

_		_	
Pro	posed	Deve	lopment
	poodu	0010	

Availability		F
Promoted by land owner	✓	E
Site Available Immediately	✓	F
Site Currently Unavailable		l
Achievability/Developer Interes	st	-
Promoted by developer		(
Developer interest	✓	ľ
No developer interest		F
Deliverability		E
Could commence in 5yrs		F
Unlikely to commence in 5yrs	✓	L
Possible self build plot provision	on	
Yes	\checkmark	Th
No		DP

Residential	✓	40	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	40
Other				Not Known	✓

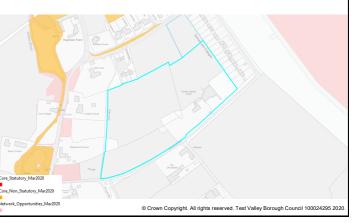
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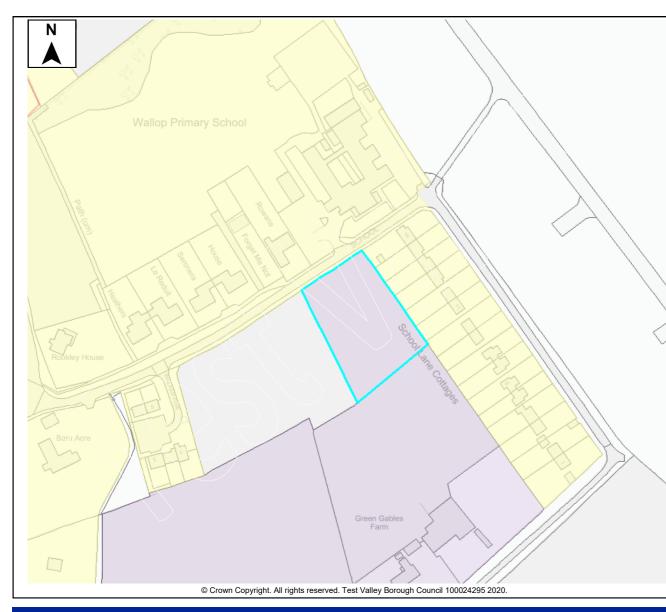
Site Details																
		Site N	ame	Greer	n Gal	bles Fa	arm									
SHELAA Ref	34	Settler	men	t Middl	e Wa	allop										
Parish/Ward	Nethe	er Wallo	р				:	Site /	Area		3 Ha	Dev	elopa	ble Area		3 Ha
Current Land Use	Agric	ulture						-	acter (oundin		Dwelling	s and	d agrio	culture	<u>.</u>	
Brownfield/PDI	-	Greer	nfield	b		Comb	ined	✓	Brow	nfie	eld/PDL	0.3	5 Ha	Greenfiel	d ź	2.65 Ha
Site Constra	ints															
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	r (details t	pelow)	✓
Local Gap (E3))			SSSI				Land	Own	ers	hip		Villag	ge Design	Stater	nent
Conservation A	Area (E	9)		SPA/SA	C/Ra	amsar		Cove	enants	s/Te	enants					
Listed Building	(E9)			AONB (E2)			Acce	ss/Ra	anso	om Strips					
Historic Park &	Garde	en (E9)		Ancient	Woo	dland		Cont	amina	atec	d Land					
Public Open S	bace (l	_HW1)		TPO				Pollu	ition (I	E8))					
Employment La	and (Ll	E10)		Flood R	isk Z	one		Mine	ral Sa	afeg	guarding					

Summary

nitted /)	The site is available and promoted for development by the land owner, with interest from a developers.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Middle Wallop which is identified as Countryside in the Local Plan Settlement Hierarchy.	
	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of	
40 ✓	facilities.	
al Plan		

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	5	Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	2
Other			'	Year 4	3
Mixed Use Scł	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	5
Other				Not Known	

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Site Details														
		Site N	ame	Land at	School I	ane	9							
SHELAA Ref	355	Settler	men	t Middle V	Vallop									
Parish/Ward	Nethe	er Wallo	р				Site Area		0.32 Ha	Deve	elopa	able Area	().32 Ha
Current Land Use	Padd	ock					Character Surroundir		Resident	ial				
Brownfield/PDI	-	Greer	nfiel	√ b	Comb	inec	Brow	nfie	eld/PDL		На	Greenfiel	d	На
Site Constra	ints													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	er (details b	pelow)	✓
Local Gap (E3)				SSSI			Land Own	ers	hip	`	Villa	ge Design	Stater	nent
Conservation A	Area (E	9)		SPA/SAC/	Ramsar	~	Covenants	s/Te	enants					
Listed Building	(E9)			AONB (E2)		Access/Ra	anso	om Strips					
Historic Park &	Garde	en (E9)		Ancient W	oodland		Contamina	ateo	d Land					
Public Open S	bace (L	.HW1)		TPO			Pollution (E8))					
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral Sa	afeg	guarding					

Summary

Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2		The site is located outside of the settlement	
Year 3	2	boundary of the TVBC Revised Local Plan DPD.	
Year 4	3	The closest settlement is the village of Middle Wallop which is identified as Countryside in the	
Year 5		Local Plan Settlement Hierarchy.	
Years 6-10		Development away from the defined settlements	
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of	
Total	5	facilities.	
Not Known			1
or the New Loc does not alloca			

Hbic Local Ecological Network



	Site Details									
	SHELAA Ref	360	Site Na	ame	Land at Farley	Stre	et			
		500	Settlen	nent	Nether Wallop					
1 Birokupor	Parish/Ward	Nethe	r Wallo	р			Site Area 1.87 Ha	Developable Area 0	.86 Ha	
	Current Land Use	Graziı	ng				Character of Residentia Surrounding Area	al and agricultural		
SSUES	Brownfield/PDI Site Constra		Green	nfield	✓ Comb	ineo	d Brownfield/PDL	Greenfield		
	Countryside (C	COM2)		√ S	SINC		Infrastructure/ Utilities	Other (details below)	✓	
	Local Gap (E3))		S	SSSI		Land Ownership	Public Rights of Way	Public Rights of Way	
	Conservation A	Area (E	9)	√ S	SPA/SAC/Ramsar		Covenants/Tenants	Archaeology Yellow (I Or Regionally Importa		
	Listed Building	(E9)		A	AONB (E2)		Access/Ransom Strips			
	Historic Park &	Garde	n (E9)	A	Ancient Woodland		Contaminated Land			
	Public Open S	pace (L	HW1)	Т	ГРО		Pollution (E8)			
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment La	and (LE	10)	F	Flood Risk Zone	✓	Mineral Safeguarding			

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

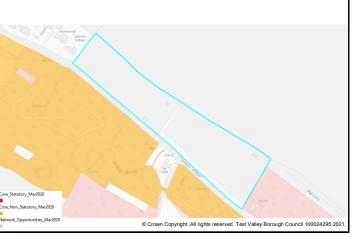
Residential ✓ 2		ential ✓ 20 Dwellings		Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	10
Traveller Site			Pitches	Year 3	10
Other				Year 4	
Mixed Use Scł	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	20
Other				Not Known	

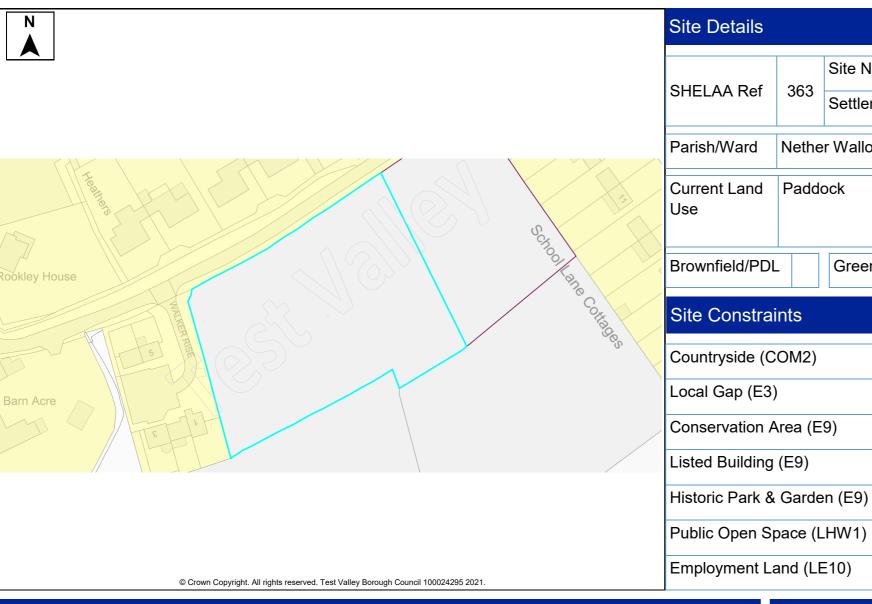
This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Summary

_	
	The site is available and promoted for development by the land owner, with interest from a developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Nether Wallop which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
-	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.

