



Appendix 2

**Site Assessment Proformas
Deliverable Supply (0-5 Years)**

Site Details

Site address: **Site off Cross Lane, Audley**Deliverable site SHELAA number: **AB76**Developable site Ward: **Audley**Gross Site Area (Ha): **0.67**Estimated Potential Capacity: **7**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **7**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **7**Site use: **Builders yard**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

A Green Belt site with planning approval for 7 dwellings (Ref. 18/00122/FUL) which was granted at appeal. Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is too small to accommodate employment development of any significance.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: Low Zero Carbon Opportunitie **More constrained**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 3**

Landscape Characte

Audley Ancient Clay Farmlands

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area

Mineral Safeguard Area

On siteMineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<800m**Secondary School: **>1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **<1600m**Supermarket: **>1600m**Bus Stop: **<800m**Train Station: **>1600m**

Site Details

Site address: **The Mill, Congleton Road, Butt Lane**Deliverable site SHELAA number: **BL34**Developable site Ward: **Talke & Butt Lane**Gross Site Area (Ha): **0.09**Estimated Potential Capacity: **15**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **15**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5: 15**Site use: **Former offices**Developable Area (Ha): Call for Site: **6 - 10: 0****11 - 15: 0**

Summary Comments

Housing Suitability: **Suitbale**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viabile**

The site is located within the Kidsgrove urban area, and has planning approval for the change of offices to 15 apartments (Ref. 18/00430/COUNOT). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. Development high risk area on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<400m**Secondary School: **<1600m**College: **>1600m**Town Centre: **<1600m**Covenience Store **>1600m**Supermarket: **<1600m**Bus Stop: **<400m**Train Station: **<1600m**

Site Details

Site address: **West Avenue (North West Site), Kidsgrove**Deliverable site SHELAA number: **BL7**Developable site Ward: **Talke & Butt Lane**Gross Site Area (Ha): **2.88**Estimated Potential Capacity: **66**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **66**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **66**Site use: **Vacant land**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Kidsgrove urban area, and has planning approval for 66 dwellings (Ref. 20/00501/FUL). Site status under construction as of 31/03/2022.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: **Average**

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<800m**Hospital: **>1600m**Open Space: **<800m**Post Office: **<800m**Primary School: **<800m**Secondary School: **<1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **<1600m**Bus Stop: **<400m**Train Station: **<1600m**

Site Details

Site address: **Talke Road (playing fields), Bradwell**Deliverable site SHELAA number: **BW16**Developable site Ward: **Bradwell**Gross Site Area (Ha): **2.62**Estimated Potential Capacity: **85**Greenfield or brownfield **Greenfield**Density applied (dph): Site Gross Capacity: **85**Land Owner **NuLBC**Developable Area Applied: Delivery Period **0 - 5: 85**Site use: **Playing Field**Developable Area (Ha): Call for Site: **6 - 10: 0****11 - 15: 0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and has outline planning approval for up to 85 dwellings (Ref. 17/00515/DEEM4). A decision for reserve matters application (Ref. 21/00470/REM) is currently pending. Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **None**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<800m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<400m**Secondary School: **<1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Wilmott Drive, Cross Heath, Newcastle-under-Lyme**Deliverable site SHELAA number: **CH4**Developable site Ward: **Cross Heath**Gross Site Area (Ha): **8.79**Estimated Potential Capacity: **96**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **276**Land Owner **Aspire Housing**Developable Area Applied: Delivery Period **0 - 5:** **96**Site use: **Vacant site (demolished housing)**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area and has planning approval for 276 dwellings (Ref. 17/00281/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity is deducted to take into account the remaining number of dwellings to be completed on site. Developer indicates the scheme is likely to be built out at 50 units per annum. Lymedale Cross Industrial Estate adjoins the northern boundary.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: Low Zero Carbon Opportunitie **Unsuitable area**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban** Landscape Characte **None - urban area**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years** Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Partially on site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m** Hospital: **>1600m** Open Space: **<400m** Post Office: **<800m**Primary School: **<1600m** Secondary School: **<1600m** College: **<1600m** Town Centre: **>1600m**Covenience Store **>1600m** Supermarket: **<400m** Bus Stop: **<400m** Train Station: **>1600m**

Site Details

Site address: **Land at High Street / Church Street, Chesterton**Deliverable site SHELAA number: **CT17**Developable site Ward: **Holditch & Chesterton**Gross Site Area (Ha): **2.91**Estimated Potential Capacity: **14**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **14**Land Owner **Aspire Housing**Developable Area Applied: Delivery Period **0 - 5: 14**Site use: **Residential and former garages**Developable Area (Ha): Call for Site: **6 - 10: 0****11 - 15: 0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

