

**Appendix 1 - Commitments and Allocations**











Status	Ref. No	Application No(s)	Site Name / Risk Assessment Level Applied	Baseline Viability (Knowlsey EVA)	Completed 2014/15	Completed 2015/16	Remaining dwellings	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31
Under Construction		15/00527/FUL	Former Scotchbarn Pool, Scotchbarn Lane, Prescot, Knowsley	Viabile			35	35														
			100%				35	35														
Under Construction		15/00458/FUL	8 Peatwood Avenue, Southdene, Kirkby, Knowsley	Unviable			1	1														
			100%				1	1														
Under Construction		15/00382/FUL	Land Adjacent to 53 Roughwood Drive, Northwood, Kirkby, Knowsley	Unviable			10	5	5													
			100%				10	5	5													
Under Construction		15/00326/FUL	Lower House Farmhouse, Prescot Road, Cronton, Knowsley	Viabile			1	1														
			100%				1	1														
Under Construction		15/00136/OUT	7 Hayfield Close, Halewood, Knowsley	Unviable			1	1														
			100%				1	1														
Under Construction		14/00783/FUL	Buckels Nursery Ltd, Field Lane, Field Lane Estate, Knowsley	Viabile			51	51	0													
			100%				51	51	0													
Under Construction		16/00131/FUL	Former Quarry Inn, Pottery Lane, Huyton, Knowsley	Viabile			26	0	26													
			100%				26	0	26													

**Commitments Gross Supply**  
**Commitments Risk Assessed Supply**

<b>4006</b>	<b>685</b>	<b>677</b>	<b>504</b>	<b>404</b>	<b>288</b>	<b>230</b>	<b>215</b>	<b>172</b>	<b>130</b>	<b>130</b>	<b>130</b>	<b>130</b>	<b>130</b>	<b>130</b>	<b>65</b>	<b>50</b>
3856.1	645	557.9	466.6	376.4	286.2	230	215	172	130	130	130	130	130	130	65	50
	<b>2558</b>					<b>877</b>					<b>505</b>					
	2332.1					877					505					

### Allocations

Allocation	N/A	Knowsley Lane	Viable			<b>94</b>	<b>0</b>	<b>0</b>	<b>35</b>	<b>50</b>	<b>9</b>								
		100%				94	0	0	35	50	9								
Allocation	N/A	Edenhurst Avenue	Viable			<b>86</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>50</b>	<b>36</b>								
		100%				86	0	0	0	50	36								
Allocation	N/A	Land Bounded by A58, Prescott	Viable			<b>133</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>50</b>	<b>50</b>	33							
		100%				133	0	0	0	50	48	33							
Allocation	N/A	Carr Lane, Prescott	Viable			<b>74</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>50</b>	<b>24</b>								
		100%				74	0	0	0	50	24								
Allocation	N/A	East of Halewood	Viable			<b>1124</b>	<b>0</b>	<b>0</b>	<b>35</b>	<b>50</b>	<b>100</b>	<b>100</b>	<b>140</b>	<b>140</b>	<b>140</b>	<b>140</b>	<b>140</b>	<b>140</b>	<b>139</b>
		100%				1124	0	0	35	50	100	100	140	140	140	140	140	140	139
Allocation	N/A	South of Whiston	Viable			<b>1503</b>	<b>0</b>	<b>0</b>	<b>105</b>	<b>150</b>	<b>150</b>	<b>210</b>	<b>210</b>	<b>210</b>	<b>210</b>	<b>210</b>	<b>210</b>	<b>48</b>	
		100%				1503	0	0	105	150	150	210	210	210	210	210	210	48	
Allocation	N/A	Former Kirkby Stadium, Valley Raod				<b>200</b>	<b>0</b>	<b>0</b>	<b>18</b>	<b>36</b>	<b>36</b>	<b>36</b>	<b>36</b>	<b>36</b>	<b>36</b>	<b>2</b>			
		100%				200	0	0	18	36	36	36	36	36	36	2			

**Allocations Gross Supply**  
**Allocations Risk Assessed Supply**

<b>3014</b>	<b>0</b>	<b>0</b>	<b>193</b>	<b>436</b>	<b>405</b>	<b>379</b>	<b>386</b>	<b>386</b>	<b>352</b>	<b>350</b>	<b>188</b>	<b>139</b>	<b>0</b>	<b>0</b>	<b>0</b>
3014	0	0	193	436	403	343	350	350	350	350	188	139	0	0	0
			<b>1034</b>					<b>1853</b>					<b>327</b>		
			1032					1743					327		

**Total Commitments and Allocations Gross Supply**  
**Total Commitments and Allocations Risk Assessed Supply**

<b>7020</b>	<b>685</b>	<b>677</b>	<b>697</b>	<b>840</b>	<b>693</b>	<b>609</b>	<b>601</b>	<b>558</b>	<b>482</b>	<b>480</b>	<b>318</b>	<b>269</b>	<b>130</b>	<b>65</b>	<b>50</b>
6870.1	645	557.9	659.6	812.4	689.2	573	565	522	480	480	318	269	130	65	50
			<b>3592</b>					<b>2730</b>					<b>832</b>		
			3364.1					2620					832		



**Appendix 2 - 0-5 Years**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



## Site Survey Comments:

The site is a former school site which has been vacant for a period of time, the Council's asset release programme has identified the site as a suitable residential site.

## Conclusion:

The site is actively being released for residential development, the site lends itself well to this use and accordingly is within the 0-5 year supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

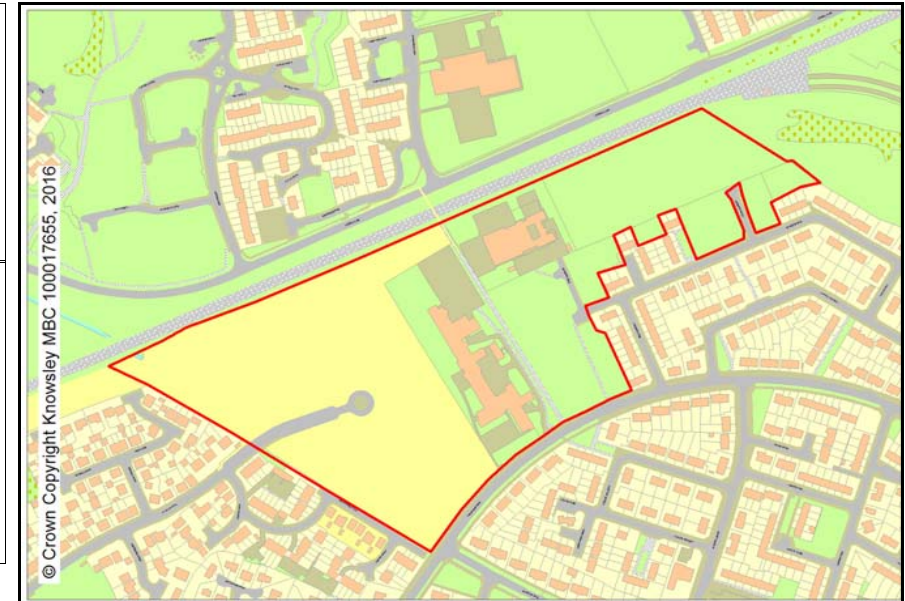
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="5"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="50"/>		
Total Survey Score: <input type="text" value="83"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



## Site Survey Comments:

The site has been identified through the Council's asset release programme as being surplus to requirements and has strong interest from the private sector for development.

## Conclusion:

The site would lend itself well to residential development and given its inclusion in the asset release programme and the interest in the site, the site has been placed in the 0-5 year supply.

# Strategic Housing Land Availability Assessment - 2016 Update

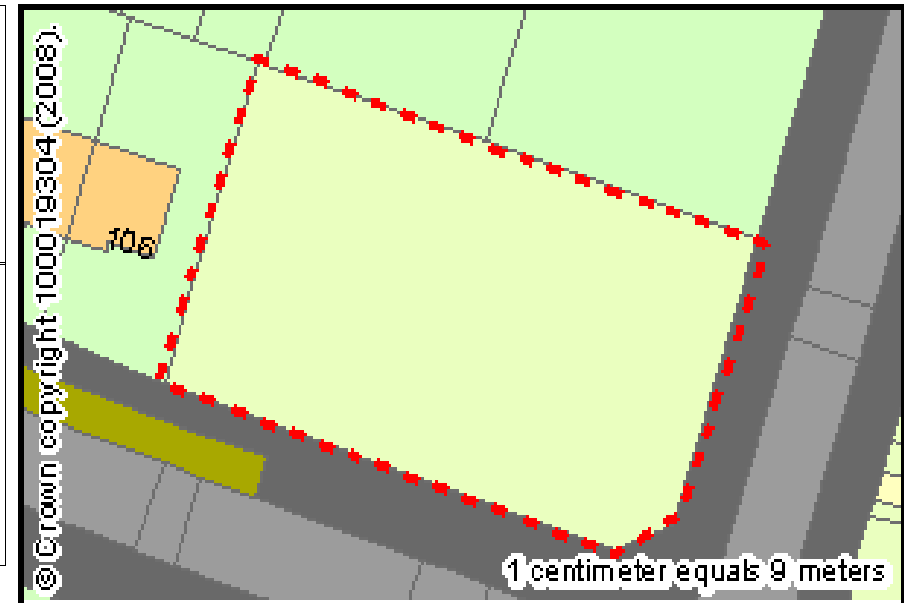


**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="10"/>
<b>Suitability Score:</b>	<input type="text" value="44"/>		

**Total Survey Score:** 
**Site Visited:** 
**Keep Site in SHLAA?:**



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

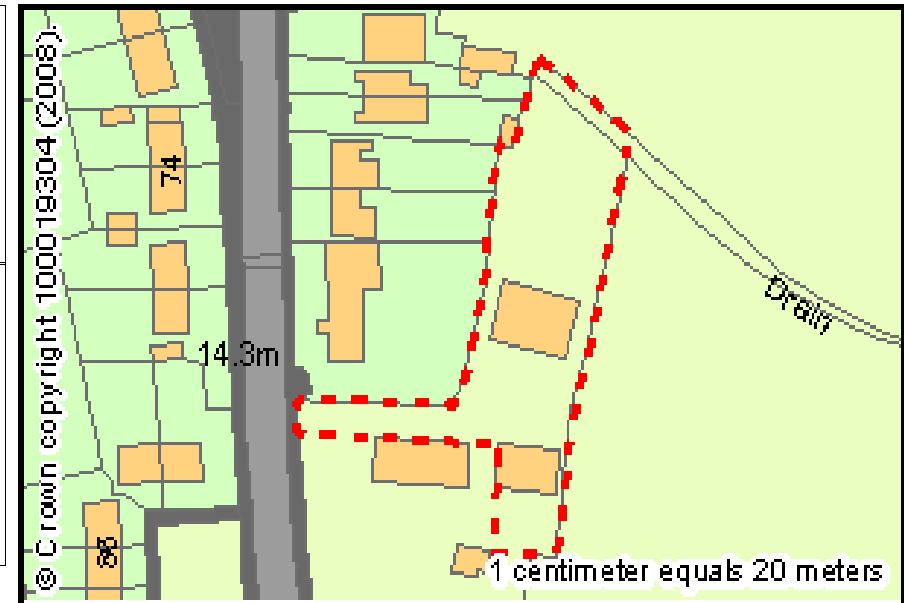
Net Site Area:

Density:

Yield:

Plan Period:

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="39"/>		
Total Survey Score: <input type="text" value="67"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**



# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

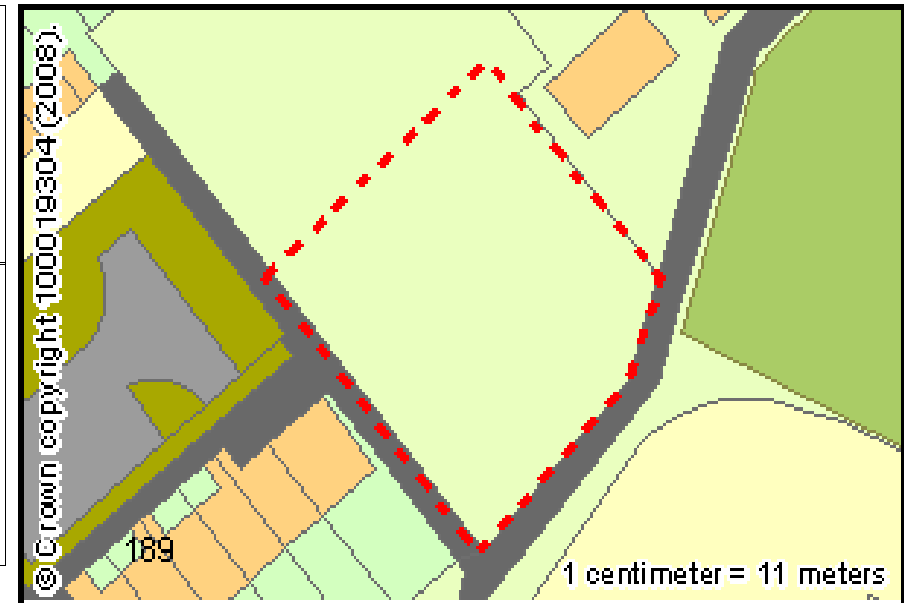
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="47"/>		