Hbic Local Ecological Network





Availability							
Promoted by land owner							
Site Available Immediately							
Site Currently Unavailable							
Achievability/Developer Intere	st						
Promoted by developer							
Developer interest							
No developer interest							
Deliverability							
Could commence in 5yrs							
Unlikely to commence in 5yrs	✓						
Possible self build plot provision							
Yes	✓						
No							

✓	11	Dwellings	Phasing if p
		Floor Space (m ²)	(Dwellings o
		Floor Space (m ²)	Year 1
		Floor Space (m ²)	Year 2
		Pitches	Year 3
			Year 4
hem	ne		Year 5
		Dwellings	Years 6-10
		<u> </u>	Years 11-15
		,	Years 15+
		,	Total
			Not Known
		 ✓ 11 ✓ 11 ✓ 1 ✓ 1<td>Floor Space (m²) Floor Space (m²) Floor Space (m²) Pitches</td>	Floor Space (m ²) Floor Space (m ²) Floor Space (m ²) Pitches

hasing if pern Dwellings only	T d
′ear 1	h
'ear 2	Т
′ear 3	b T
′ear 4	V
′ear 5	L
′ears 6-10	
′ears 11-15	is
ears 15+	d

	000	Settler	nent	t N	Лidd	lle W	/allop					
arish/Ward	Nethe	r Wallo	р						Site A	Area		_
urrent Land Paddock se								Character of Surrounding Area				
rownfield/PDL	-	Greer	nfield	ł		✓	Comb	ined		Brow	nfie	;
ite Constrai	nts											
ountryside (C	OM2)		✓	SIN	IC				Infra	structi	ure/	_
ocal Gap (E3)	Area field/PDL Greenfield ✓ Combined Brownfiel Constraints ryside (COM2) ✓ SINC Infrastructure/											
onservation A	vrea (E	9)		SP	A/S/	AC/F	Ramsar	✓	Covenants/Te			r

AONB (E2)

TPO

Ancient Woodland

Flood Risk Zone

2 Acres, School Lane

Site Name

363

Summary

nitted	The site is available and promoted for development by the land owner, but to date has	Η
y)	had no interest from developers.	A pa
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Middle	m bi th
	Wallop which is identified as Countryside in the Local Plan Settlement Hierarchy.	u
	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of	
11 ✓	facilities.	~
al Plan		

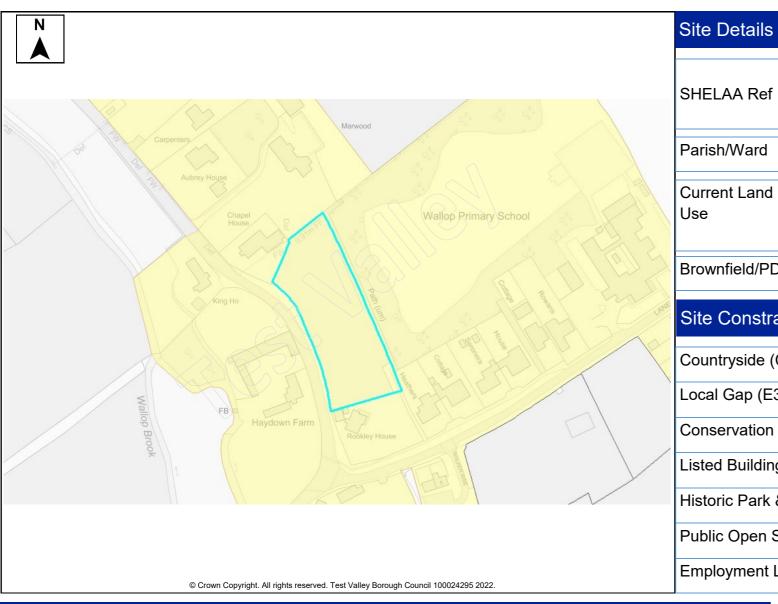
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	0.58 Ha	Developa	ble Area	0.58 Ha
of ng	Residen	tial		
vnfie	eld/PDL		Greenfield	

Infrastructure/ Utilities	Other (details below)	✓
Land Ownership	Village Design Statemen	nt
Covenants/Tenants		
Access/Ransom Strips		
Contaminated Land		
Pollution (E8)		
Mineral Safeguarding		

bic Local Ecological Network





Availability						
Promoted by land owner	✓					
Site Available Immediately						
Site Currently Unavailable						
Achievability/Developer Intere	st					
Promoted by developer						
Developer interest	✓					
No developer interest						
Deliverability						
Could commence in 5yrs						
Unlikely to commence in 5yrs	✓					
Possible self build plot provision	on					
Yes						
No	\checkmark					

Residential	✓	5	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Scl	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

Phasing if permitted (Dwellings only)							
Year 1							
Year 2							
Year 3							
Year 4							
Year 5							
Years 6-10							
Years 11-15							
Years 15+							
Total							
Not Known	✓						

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	Parish/Ward	Ward Nether Wallop						0.44Ha	De	velopable Area	0.4	14Ha
	Current Land Use	Agricultural ç	grazi	ing	Character of Residentia Surrounding Area				ial and education			
2	Brownfield/PDL Greenfield ✓ Combine Site Constraints					ed Brownfield/PDL				Greenfiel	d	
ANE												
<	Countryside (C	OM2)		SINC		Infrastructu	ure/	Utilities	✓	Other (details	below)	✓
	Local Gap (E3)			SSSI		Land Own	ers	hip		Adjacent publi	c right of	way
	Conservation A	vrea (E9)	✓	SPA/SAC/Ramsar		Covenants/Tenants Access/Ransom Strips				• •	age Design Statement haeology	
	Historic Park & Garden (E9) Anc		✓	AONB (E2)						Arcnaeology		
			Ancient Woodland		Contaminated Land				-			
			TPO		Pollution (E8)						
	Employment La	and (LE10)		Flood Risk Zone		Mineral Safeguarding				1		

Summary

Site Name

Settlement Middle Wallop

417

b	The site is available and promoted for	ŀ
	development by the land owner, with interest	1
	from a developer.	F
	The site is located within of the settlement	r
	boundary of the TVBC Revised Local Plan DPD.	k
	The site is located in the village of Middle Wallop	t
_	which is identified as Countryside in the Local	
	Plan Settlement Hierarchy.	
	Development away from the defined settlements	
	is unlikely to meet all the elements of sustainable	
	development considering access to a range of	
	facilities.	
in		Co

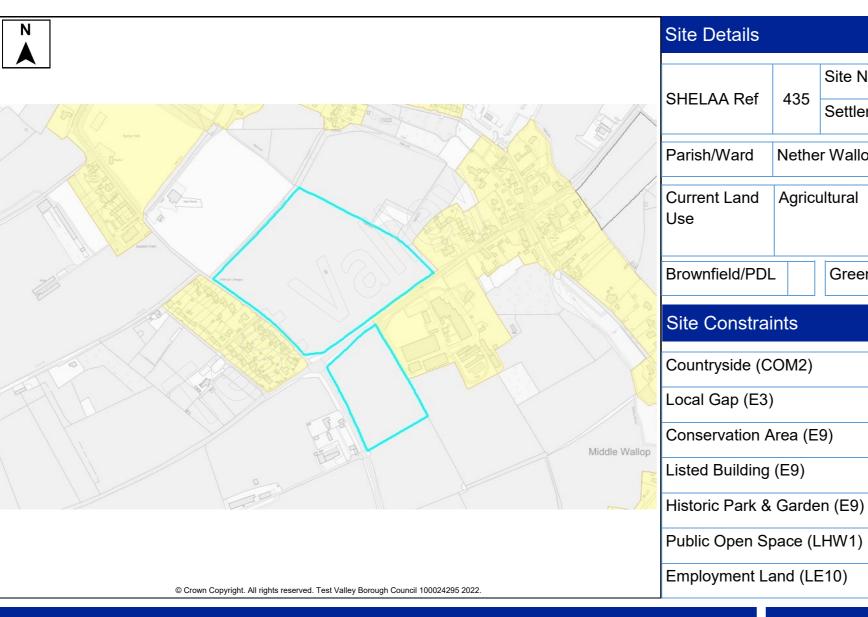
Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.



re_Statutory_Mar2020 re_Non_Statutory_Mar2020 twork_Opportunities_Mar2021

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Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential		170	Dwellings	Phasing if peri	mitted
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	85
Leisure		Floor Space (m ²)		Year 2	85
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scheme			Year 5		
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	170
Other				Not Known	
				L	

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Summar

Site Name

Settlement

Greenfield

✓ SINC

SSSI

TPO

✓ SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

435

Nether Wallop

Agricultural

Land at Middle Wallop

Combined

Middle Wallop

✓

nitted	The site is available and promoted for	
')	development by the land owner, currently there	
85	is no interest from a developer.	
85	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.	
	The site is adjacent to the village of Over Wallop	
	which is identified as a Rural Village in the Local	
	Plan Settlement Hierarchy.	
	Rural Villages do not contain the range and	
	number of facilities and services or have the	
	same accessibility as larger settlements.	
170		

S	Site Area	10.5Ha	a Developa	ble Area	10.5Ha
S	Character o Surroundin Area	5	ural, comme	ercial and re	sidential
b	Brow	nfield/PDL		Greenfield	

