. The Health and Safety Executive and National Grid objected to a residential enquiry on this site on the grounds of safety - site undeliverable.



Site Reference: 505 Land at Newby Place

	Site Ir	nfor	mation		
Area (ha)	0.336595286421263		PDL/GF		GF
Existing Use	Open Space		Former	Housir	ng 0
Density	0 dph	De	ensity with PP	0	dph
Yield @ 30dph	0	Re	esidential Garden?		0
Yield @ 40dph	0	Plan Perm Ref			
Yield @ 50dph	0	Actual Capacity			0
Call 4 Site Ref		Res Land Ref			
UDP Ref	UDP Ref Site Not Started?			0	
NLUD Ref		Site Under Construction? 0		0	
Estates Ref		Site Complete? 0		0	
Helena Ref	HEL136	Site Expired? 0			0
				•	

Policy restrictions and potential impacts			
Green Belt site?	No		
Employment Site?	No		
Employment Site Comments:			
Wildlife Designation?	No		
Wildlife Designation Comments			
Health _Safety Consultation Zone?	No		
Health _Safety Comments:	HSE part middle; part inner zone f		
Open Space/TPO Designation?	No		
Open Space/TPO Comments:			
Landscape Value?	No		
Landscape Value Comments			
Physical and Environmental Conditions			

Physical and Environmental C	onditions
Flood Zone: Flood Risk Comments:	1
Contamination Risk? Contamination Comments:	No Major Issues
Poor Ground Conditions? Ground Condition Comments?	No Major Issues
Access Issues? Access Comments:	No Major Issues
Bad Neighbour use? Bad Neighbour Comments:	No Major Issues
Infrastructure Issues? Infrastructure Comments:	No Major Issues
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	No
Sustainabilit	у
Within 800m of Rail Station? Rail Station Comments:	No
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments: Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

7174	nability		
In Active Use?	Yes		
Active Use Comments:	A		
Able to Build Now?	No		
Build Now Comments:			
Owner:	Helena		
Ownership	2		
Single Ownership?	Yes		
Single Ownership Comments:	nments: Helena		
Timescales			
Flood Zone:	Contamination:		
Ground Conditions	Access:		
Bad Neighbour:	Infrastructure:		
Active Use: Ownership:			
Obtaining Planning Permission or	r a House Builder:		
Timescales for Remediation:			
Likely Availability:	N/A		

#### **Moss Bank**

	Achievability	
Final Assessment		
Economically Viable?		
Developer or House Builder	?	
Deliverable in 0 to 5 Years?	)	0
Developable in 6 to 10 Yea	rs?	0
Developable in 11 to 15 Yea	ars?	0
Not Deliverable?		-1
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	0	3
2015/16:	0	4
2016/17:	0	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	11
2023/24:	0	12
2024/25:	0	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	0	

#### **Site Comments:**

Site currently in use as informal open space forming a square to properties on Newby Place. Could potentially be suitable but further investigation is required



Hospital, Marshalls Cross Road

Site Reference: 766		Lanc	l a	djac	ent St	t.H	elen
Sit	e Info	ormat	ion				
Area (ha) 1.653		F	PDL/	'GF		PΕ	DL
Existing Use Cleared former h	nospita	site		Form	er Housi	ng	0
Density 40 dph	l	Density	with	h PP	0		dph
Yield @ 30dph 50		Reside	ntial	Garde	n?		0
Yield @ 40dph 66		Plan Pe	erm	Ref			
Yield @ 50dph 83		Actual	Capa	acity		0	
Call 4 Site Ref		Res La	·	•			
UDP Ref		Site No	t Sta	arted?			-1
NLUD Ref					uction?		0
Estates Ref	-	Site Co	mpl	ete?			0
Helena Ref		Site Ex	pire	d?			0
	C:4-	1-:1:4-					
		bility					
Policy restrictions and poten	tial imp	oacts					
Green Belt site?				No	)		
Employment Site?	ļ			No	כ		
Employment Site Comments:				No	<u> </u>		
Wildlife Designation? Wildlife Designation Commer	nte			INC	,		
Health _Safety Consultation Z	T I			Ye	S		
Health _Safety Comments:	г	Hays C	hem	nicals C	Outer Zor	ne	
Open Space/TPO Designation	Ħ	,		No			
Open Space/TPO Comments	Γ						
Landscape Value?				No	)		
Landscape Value Comments							
Physical and Environmental	Condit	ions					
Flood Zone:	1						
Flood Risk Comments:							
Contamination Risk? Contamination Comments:	No N	Major Is	ssue	S			
Poor Ground Conditions?	No.	Agior Is	20110	C			
Ground Condition Comments		Major Is	sue	<b>5</b>			
Access Issues?	No N	Major Is	sue	s			
Access Comments:							
Bad Neighbour use?	No N	Major Is	ssue	S			
Bad Neighbour Comments:							
Infrastructure Issues? Infrastructure Comments:	No N	Major Is	ssue	S			
	NI a N	Agies Is		•			
Physical Hazards?	INO I	Major Is	sue	ა			
Hazard Comments:							