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

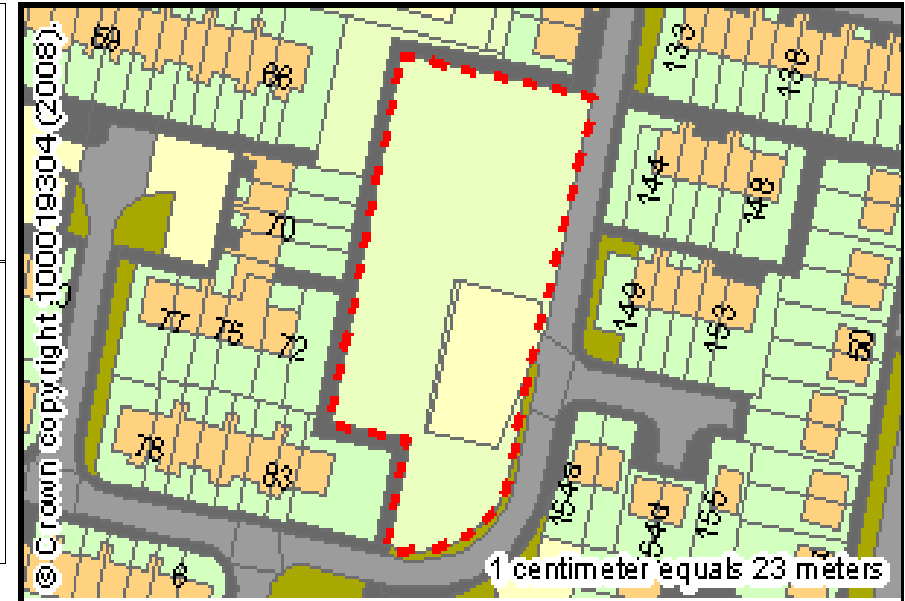
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



## Site Survey Comments:

Vacant site formerly residential. Owned by Villages Housing Association.

## Conclusion:

Site has definite potential for redevelopment for housing. In ownership of Villages Housing Association and therefore offers potential for redevelopment in the short term. Placed in the 5 year housing supply.



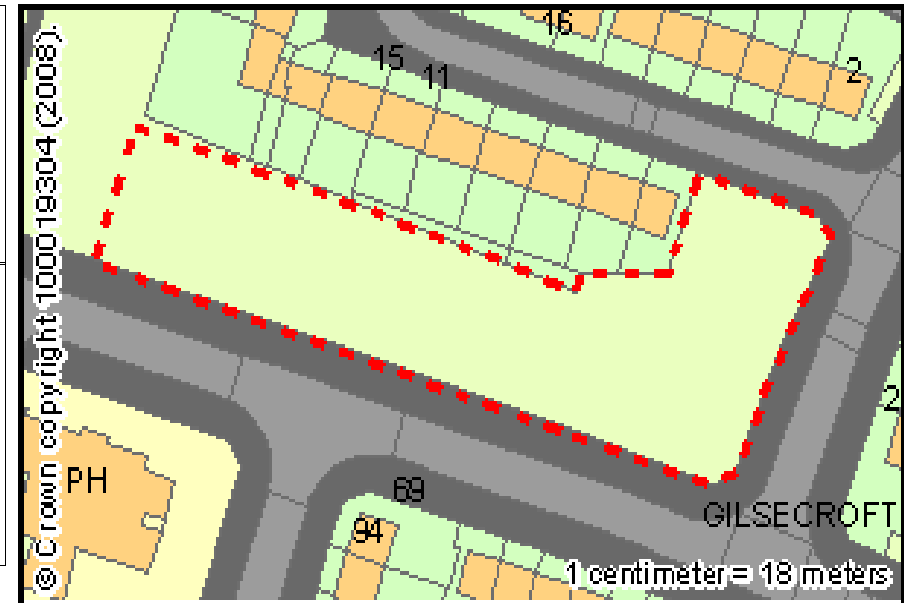
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="10"/>
<b>Suitability Score:</b>	<input type="text" value="44"/>	<b>Total Survey Score:</b> <input type="text" value="79"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:** Former residential dwellings. Formerly in Council ownership, subsequently sold for development.

**Conclusion:** Formerly in Council ownership and sold for development. Site has not come forward since sale in 2011, however it still has potential for redevelopment in the short term. Accordingly, placed in the 0-5 year housing supply.

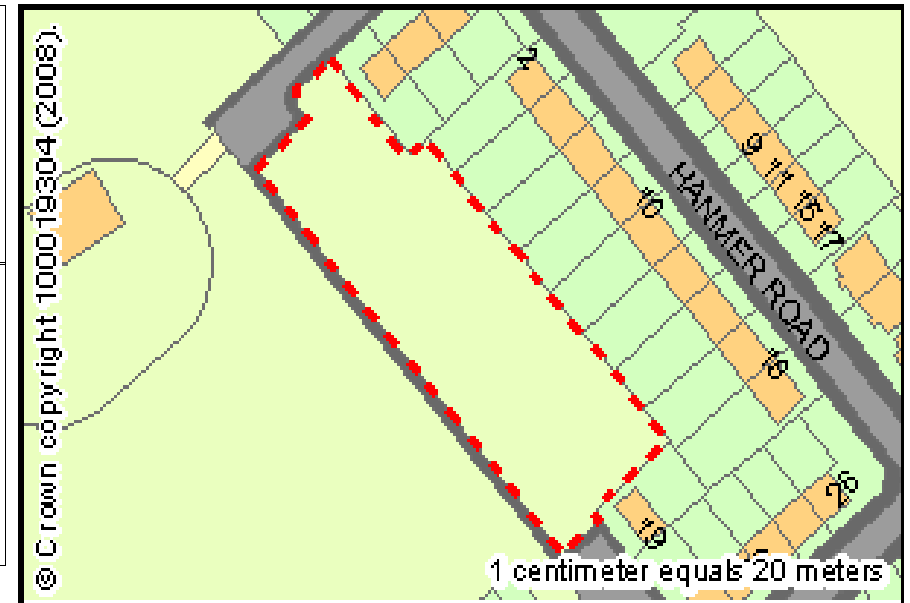
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="18"/>
<b>Suitability Score:</b>	<input type="text" value="40"/>	<b>Total Survey Score:</b> <input type="text" value="83"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**

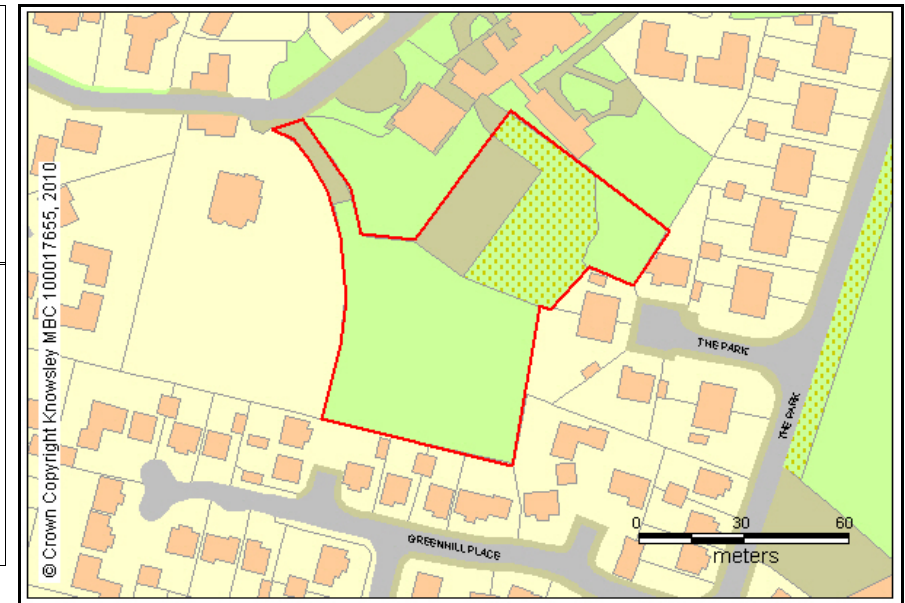
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="25"/>
<b>Suitability Score:</b>	<input type="text" value="42"/>	<b>Total Survey Score:</b> <input type="text" value="92"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:

## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

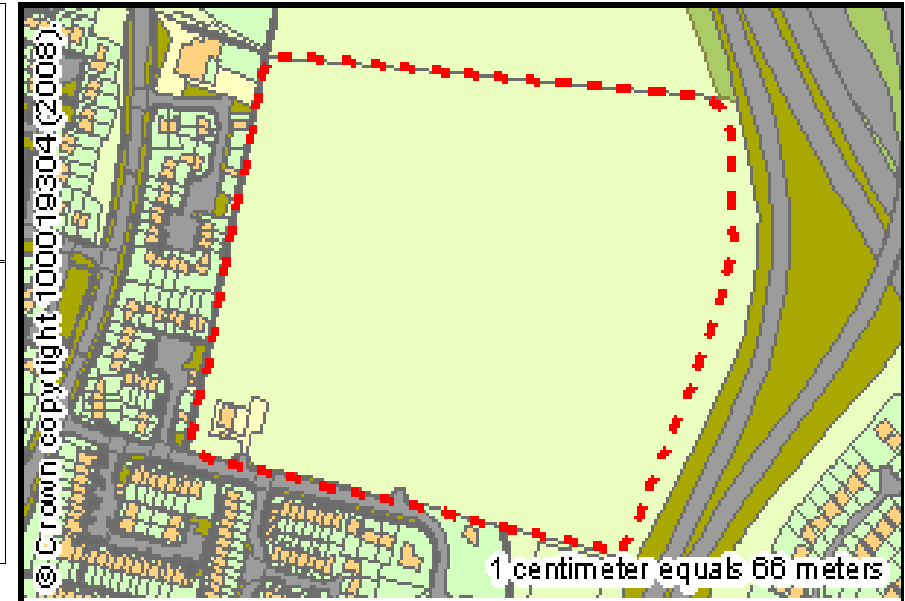
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:** Former comprehensive school - vacant since early 1990s. Land in Council ownership. The site is not longer required for education or sporting provision and has been identified as surplus by the Council's asset review. The site is largely free from constraints and available for development now.

**Conclusion:** The site has been identified as surplus and is currently available for residential use through the Council's asset review, bids are currently underway on site. The site has therefore been included in the 0 - 5 year SHLAA supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

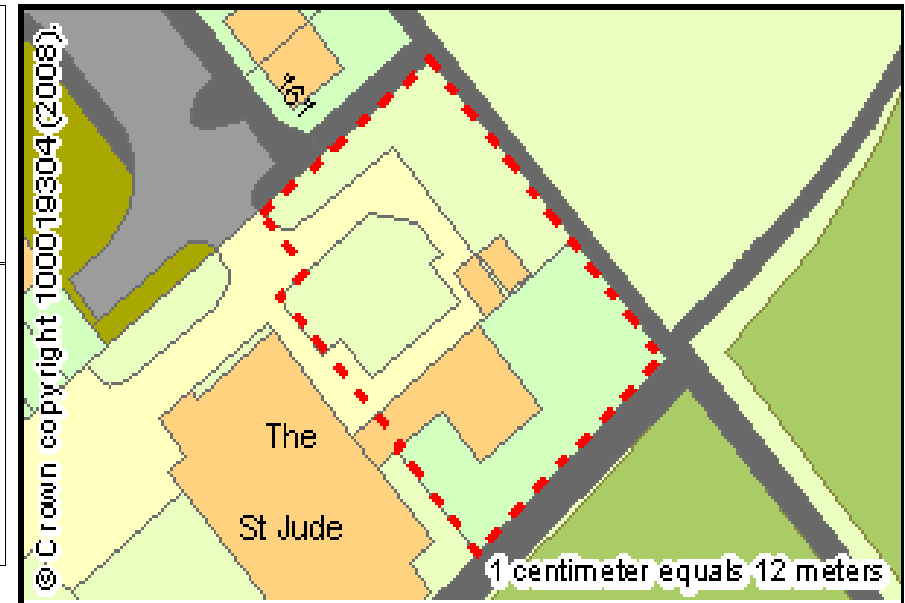
Density:

Yield:

Plan Period:



<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="47"/>		
Total Survey Score: <input type="text" value="75"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



**Site Survey Comments:** Vicarage may require demolition or remodeling for residential use. A mixture of uses surround the site. Single ownership and actively promoted through the 2012 call for sites.