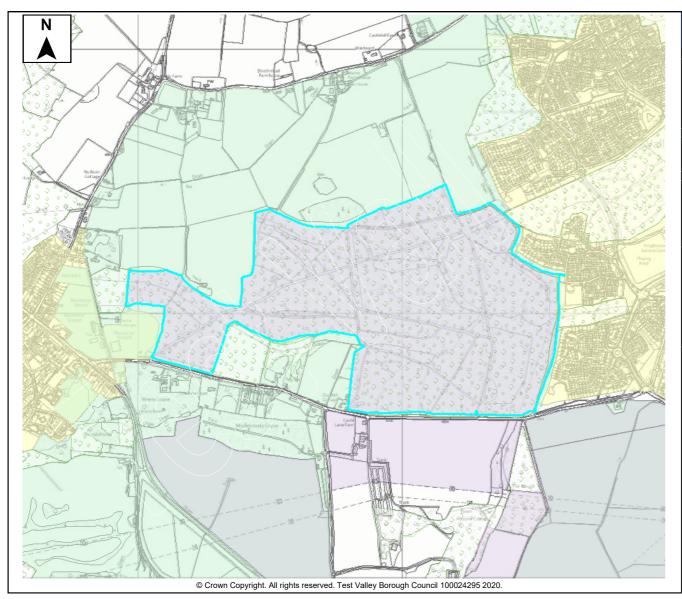
Infrastructure/ Utilities		Other (details below)	✓
Land Ownership		Adjacent public right of v	vay
Covenants/Tenants	✓	Village Design Statemen	nt
Access/Ransom Strips			
Contaminated Land			
Pollution (E8)			
Mineral Safeguarding			

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.



re_Non_Statuto



Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes/Element	✓
No	

Residential	✓	300	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

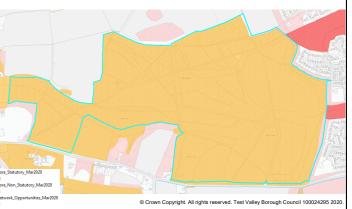
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Site Details															
		Site N	ame	Land at	Great Co	ovei	rt								
SHELAA Ref	62	Settler	men	t North Ba	North Baddesley/Valley Park										
Parish/Ward	ish/Ward North Baddesley							Site Area 82.		Developable Area			9.	1 Ha	
Current Land Grassland and woodland Use							Character of Countrysi Surrounding			ide, woodland and dwellings					
Brownfield/PDI	Brownfield/PDL Greenfield 🗸 Combir						d Brownfield/PDL				На	Greenfield	k	На	
Site Constra	ints														
Countryside (C	OM2)		✓	SINC		✓	Infrastruct	ure	/ Utilities	✓	Othe	er (details b	elow)	✓	
Local Gap (E3))		✓	SSSI			Land Ownership		hip New Forest S		Forest SP	PA Zone			
Conservation A	Area (E	9)		SPA/SAC/	Ramsar	~	Covenants/Tenants		enants		SINC	C - SU4090	2010		
Listed Building	(E9)			AONB (E2)		Access/Ransom Strips			-					
Historic Park & Garden (E9)			Ancient W	Ancient Woodland 🗸		Contaminated Land			-						
Public Open Space (LHW1)			TPO	PO ✓		Pollution (E8)			-						
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral Sa	afeg	guarding		-				

Summary

		The site is available and promoted for development by the land owner, with interest
Year 1		from a developer.
Year 2		The site is located outside of the settlement
Year 3	100	boundary of the TVBC Revised Local Plan DPD.
Year 4	100	The site is adjacent to the village of Valley Park which is identified as a Key Service Centre in the
Year 5	100	Local Plan Settlement Hierarchy.
Years 6-10		Key Service Centres have access to identified
Years 11-15		services and facilities including shops, bus
Years 15+		routes, primary schools, employment and public
Total	300	houses.
Not Known		
or the New Loc		

Hbic Local Ecological Network



	Site Details									
	SHELAA Ref		Site Na	me	Land south of Fle	exford R	ad			
	SHELAA KEI	246	Settlem	nent	Valley Park					
A l'élétététététététététététététététététét	Parish/Ward	North E	Baddes	ley		Site	rea	18.6 Ha	Developable Area	18.6 Ha
	Current Land Use	Grassl	and an	d woo	odland	Char Surro Area		-	de, woodland and d	wellings
	Brownfield/PD	L	Green	field	✓ Combir	ied	Brow	nfield/PDL	Greenfield	I
	Site Constraints									
	Countryside (C	COM2)		√ S	SINC	 Infra 	tructu	ure/ Utilities	Other (details b	elow) 🗸
	Local Gap (E3	5)		✓ S	SSI	Land	Owne	ership	Public Rights of	
	Conservation /	Area (ES	9)	S	SPA/SAC/Ramsar	Cove	nants	/Tenants	New Forest SP	
	Listed Building	g (E9)		A	ONB (E2)	Acce	ss/Ra	nsom Strips	SINC - SU4090 SU41402080, S	•
	Historic Park 8	& Garder	ו (E9)	A	Ancient Woodland	Cont	amina	ited Land		
	Public Open S	pace (Ll	HW1)	Т	PO	Pollu	tion (E	Ξ8)		
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Proposed Development		Summ	ary							

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	400	Dwellings	Phasing if pe
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hen	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

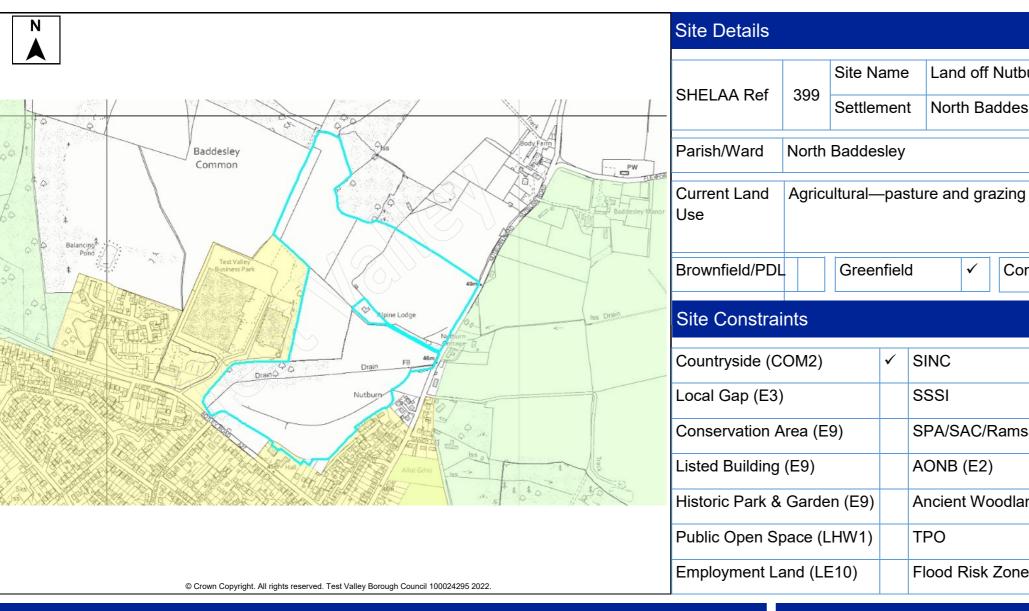
Phasing if perr	nitted	T
(Dwellings only	/)	d
Year 1		fr
Year 2		Т
Year 3		b
Year 4		
Year 5		L
Years 6-10	400	ĸ
Years 11-15		s
Years 15+		r
Total	400	h

	The site is available and promoted for	ł
	development by the land owner, with interest from a developer.	/
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Valley Park which is identified as a Key Service Centre in the	F r k
	Local Plan Settlement Hierarchy.	+
-	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public houses.	

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Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	\checkmark
Possible self build plot provision	on
Yes	
No	✓

Residential			Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sc	hen	ne		Year 5	
Residential	√	35	Dwellings	Years 6-10	3
Employment	✓		Floor Space (m ²)	Years 11-15	
Retail	-	0 121	Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	3
Other				Not Known	

Summary Phasing if permitted

35

35

Ł	The site is available and promoted for development by the land owner, with interest	
	from a developer.	ľ
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the settlement of North Baddesley which is identified as a Key Service Centre in the Local Plan Settlement Hierarchy.	
	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public houses.	

