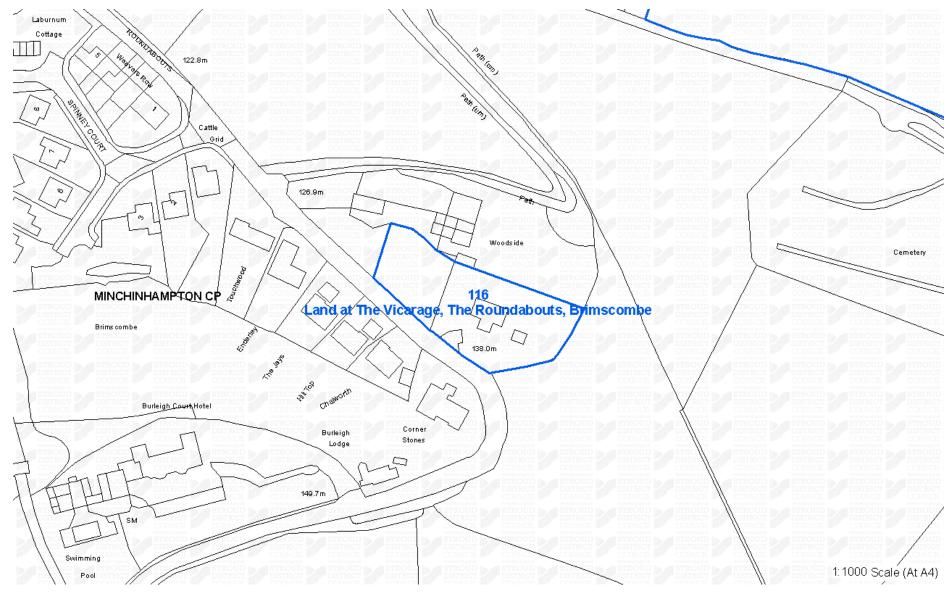
## Stroud District Council - Strategic Housing Land Availability Assessment, December 2011 RTP ID: 116 Land at The Vicarage, The Occupied site (No buildings) Site Name: Site activity: Roundabouts, Brimscombe Main current use: Existing housing stock Type of potential: New build Potential for 'town centre' Site Details mixed use development: No Suitability Assessment Included in 2011 Yes Assessment?: **Policy Constraints** Physical problems or limitations: Access; Topography **AONB (%):** 100 Reason for not assessing the site: 0 **Key Employment Land (%): Environmental conditions:** Key Wildlife Sites (%): 0 Time period over which 2016-2021 constraints can be addressed - if Site Source: Call for Sites Tree Preservation Order (count): 0 possible: Minchinhampton CP Parish: Flood risk Level 2 (%): 0 **District Ward:** Minchinhampton Flood risk Level 3a (%): 0 Site Classification: Small village or rural area Site Assessment Panel Flood risk Level 3b (%): 0 Easting: 386,788 Likely to be deliverable?: Yes Estimate of Housing Potential Northing: 201,952 Gross Site Area (ha): 0.21 Gross Site Area (ha): 0.21 Reduction (max 2 dwellings) Impact on theoretical yield: Local Plan Allocation: Net developable area (ha): 0.21 Reason for impact on yield or Proportion of net developable 100 Information from Site Visit / Call for Sites general deliverability issue: area available after taking account of physical obstacles(%): Single / multiple ownership: Single Effective developable area (ha): 0.21 If multiple ownership, are all Yes Density (dph): 30 owners prepared to develop?: Brownfield/Greenfield: Brownfield

OVERALL ASS		Is site <u>suitable</u> for housing development?:		Possibly
Yield (no of dwgs)	Number of dwe : 2011-2016:	ellings:	Is site <u>available</u> immediately?:	Yes
6 Donsity (dnh):	2016-2021: 2021-2026:	6	Is site likely to be	Yes
Density (dph):	2021-2020. 2026 onwards:		<u>deliverable?</u> :	

## What actions are needed to bring site forward?:

1. Determine whether access issue can be addressed. 2. Determine whether topography issue renders site unviable. 3. Determine whether AONB policy can be relaxed/lifted or design can address impact.

## Stroud District SHLAA, Site Analysis, September 2011



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