Site has planning approval (Ref. 20/00369/FUL) for demolition of all existing buildings and a) full planning permission for the development of 9 bungalows (C3 Use Class) along with car parking, landscaping and associated amenity space; and b) outline planning permission with all matters reserved except access for (i) the development of 43 dwellings (C3 Use Class) and (ii) an older persons scheme comprising 73 supported living apartments for the over 55's. Estimated potential capacity is calculated by applying a ratio to the supported living apartments to determine the release of accommodation in the housing market. The demolition of 78 units is also taken into account, resulting in an overall net gain of 14 dwellings. Estimated potential capacity reflects this. Site status not started as of 31/03/2022.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<800m**Secondary School: **<800m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for 67 dwellings (Ref. 20/00463/FUL). Site status not started as of 31/03/2022. The Housing and Economic Needs Assessment grades the site as 'average', and acknowledged there is little demand for new employment space on site. Development high risk area on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Hulston Site, Birch House Road, Crackley**Deliverable site SHELAA number: **CT9**Developable site Ward: **Crackley & Red Street**Gross Site Area (Ha): **0.61**Estimated Potential Capacity: **12**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **30**Land Owner **Aspire Housing**Developable Area Applied: Delivery Period **0 - 5:** **12**Site use: **Former public house**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and has planning approval for 30 dwellings (Ref. 17/01033/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity is deducted to take into account the remaining number of dwellings to be completed on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<800m**Primary School: **<400m**Secondary School: **<1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied:

Delivery Period

Site use: Developable Area (Ha): Call for Site:

0 - 5:	7
6 - 10:	0
11 - 15:	0

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for demolition of a public housing and erection of 7 dwellings (Ref. 09/00155/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is in close proximity to Holditch Industrial Estate.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied:

Delivery Period

Site use: Developable Area (Ha): Call for Site: 0 - 5: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for 5 dwellings (Ref. 18/00243/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Land Between Apedale Road and Palatine Drive**Deliverable site SHELAA number: **HD24**Developable site Ward: **Holditch & Chesterton**Gross Site Area (Ha): **16.28**Estimated Potential Capacity: **330**Greenfield or brownfield **Greenfield**Density applied (dph): Site Gross Capacity: **330**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **120**Site use: **Woodland / agricultural fields**Developable Area (Ha): Call for Site: **6 - 10:** **150****11 - 15:** **60**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and has planning approval for 330 dwellings (Ref. 21/00655/FUL). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. Build out rate is based on the SHELAA methodology until further information is provided. A Biodiversity Alert Site (Apedale Disused Tip) adjoins part of the western boundary. Flood zones 2 and 3 is confined within parts of the western boundary.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area / less constrained

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 4**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<800m**Primary School: **<800m**Secondary School: **<400m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied:

Delivery Period

Site use: Developable Area (Ha): Call for Site:

0 - 5:	9
6 - 10:	0
11 - 15:	0

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

A brownfield site located in the Green Belt with planning approval for 9 dwellings (Ref.17/00968/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is too small to accommodate employment development of any significance.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Land opposite Heathcote Road Junction, High Street, Audley**Deliverable site SHELAA number: **HM65**Developable site Ward: **Audley**Gross Site Area (Ha): **0.28**Estimated Potential Capacity: **8**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **8**Land Owner **Private**Developable Area Applied:

Delivery Period

0 - 5: **8**Site use: **Former retail / post office**Developable Area (Ha): Call for Site: 6 - 10: **0**11 - 15: **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the development boundary of Halmer End settlement, and has planning approval for 8 dwellings (Ref. 20/00388/OUT). Site status not started as of 31/01/2022. The site falls within a residential area which makes it unsuitable for employment development. Estimated potential capacity reflects the planning approval. Public right of way on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 4**

Landscape Characte

Apedale Coalfield Farmland

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **None**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **>1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<800m**Secondary School: **<800m**College: **>1600m**Town Centre: **>1600m**Covenience Store **<800m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Minnie Close, Halmerend (Working Mens Club)**Deliverable site SHELAA number: **HM9**Developable site Ward: **Audley**Gross Site Area (Ha): **0.23**Estimated Potential Capacity: **7**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **7**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5: 7**Site use: **Former social club**Developable Area (Ha): Call for Site: **6 - 10: 0****11 - 15: 0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the development boundary of Halmer End settlement, and has planning approval for 7 dwellings (Ref. 19/00117/FUL). Estimated potential capacity reflects the planning approval. Site status not started as of 31/03/2022. The site falls within a residential area making it unsuitable for employment development. Public right of way adjoins the eastern and southern boundary.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunity

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site Agricultural Land Classification **Grade 3**

Landscape Character

Apedale Coalfield Farmlands

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<800m**Secondary School: **<400m**College: **>1600m**Town Centre: **>1600m**Convenience Store **<400m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Former Garages at Gloucester Road, Kidsgrove**Deliverable site SHELAA number: **KG15**Developable site Ward: **Kidsgrove & Ravenscliffe**Gross Site Area (Ha): **0.29**Estimated Potential Capacity: **8**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **8**Land Own **Part NULBC / Aspire**Developable Area Applied: Delivery Period **0 - 5:** **8**Site use: **Vacant Land**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available now**Achievability: **Achievable**Viability: **Viable**