Land off Nutburn Road

Combined

North Baddesley

✓

SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

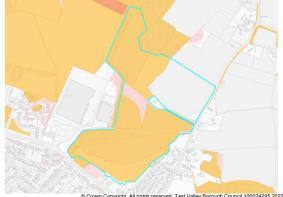
SSSI

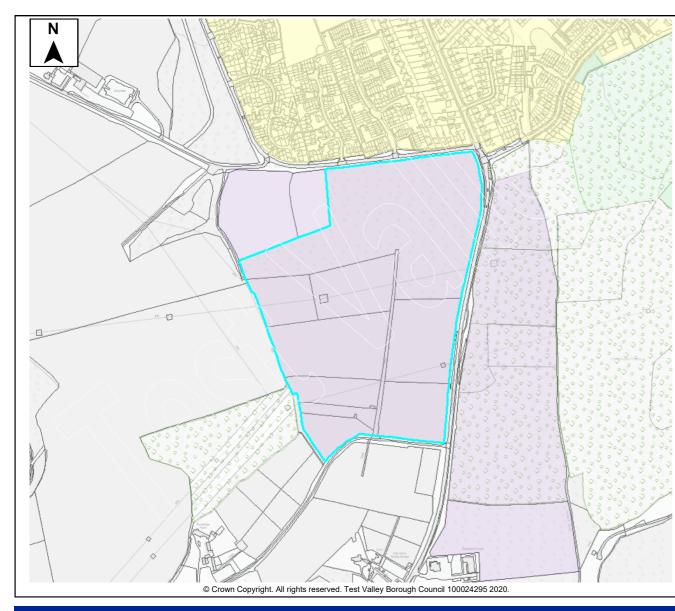
TPO

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Area 46.7Ha Developable Area 10.42Ha Character of Surrounding Area Employment and agricultural agricultural Infrastructurel/Velopable Area Infrastructural Infrastructure/ Brownfield/PDL Greenfield Image: Covenants/Tenants Greenfield Infrastructure/ Utilities Other (details below) ✓ Infrastructure/ SINC—Nutburn Meadow SINC—Lights Copse Meadow Image: Area Access/Ransom Strips Image: Access/Ransom Strips Image: Access/Ransom Strips Image: Area Pollution (E8) Image: Area Image: Area Image: Area										
Surrounding Area Brownfield/PDL Greenfield ined Brownfield/PDL Greenfield ✓ Infrastructure/Utilities Other (details below) ✓ ✓ Infrastructure/Utilities SINC—Nutburn Meadow ✓ Covenants/Tenants SINC—Lights Copse Meadow ✓ Contaminated Land Import for the second seco		Site	Area		46.7Ha Developable Area		10.4	l2Ha		
✓ Infrastructure/ Utilities Other (details below) ✓ Infrastructure/ Utilities Other (details below) ✓ Infrastructure/ Utilities SINC—Nutburn Meadow Infrastructure/ Utilities SINC—Lights Copse Meadow SINC—Lights Copse Access/Ransom Strips Image: Contaminated Land ✓ Pollution (E8) Image: Contaminated Land		Surr	oundir		Employr	nent	and a	gricultural		
Land Ownership SINC—Nutburn Meadow Covenants/Tenants SINC—Lights Copse Access/Ransom Strips Meadow ✓ Pollution (E8)	inec		Brow	vnfie	eld/PDL			Greenfield	k	
Land Ownership SINC—Nutburn Meadow Covenants/Tenants SINC—Lights Copse Access/Ransom Strips Meadow ✓ Pollution (E8)										
Covenants/TenantsSINC—Lights Copse MeadowAccess/Ransom StripsContaminated Land✓Pollution (E8)	✓	Infra	astruct	ure/	Utilities		Othe	er (details b	elow)	✓
✓ Pollution (E8)		Lan	Land Ownership SINC—Nutburn Meadow						N	
Access/Ransom StripsContaminated Land✓Pollution (E8)		Cov	enants	s/Te	enants			•	Copse	
✓ Pollution (E8)		Acc	Access/Ransom Strips							
		Con	tamina	ated	Land		1			
Mineral Safeguarding	~	Poll	ution (E8)			1			
		Min	eral Sa	afeg	uarding					

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	170	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other	✓	Green	space
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

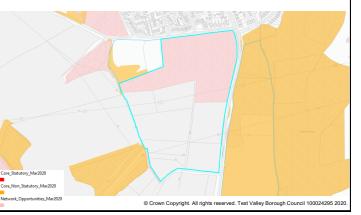
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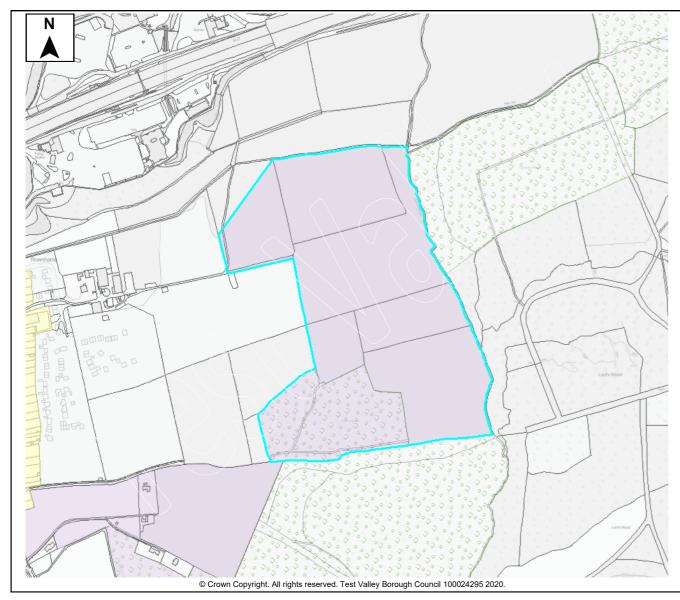
Site Details													
	Site Name Packridge Farm												
SHELAA Ref	19	Settler	men	t North Baddesley	/								
Parish/Ward	Nursli	ing and	Ro۱	wnhams		Site Area		18.4 Ha	Dev	/elopa	able Area	9.	4 Ha
Current Land Use	Horse	e grazin	g			Character Surroundin		Resident	ial, a	agricu	lture and c	ountrysic	de
Brownfield/PDI	-	Greer	nfiel	d 🗸 Comb	inec	l Brow	nfi	eld/PDL		На	Greenfield	1	На
Site Constra	ints												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities	✓	Othe	er (details b	elow)	✓
Local Gap (E3))			SSSI		Land Own	ers	hip		New	Forest SP	A Zone	
Conservation A	Area (E	9)		SPA/SAC/Ramsar	~	Covenants/Tenants			Sole Zone	nt SPA Re e	creation		
Listed Building	(E9)			AONB (E2)		Access/Ransom Strips							
Historic Park &	Garde	en (E9)		Ancient Woodland		Contaminated Land			1				
Public Open S	bace (l	_HW1)		TPO		Pollution (E8)			1				
Employment La	and (Ll	E10)		Flood Risk Zone		Mineral Sa	afeg	guarding	✓				

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, with interest					
Year 1		from a developer.					
Year 2		The site is located outside of the settlement					
Year 3		boundary of the TVBC Revised Local Plan DPD.					
Year 4		The site is adjacent to the village of North Baddesley which is identified as a Key Service					
Year 5		Centre in the Local Plan Settlement Hierarchy.					
Years 6-10		Key Service Centres have access to identified					
Years 11-15 Years 15+		services and facilities including shops, bus					
		routes, primary schools, employment and public					
Total	170	houses.					
Not Known	✓						
or the New Loc	ol Dion						

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D		D	.
Pro	posed	Deve	lopment

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
	-

No

Residential	✓	300	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	50
Other				Year 4	75
Mixed Use Scł	nen	ne		Year 5	75
Residential			Dwellings	Years 6-10	100
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	300
Other				Not Known	

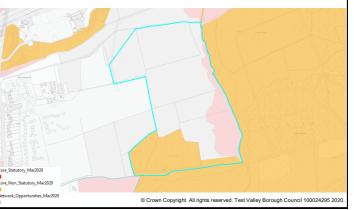
This document forms part of the evidence base for the New Local Plan \checkmark DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details															
		Site N	ame	Land at Rownhams Lane											
SHELAA Ref	201	Settler	men	Rownhams											
Parish/Ward	Nursli	ng and	Rov	vnhams		Site Area 19.48 Ha		Developable Area			9.	17 Ha			
Current Land Use		it planni strian pa	•••	permission for pcks						ide, woodland and permitted al development					
Brownfield/PDI	-	Greer	nfield	d 🗸 Comb	d Brownfield/PDL				На	Greenfiel	b	На			
Site Constra	ints														
Countryside (C	OM2)		✓	SINC	✓	Infrastruct	ure	/ Utilities		Othe	er (details b	elow)	✓		
Local Gap (E3)				SSSI		Land Ownership			Flood Alert Areas SINC - SU39201710						
Conservation A	vrea (E	9)		SPA/SAC/Ramsar		Covenants/Tenants		enants							
Listed Building	(E9)			AONB (E2)		Access/Ransom Strips		om Strips		New Forest SPA Zone Solent SPA Recreation					
Historic Park &	Garde	en (E9)		Ancient Woodland	✓	Contaminated Land		d Land		Zone					
Public Open Space (LHW1)				TPO	Pollution (E8)			~							
Employment La	and (LE	E10)		Flood Risk Zone		Mineral Sa	afeg	guarding							

Summary

nitted /)	The site is available and promoted for development by a potential developer.	
50 75 75 100 300	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of North Baddesley which is identified as a Key Service Centre in the Local Plan Settlement Hierarchy. Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public houses.	
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NURSLING	
Farm C T	
	Eff.
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D		
Proposed	Deve	lopment

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	✓

Residential	√	30	Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	1
Other				Year 4	1
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	3
Other				Not Known	