**Conclusion:** Promoted for development through the 2012 'call for sites' and available for redevelopment in the short term. Site recently had pre-application advice, accordingly, placed in the 5 year housing supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

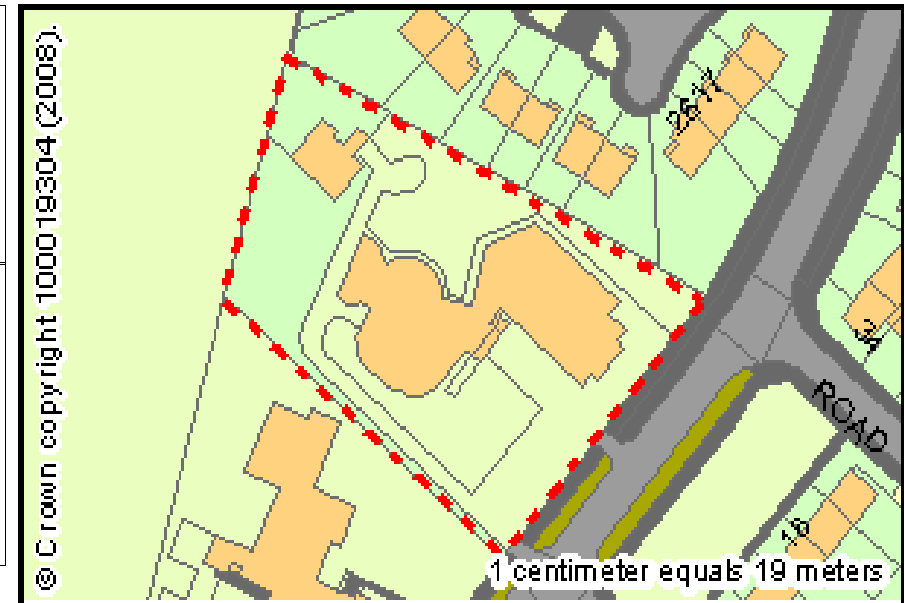
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="41"/>		
Total Survey Score: <input type="text" value="69"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:**

**Conclusion:**

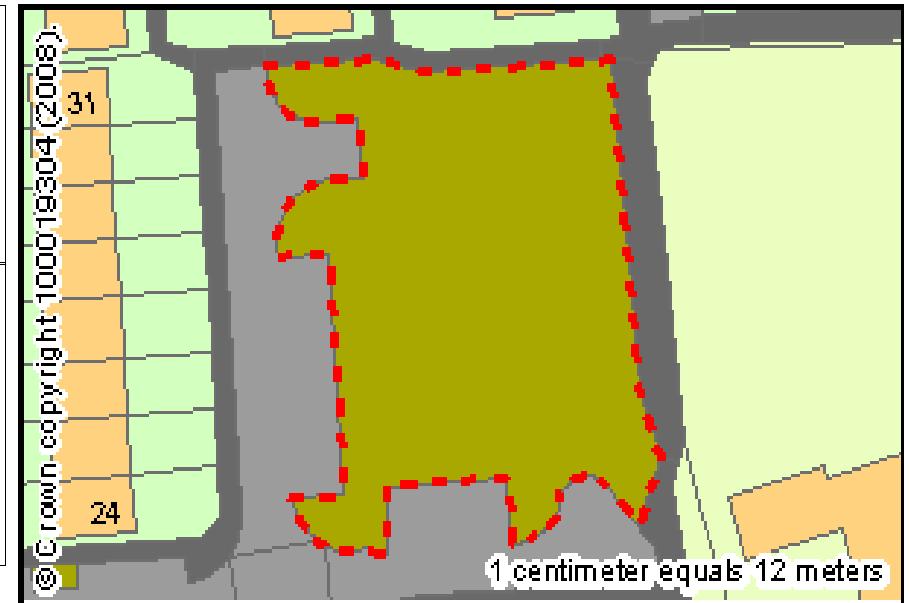
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="18"/>
<b>Suitability Score:</b>	<input type="text" value="40"/>	<b>Total Survey Score:</b> <input type="text" value="83"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**

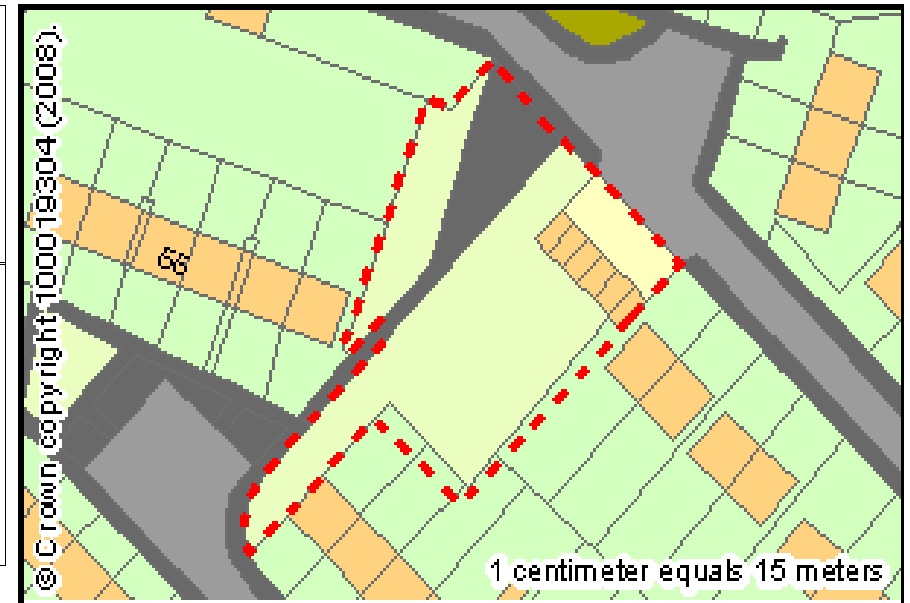
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="18"/>
<b>Suitability Score:</b>	<input type="text" value="43"/>	<b>Total Survey Score:</b> <input type="text" value="86"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**



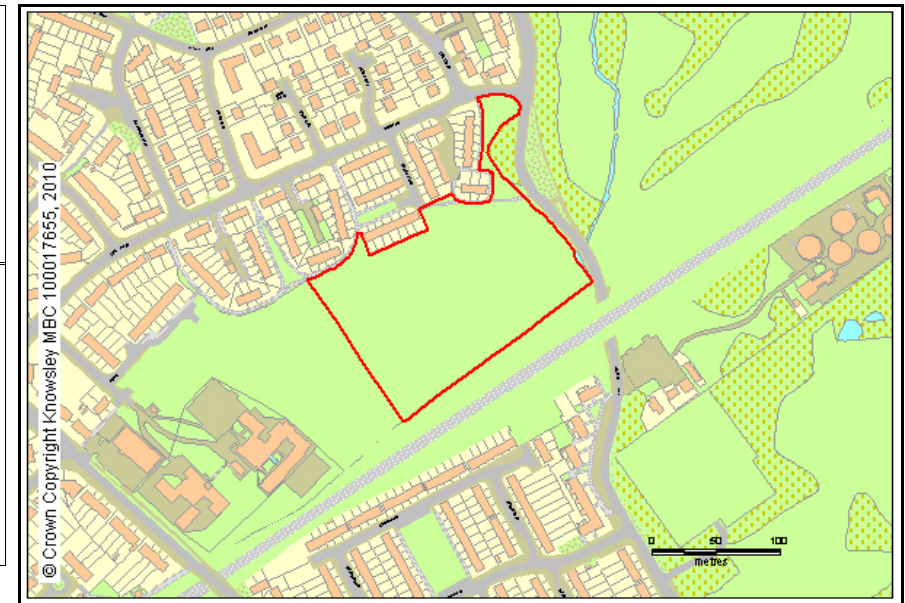
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	<b>Availability Score:</b>	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="0"/>	<b>Achievability Score:</b>	<input type="text" value="13"/>
<b>Suitability Score:</b>	<input type="text" value="9"/>	<b>Total Survey Score:</b> <input type="text" value="37"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:** Council owned site, part of Asset disposal programme. Interest in site and pre application discussion underway

**Conclusion:** Council owned site and currently available for development and at pre application stage with bidder. Therefore placed in the 0-5 year supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="5"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="15"/>		

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:** Council owned site, part of Asset disposal programme. Interest in site and pre application discussion underway

**Conclusion:** Currently owned by the Council and available for development now. Large plot which is susceptible partially to Flood Zone 2. Placed within the 0-5 year SHLAA supply.

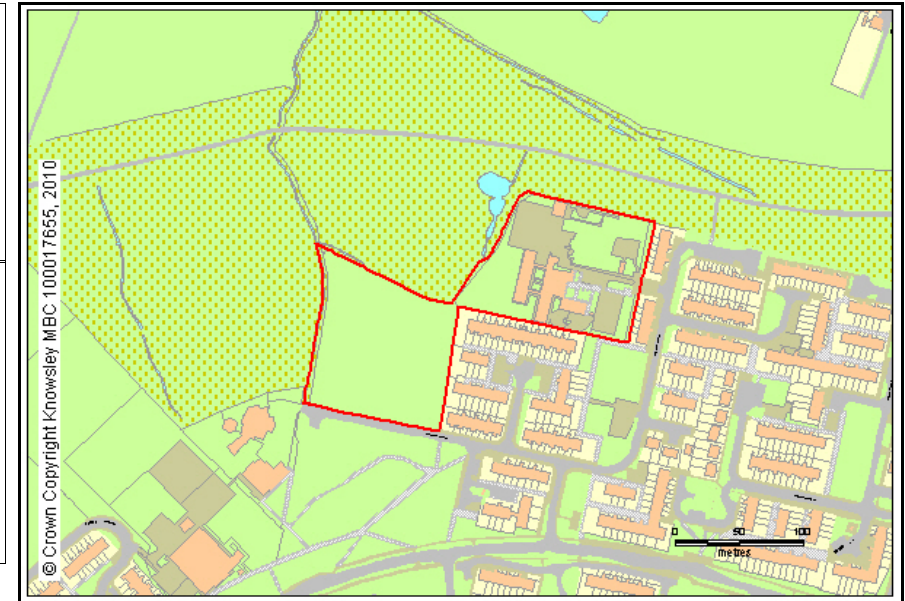
# Strategic Housing Land Availability Assessment - 2016 Update

**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="15"/>		
Total Survey Score: <input type="text" value="43"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:** Council asset. Site has been cleared and is currently vacant. The site is no longer required for education or sporting provision and has been identified as surplus by the Council's asset review. The site is largely free from constraints and available for development now.

**Conclusion:** Cleared site with potential for housing development. Classified in the 0-5 year supply. The site has been identified as surplus and is currently available for alternative uses. The site has therefore been included in the 0 - 5 year SHLAA supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

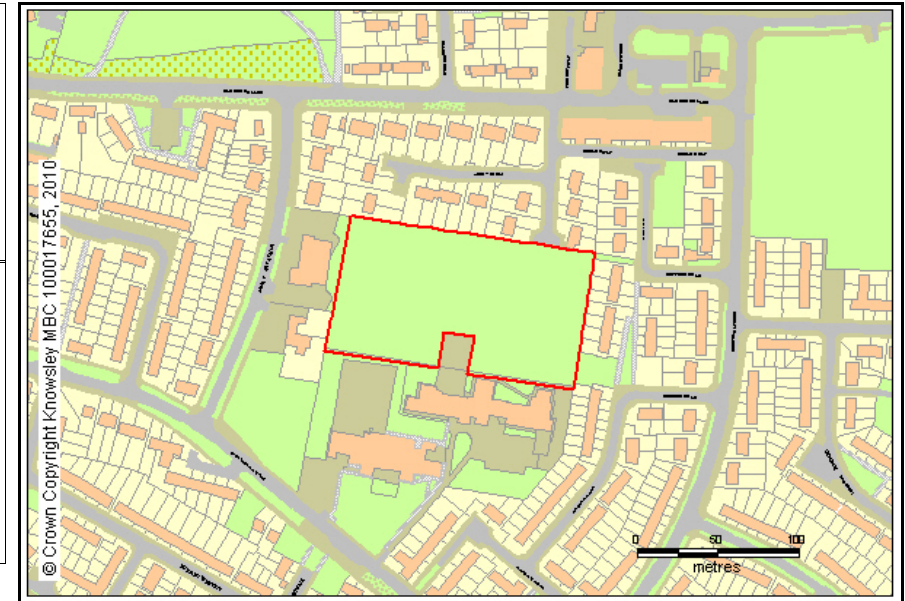
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



## Site Survey Comments:

Former Council asset, recently sold for development. Vacant Land adjoining the Simonswood Primary School (Former Sacred Heat School Playing Fields) located to the rear of residential properties. The site is no longer required for education or sporting uses and has been identified as surplus by the Council's asset review. The site is largely free from constraints and available for development now.