The site is located within the Kidsgrove urban area, and has planning approval for 8 residential dwellings (Ref. 18/00059/REM & 18/00059/AEA). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The falls within ribbon residential development which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Within 250m**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<400m**Secondary School: **<400m**College: **>1600m**Town Centre: **<1600m**Covenience Store **>1600m**Supermarket: **<1600m**Bus Stop: **<400m**Train Station: **<1600m**

Site Details

Site address: **Lock Up Garages, Sussex Drive, Kidsgrove**Deliverable site SHELAA number: **KG16**Developable site Ward: **Kidsgrove & Ravenscliffe**Gross Site Area (Ha): **0.14**Estimated Potential Capacity: **6**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **6**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **6**Site use: **Former garages**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available now**Achievability: **Achievable**Viability: **Viable**

The site is located within the Kidsgrove urban area, and has planning approval for 6 dwellings (Ref: 18/00686/REM). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is surrounded by residential development which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 3**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Partially on site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<800m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<800m**Primary School: **<800m**Secondary School: **<800m**College: **>1600m**Town Centre: **<800m**Covenience Store **>1600m**Supermarket: **<400m**Bus Stop: **<400m**Train Station: **<800m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

A Green Belt site with planning approval for 100 dwellings (Ref. 18/00262/REM). A decision for Ref. 22/00094/FUL is currently pending. The original application was permitted under special circumstance where development would mitigate the active underground fire on site (burning coal spoil tip). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Horwood Hall, Keele University Horwood, ST5 5B**Deliverable site SHELAA number: **KL28**Developable site Ward: **Keele**Gross Site Area (Ha): **7.25**Estimated Potential Capacity: **406**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **953**Land Own **Private**Developable Area Applied: Delivery Period **0 - 5:** **406**Site use: **Student accommodation**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located on Keele University campus. It forms part of SHELAA sites KL29 and KL30, and has planning approval for the demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces), and social hub at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls (Ref. 18/00698/FUL). Estimated potential capacity is calculated by applying a ratio to determine the release of accommodation in the housing market. Site status not started as of 31/03/2022. The site falls within Keele Hall Registered Park and Garden and adjoins Keele Hall Conservation Area. Furthermore, the site is identified as high quality / high value Natural and Semi-Natural Greenspace in the Open Space Strategy 2022.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: **Natural and Semi-Natural Greenspace**Economic Needs Assessment: Low Zero Carbon Opportunitie **Unsuitable area**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 3**

Landscape Characte

Keele Ancient Redland Farmlands

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **None**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<1600m**Secondary School: **<1600m**College: **<800m**Town Centre: **>1600m**Covenience Store **<400m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located on Keele University campus. It forms part of SHLAA site KL28 and KL30 which has planning approval for the demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces), and social hub at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls (Ref. 18/00698/FUL). The site partially falls within Keele Hall Registered Park and Garden and Keele Hall Conservation Area. Furthermore, part of the site is identified as high quality / high value Natural and Semi-Natural Greenspace in the Open Space Strategy 2022.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located on Keele University campus. It forms part of SHLAA site KL28 and KL29 which has planning approval for the demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces), and social hub at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls (Ref. 18/00698/FUL). The site falls within Keele Hall Registered Park and Garden. Furthermore, part of the site is identified as high quality / high value Natural and Semi-Natural Greenspace in the Open Space Strategy 2022. Development high risk area on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for the demolition of 11 bungalows and the construction of 30 affordable dwellings (Ref. 18/00932/FUL). Site status under construction as of 31/03/2022. Development would result in a net gain of 19 dwellings. Estimated potential capacity reflects this. The site is located in close proximity to a ceramics manufacturing unit. Development high risk area on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Tadgedale Quarry, Mucklestone Road, Loggerheads** Deliverable site
SHELAA number: **LW12** Developable site
Ward: **Loggerheads** Gross Site Area (Ha): **5.53** Estimated Potential Capacity: **128**
Greenfield or brownfield **Brownfield** Density applied (dph): Site Gross Capacity: **128**
Land Own **Private** Developable Area Applied: Delivery Period **0 - 5:** **120**
Site use: **Former quarry** Developable Area (Ha): **6 - 10:** **8**
Call for Site: **11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable** Employment Suitability: **Suitable**
Availability: **Available** Achievability: **Achievable** Viability: **Viable**

The site borders the development boundary of Loggerheads settlement, and has planning approval for 128 dwellings (Ref. 20/00201/REM). Estimated potential capacity reflects the planning approval. Site status not started as of 31/03/2022. Site formly uses as a sand and gravel quarry / landfill. Listed building (milepost) on site.