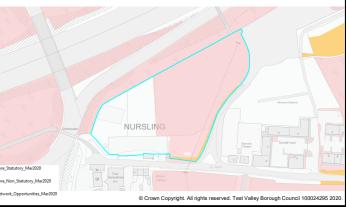
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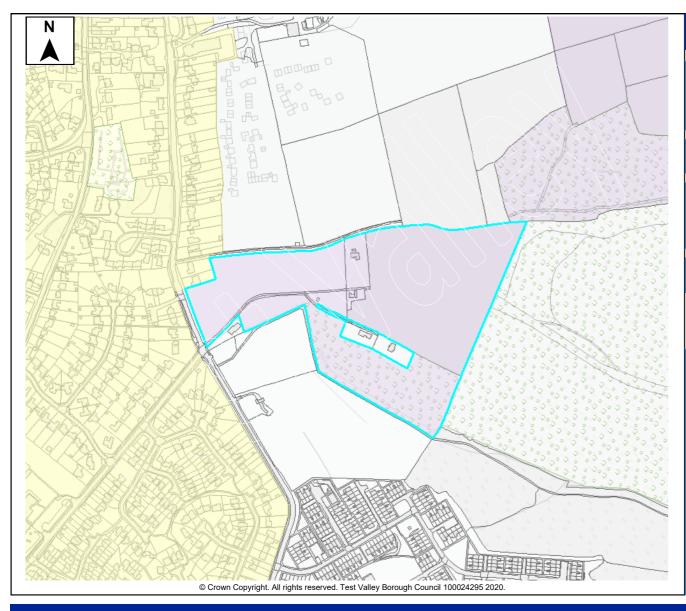
Site Details																
	0.50	Site N	ame	Lan	nd at F	our Ho	rses	hoes	Publi	c H	ouse					
SHELAA Ref	250	Settler	men	t Nur	sling											
Parish/Ward	Nursli	ng and	Rov	vnham	S			Site Area 1.05 Ha		1.05 Ha	Developable Area			1.0	05 Ha	
Current Land Use	Garde grazir	en for p Ig	ublio	: house	e and	horse		Character of Surrounding			ial, commercial and motorway				ау	
Brownfield/PDL Greenfield Comb						Comb	ined	d ✓ Brownfield/PDL 0.16 Ha Greenfield			I 0.8	0.89 Ha				
Site Constrai	nts															
Countryside (C	OM2)		✓	SINC				Infrastructure/ Utilities			✓	Other (details below)			✓	
Local Gap (E3)				SSSI				Land Ownership				Solent SPA Recreation				
Conservation A	rea (E	9)		SPA/S	SAC/F	Ramsar	✓	Covenants/Tenants				Zone New Forest SPA Zone				
Listed Building	(E9)			AONE	8 (E2)			Acce	ss/Ra	anso	om Strips					
Historic Park &	Garde	en (E9)		Ancie	nt Wo	odland		Contaminated Land			d Land					
Public Open Space (LHW1)				ТРО				Pollution (E8)			✓					
Employment Land (LE10) Flood Risk Zo						Zone		Mine	ral Sa	afeg	juarding					
				1												

Summary

itted	The site is available and promoted for	ł
	development by the land owner, with interest from a developer.	/
15 15	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Nursling which is identified as a Key Service Centre in the Local Plan Settlement Hierarchy.	
	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public	a all
30	houses.	The second se
Plan sites.		C a

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Site Details																
	0.50	Site N	ame	Field	d's F	arm										
SHELAA Ref	253	Settle	men	Row	/nhai	ms										
Parish/Ward	Nursli	ng and	Rov	nhams	5			Site Area		8.4 Ha	Developable Area		able Area		4.5 Ha	
Current Land Use	Agricu	ultural						Character of Dwelling Surrounding		Dwellings	s and agriculture					
Brownfield/PDL Greenfield						Comb	bined Brownfield/PI			eld/PDL		Ha	Greenfiel	d	На	
Site Constra	ints															
Countryside (C	OM2)		✓	SINC			✓	Infrastructure/ Utilities			(Other (details below) 🗸				
Local Gap (E3)				SSSI				Lar	nd Own	ers	hip	5	SINC - SU38901670			
Conservation A	vrea (E	9)		SPA/SAC/Ramsar				Covenants/Tenants			SINC - SU39201660					
Listed Building	(E9)			AONB	(E2))		Acc	ess/Ra	anso	om Strips		 Solent SPA Recreation Zone 			on
Historic Park &	Garde	en (E9)		Ancien	nt Wo	odland	✓	Cor	ntamina	ateo	d Land	1	New Forest SPA Zone			
Public Open Space (LHW1) T				TPO	TPO 🗸				Pollution (E8)							
Employment La	and (LE	E10)		Flood	Flood Risk Zone				Mineral Safeguarding							

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	\checkmark

No

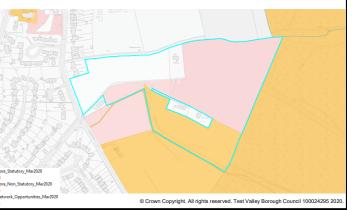
Residential			Dwellings	Phasing if perm
Employment			Floor Space (m ²)	(Dwellings only
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scl	hen	ne		Year 5
Residential	V	120	Dwellings	Years 6-10
	√	Tbc	Floor Space (m ²)	Years 11-15
Employment Retail	•	TDC	,	Years 15+
Leisure			Floor Space (m ²)	Total
Other			Floor Space (m ²)	Not Known

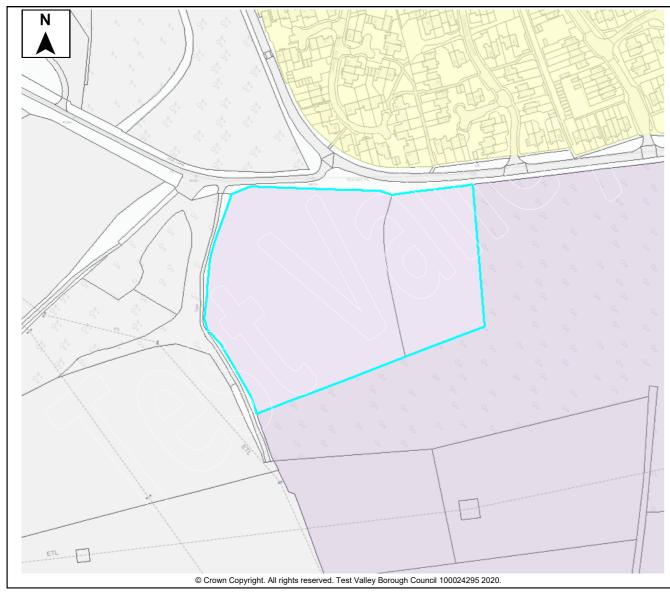
This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Summary

mitted y)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Rownhams which is identified as a Key Service Centre in the Local Plan Settlement Hierarchy.	
	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public	- COLON HILM
120	houses.	1 7 1
✓		Carl Mal
		2.61 641
al Plan		0
e sites.		١,

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Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
	+

No

Residential	✓	50	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scl	nen	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

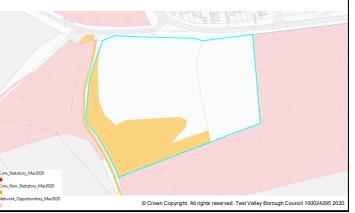
This document forms part of the evidence base for the New Local \checkmark DPD. It provides information on available land, it <u>does not</u> allocate sites.

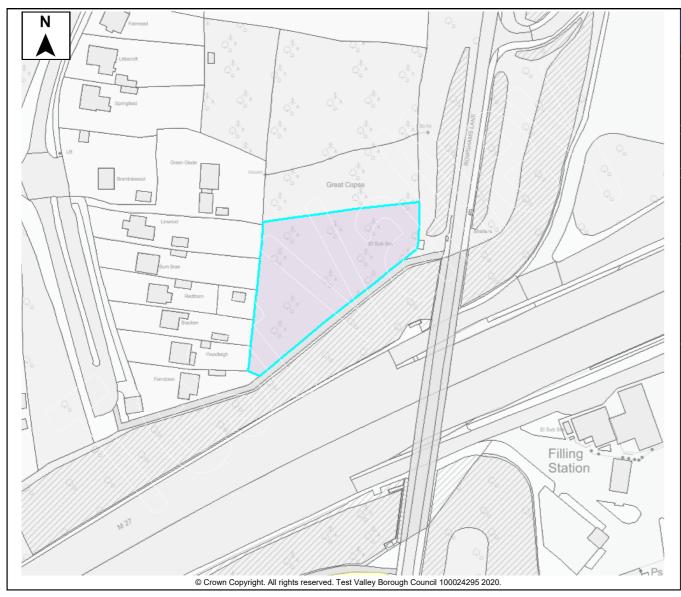
		Site N	ame	e Land	south of He	be L	ane						
SHELAA Ref	255	Settler	men	t North	n Baddesley	/							
Parish/Ward	Nursli	ng and	Rov	vnhams			Site Area		1.84 Ha		Developable Area		1.64 H
Current Land Use	Forme	er land	fill, ı	now graz	zing land		Character of Dwellings Surrounding			s and agriculture			
Brownfield/PDL Greenfield 🗸 Combine						ined	d Brownfield/PDL			Ha Greenfiel		H b	
Site Constra	ints												
Site Constra Countryside (C			✓	SINC			Infrastructu	ure/	/ Utilities		Othe	r (details t	oelow) ✓
	COM2)		✓	SINC SSSI			Infrastructu Land Own				Solei	nt SPA Re	,
Countryside (C	COM2))	9)	✓ 	SSSI	\C/Ramsar			ers	hip		Soleı Zone	nt SPA Re	creation
Countryside (C Local Gap (E3)	COM2)) Area (E	9)	✓ 	SSSI			Land Own	ers s/Te	hip enants		Soleı Zone	nt SPA Re	creation
Countryside (C Local Gap (E3) Conservation A	COM2)) Area (E (E9)		 ✓ ✓ ✓ 	SSSI SPA/SA AONB			Land Own	ers s/Te	hip enants om Strips		Soleı Zone	nt SPA Re	creation
Countryside (C Local Gap (E3) Conservation A Listed Building	OM2)) Area (E (E9) a Garde	en (E9)	 ✓ ✓	SSSI SPA/SA AONB	(E2)		Land Own Covenants Access/Ra	ers s/Te anso atec	hip enants om Strips I Land		Soleı Zone	nt SPA Re	creation