## Conclusion:

Formerly in Council ownership, recently sold to a Registered Provider for development. The site has been identified as surplus and is currently available for alternative uses. The site has therefore been included in the 0 - 5 year SHLAA supply.



# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

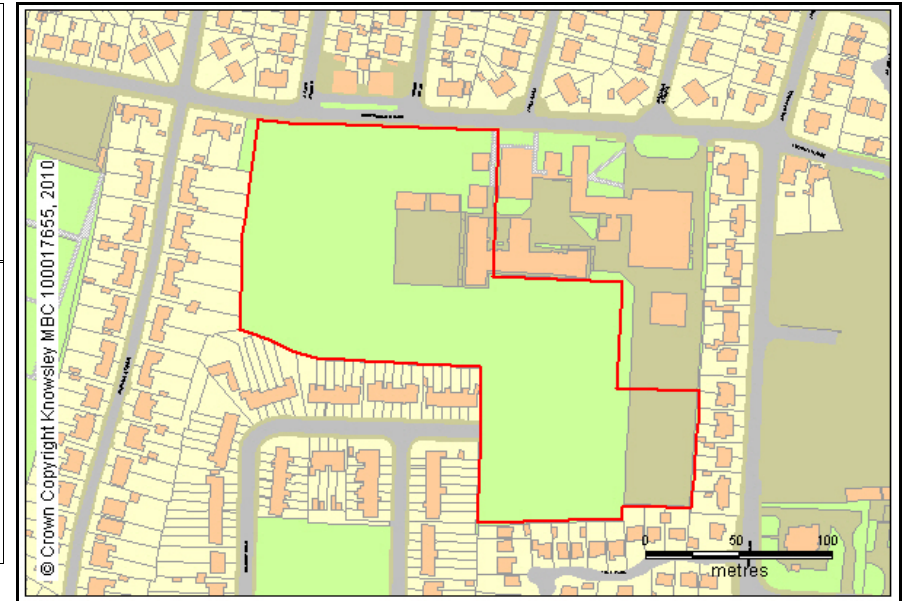
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



## Site Survey Comments:

Large capacity former school and playing field site with good access off Scotchbarn Road. Land levels are uneven. The site is no longer required for education or sporting provision and has been identified as surplus by the Council's asset review. The site is largely free from constraints and available for development now.

## Conclusion:

The site has been identified as surplus and is currently available for alternative uses. The site has therefore been included in the 0 - 5 year SHLAA supply.

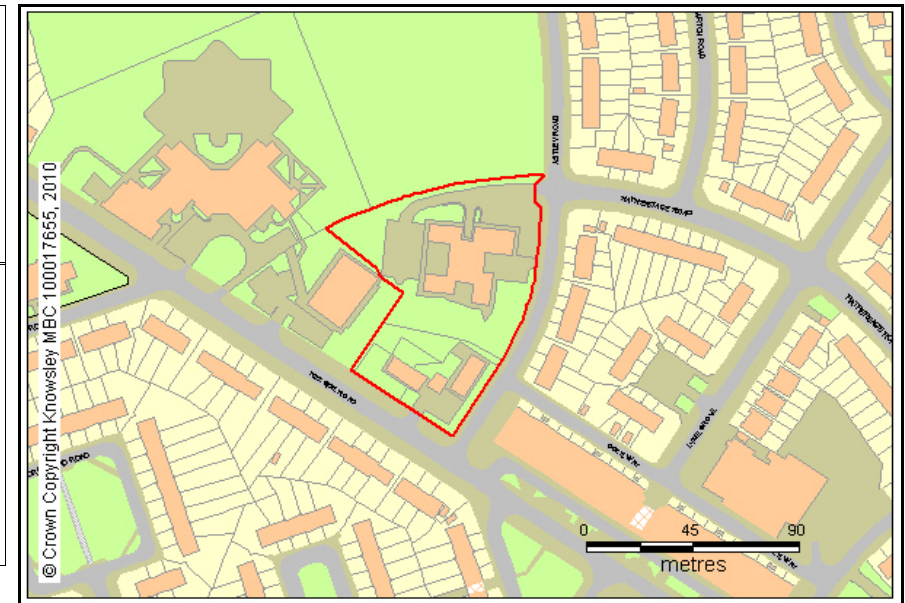
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b> Physical Constraints: <input type="text" value="0"/> Un-Neighbourly Uses: <input type="text" value="8"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="8"/> Primary School (600m): <input type="text" value="3"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="3"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="36"/>		<b>AVAILABILITY</b> Active Use: <input type="text" value="0"/> Multiple or Difficult Land Ownership: <input type="text" value="0"/> Owner willing to sell?: <input type="text" value="5"/> Availability Score: <input type="text" value="5"/>	
		<b>ACHIEVABILITY</b> Strong Residential Market?: <input type="text" value="5"/> Attractive Local Environment: <input type="text" value="3"/> Abnormal Costs: <input type="text" value="5"/> New Infrastructure: <input type="text" value="5"/> Achievability Score: <input type="text" value="18"/>	
Total Survey Score: <input type="text" value="59"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



**Site Survey Comments:** Suitable shape and size of site for residential. Land in Council ownership, formerly used as a school playing field and conference centre. The site is no longer required for education or sporting provision and has been identified as surplus by the Council's asset review. The site is largely free from constraints and available for development now.

**Conclusion:** The site has been identified as surplus and is currently available for alternative uses. The site has therefore been included in the 0 - 5 year SHLAA supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

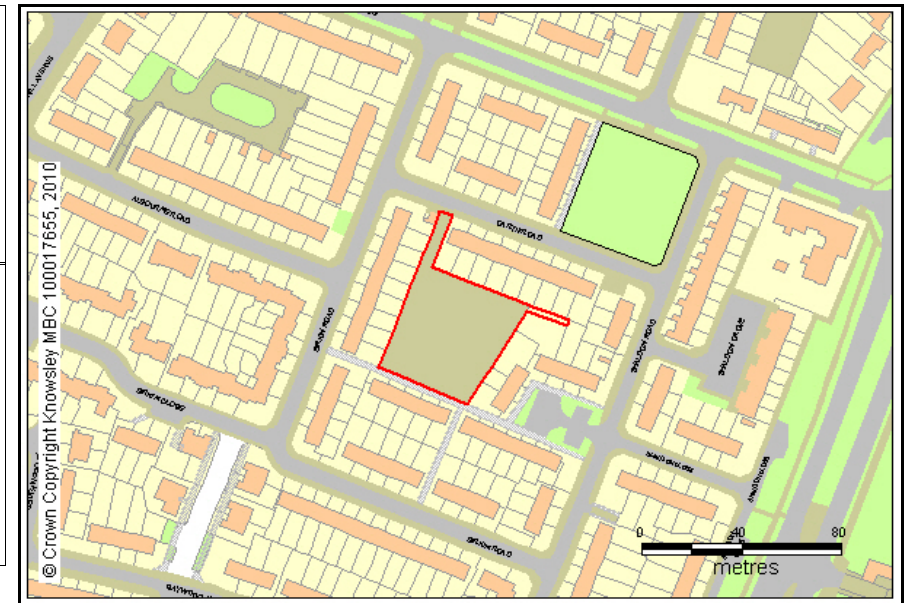
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="0"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="12"/>		

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

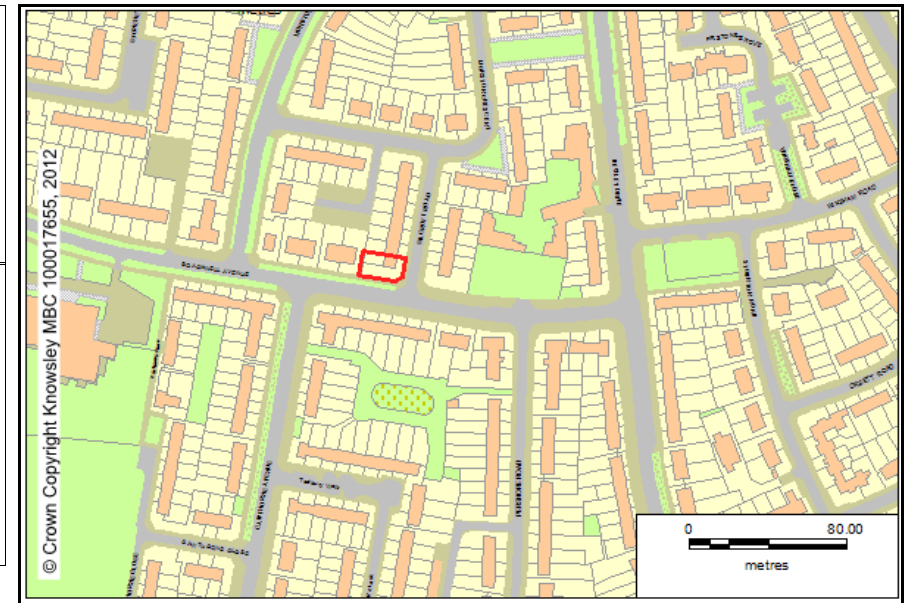
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="47"/>		
Total Survey Score: <input type="text" value="90"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:** The site is included in Knowsley's Affordable Housing Programme 2011 - 2014 which is supported by the HCA and Registered Providers. The site is free from constraints, available for development now and is programmed for delivery prior to 2014.

**Conclusion:** The site is included in Knowsley's Affordable Housing Programme and available for development now. The site is therefore included in the 0 - 5 year SHLAA supply.



# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

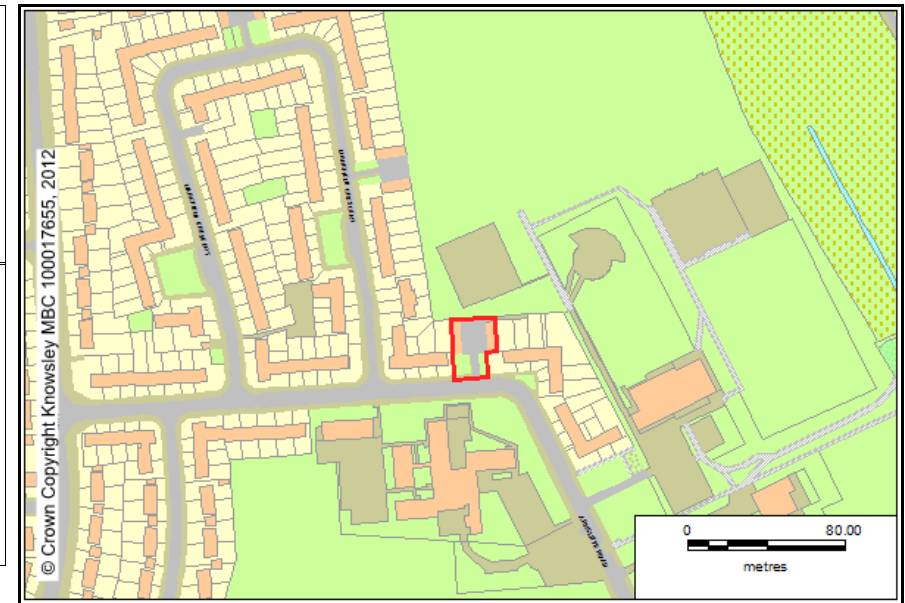
Density:

Yield:

Plan Period:



<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="47"/>		
Total Survey Score: <input type="text" value="97"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:** The site is included in Knowsley's Affordable Housing Programme 2011 - 2014 which is supported by the HCA and Registered Providers. Site density of 30 dpha has been informed by detailed master plan / design work undertaken by the Registered Provider. The site is free from constraints, available for development now and is programmed for delivery prior to 2014.