Additional Comments: Potential apartment scheme (RP)

Site Suitable and Taken Forward?	Yes
Sustainabilit	y
Within 800m of Rail Station? Rail Station Comments:	No
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Ava	lability		
In Active Use?	No		
Active Use Comments:			
Able to Build Now?	Yes		
Build Now Comments:			
Owner:	Private		
Ownership	0		
Single Ownership?	Yes		
Single Ownership Comments:			
Timescales			
Flood Zone:	Contamination:	0.5yr	
Ground Conditions	Access:	0.5yr	
Bad Neighbour:	Infrastructure:		
Active Use: Ownership: 0.5yr			
Obtaining Planning Permission or	a House Builder:	0.5yr	
Timescales for Remediation:	0-5		
l ikely Δyailahility:	0.	-5	

#### **Town Centre**

	Achievability	
Final Assessment		
Economically Viable?	Y	'es
Developer or House Builder	? Y	'es
Deliverable in 0 to 5 Years?		-1
Developable in 6 to 10 Yea	rs?	0
Developable in 11 to 15 Yea	ars?	0
Not Deliverable?		0
Actual Units Completed		
2008/09:	0	-3
2009/10:	0	-2
2010/11:	0	-1
2011/12:	0	0
Estimated Units to be Com	pleted	
2012/13:	0	1
2013/14:	0	2
2014/15:	36	3
2015/16:	12	4
2016/17:	14	5
2017/18:	0	6
2018/19:	0	7
2019/20:	0	8
2020/21:	0	9
2021/22:	0	10
2022/23:	0	11
2023/24:	0	12
2024/25:	0	13
2025/26:	0	14
2026/27:	0	15
2027 and beyond:	0	16+
Total:	62	

#### **Site Comments:**

Enquiries received to develop vacant cleared former hospital site for a RP scheme including apartments for the elderly in the shortterm - site kept in 0-5 yr period.



Site Reference: 562 Land off Stonecross Drive

Site Information							
Area (ha)	0.7897 PDL/GF			/GF		PDL	
Existing Use F	Existing Use Residential development site Former Housin			ng 0			
Density	9 dph	9 dph Density with PP 1			14	dph	
Yield @ 30dph	24	Re	esidentia	Garden?		0	
Yield @ 40dph	32	Plan Perm Ref P/			P/19	998/0063	
Yield @ 50dph	39	39 Actual Capacity		8			
Call 4 Site Ref		Res Land Ref RI			RH11		
UDP Ref		Site Not Started? 0			0		
NLUD Ref		Si	Site Under Construction?		-1		
Estates Ref		Site Complete?		0			
Helena Ref		Site Expired?		0			

Policy restrictions and potential impacts				
Green Belt site?	No			
Employment Site?	No			
Employment Site Comments:				
Wildlife Designation?	No			
Wildlife Designation Comments				
Health _Safety Consultation Zone?	No			
Health _Safety Comments:				
Open Space/TPO Designation?	Yes But Suitable With Mitigation			
Open Space/TPO Comments:	TPO's on part of site			
Landscape Value?	No			
Landscape Value Comments				

Physical and Environmental C	onditions
Flood Zone:	1
Flood Risk Comments:	
Contamination Risk?	No Major Issues
Contamination Comments:	
Poor Ground Conditions?	No Major Issues
Ground Condition Comments?	
Access Issues?	No Major Issues
Access Comments:	
Bad Neighbour use?	No Major Issues
Bad Neighbour Comments:	
Infrastructure Issues?	No Major Issues
Infrastructure Comments:	
Physical Hazards?	No Major Issues
Hazard Comments:	

Site Suitable and Taken Forward?	Yes
Sustainabilit	у
Within 800m of Rail Station?	No
Rail Station Comments:	
Within 400m of High Freq Bus?	No
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School?	Yes
Secondary School Comments:	
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