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, but to date has
Year 1 20		had no interest from developers.
Year 2	30	The site is located outside of the settlement
Year 3 Year 4		boundary of the TVBC Revised Local Plan DPD.
		The site is adjacent to the village of North Baddesley which is identified as a Key Service
Year 5		Centre in the Local Plan Settlement Hierarchy.
Years 6-10		Key Service Centres have access to identified
Years 11-15		services and facilities including shops, bus
Years 15+		routes, primary schools, employment and public
Total	50	houses.
Not Known		
or the New Loc	al Plan	

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Pro	posed	Deve	lopment
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Availability		Residential	✓
Promoted by land owner	✓	Employment	
Site Available Immediately		Retail	
Site Currently Unavailable	✓	Leisure	
Achievability/Developer Intere	et	Traveller Site	
Promoted by developer	51	Other	
· · ·		Mixed Use Sche	٥m
Developer interest			
No developer interest	✓	Residential	
Deliverability		Employment	
		Retail	
Could commence in 5yrs		Leisure	
Unlikely to commence in 5yrs	\checkmark	Other	+
Possible self build plot provision	on		
Yes	✓	This document for	rm
No		DPD. It provides in	١fo

Residential	✓	10	Dwellings	Phasing if perm
Employment			Floor Space (m ²)	(Dwellings only
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hen	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other			1 (11)	Not Known

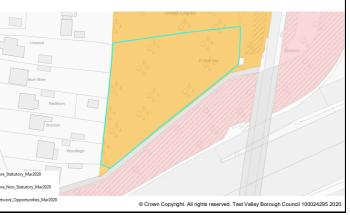
Other			Not Known	
This document for DPD. It provides	•	of the evidence ba		

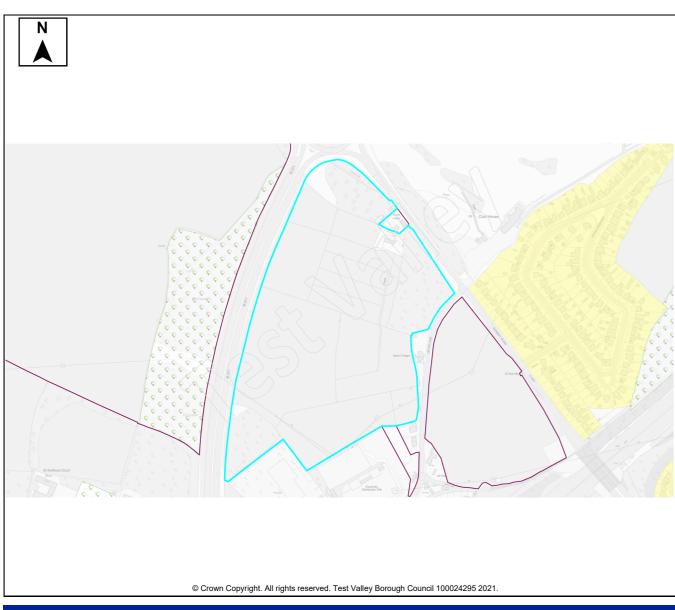
Site Details															
		Site N	ame	e Land at rear of Greenhill Lane											
SHELAA Ref	313	Settler	men	Row	/nhar	ns									
Parish/Ward	Nursli	ng and	Rov	nhams	,			Site Area		0.4 Ha D		/elopa	able Area	C).4 Ha
Current Land Use	Wood	lland						Character Surroundii		Woodlan	d an	d resi	dential		
Brownfield/PDL	-	Greer	nfiel	ł	✓	Comb	inec	l Brov	vnfi	eld/PDL		На	Greenfiel	d	На
Site Constrai	ints														
Countryside (C	OM2)		✓	SINC				Infrastruct	ure	/ Utilities		Othe	er (details l	pelow)	✓
Local Gap (E3)				SSSI				Land Ownership				Solent SPA Recreation			1
Conservation A	Area (E	9)		SPA/S	AC/F	Ramsar	✓	Covenants/Tenants		✓	Zone New Forest SPA Zone				
Listed Building	(E9)			AONB	(E2)			Access/R	ans	om Strips	✓				
Historic Park &	Garde	en (E9)		Ancient Woodland 🗸		✓	Contamin	ateo	d Land		1				
Public Open Sp	bace (L	.HW1)		TPO			✓	Pollution (E8)		✓	1				
Employment La	and (LE	E10)		Flood I	Risk	Zone		Mineral S	afeg	guarding		-			

Summary

mitted	The site is available and promoted for	
ly)	development by the land owner, but to date has	
5	had no interest from developers.	
5	The site is located outside of the settlement	
	boundary of the TVBC Revised Local Plan DPD.	
	The closest settlement is the village of	
	Rownhams which is identified as a Key Service	
	Centre in the Local Plan Settlement Hierarchy.	Ľ
	Key Service Centres have access to identified	
	services and facilities including shops, bus	_
	routes, primary schools, employment and public houses.	_
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te sites.		C

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_	_	
Proposed	Deve	lopment

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	\checkmark
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	

Possible self build plot provision Yes No ✓

Residential	\checkmark	380	Dwellings	Phasing if per	mitt
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	60
Mixed Use Scl	hen	ne		Year 5	60
Residential			Dwellings	Years 6-10	26
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	38
Other				Not Known	

This document forms part of the evidence base for the next Local DPD. It provides information on available land, it does not allocate sites.

						Area	
Brownfield/PDL	Gree	enfiel	d 🗸	Comb	ined		Brow
Site Constrai	nts						
Countryside (Co	OM2)	✓	SINC			Infra	structu
Local Gap (E3)			SSSI			Land	Owne
Conservation A	rea (E9)		SPA/SAC/F	Ramsar	~	Cove	enants
Listed Building	(E9)		AONB (E2)			Acce	ss/Ra
Historic Park &	Garden (E9)	Ancient Wo	odland		Cont	amina
Public Open Sp	ace (LHW1))	TPO			Pollu	ition (E

Flood Risk Zone

Site Name

Settlement

Nursling & Rownhams

385

Pasture

Land at Upton Lane

Rownhams

Summary
J

Employment Land (LE10)

Site Details

SHELAA Ref

Parish/Ward

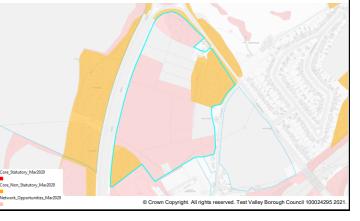
Current Land

Use

nitted /)	The site is available and promoted for development by the land owner, with interest from a developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.
60	The closest settlement is the village of Rownhams which is identified as a Key Service
60	Centre in the Local Plan Settlement Hierarchy.
260	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public
380	houses.
al Plan	

Site Area 12.3 Ha			Developable Area			8.4 Ha	
Character Surroundir Area		Motorwa woodland		ricultu	ural, reside	ntial and	
d Brow	vnfie	eld/PDL			Greenfield	k	
Infrastruct	ure/	Utilities	✓	Othe	r (details b	elow)	✓
Land Own	ers	hip		New	Forest SP	A	
Covenants/Tenants				Sole	nt SPA		
Access/Ransom Strips							
Contaminated Land							
Pollution (E8)		✓				
Mineral Sa	afeg	uarding	✓				

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N ▲	Site Details					
			Site Na	me	Land at Nursling	Street
	SHELAA Ref	393	Settlerr	nent	Nursling	
Spencers o The Mill Yard Old Farm Court	Parish/Ward	Nurslir	ng & Ro	wnha	ims	Site Area
+ 19.2m	Current Land Use	Grazir	ıg			Character Surroundi Area
Farm	Brownfield/PDI	_	Green	field	✓ Combir	ned Brow
	Site Constrai	ints				
	Countryside (C	OM2)		S	SINC	Infrastruc
	Local Gap (E3))		S	SSI	Land Ow
	Conservation A	Area (E	9)	S	PA/SAC/Ramsar	Covenant
	Listed Building	(E9)		A	ONB (E2)	Access/R
	Historic Park &	Garde	n (E9)	A	ncient Woodland	Contamin
	Public Open Sp	pace (L	HW1)	Т	PO	Pollution
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment La	and (LE	10)	✓ F	lood Risk Zone	Mineral S

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sc	hen	ne	
Residential	✓	15	Dwellings
Employment	✓	1250	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

Phasing if permitted (Dwellings only)				
Year 1		f		
Year 2		-		
Year 3				
Year 4	15			
Year 5		0		
Years 6-10				
Years 11-15		1		
Years 15+		ľ		
Total	15			
Not Known				

Summary

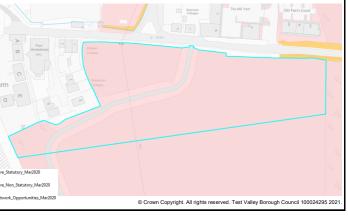
	The site is available and promoted for	ŀ
_	development by the land owner, with interest	A
	from a developer.	F
	The site is located within the settlement	r
	boundary of Nursling identified by the TVBC	k
_	Revised Local Plan DPD. Nursling and	0
	Rownhams are identified as a Key Service	3
	Centre in the Local Plan Settlement Hierarchy.	0
	Key Service Centres have access to identified	XIIIN
	services and facilities including shops, bus	1/-
	routes, primary schools, employment and public	
_	houses.	Fa

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

		1.3 Ha	a Developa	ble Area	1.3 Ha
	of g	Residen	tial and err	ployment	
W	nfie	eld/PDL		Greenfield	

ture/ Utilities	✓	Other (details below) \checkmark
nership		Local Plan Policy LE6: Land at Adanac Park, Nursling
ts/Tenants		New Forest SPA
ansom Strips		Solent SPA
nated Land		
(E8)		
afeguarding	✓	

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N A				
Election Se	Uptor Cottage			
	© Crown Copyright. All rights rese	erved. Test Valley Borough Council 10	0024295 2021.	

AvailabilityPromoted by land owner✓Site Available Immediately✓Site Currently Unavailable✓Achievability/Developer Interest✓Promoted by developer✓Developer interest✓No developer interest✓Deliverability✓Could commence in 5yrs✓Unlikely to commence in 5yrs✓YesNo✓		
Site Available Immediately✓Site Currently Unavailable✓Achievability/Developer Interest✓Promoted by developer✓Developer interest✓No developer interest✓Deliverability✓Could commence in 5yrs✓Unlikely to commence in 5yrs✓Possible self build plot provisior✓Yes✓	Availability	
Site Currently UnavailableImage: State Currently UnavailableAchievability/Developer InterestImage: State Current of Current	Promoted by land owner	✓
Achievability/Developer Interest Promoted by developer Developer interest No developer interest Deliverability Could commence in 5yrs V Unlikely to commence in 5yrs V Possible self build plot provision Yes	Site Available Immediately	✓
Promoted by developerDeveloper interest✓No developer interest✓Deliverability✓Could commence in 5yrs✓Unlikely to commence in 5yrs✓Possible self build plot provisionYes✓	Site Currently Unavailable	
Developer interest✓No developer interest✓Deliverability✓Could commence in 5yrs✓Unlikely to commence in 5yrs✓Possible self build plot provisionYes✓	Achievability/Developer Interes	st
No developer interestImage: Second stateDeliverabilityCould commence in 5yrs✓Unlikely to commence in 5yrsPossible self build plot provisionYesImage: Second state	Promoted by developer	
DeliverabilityCould commence in 5yrs✓Unlikely to commence in 5yrs✓Possible self build plot provisionYes	Developer interest	✓
Could commence in 5yrs✓Unlikely to commence in 5yrsPossible self build plot provisionYes	No developer interest	
Unlikely to commence in 5yrs Possible self build plot provision Yes	Deliverability	
Possible self build plot provision Yes	Could commence in 5yrs	✓
Yes	Unlikely to commence in 5yrs	
	Possible self build plot provision	on
No 🗸	Yes	
	No	✓

Residential	✓	100	Dwellings	Phasing if per	mitted
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	20
Other				Year 4	40
Mixed Use Sch	nen	ne		Year 5	40
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	100
Other			1	Not Known	

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Site Details															
		Site N	ame	Upto	on T	riangle									
SHELAA Ref	394	Settler	men	t Rowi	nhai	ms									
Parish/Ward	Nursli	ng & Ro	own	hams				Site Are	a	4.67 Ha	Ha Developable Area			4.	67 Ha
Current Land Grazing land Use				Character of Motorway, agricultural and residentian Surrounding Area					al						
Brownfield/PDL Greenfield															
Site Constrair	nts														
Countryside (CC	DM2)		✓	SINC				Infrastru	ucture	/ Utilities	✓	Othe	er (details b	elow)	✓
Local Gap (E3)				SSSI				Land O	wners	hip		New	Forest SP	A	
Conservation Ar	ea (E	9)		SPA/SA	\C/F	Ramsar	✓	Covena	ints/Te	enants		Sole	nt SPA		
Listed Building (E9)			AONB	(E2))		Access	/Rans	om Strips					
Historic Park & (Garde	en (E9)		Ancient	Wc	odland		Contarr	inated	d Land		1			
Public Open Spa	ace (L	_HW1)		TPO				Pollutio	n (E8))	✓	1			
Employment Lar	nd (LE	E10)		Flood F	Risk	Zone		Mineral	Safeg	guarding	✓	1			
							1	1				1			

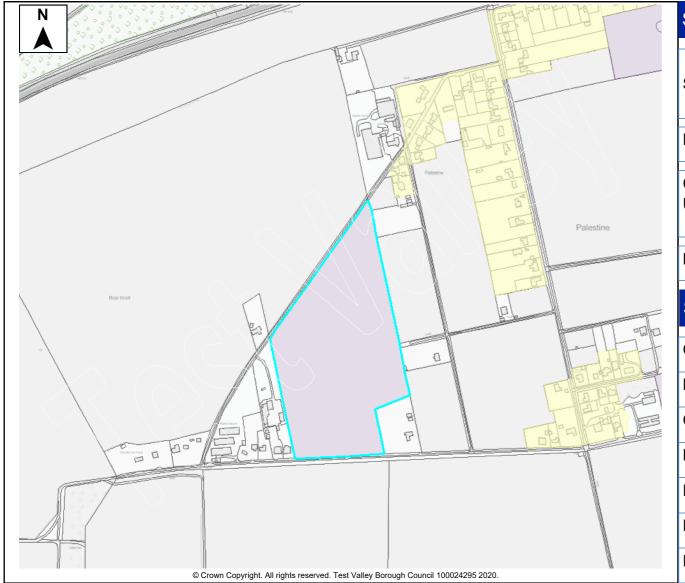
Summary

nitted /)	The site is available and promoted for development by the land owner, with interest from a developer.
20	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.
20	The closest settlement is the village of
40	Rownhams which is identified as a Key Service
40	Centre in the Local Plan Settlement Hierarchy.
	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public
100	houses.

	4.67 Ha	Developable Area	4.67 Ha
of Ig	Motorwa	y, agricultural and re	sidential
nfic		Groonfiel	4

Hbic Local Ecological Network





Proposed	Devel	nment
Toposcu		phiene

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	\checkmark
No	

Residential	\checkmark	238	Dwellings	Phasing if permit	ted			
Employment			Floor Space (m ²)	(Dwellings only)				
Retail			Floor Space (m ²)	Year 1				
Leisure			Floor Space (m ²)	Year 2				
Traveller Site			Pitches	Year 3				
Other				Year 4				
Mixed Use Sch	nen	ne		Year 5				
Residential			Dwellings	Years 6-10				
Employment			Floor Space (m ²)	Years 11-15				
Retail			Floor Space (m ²)	Years 15+				
Leisure			Floor Space (m ²)	Total 2	38			
Other				Not Known 🗸				

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it does not allocate sites.

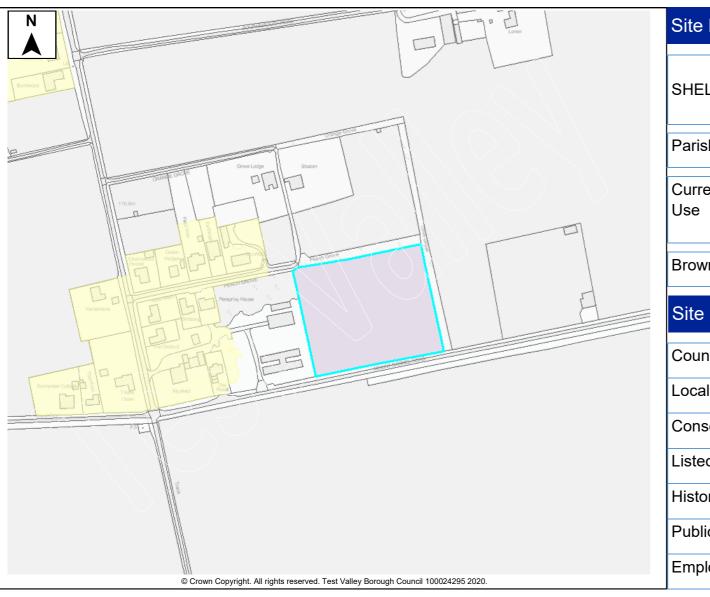
Site Details																		
		Site N	ame	Land	d sou	uth o	f Zio	on F	Road									
SHELAA Ref	86	Settle	men	t Pale	stine	е												
Parish/Ward	Over	Wallop								Site Area 7.95 Ha			De	Developable Area			7.95 Ha	
Current Land Use	Agric	ultural							Chara Surrou			Dwelling	s an	d agri	culture	<u>.</u>		
Brownfield/PDL Greenfield 🗸 Cor			mbi	ned	d Brownfield/PDL			На	Greenfiel	Greenfield								
Site Constrai	ints																	
Countryside (C	OM2)		✓	SINC	SINC				Infrastructure/ Utilities				Other (details below)			✓		
Local Gap (E3)				SSSI					Land Ownership					Flood Alert Areas				
Conservation A	vrea (E	9)		SPA/S	AC/F	Rams	sar		Cover	nants	s/Te	enants						
Listed Building	(E9)			AONB	(E2))			Acces	s/Ra	inse	om Strips						
Historic Park & Garden (E9) Ancient Wo			oodla	nd		Conta	imina	ateo	d Land									
Public Open Sp	bace (L	_HW1)		TPO	0				Pollution (E8)									
Employment La	and (LE	E10)		Flood I	Risk	Zone	Э		Mineral Safeguarding									

Summary

The site is available and promoted for development by the land owner, but to date has had no interest from developers.
The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Palestine which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	\checkmark
No	

Residential	√	38	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m²)	Years 15+	
Leisure			Floor Space (m²)	Total	38
Other			·	Not Known	✓

This document forms part of the evidence base for the New Local P DPD. It provides information on available land, it does not allocate sites.