**Conclusion:** The site is included in Knowsley's Affordable Housing Programme and available for development now. The site is therefore included in the 0 - 5 year SHLAA supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

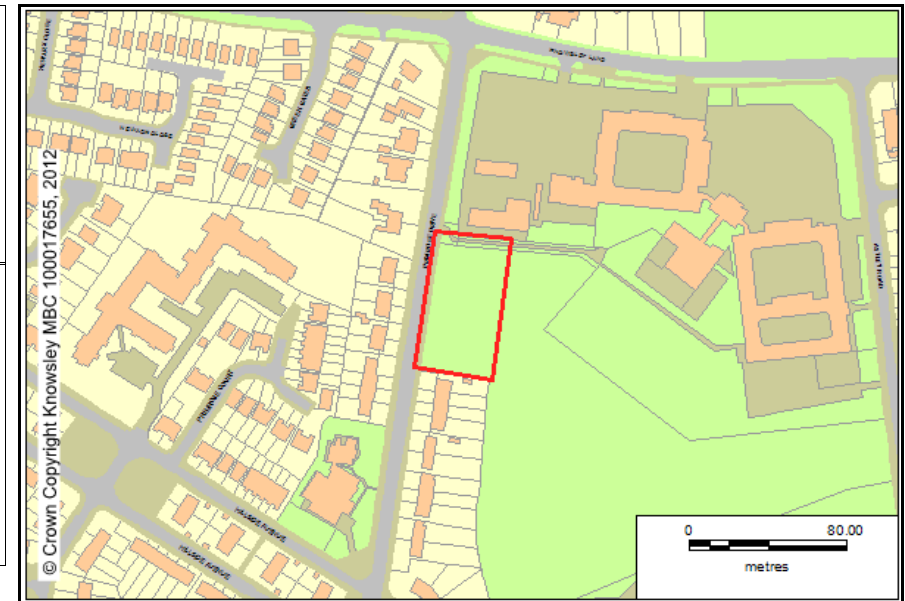
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:** Land in Council ownership, formerly used as school playing fields The site is no longer required for education or sporting provision and has been identified as surplus by the Council's asset review. The site is largely free from constraints and available for development now.

**Conclusion:** The site has been identified as surplus and is currently available for alternative uses. The site has therefore been included in the 0 - 5 year SHLAA supply.

## **Appendix 3 - 6-10 Years**

# Strategic Housing Land Availability Assessment - 2016 Update

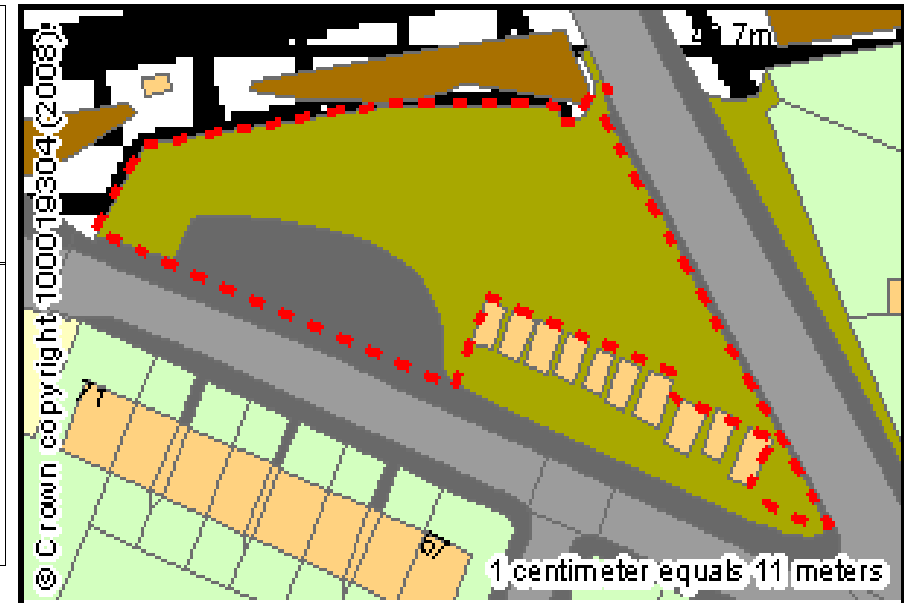


**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="18"/>
<b>Suitability Score:</b>	<input type="text" value="36"/>		

**Total Survey Score:** 
**Site Visited:** 
**Keep Site in SHLAA?:**



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

## SUITABILITY

**Physical Constraints:**   
**Un-Neighbourly Uses:**   
**Contaminated:**   
**Access:**   
**Primary School (600m):**   
**Local Centre (800m):**   
**Health Centre (1000m):**   
**Employment (5000m):**   
**Railway Station (400m):**   
**Bus Stop (200m):**   
**Suitability Score:**

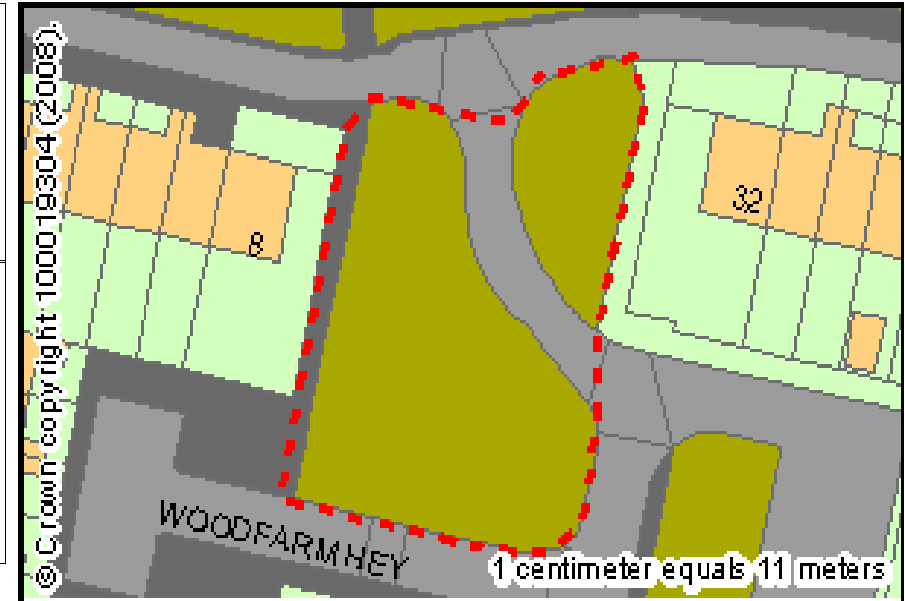
## AVAILABILITY

**Active Use:**   
**Multiple or Difficult Land Ownership:**   
**Owner willing to sell?:**   
**Availability Score:**

## ACHIEVABILITY

**Strong Residential Market?:**   
**Attractive Local Environment:**   
**Abnormal Costs:**   
**New Infrastructure:**   
**Achievability Score:**

**Total Survey Score:** 
**Site Visited:** 
**Keep Site in SHLAA?:**



## Site Survey Comments:

The site is currently listed in the Council's National Land Use Database return and was formerly included in the Urban Capacity Study (UCS).

## Conclusion:

Suitable for infill development scheme, but ownership details not known. Considered more likely to be realised in the medium term and, accordingly, site is placed in the 6-10 year housing supply.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

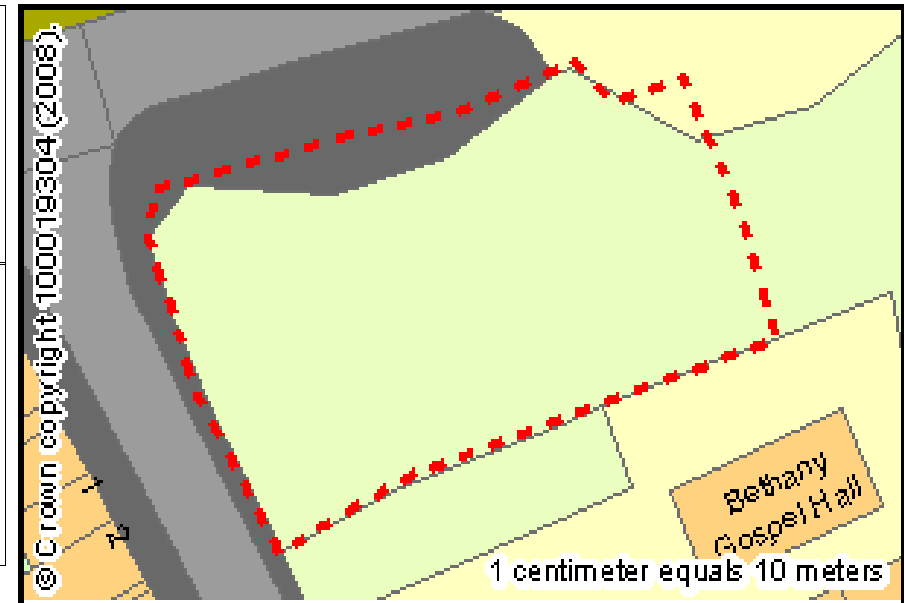
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="5"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="36"/>		

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:** Site currently used for billboard advertising. Access issue - highways authority will need to be consulted as site very close to dual-carrageway. Current access point is on north of site. Site is currently overgrown.

**Conclusion:** Vacant land which would benefit from redevelopment. Ownership details not known and considered likely to come forward for development in the medium term. Placed in the 6-10 year housing supply.

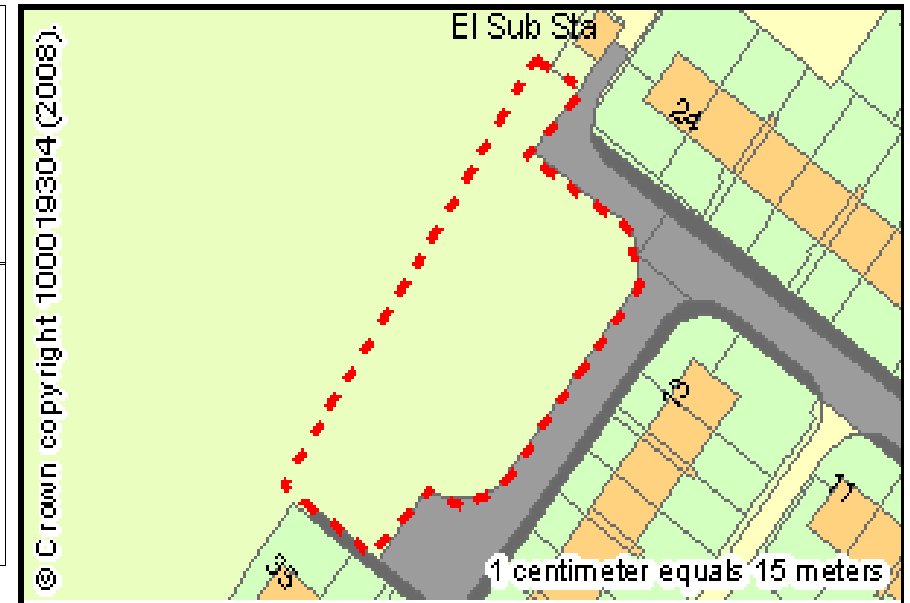
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="18"/>
<b>Suitability Score:</b>	<input type="text" value="41"/>	<b>Total Survey Score:</b> <input type="text" value="84"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**



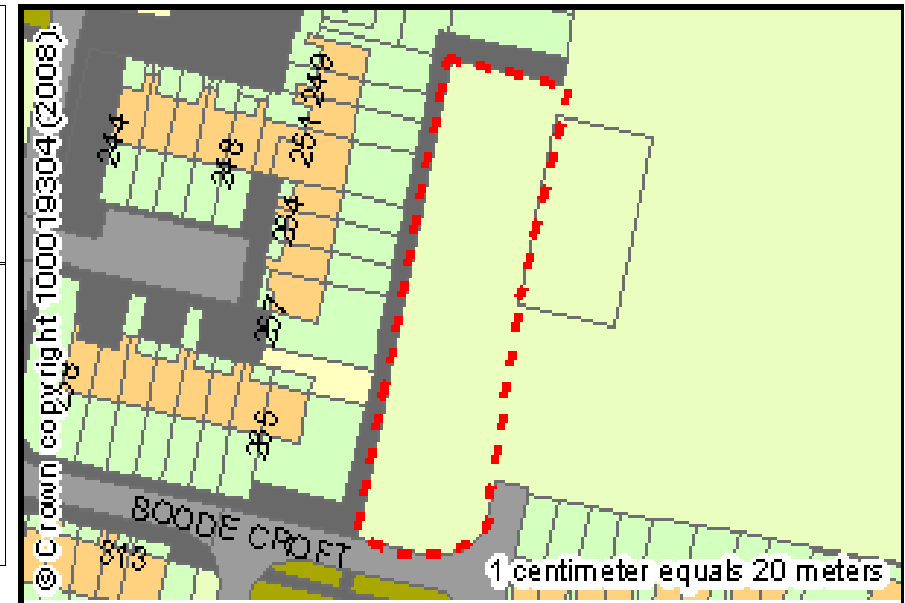
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="43"/>	<b>Total Survey Score:</b> <input type="text" value="71"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

## SUITABILITY

**Physical Constraints:**   
**Un-Neighbourly Uses:**   
**Contaminated:**   
**Access:**   
**Primary School (600m):**   
**Local Centre (800m):**   
**Health Centre (1000m):**   
**Employment (5000m):**   
**Railway Station (400m):**   
**Bus Stop (200m):**   
**Suitability Score:**