AVa	ailability	
In Active Use?	No	
Active Use Comments:		
Able to Build Now?	Yes	
Build Now Comments:		
Owner:	Private	
Ownership	0	
Single Ownership?	Yes	
Single Ownership Comments:	Wainhomes	
Timescales		
Flood Zone:	Contamination:	
Ground Conditions	Access:	
Bad Neighbour: Infrastructure:		
Active Use: Ownership: 0.5yr		
Obtaining Planning Permission of	or a House Builder: 0.5yr	
Timescales for Remediation:	0-5	
Likely Availability:	0-5	

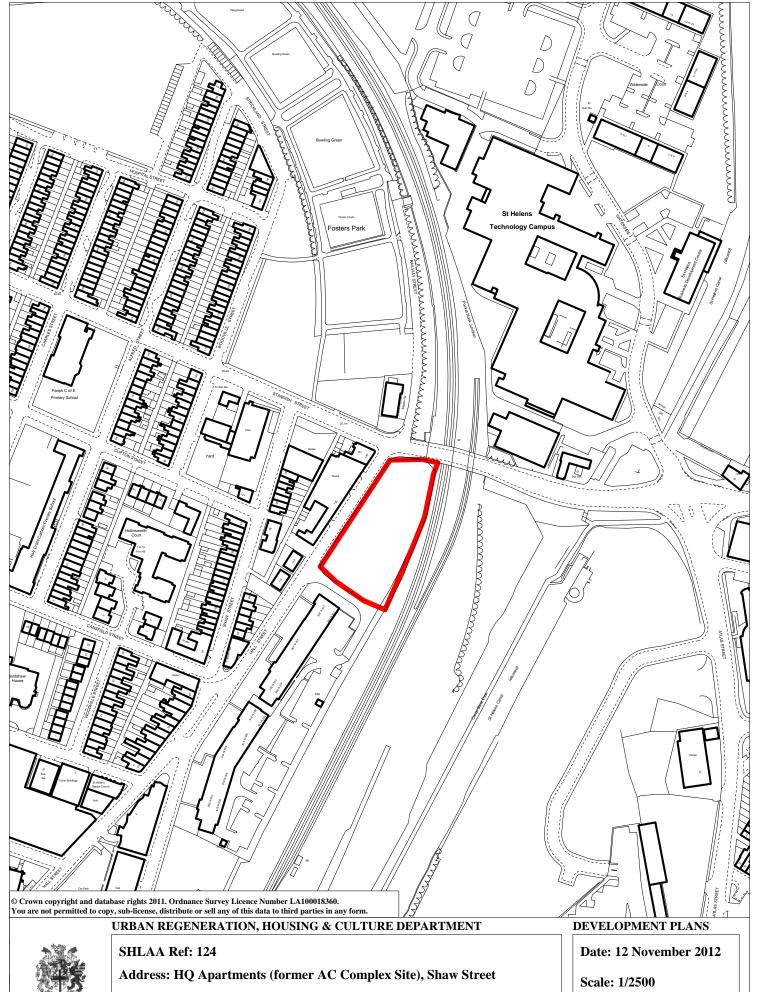
#### Rainhill

Final Assessment						
Economically Viable?						
Developer or House Builder? Yes						
Deliverable in 0 to 5 Years?						
Developable in 6 to 10 Years?						
Developable in 11 to 15 Years						
Not Deliverable?	0					
Astrollluite Osmaleted						
Actual Units Completed		1				
2008/09:	0	-3				
2009/10:	0	-2				
2010/11:	1	-1				
2011/12:	0	0				
Estimated Units to be Comple	Estimated Units to be Completed					
2012/13:	0	1				
2013/14:	0	2				
2014/15:	2	3				
2015/16:	2	4				
2016/17:	3	5				
2017/18:	0	6				
2018/19:	0	7				
2019/20:	0	8				
2020/21:	0	9				
2021/22:	0	10				
2022/23:	0	11				
2023/24:	0	12				
2024/25:	0	13				
2025/26:	0	14				
2026/27:	0	15				
2027 and beyond:	0	16+				
Total:	7					

Achievability

#### **Site Comments:**

Boundary amended as part of the site has been completed by Wainhomes with 7 units outstanding, although site has been abandoned and no units are currently under construction - April 2012. Expect site to resume construction within 0-5 yr period.