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunitie **Less constrained**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site
Agricultural Land Classification **Grade 3** Landscape Characte **Loggerheads Sandstone Hills & Farmlands**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 100 years** Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: **<1600m** Hospital: **>1600m** Open Space: **<400m** Post Office: **<1600m**
Primary School: **<1600m** Secondary School: **>1600m** College: **>1600m** Town Centre: **>1600m**
Covenience Store **<1600m** Supermarket: **>1600m** Bus Stop: **<800m** Train Station: **>1600m**

Site Details

Site address: **Mucklestone Road, Loggerheads**Deliverable site SHELAA number: **LW13**Developable site Ward: **Loggerheads**Gross Site Area (Ha): **3.82**Estimated Potential Capacity: **9**Greenfield or brownfield **Greenfield**Density applied (dph): Site Gross Capacity: **73**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **9**Site use: **Agricultural fields**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available now**Achievability: **Achievable**Viability: **Viable**

The site is located within the development boundary of Loggerheads settlement, and has planning approval for 73 dwellings (Ref.18/00315/REM). Site status under construction as of 31/03/2022. Estimated potential capacity is deducted to take into account the remaining number of dwellings to be completed on site. Overhead power line on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area / less constrained

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 3 and 4**

Landscape Characte

Loggerheads Sandstone Hills & Farmlands

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **>1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<800m**Primary School: **<800m**Secondary School: **>1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **<800m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the development boundary of Loggerheads settlement, and has planning approval for 44 bungalows (Ref. 20/00158/REM). Site status under construction as of 31/03/2022. Estimated potential capacity is deducted to take into account the remaining number of dwellings to be completed on site. The site is surrounded by heavily wooded areas which is designated as ancient woodland (Bishops Wood).

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Market Drayton Road, Loggerheads**Deliverable site SHELAA number: **LW31**Developable site Ward: **Loggerheads**Gross Site Area (Ha): **3.64**Estimated Potential Capacity: **56**Greenfield or brownfield **Greenfield**Density applied (dph): Site Gross Capacity: **56**Land Owner **NuLBC**Developable Area Applied: Delivery Period **0 - 5:** **56**Site use: **Agricultural fields / woodland**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the development boundary of Loggerheads settlement, and has planning approval for 56 dwellings (Ref. 21/00365/REM). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. Ancient woodland (Bishops Wood) adjoins the southern boundary. Overhead power line and public right of way on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area / less constrained

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Grade 3**

Landscape Characte

Loggerheads Sandstone Hills & Farmlands

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **>1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<800m**Primary School: **<800m**Secondary School: **>1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **<400m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Land off Eccleshall Road and Lower Road, Hook Gate, Loggerheads**

Deliverable site

SHELAA number: **LW34**

Developable site

Ward: **Loggerheads**

Gross Site Area (Ha): **1.14**

Estimated Potential Capacity: **22**

Greenfield or brownfield **Greenfield**

Density applied (dph):

Site Gross Capacity: **22**

Land Owner **Private**

Developable Area Applied:

Delivery Period **0 - 5:** **22**

Site use: **Agriculture**

Developable Area (Ha):

Call for Site: **6 - 10:** **0**

11 - 15: **0**

Summary Comments

Housing Suitability: **Suitable**

Employment Suitability: **Unsuitable**

Availability: **Available**

Achievability: **Achievable**

Viability: **Viable**

The site is located within the development boundary of Loggerheads settlement, and has planning approval for 22 dwellings (Ref. 17/01001/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site falls within a residential area which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment:

Playing Pitch Strategy:

Open Space Strategy:

Economic Needs Assessment:

Low Zero Carbon Opportunitie **Unsuitable area**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio

SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland

Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site

Agricultural Land Classification **Grade 4** Landscape Characte **Loggerheads Sandstone Hills & Farmlands**

Heritage:

Listed Building

Locally Listed:

Scheduled Ancient Monument

Conservation Are

Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **None** Flood Zone Flood Zone

Do surrounding uses raise amenity concerns Could development have adverse environmental impact

Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**

Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary

GP Health Centre: **>1600m** Hospital: **>1600m** Open Space: **<400m** Post Office: **<800m**

Primary School: **<400m** Secondary School: **>1600m** College: **>1600m** Town Centre: **>1600m**

Covenience Store **<1600m** Supermarket: **>1600m** Bus Stop: **<400m** Train Station: **>1600m**

Site Details

Site address: **Croft Farm, Stone Road (A51), Hill Chorlton**Deliverable site SHELAA number: **LW85**Developable site Ward: **Maer & Whitmore**Gross Site Area (Ha): **0.98**Estimated Potential Capacity: **11**Greenfield or brownfield **Greenfield**Density applied (dph): Site Gross Capacity: **11**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **11**Site use: **Farm house / agriculture**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is disconnected from the development boundary of Baldwin's Gate, and has planning approval for 11 bungalows (Ref. 18/00507/OUT) granted at appeal (Ref. Ref: APP/P3420/W/19/3225154). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site sits within ribbon residential development along the A51 which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Less constrained

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Chapel Chorlton Sandstone Hills & Farmland

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **None**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **None**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<1600m**Secondary School: **>1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **<800m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Land at Marley Tiles (1), Keele Works, Madeley Heath** Deliverable site
SHELAA number: **MD10** Developable site
Ward: **Madeley & Betley** Gross Site Area (Ha): **1.9** Estimated Potential Capacity: **34**
Greenfield or brownfield: **Greenfield** Density applied (dph): Site Gross Capacity: **34**
Land Owner: **Private** Developable Area Applied: Delivery Period: **0 - 5:** **34**
Site use: **Agriculture** Developable Area (Ha): Call for Site: **6 - 10:** **0**
11 - 15: **0**

Summary Comments

Housing Suitability: **Suitable** Employment Suitability: **Suitable**
Availability: **Available** Achievability: **Achievable** Viability: **Viable**

The site borders the development boundary of Madeley Heath, and has planning approval for 34 dwellings (Ref. 21/00593/REM). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is in close proximity to a large industrial site (Marley).

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunity: **Unsuitable area / less constrained**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site
Agricultural Land Classification: **Grade 3** Landscape Character: **Madeley Ancient Redland Farmlands**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years** Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area: **On site**
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: **>1600m** Hospital: **>1600m** Open Space: **<400m** Post Office: **>1600m**
Primary School: **<800m** Secondary School: **<1600m** College: **>1600m** Town Centre: **>1600m**
Convenience Store: **<1600m** Supermarket: **>1600m** Bus Stop: **<400m** Train Station: **>1600m**

Site Details

Site address: Deliverable site
SHELAA number: Developable site
Ward: Gross Site Area (Ha): Estimated Potential Capacity:
Greenfield or brownfield Density applied (dph): Site Gross Capacity:
Land Owner Developable Area Applied: Delivery Period 0 - 5:
Site use: Developable Area (Ha): Call for Site: 6 - 10:
11 - 15:

Summary Comments

Housing Suitability: Employment Suitability:
Availability: Achievability: Viability:

The site borders the development boundary of Madeley settlement, and has planning approval for 32 residential dwellings (Ref. 19/00036/FUL). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site falls within a residential area which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunity

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site
Agricultural Land Classification Landscape Character

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: Hospital: Open Space: Post Office:
Primary School: Secondary School: College: Town Centre:
Convenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Hungerford House Farm, Hungerford Lane, Madeley** Deliverable site
SHELAA number: **MD55** Developable site
Ward: **Madeley & Betley** Gross Site Area (Ha): **0.52** Estimated Potential Capacity: **5**
Greenfield or brownfield **Brownfield** Density applied (dph): Site Gross Capacity: **5**
Land Owner **Private** Developable Area Applied: Delivery Period **0 - 5: 5**
Site use: **Agriculture** Developable Area (Ha): Call for Site: **6 - 10: 0**
11 - 15: 0

Summary Comments

Housing Suitability: **Suitable** Employment Suitability: **Suitable**
Availability: **Available** Achievability: **Achievable** Viability: **Viable**

A Green Belt site located outside the development boundary of Madeley settlement, and has planning approval for the change of use from agricultural buildings to 5 residential dwellings (Ref. 21/00995/COUNOT). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval.

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunities **More constrained**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site
Agricultural Land Classification **Grade 3** Landscape Character **Madeley Ancient Redland Farmlands**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 100 years** Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Partially on site**
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: **<1600m** Hospital: **>1600m** Open Space: **<1600m** Post Office: **<1600m**
Primary School: **<1600m** Secondary School: **<1600m** College: **>1600m** Town Centre: **>1600m**
Convenience Store **<1600m** Supermarket: **>1600m** Bus Stop: **<1600m** Train Station: **>1600m**

Site Details

Site address: **Land to the rear of Harriseahead Methodist Memorial Church**Deliverable site SHELAA number: **NC75**Developable site Ward: **Newchapel & Mow Cop**Gross Site Area (Ha): **0.26**Estimated Potential Capacity: **5**Greenfield or brownfield **Mixed**Density applied (dph): Site Gross Capacity: **5**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5: 5**Site use: **Former Public House**Developable Area (Ha): Call for Site: **6 - 10: 0****11 - 15: 0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the urban area of Kidsgrove (Harriseahead), and has planning approval for the demolition of public house and erection of hairdressers with 2 flats above and 3 new dwellings (Ref. 19/00467/OUT). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is predominantly surrounded by residential development which makes it unsuitable for employment development. Development high risk areas on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunities

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site Agricultural Land Classification **Grade 4**

Landscape Character

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **None**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **None**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<400m**Secondary School: **>1600m**College: **>1600m**Town Centre: **>1600m**Convenience Store **<1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for change of use and refurbishment of the former care home (C2) into 19 apartments (C3) for over 55's independent living (Ref. 18/00714/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site falls within Silverdale Conservation Area.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied:

Delivery Period

Site use: Developable Area (Ha): Call for Site: 0 - 5: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for the change of use from public house and first floor apartment into 6 self contained apartments (Ref. 21/00131/FUL). Site status not started as of 31/02/2022. The development would result in a net gain of 5 units. Estimated potential capacity reflects this. The site is too small, and surrounded by residential development which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Keele Road, Newcastle (Hamptons Scrapyard and land to the West)**Deliverable site SHELAA number: **TB5**Developable site Ward: **Thistleberry**Gross Site Area (Ha): **4.97**Estimated Potential Capacity: **114**Greenfield or brownfield **Greenfield**Density applied (dph): Site Gross Capacity: **133**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **114**Site use: **Scrapyard / green space**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and has planning approval for 133 dwellings (Ref.19/00623/REM). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the remaining number of dwellings to be completed on site. The site is in very close proximity to Whalley's Quarry. Development high risk area and Tree Preservation Order on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: Low Zero Carbon Opportunitie **Unsuitable area / less constrained**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban / Grade 3** Landscape Characte **None - urban area**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years** Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Partially on site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m** Hospital: **>1600m** Open Space: **<400m** Post Office: **<1600m**Primary School: **<800m** Secondary School: **<800m** College: **<1600m** Town Centre: **<1600m**Covenience Store **<800m** Supermarket: **<1600m** Bus Stop: **<400m** Train Station: **>1600m**

Site Details

Site address: **Nelson Place (Jubilee Baths)**Deliverable site SHELAA number: **TC14**Developable site Ward: **Town**Gross Site Area (Ha): **0.19**Estimated Potential Capacity: **208**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **273**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **208**Site use: **Former swimming baths**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and has planning approval for the demolition of former swimming baths and construction of 273 room student development (Ref. 17/00252/FUL). The Economic Needs Assessment grades the site as 'good'. The site falls within an Air Quality Management Area and Newcastle Town Centre Conservation Area. Estimated potential capacity is calculated by applying a ratio to determine the release of accommodation in the housing market. As a result the site is placed within the developable supply. The site has access to a range of services and facilities.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment: **Good**

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **<1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<400m**Secondary School: **<1600m**College: **<1600m**Town Centre: **<400m**Covenience Store **<1600m**Supermarket: **<800m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **London Road, Newcastle (former Bristol Street Motors)** Deliverable site
SHELAA number: **TC26** Developable site

Ward: **Town** Gross Site Area (Ha): **1.4** Estimated Potential Capacity: **99**
Greenfield or brownfield **Brownfield** Density applied (dph): Site Gross Capacity: **499**
Land Owner **Private** Developable Area Applied: Delivery Period **0 - 5:** **99**
Site use: **Demolished car dealership** Developable Area (Ha): Call for Site: **6 - 10:** **0**
11 - 15: **0**

Summary Comments

Housing Suitability: **Suitable** Employment Suitability: **Suitable**
Availability: **Available** Achievability: **Achievable** Viability: **Viable**

The site is located within the Newcastle urban area, and has planning approval for 499 self contained student studio apartments (Ref. 16/01106/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity is deducted to take into account the remaining number of units to be completed on site. Furthermore, the site has permission to allow temporary occupancy of the apartments for students and non-students until 31/08/2024 (Ref. 21/01070/FUL). The site partially falls within an Air Quality Management Area (AQMA). The site has access to a range of services and facilities.

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunities **Unsuitable area**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site
Agricultural Land Classification **Urban** Landscape Character **None - urban area**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 100 years** Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: **<400m** Hospital: **<800m** Open Space: **<400m** Post Office: **<800m**
Primary School: **<800m** Secondary School: **<1600m** College: **<1600m** Town Centre: **<800m**
Convenience Store **<1600m** Supermarket: **<800m** Bus Stop: **<400m** Train Station: **>1600m**

Site Details

Site address: **Newcastle Baptist Church, London Road, Newcastle**Deliverable site SHELAA number: **TC32**Developable site Ward: **Town**Gross Site Area (Ha): **0.1**Estimated Potential Capacity: **22**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **22**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **22**Site use: **Vacant church**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located in the Newcastle urban area, and has planning approval for the demolition of the former Newcastle Baptist Church, and erection of 22 residential apartments (Ref. 14/00477/FUL). Material commencement has been made on site. Site status under construction as of 31/03/2022. Residential development predominantly surrounds the site making it unsuitable for employment development. The site falls within an Air Quality Management Area (AQMA).

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 30 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **<800m**Open Space: **<400m**Post Office: **<800m**Primary School: **<400m**Secondary School: **<1600m**College: **<1600m**Town Centre: **<400m**Covenience Store **<1600m**Supermarket: **<400m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied: Delivery Period 0 - 5: Site use: Developable Area (Ha): Call for Site: 6 - 10: 11 - 15:

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for 89 supported living apartments (Ref. 19/00614/FUL). Site status under construction as of 31/03/2022. The existing 72 flats are to be demolished, resulting in a net gain of 17 units in total. Estimated potential capacity reflects this. Part of the site is identified as low quality / low value Amenity Greenspace in the Open Space Strategy 2022. The site partially falls within an Air Quality Management Area (AQMA).

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: Deliverable site
SHELAA number: Developable site
Ward: Gross Site Area (Ha): Estimated Potential Capacity:
Greenfield or brownfield Density applied (dph): Site Gross Capacity:
Land Own: Developable Area Applied: Delivery Period 0 - 5:
Site use: Developable Area (Ha): Call for Site: 6 - 10:
11 - 15:

Summary Comments

Housing Suitability: Employment Suitability:
Availability: Achievability: Viability:

The site is located within the Newcastle urban area (Newcastle Town Centre), and has planning approval for the change of use / part demolition of the former library to 36 apartments (Ref. 21/00903/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site falls within the Newcastle Town Centre Conservation Area, and an Air Quality Management Area (AQMA).

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site
Agricultural Land Classification Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: Hospital: Open Space: Post Office:
Primary School: Secondary School: College: Town Centre:
Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Morston House, Midway, Newcastle-under-Lyme**Deliverable site SHELAA number: **TC43**Developable site Ward: **Town**Gross Site Area (Ha): **0.18**Estimated Potential Capacity: **115**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **115**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5: 115**Site use: **Former offices**Developable Area (Ha): Call for Site: **6 - 10: 0****11 - 15: 0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area (Newcastle Town Centre), and has two planning approvals for residential development. This includes the following: (1) change of use from offices to 84 residential units (Ref. 20/00264/COUNOT) and, (2) Conversion of lower / upper ground floors to 31 self contained studio flats for students (Ref. 20/00282/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approvals. The site falls within the Newcastle Town Centre Conservation Area, and an Air Quality Management Area (AQMA). The site has access to a range of services and facilities.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **None**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **On site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **<1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<400m**Secondary School: **<800m**College: **<800m**Town Centre: **<400m**Covenience Store **<1600m**Supermarket: **<400m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: Deliverable site SHELAA number: Developable site Ward: Gross Site Area (Ha): Estimated Potential Capacity: Greenfield or brownfield Density applied (dph): Site Gross Capacity: Land Owner Developable Area Applied:

Delivery Period

Site use: Developable Area (Ha): Call for Site:

0 - 5:	7
6 - 10:	0
11 - 15:	0

Summary Comments

Housing Suitability: Employment Suitability: Availability: Achievability: Viability:

The site is located within the Newcastle urban area, and has planning approval for the demolition of a window manufacturing facility and construction of 7 dwellings (Ref. 21/00594/FUL). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is in very close proximity to the Newcastle Town Centre Conservation Area.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification

Landscape Characte

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: Hospital: Open Space: Post Office: Primary School: Secondary School: College: Town Centre: Covenience Store Supermarket: Bus Stop: Train Station:

Site Details

Site address: **Former Talke Social Club, Coal Pit Hill, Talke**Deliverable site SHELAA number: **TK22**Developable site Ward: **Talke & Butt Lane**Gross Site Area (Ha): **0.23**Estimated Potential Capacity: **8**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **8**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **8**Site use: **Vacant Land**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Kidsgrove urban area, and has planning approval for 8 dwellings (Ref. 08/00014/FUL). Site status under construction as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site adjoins Hilltop Business Centre. Development high risk area on site.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Within 250m**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<800m**Secondary School: **<1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **<1600m**

Site Details

Site address: Clayton Rd (Near Orchard House), Newcastle

Deliverable site

SHELAA number: WL2

Developable site

Ward: Westlands

Gross Site Area (Ha): 0.82

Estimated Potential Capacity: 42

Greenfield or brownfield: Mixed

Density applied (dph):

Site Gross Capacity: 75

Land Owner: Private

Developable Area Applied:

Delivery Period 0 - 5: 42

Site use: Care home

Developable Area (Ha):

Call for Site: 6 - 10: 0

11 - 15: 0

Summary Comments

Housing Suitability: Suitable

Employment Suitability: Unsuitable

Availability: Available

Achievability: Achievable

Viability: Viable

The site is located within the Newcastle urban area, and has planning approval for 75 residential apartments with care for persons aged 55 and over (Ref. 18/00693/FUL). Site status under construction as of 31/03/2022. A ratio is applied to determine the release of accommodation in the housing market. Estimated potential capacity reflects this. The site is predominantly surrounded by residential development which makes it unsuitable for employment development. Flood zones 2 and 3 are confined within the eastern boundary.

Planning and Sustainability

Green Belt

Green Belt Assessment:

Playing Pitch Strategy:

Open Space Strategy:

Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site

Agricultural Land Classification: Urban

Landscape Characte: None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: 1 in 30 years

Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area

Mineral Safeguard Area: On site

Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary

GP Health Centre: <400m

Hospital: <800m

Open Space: >400m

Post Office: <800m

Primary School: <800m

Secondary School: <1600m

College: <1600m

Town Centre: <800m

Covenience Store <1600m

Supermarket: <800m

Bus Stop: <400m

Train Station: >1600m

Site Details

Site address: **Ash Way, Seabridge (Seabridge Centre)**Deliverable site SHELAA number: **WL9**Developable site Ward: **Westlands**Gross Site Area (Ha): **1.94**Estimated Potential Capacity: **55**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **55**Land Owner **SCC**Developable Area Applied: Delivery Period **0 - 5:** **55**Site use: **Community Education Centre**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Suitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and promoted for housing development. The site has planning approval for circa 55 dwellings (Ref. 19/00515/OUT) which was granted at appeal. Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. Historically, the site was used as a community education centre. The site has limited access to a range of services and facilities.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunities

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Character

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **Partially on site**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<1600m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<1600m**Primary School: **<400m**Secondary School: **<1600m**College: **>1600m**Town Centre: **>1600m**Convenience Store **<1600m**Supermarket: **>1600m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Site at Keeling Road, Wolstanton**Deliverable site SHELAA number: **WS10**Developable site Ward: **Wolstanton**Gross Site Area (Ha): **0.03**Estimated Potential Capacity: **6**Greenfield or brownfield **Brownfield**Density applied (dph): Site Gross Capacity: **16**Land Owner **Private**Developable Area Applied: Delivery Period **0 - 5:** **6**Site use: **Vacant land**Developable Area (Ha): Call for Site: **6 - 10:** **0****11 - 15:** **0**

Summary Comments

Housing Suitability: **Suitable**Employment Suitability: **Unsuitable**Availability: **Available**Achievability: **Achievable**Viability: **Viable**

The site is located within the Newcastle urban area, and consists of two land parcels. The site has planning approval for student accommodation comprising of 16 units with communal areas (Ref. 19/00137/OUT). Site status not started as of 31/03/2022. Estimated potential capacity is calculated by applying a ratio to determine the release of accommodation in the housing market. The site is small, and predominantly surrounded by residential development which makes it unsuitable for employment development.

Planning and Sustainability

Green Belt Green Belt Assessment: Playing Pitch Strategy: Open Space Strategy: Economic Needs Assessment:

Low Zero Carbon Opportunitie

Unsuitable area

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservatio SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland Regional Important Geological Site Tree Preservation Orde Heavily Woode Carbon Capture Site Agricultural Land Classification **Urban**

Landscape Characte

None - urban area

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument Conservation Are Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **None**Flood Zone Flood Zone Do surrounding uses raise amenity concerns Could development have adverse environmental impact Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area **None**Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary GP Health Centre: **<400m**Hospital: **>1600m**Open Space: **<400m**Post Office: **<400m**Primary School: **<400m**Secondary School: **<1600m**College: **>1600m**Town Centre: **>1600m**Covenience Store **>1600m**Supermarket: **<400m**Bus Stop: **<400m**Train Station: **>1600m**

Site Details

Site address: **Land off Canary Grove / Lamphouse Way, Wolstanton** Deliverable site
SHELAA number: **WS9** Developable site

Ward: **Wolstanton** Gross Site Area (Ha): **1.45** Estimated Potential Capacity: **64**
Greenfield or brownfield: **Greenfield** Density applied (dph): Site Gross Capacity: **64**
Land Owner: **Private** Developable Area Applied: Delivery Period: **0 - 5: 64**
Site use: **Green space** Developable Area (Ha): Call for Site: **6 - 10: 0**
11 - 15: 0

Summary Comments

Housing Suitability: **Suitable** Employment Suitability: **Unsuitable**
Availability: **Available** Achievability: **Achievable** Viability: **Viable**

The site is located within the Newcastle urban area, and promoted for housing development. The site has planning approval for 64 dwellings (Ref. 19/00301/OUT). Site status not started as of 31/03/2022. Estimated potential capacity reflects the planning approval. The site is predominantly surrounded by residential development which makes it unsuitable for employment development. Part of the site was formerly a National Coal Board tip. Public right of way adjoins the northern, and part of the western boundary.

Planning and Sustainability

Green Belt Green Belt Assessment:
Playing Pitch Strategy: Open Space Strategy:
Economic Needs Assessment: Low Zero Carbon Opportunities: **Unsuitable area**

Natural Environment

Local Nature Reserve Special Protection Area Special Area of Conservation
SSSI: Ramsar site Biodiversity Alert Site Site of Biological Importance Ancient Woodland
Regional Important Geological Site Tree Preservation Order Heavily Wooded Carbon Capture Site
Agricultural Land Classification: **Urban** Landscape Character: **None - urban area**

Heritage:

Listed Building Locally Listed: Scheduled Ancient Monument
Conservation Area Registered Park/Garden

Physical Environment

Surface Water Flood Risk: **1 in 1000 years** Flood Zone Flood Zone
Do surrounding uses raise amenity concerns Could development have adverse environmental impact
Air Quality Management Area Coal Authority High Risk Area Mineral Safeguard Area: **On site**
Mineshafts: Adverse topography

Accessibility

Constrained Access: Public Right of Way Rural site outside development boundary
GP Health Centre: **<400m** Hospital: **>1600m** Open Space: **>400m** Post Office: **<800m**
Primary School: **<800m** Secondary School: **<1600m** College: **>1600m** Town Centre: **>1600m**
Convenience Store: **>1600m** Supermarket: **<800m** Bus Stop: **<800m** Train Station: **>1600m**