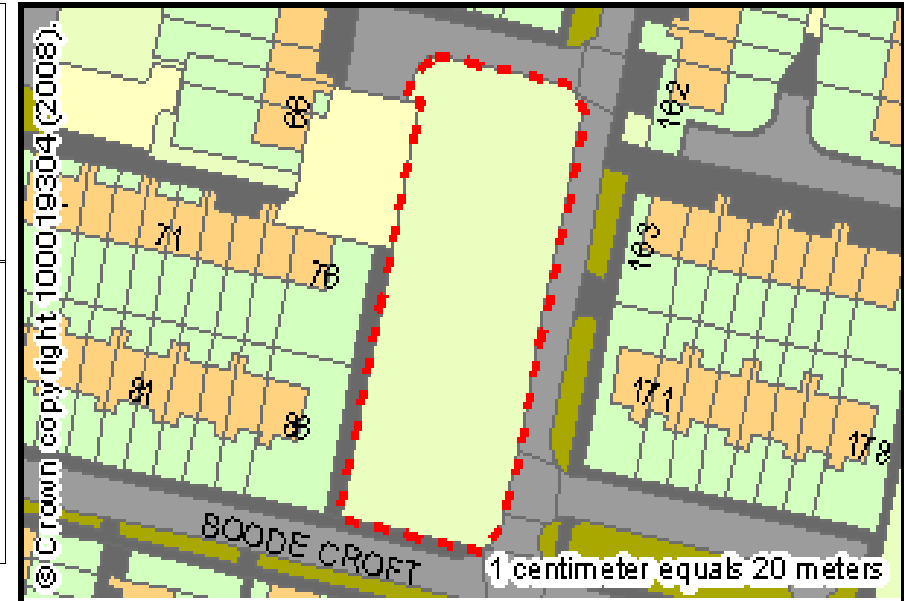
## AVAILABILITY

**Active Use:**   
**Multiple or Difficult Land Ownership:**   
**Owner willing to sell?:**   
**Availability Score:**

## ACHIEVABILITY

**Strong Residential Market?:**   
**Attractive Local Environment:**   
**Abnormal Costs:**   
**New Infrastructure:**   
**Achievability Score:**

**Total Survey Score:** 
**Site Visited:** 
**Keep Site in SHLAA?:**



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:

## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

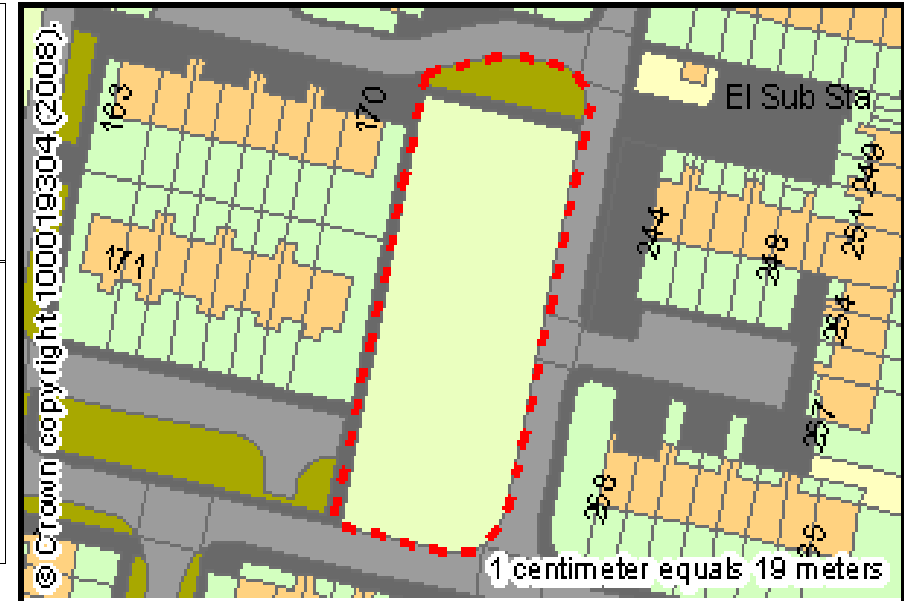
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



## Site Survey Comments:

Formerly the site of residential dwellings, now informal open space.

## Conclusion:

Site has definite potential for redevelopment for housing. Site owned by Registered Provider and it is considered most likely that potential the site will be realised in the medium term. Accordingly, placed in the 6-10 year housing supply.

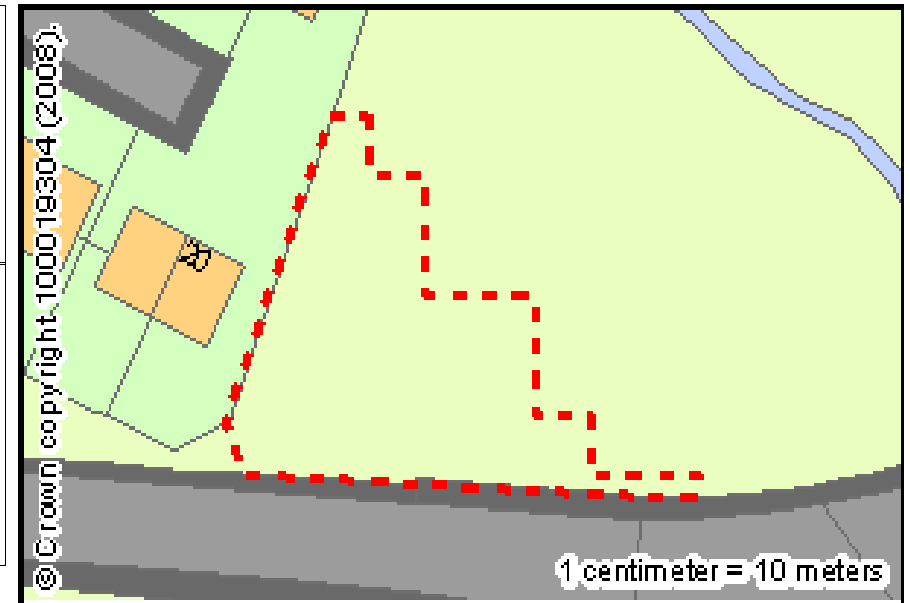
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b> Physical Constraints: <input type="text" value="8"/> Un-Neighbourly Uses: <input type="text" value="8"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="4"/> Primary School (600m): <input type="text" value="3"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="3"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="40"/>		<b>AVAILABILITY</b> Active Use: <input type="text" value="10"/> Multiple or Difficult Land Ownership: <input type="text" value="10"/> Owner willing to sell?: <input type="text" value="0"/> Availability Score: <input type="text" value="20"/>	
		<b>ACHIEVABILITY</b> Strong Residential Market?: <input type="text" value="5"/> Attractive Local Environment: <input type="text" value="3"/> Abnormal Costs: <input type="text" value="5"/> New Infrastructure: <input type="text" value="5"/> Achievability Score: <input type="text" value="18"/>	
Total Survey Score: <input type="text" value="78"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

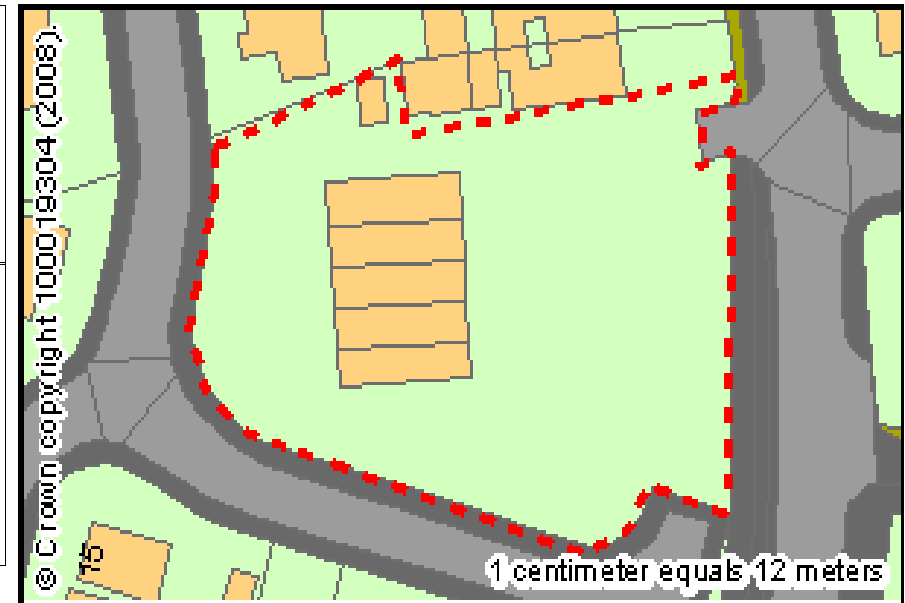


**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b> Physical Constraints: <input type="text" value="0"/> Un-Neighbourly Uses: <input type="text" value="8"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="8"/> Primary School (600m): <input type="text" value="0"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="0"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="30"/>		<b>AVAILABILITY</b> Active Use: <input type="text" value="10"/> Multiple or Difficult Land Ownership: <input type="text" value="10"/> Owner willing to sell?: <input type="text" value="5"/> Availability Score: <input type="text" value="25"/>	
		<b>ACHIEVABILITY</b> Strong Residential Market?: <input type="text" value="10"/> Attractive Local Environment: <input type="text" value="5"/> Abnormal Costs: <input type="text" value="0"/> New Infrastructure: <input type="text" value="5"/> Achievability Score: <input type="text" value="20"/>	

**Total Survey Score:** 
**Site Visited:** 
**Keep Site in SHLAA?:**



**Site Survey Comments:**

**Conclusion:**

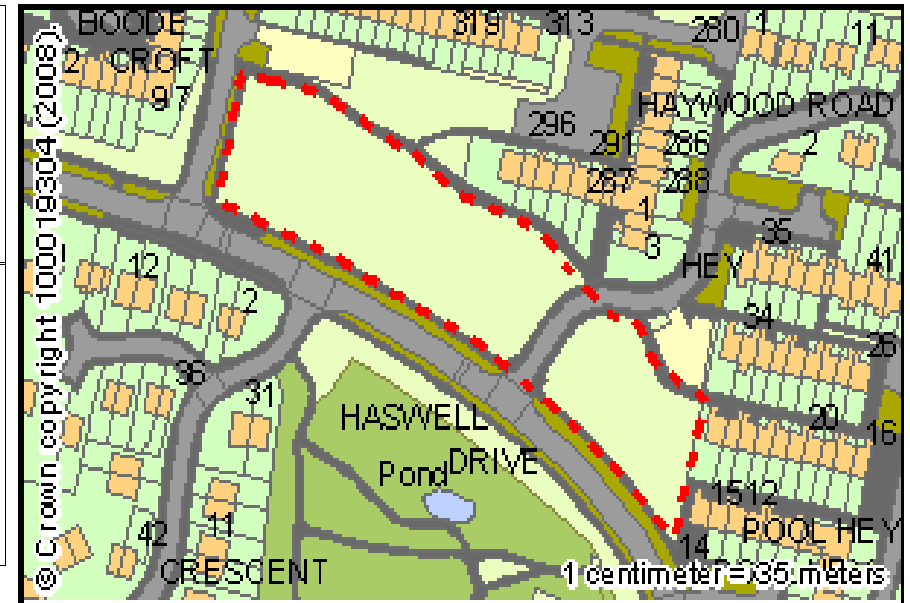
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="8"/>
<b>Suitability Score:</b>	<input type="text" value="47"/>	<b>Total Survey Score:</b> <input type="text" value="70"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

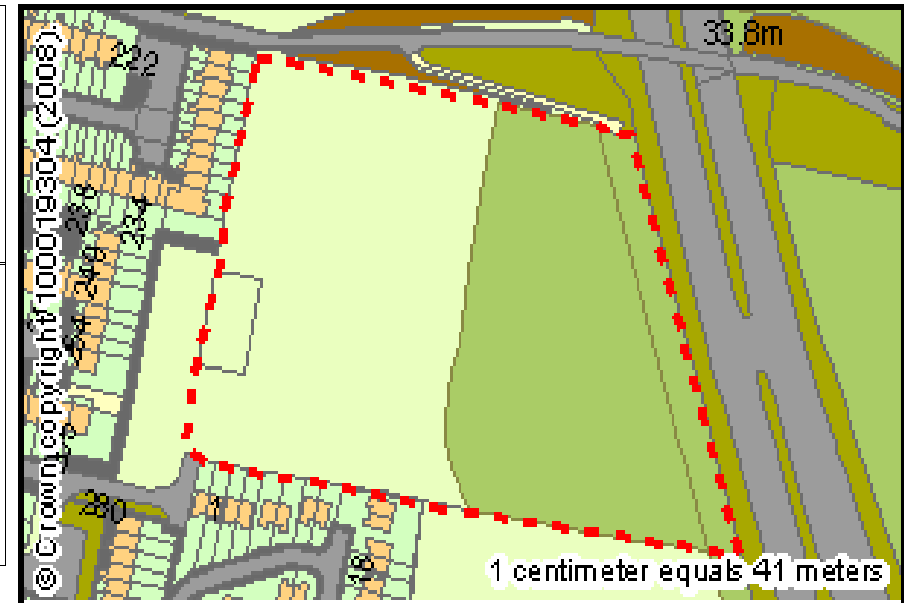
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="47"/>		



Total Survey Score:  Site Visited:  Keep Site in SHLAA?:

**Site Survey Comments:** Land in Council ownership, formerly used as a school. Access might constrain development unless dealt with. Site off a cul-de-sac. Footprint of school towards western edge. M57 to the east of the site. Some trees on site. The site is not longer required for education or sporting provision, however may be subject to some restrictive covenants which KMBC are beneficiaries.

