

**Stroud District Council - Strategic Housing Land Availability Assessment, December 2011**

**RTP ID:** 279

**Site Name:** Land at Ebley Wharf,  
Westward Road, Ebley,  
Stroud

Site activity:

Main current use:

Type of potential:

Potential for 'town centre'  
mixed use development:

**Site Details**

Included in 2011  
Assessment?: No

**Suitability Assessment**

Physical problems or limitations:

Environmental conditions:

Time period over which  
constraints can be addressed - if  
possible:

**Site Assessment Panel**

Likely to be deliverable?:

Impact on theoretical yield:

Reason for impact on yield or  
general deliverability issue:

Reason for not  
assessing the site: Has now got full planning  
permission

**Policy Constraints**

AONB (%):

Key Employment Land (%):

Key Wildlife Sites (%):

Tree Preservation Order (count):

Flood risk Level 2 (%):

Flood risk Level 3a (%):

Flood risk Level 3b (%):

**Estimate of Housing Potential**

Gross Site Area (ha):

Net developable area (ha):

Proportion of net developable  
area available after taking account  
of physical obstacles(%):

Effective developable area (ha):

Density (dph):

Site Source: National Land Use Database  
2008

Parish: Cainscross CP

District Ward: Cainscross

Site Classification:

Easting: 382,941

Northing: 204,699

Gross Site Area (ha): 1.45

Local Plan Allocation: Mixed Use Allocation

**Information from Site Visit / Call for Sites**

Single / multiple ownership:

If multiple ownership, are all  
owners prepared to develop?:

Brownfield/Greenfield:

**OVERALL ASSESSMENT:**

Is site suitable for  
housing development?:

Number of dwellings:

Is site available  
immediately?:

Is site likely to be  
deliverable?:

Yield (no of dwgs): 2011-2016:

2016-2021:

Density (dph): 2021-2026:

2026 onwards:

What actions are needed to bring site forward?:

