

2. SITE DETAILS

Site name FIELD - PART OF HILLSIDE FARM, MARKET WESTON
 Location FIELD TO THE EAST SIDE OF BURY RD, HOPTON, BOUNDED BY
WALNUT CLOSE TO THE NORTH, THE BONNING GREEN TO THE EAST AND
 Total Area 3 (ha) FOOTPATH NO 9 TO THE SOUTH
 Of which _____ (ha) is on brownfield land
 Of which 3 (ha) is on greenfield land
 Ordnance Survey Grid Reference 144 TL 993787
 Current use(s) (please specify last use if vacant)
AGRICULTURAL

Suggested uses RESIDENTIAL HOUSING ESTATE OF APPROX 25
PROPERTIES PLUS NEW VILLAGE HALL, PLAYGROUNDS, CAR PARK
RECREATION AREA PLUS POSSIBLE RELOCATION OF VILLAGE
HEALTH CENTRE.

3. DEVELOPMENT CONSTRAINTS

Is the suggested use subject to any of the following constraints?

Constraint	Yes/No	Comments
Flood Plain	No	
Nature designation	No	
Land contamination	No	
Conservation Area	No	
Special Landscape Area	No	

How close is the nearest bus stop?	200 metres
How close is the nearest primary school?	200 metres
How close is the nearest shop that will provide day-to-day food needs?	220 metres
How close is the nearest doctor's surgery?	1/2 kilometres (500 metres)

If there are constraints to development, what interventions could be made to overcome them?

NONE ABOVE NORMAL PLANNING CONSIDERATIONS.

Policy constraints: How does the proposal conform with current national, regional or local planning policies?

DEVELOPMENT WOULD PROVIDE ADDITIONAL HOUSING INCLUDING A PROPORTION OF LOW COST PROPERTIES REQUIRED BY YOUNGER LOCAL PEOPLE SEEKING AFFORDABLE HOUSING IN THE LOCALITY. THE DEVELOPMENT WOULD ENHANCE SUSTAINABILITY OF LOCAL SERVICES AND PROVIDE A MUCH NEEDED VILLAGE HALL TOGETHER WITH LARGER RECREATIONAL AND SPORTING FACILITIES.

4. OTHER INFORMATION

Has the viability of the site been tested? If so, please include details.

No

Level of developer interest, if known:

Low

Medium

High

Likely time frame for development:

0-5 years

6-10 years

10-15 years

Beyond 15 years

Any further information: (Continue on separate sheets if necessary) Please supply four copies of any supportive statements or an electronic version.

SEE ATTACHED:

DOCUMENT A. APPRAISAL RE VILLAGE HALL OPTIONS

DOCUMENT B. COPY OF ACCOMPANYING COMMENTS TO CORE STRATEGY AND ISSUES OPTIONS (L.D.F.)

St Edmundsbury Local Development Framework

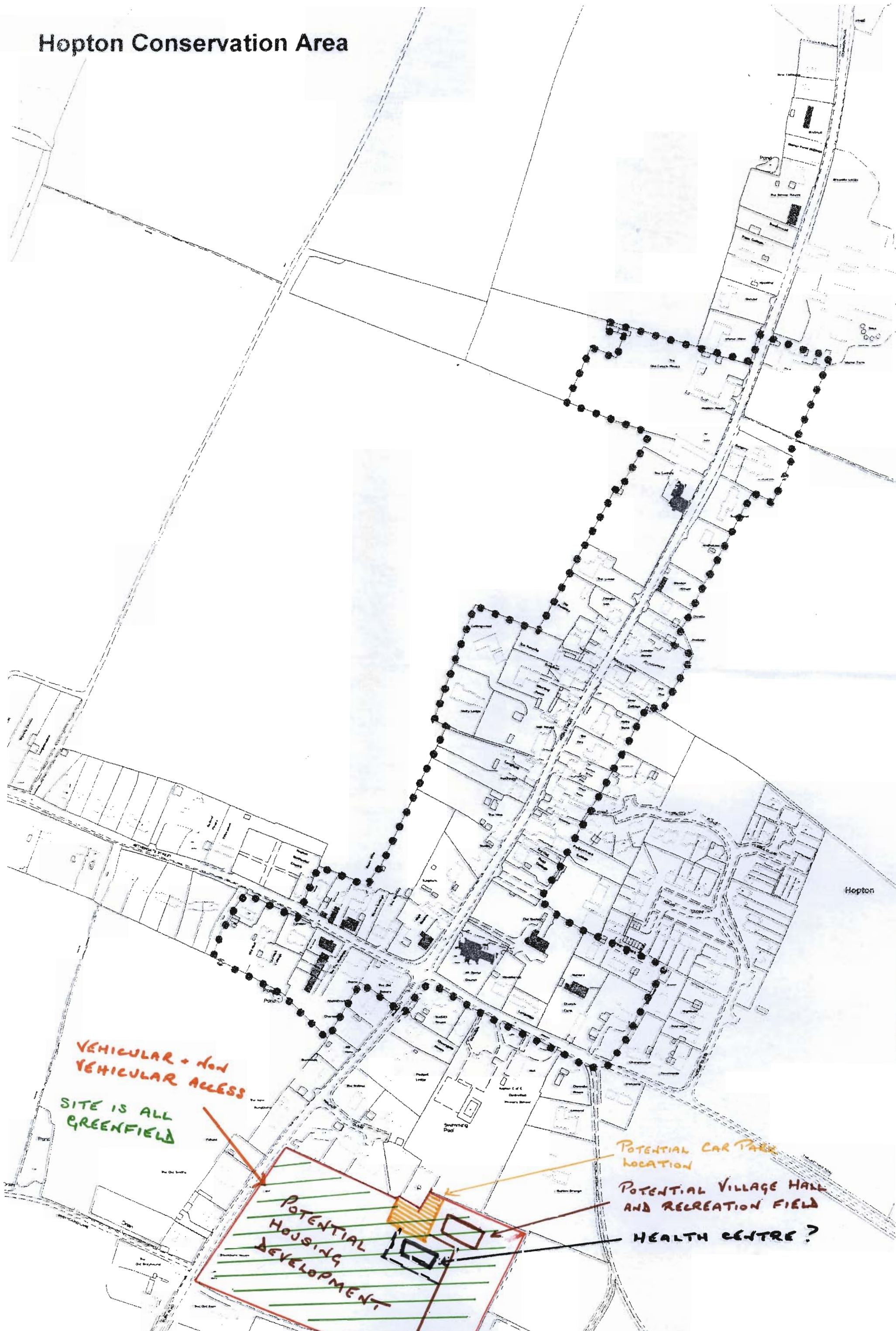
Site Allocations Development Plan Document

SITE SUBMISSION SUSTAINABILITY APPRAISAL

	SA Objective	Please indicate whether your proposal will have a positive or negative contribution towards each objective
1	To improve the health of the population overall	POSITIVE
2	To maintain and improve levels of education and skills in the population overall	POSITIVE
3	To reduce crime and anti-social activity	POSITIVE
4	To reduce poverty and social exclusion	POSITIVE
5	To improve access to key services for all sectors of the population	POSITIVE
6	To offer everybody the opportunity for rewarding and satisfying employment	POSITIVE
7	To meet the housing requirements of the whole community	NEUTRAL
8	To improve the quality of where people live and to encourage community participation	POSITIVE
9	To improve water and air quality	POSITIVE
10	To conserve soil resources and quality	NEUTRAL
11	To use water and mineral resources efficiently, and re-use and recycle where possible	POSITIVE (DEPENDENT ON DESIGN QUANTITY)
12	To reduce waste	POSITIVE (" " " ")

	SA Objective	Please indicate whether your proposal will have a positive or negative contribution towards each objective
13	To reduce the effects of traffic on the environment	POSITIVE
14	To reduce contributions to climate change	POSITIVE (DEPENDENT UPON DESIGN QUALITY)
15	To reduce vulnerability to climatic events	POSITIVE (" ")
16	To conserve and enhance biodiversity	POSITIVE (" ")
17	To conserve and where appropriate enhance areas of historical and archaeological importance	NEUTRAL
18	To conserve and enhance the quality and local distinctiveness of landscapes and townscapes	NEUTRAL
19	To achieve sustainable levels of prosperity and economic growth throughout the plan area	POSITIVE
20	To revitalise town centres	TOWN CENTRES - NEUTRAL VILLAGE CENTRES - POSITIVE
21	To encourage efficient patterns of movement in support of economic growth	POSITIVE
22	To encourage and accommodate both indigenous and inward investment	POSITIVE

Hopton Conservation Area



VEHICULAR + Non
VEHICULAR ACCESS

SITE IS ALL
GREENFIELD

POTENTIAL
HOUSING
DEVELOPMENT

POTENTIAL CAR PARK
LOCATION

POTENTIAL VILLAGE HALL
AND RECREATION FIELD

HEALTH CENTRE?

Hopton