St.Helens Council

Ward:Town Centre

Grid Ref: 351750, 395692

Area: 0.4 ha



Site Reference: 124 HQ Apartments (former AC Complex Site), Shaw Street

Site Information						
Area (ha)	0.4041 PDL/GF		PDL			
Existing Use P	Existing Use Partially complete apartment sch Former Housing 0					g 0
Density	158 dph Density with PP 186 dph			dph		
Yield @ 30dph	12	Residential Garden? 0			0	
Yield @ 40dph	16	Plan Perm Ref		P/200	06/1076	
Yield @ 50dph	20	Actual Capacity		2	160	
Call 4 Site Ref		Res Land Ref TC43		C43		
UDP Ref Site Not Started? 0					0	
NLUD Ref	431500056	Site Under Construction? -1				
Estates Ref		Site Complete? 0		0		
Helena Ref		Site Expired? 0		0		
Suitability						

Policy restrictions and potential impacts		
Green Belt site?	No	
Employment Site?	No	
Employment Site Comments:		
Wildlife Designation?	No	
Wildlife Designation Comments		
Health _Safety Consultation Zone?	No	
Health _Safety Comments:		
Open Space/TPO Designation?	No	
Open Space/TPO Comments:		
Landscape Value?	No	
Landscape Value Comments		

Physical and Environmental Conditions			
Flood Zone: Flood Risk Comments: Contamination Risk? Contamination Comments:	1 Minor Issues Capable of Being Resolv		
Poor Ground Conditions? Ground Condition Comments?	No Major Issues		
Access Issues? Access Comments:	No Major Issues		
Bad Neighbour use? Bad Neighbour Comments:	No Major Issues		
Infrastructure Issues? Infrastructure Comments:	No Major Issues		
Physical Hazards?	No Major Issues		
Hazard Comments:			

Site Suitable and Taken Forward?	Yes
Sustainabilit	У
Within 800m of Rail Station?	Yes
Rail Station Comments:	
Within 400m of High Freq Bus?	Yes
High Freq Bus Comments:	
Within 15-30 mins of a Primary School?	Yes
Primary School Comments:	
Within 20-40 mins of a Secondary School? Secondary School Comments:	Yes
Within 30-60 mins of Further Education?	Yes
Further Education Comments:	
Within 20-40 mins of an Employment Area?	Yes
Employment Area Comments:	
Within 30-60 mins of a Hospital?	Yes
Hospital Comments:	
Within 15-30 mins of a GP?	Yes
GP Commments:	
Within 15-30 of a Major Centre?	Yes
Major Centre Comments:	

Availability				
In Active Use?	No			
Active Use Comments:	F			
Able to Build Now?	Yes			
Build Now Comments:				
Owner:	Private			
Ownership	5			
Single Ownership?	No			
Single Ownership Comments: Countryside Properties		es		
Timescales				
Flood Zone:	Contamination:	0.5yr		
Ground Conditions	Access:	0.5yr		
Bad Neighbour:	Infrastructure:	0.5yr		
Active Use:	Ownership:			
Obtaining Planning Permission or a House Builder: 0.5yr				
Timescales for Remediation: 11-15				
Likely Availability: 11-15				

#### **Town Centre**

Achievability				
Final Assessment				
Economically Viable?	No			
Developer or House Builde	r? Yes	3		
Deliverable in 0 to 5 Years?	? 0			
Developable in 6 to 10 Yea	rs? 0	0		
Developable in 11 to 15 Ye				
Not Deliverable?	0			
Actual Units Completed				
2008/09:	0	-3		
2009/10:	0	-2		
2010/11:	0	-1		
2011/12:	0	0		
Estimated Units to be Completed				
2012/13:	0	1		
2013/14:	0	2		
2014/15:	0	3		
2015/16:	0	4		
2016/17:	0	5		
2017/18:	0	6		
2018/19:	0	7		
2019/20:	0	8		
2020/21:	0	9		
2021/22:	0	10		
2022/23:	0	11		
2023/24:	0	12		
2024/25:	64	13		
2025/26:	0	14		
2026/27:	0	15		
2027 and beyond:	0	16+		
Total:	64			

#### **Site Comments:**

196 apartments completed in 2007/08, but 3rd block for 64 units not yet started - April 2012. Site unviable and unlikely to deliver a lower density scheme in this highly accessible town centre location - apartment scheme moved to 11-15 yr period.