**Conclusion:** The site has been identified as surplus and is currently available for alternative uses. However, due to the uncertainty over some restrictive covenants the site has therefore been included in the 6 - 10 year SHLAA supply.



# Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

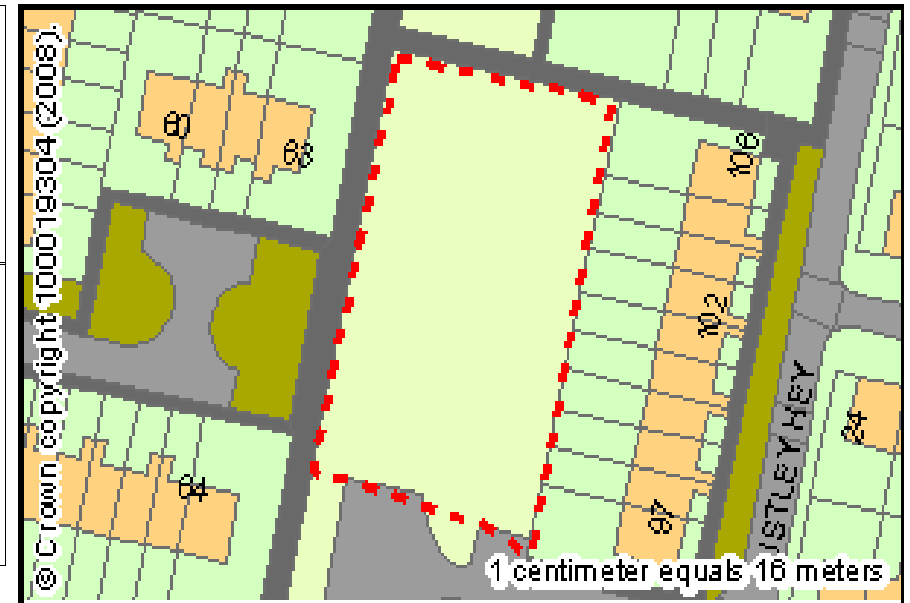
Net Site Area:

Density:

Yield:

Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="47"/>	Total Survey Score: <input type="text" value="75"/>	
		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

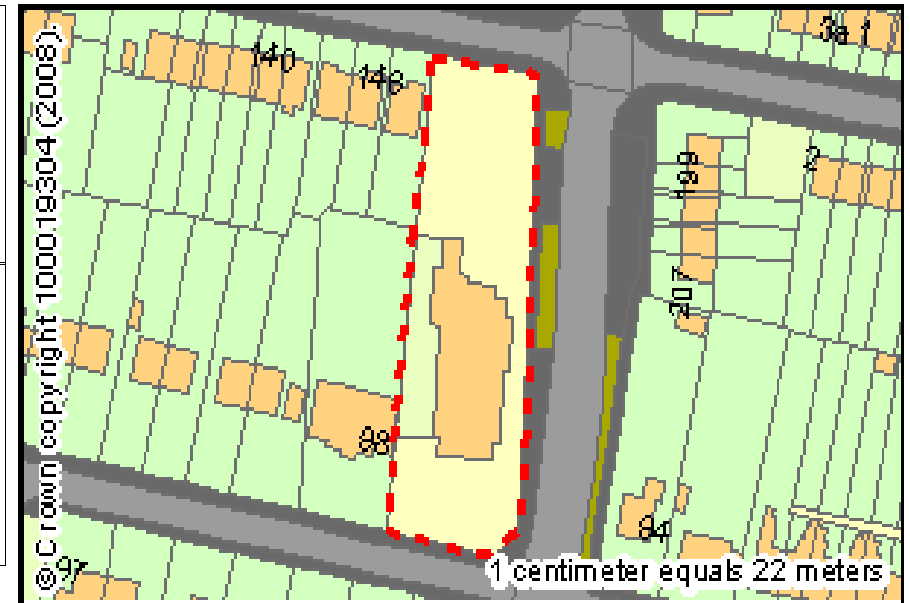
Density:

Yield:

Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="47"/>		

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



**Site Survey Comments:** In active use as pub, submitted in 2012 'call for sites' as being available for development. Site is flat and covered by public house and car park.

**Conclusion:** Promoted for development through the 2012 'call for sites' and available for redevelopment in the short term, however there has been no further development with the site. Accordingly, placed in the 6-10 year housing supply.

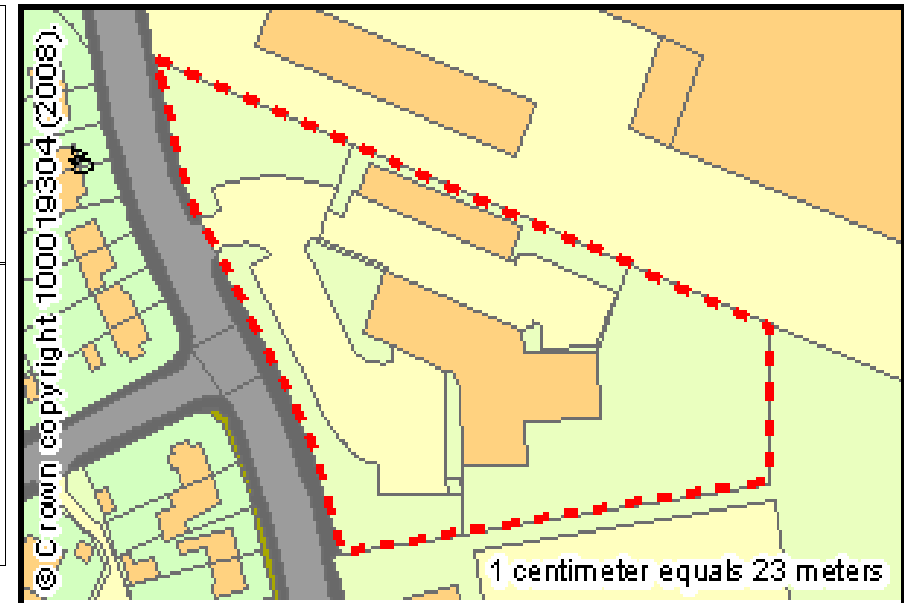
# Strategic Housing Land Availability Assessment - 2016 Update



**Site ID:**   
**Address:**   
**Township:**   
**Existing Use:**   
**Capacity Source:**

**Gross Site Area:**   
**Net Site Area:**   
**Density:**   
**Yield:**   
**Plan Period:**

<b>SUITABILITY</b>		<b>AVAILABILITY</b>	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	<b>Availability Score:</b>	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	<b>Achievability Score:</b>	<input type="text" value="18"/>
<b>Suitability Score:</b>	<input type="text" value="41"/>	<b>Total Survey Score:</b> <input type="text" value="74"/> <b>Site Visited:</b> <input checked="" type="checkbox"/> <b>Keep Site in SHLAA?:</b> <input checked="" type="checkbox"/>	



**Site Survey Comments:** Put forward by PCT - closure date unknown still in active use. Trees along frontage. Light industry to north of site. Single ownership, 2012 CFS site. May require demolition or remodeling for residential use.

**Conclusion:** Promoted for development through the 2012 'call for sites'. Placed in the 6-10 year housing supply as exact date of availability not yet known.

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

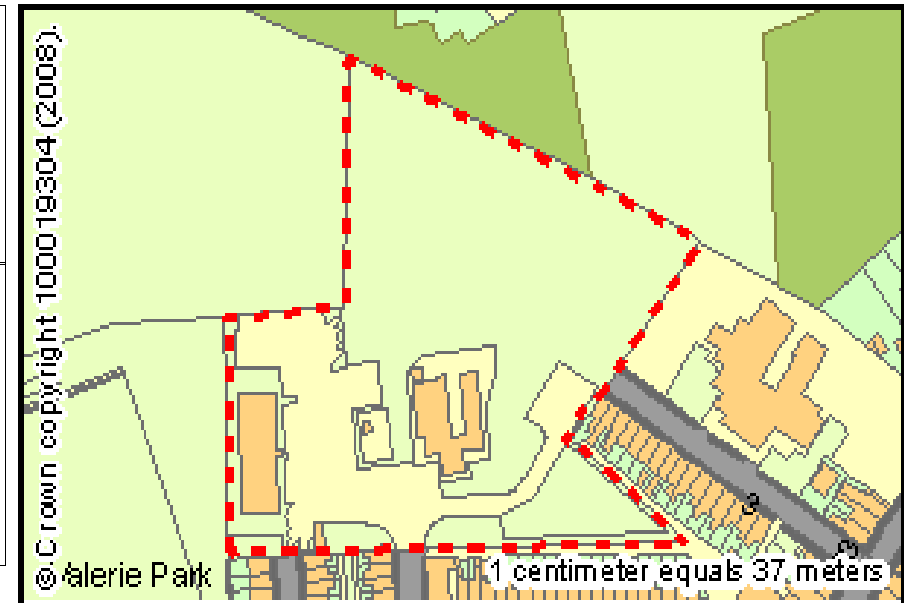
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="5"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="43"/>	Total Survey Score: <input type="text" value="83"/>	
		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

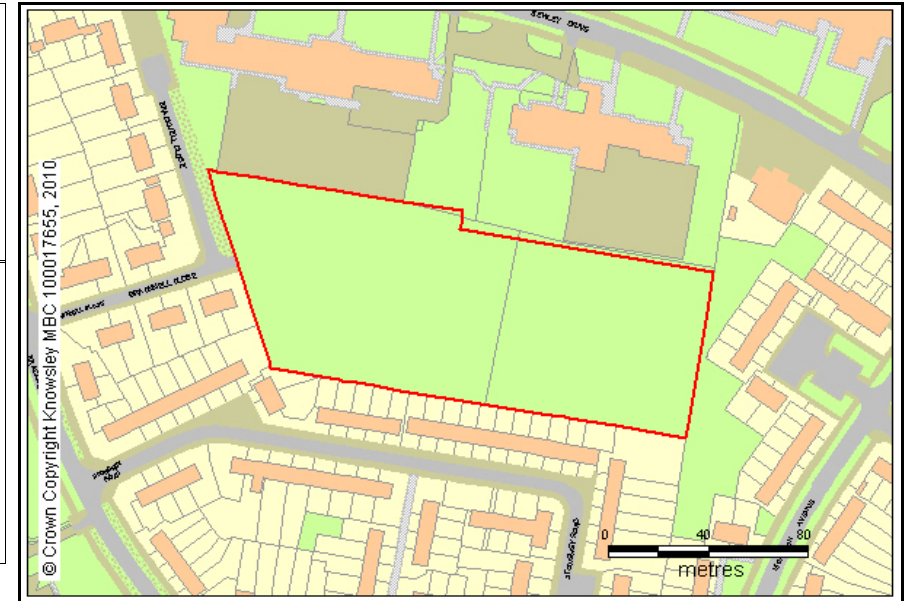
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

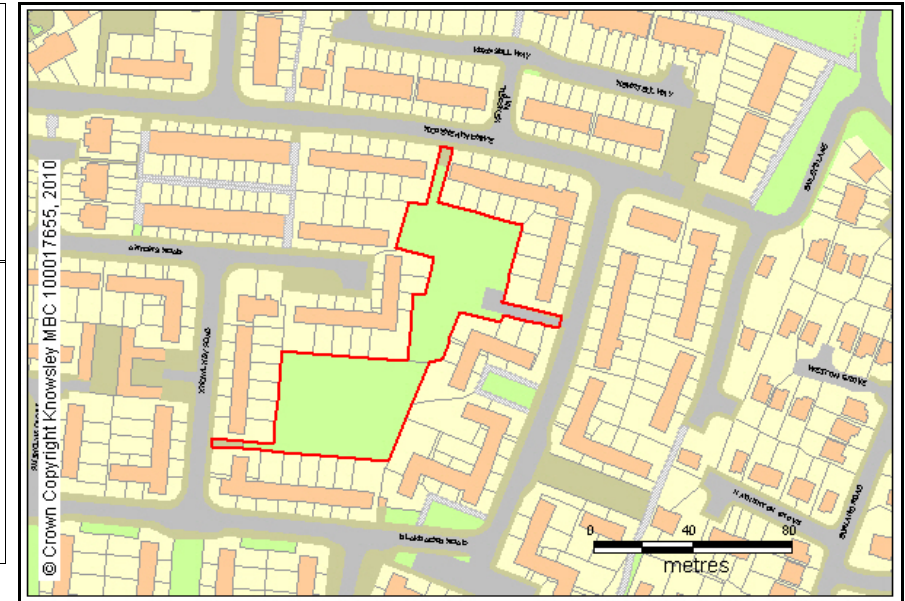
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="15"/>		
Total Survey Score: <input type="text" value="48"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



## SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

## AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

## ACHIEVABILITY

Strong Residential Market?:

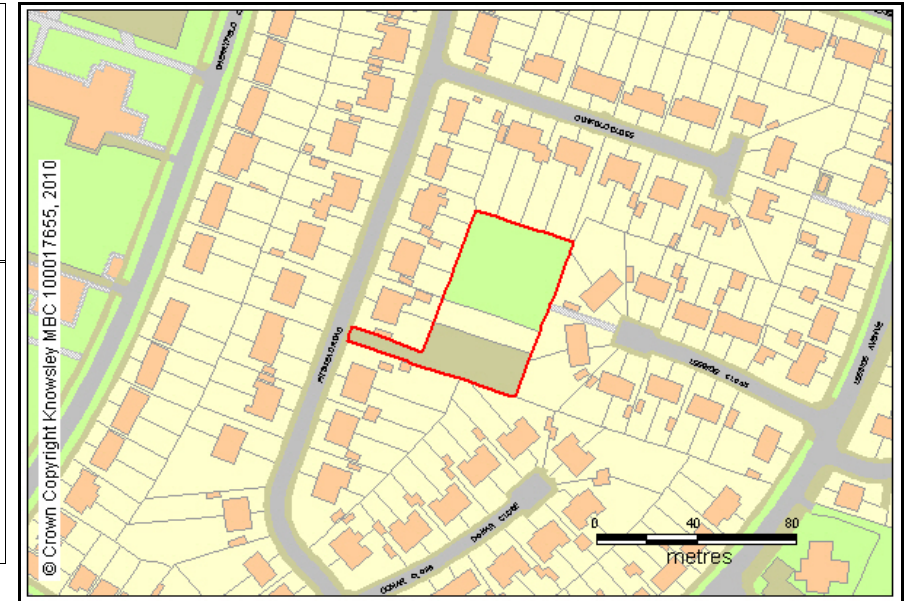
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:  Site Visited:  Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:



# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

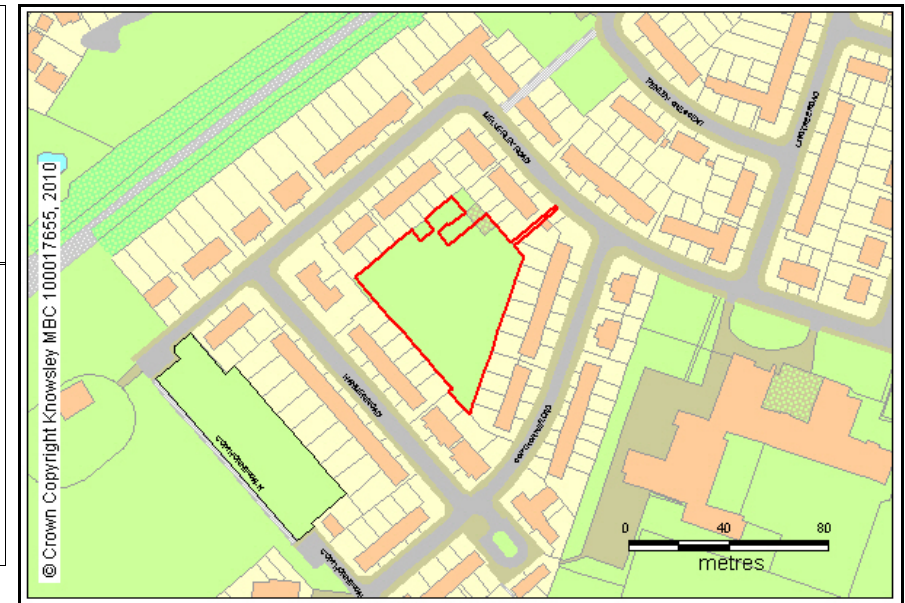
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="0"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="0"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="9"/>	<p>Total Survey Score: <input type="text" value="27"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input checked="" type="checkbox"/></p>	



Site Survey Comments:

Conclusion:



# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

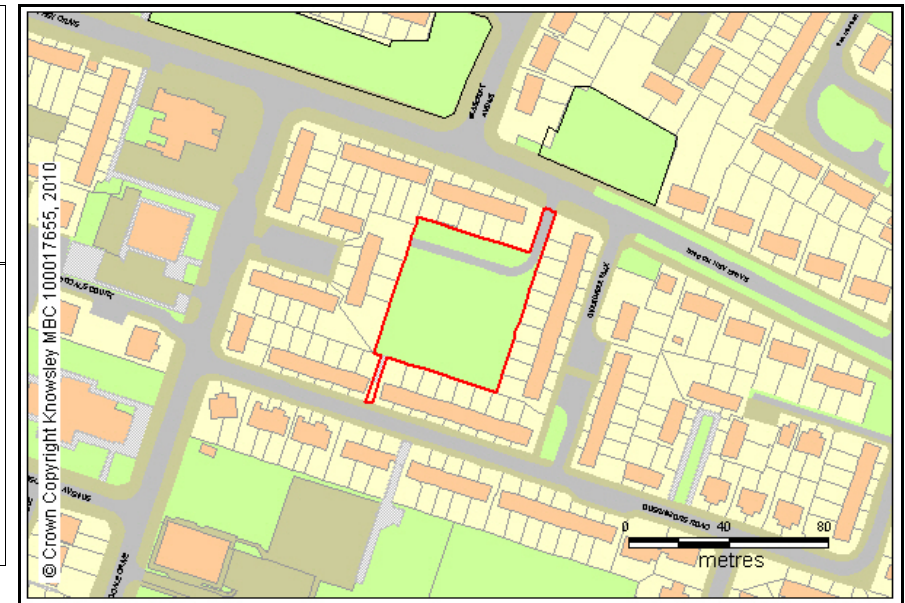
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="12"/>		
Total Survey Score: <input type="text" value="45"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:**

**Conclusion:**

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

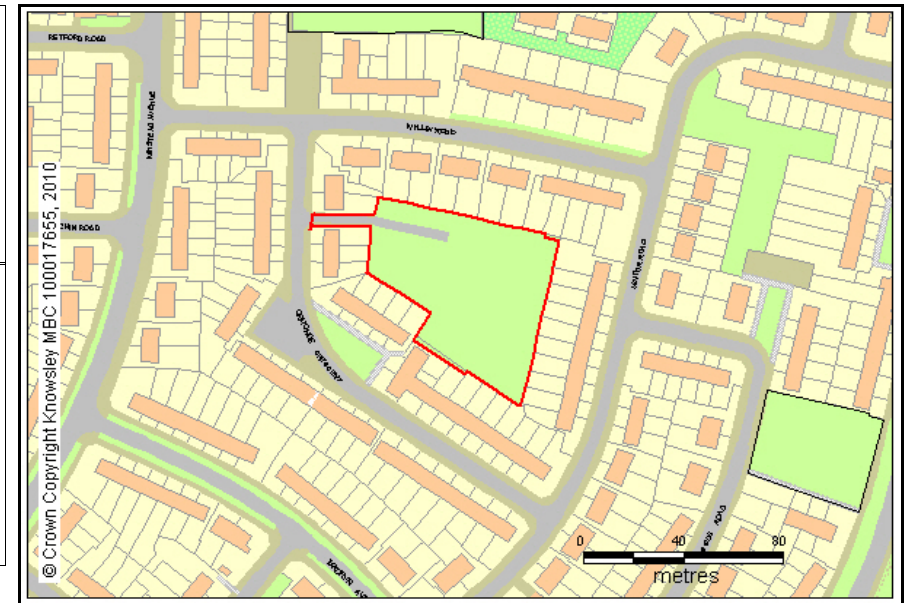
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="12"/>		
Total Survey Score: <input type="text" value="45"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



Site Survey Comments:

Conclusion:

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

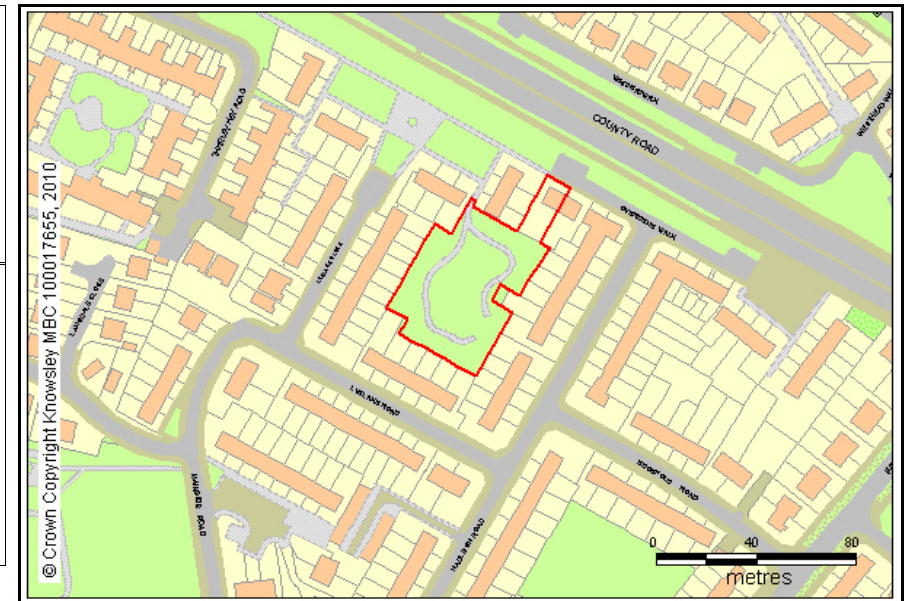
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="0"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="12"/>		
Total Survey Score: <input type="text" value="45"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



Site Survey Comments:

Conclusion:

# Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

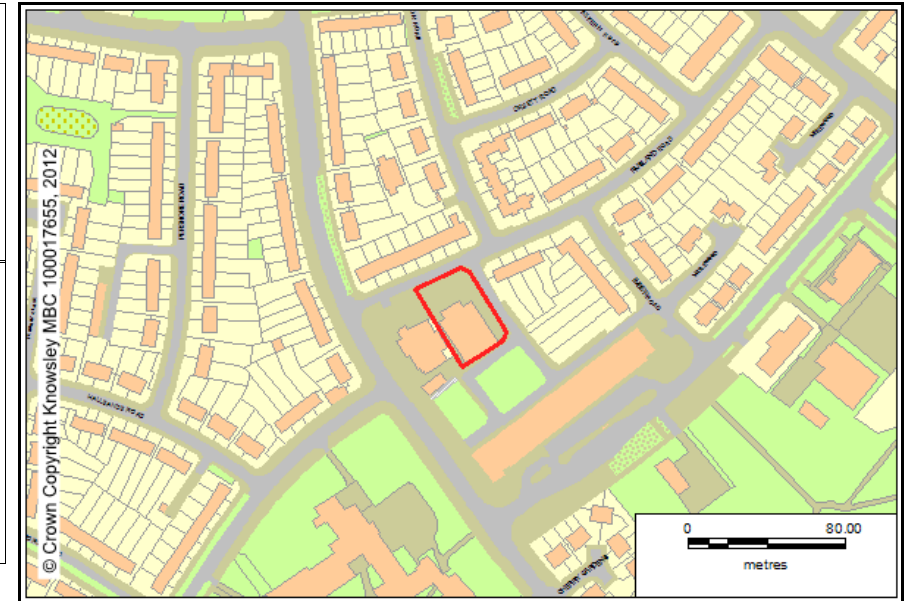
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	<b>ACHIEVABILITY</b>	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="47"/>	Total Survey Score: <input type="text" value="75"/>	
		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input checked="" type="checkbox"/>



**Site Survey Comments:** The site was submitted via the Call for Sites process in 2011 by the owner. The site is currently designated as "Primarily Residential Area" and is therefore suitable for residential development. However, the site appears to be in use as a Social Club and the building may require remodelling or demolition before it would be suitable for residential development.

**Conclusion:** A suitable site for residential use. However, due the existing use and the potential need for demolition the site has been included in the 6-10 year category.