Site Details																
		Site N	ame	Lan	d nor	th of \$	South	Carm	el Ro	ad						
SHELAA Ref 87 Settle				t Pale	Palestine											
Parish/Ward	Over	Wallop						Site Area 1.27 Ha			Deve	Developable Area			1.27 Ha	
Current Land Use	Agric	ultural							acter oundir		Dwelling	s and	agrio	culture		
Brownfield/PDL Greenfield 🗸 C				Con	bine	d Brownfield/PDL				На	Greenfiel	d	На			
Site Constrai	ints															
Countryside (C	OM2)		✓	SINC				Infrastructure/ Utilities			/ Utilities	Other (details below)				
Local Gap (E3)				SSSI				Land	l Own	ers	hip					
Conservation A	vrea (E	9)		SPA/S	AC/F	Ramsa	ar	Covenants/Tenants								
Listed Building	(E9)			AONB	(E2)			Acce	ess/Ra	anso	om Strips					
Historic Park &	Garde	en (E9)		Ancier	nt Wo	odlan	d	Contaminated Land								
Public Open Space (LHW1) TPO					Pollution (E8)											
Employment Land (LE10) Flood Risk Zone				Mine	eral Sa	afeg	guarding									

Summary

nitted ′)	The site is available and promoted for development by the land owner, but to date has	ŀ
	had no interest from developers.	F
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Palestine which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	r t c
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
38 ✓		5
ll Plan		Co Co

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	Site Details										
	SHELAA Ref	198	Site Na	ame	Land South of Stree	tway Road, S	tation View	1			
		130	Settlem	nent	Palestine						
	Parish/Ward	Over \	Vallop			Site Area	4.8 Ha	Developable	Area	4.8 Ha	
Palestine DA Barrow Barro	Current Land Use	Stora	ge & Dis	& Distribution (B8)/Agricultural Character of Surrounding Area					and agriculture		
Houses	Brownfield/PDI	L	Green	field	Combined	d 🗸 Brownt	ield/PDL	2.61 Ha Gre	enfield 2	2.19 Ha	
Vitresdationen The Green	Site Constraints										
	Countryside (C	e (COM2)		√ S	SINC	Infrastructur	e/ Utilities	Other (de	etails below)	✓	
	Local Gap (E3)	ocal Gap (E3)		S	SSI	Land Ownership			Flood Alert Areas		
Daydreams Cottage	Conservation A	Area (E	9)	S	PA/SAC/Ramsar	Covenants/Tenants		Village D	esign Staten	nent	
	Listed Building	(E9)	E9)		ONB (E2)	Access/Ran	som Strips				
	Historic Park &	Garde	n (E9)	A	ncient Woodland	Contaminate	ed Land				
	Public Open S	pace (L	HW1)	Т	PO	Pollution (E8	5)				
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment La	and (LE	10)	F	lood Risk Zone	Mineral Safe	guarding				

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	120	Dwellings	Phasing if perr	Phasing if permitted			
Employment			Floor Space (m ²)	(Dwellings only)				
Retail			Floor Space (m ²)	Year 1				
Leisure			Floor Space (m ²)	Year 2				
Traveller Site			Pitches	Year 3	40			
Other				Year 4	50			
Mixed Use Sch	hen	าย		Year 5	30			
Residential			Dwellings	Years 6-10				
Employment			Floor Space (m ²)	Years 11-15				
Retail			Floor Space (m ²)	Years 15+				
i (Claii				Total	120			
Leisure			Floor Space (m ²)		120			
Other				Not Known				

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites

Summary

	The site is available and promoted for	ŀ
	development by a potential developer.	
	The site is located outside of the settlement	F
	boundary of the TVBC Revised Local Plan DPD.	r
	The site is adjacent to the village of Palestine	k
-	which is identified as a Rural Village in the Local	0
	Plan Settlement Hierarchy.	3
	Rural Villages do not contain the range and	0
	number of facilities and services or have the	
	same accessibility as larger settlements.	
_		
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N A	Site Details								
	SHELAA Ref		Site Na	me	Land at Station View	v Farm			
		199 -	Settlem	ent	Palestine				
	Parish/Ward	arish/Ward Over Wallop Site Area 5 Ha Dev						5 Ha	
lestine Del to a construct of the construction	Current Land Use	Storag	je & Dis	tributi	ion (B8)/Agricultural	Character of Residentia Surrounding Area	l and agriculture		
A Houses	Brownfield/PDI	L	Green	field	Combined	d ✓ Brownfield/PDL	Ha Greenfield	На	
Ruin Husse	Site Constraints								
	Countryside (C	COM2)		✓ S	INC	Infrastructure/ Utilities	Other (details below)	✓	
	Local Gap (E3)) (E3)		S	SSI	Land Ownership	Flood Alert Areas		
Daydreams Cottage	Conservation A	Area (ES	9)	S	PA/SAC/Ramsar	Covenants/Tenants	Village Design Stater	ment	
	Listed Building	I (E9)		A	ONB (E2)	Access/Ransom Strips			
	Historic Park &	k Garder	n (E9)	Α	ncient Woodland	Contaminated Land			
	Public Open S	pace (Ll	HW1)	TI	PO	Pollution (E8)			
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment La	and (LE	10)	FI	lood Risk Zone	Mineral Safeguarding			

Proposed Development

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	\checkmark
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provisi	on
Yes	
No	✓

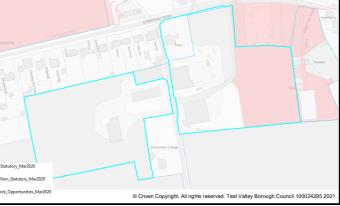
Residential	✓	150	Dwellings	Phasing if per	Phasing if permitted	
Employment			Floor Space (m ²)	(Dwellings onl	ngs only)	
Retail		Floor Space (m ²)		Year 1		
Leisure			Floor Space (m ²)	Year 2	50	
Traveller Site		Pitches		Year 3	50	
Other			-	Year 4	50	
Mixed Use Scł	nem	ne		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
l eisure			Floor Space (m ²)	Total	150	
Other				Not Known		

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Summary

	The site is available and promoted for	Н
	development by a potential developer.	A
	The site is located outside of the settlement	p
	boundary of the TVBC Revised Local Plan DPD.	m
	The site is adjacent to the village of Palestine	b
	which is identified as a Rural Village in the Local	
-	Plan Settlement Hierarchy.	S
-	Rural Villages do not contain the range and	G
	number of facilities and services or have the	
	same accessibility as larger settlements.	Pi
		P
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		Core Core
		Netw

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Proposed	anmont
FIUDUSEU	

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	✓
No	

Residential	✓	5	Dwellings	Phasing if per	mitt
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
l eisure			Floor Space (m ²)	Total	5
Other				Not Known	✓

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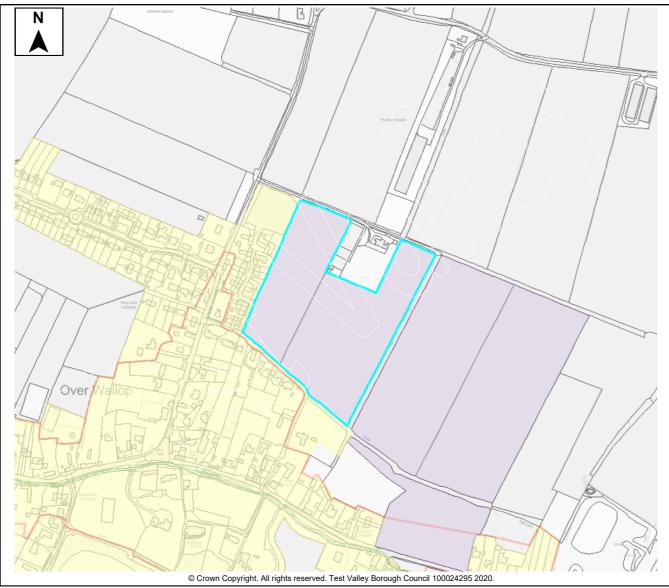
Site Details																	
		Site N	ame	d adj	acent to	o Ad	Ndanac										
SHELAA Ref	288	Settle	men	t Pale	estine	Э											
Parish/Ward	Over \	Wallop					Site Area 1.37 Ha			Dev	elopa	ble Area	1.37 Ha		На		
Current Land Use	Garde	rden land Character of Surrounding															
Brownfield/PDL	-	Gree	nfiel	d		Comb	ined	✓	Brow	nfie	eld/PDL	0.2	3 Ha	Greenfiel	d	1.14	На
Site Constrai	nts																
Countryside (C	OM2)		✓	SINC				Infra	structi	ure	/ Utilities		Othe	r (details t	pelow	')	✓
Local Gap (E3)				SSSI				Land Ownership			Village Design St		State	Statement			
Conservation A	rea (E	9)		SPA/S	PA/SAC/Ramsar 🗸		✓	Covenants/Tenants									
Listed Building	(E9)			AONB	(E2))		Acce	ss/Ra	nso	om Strips						
Historic Park &	Garde	en (E9)		Ancier	cient Woodland		Contaminated Land										
Public Open Sp	bace (L	.HW1)		TPO	0			Pollution (E8)									
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Sa	feg	juarding						

Summary

nitted /)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Palestine which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
5		
\checkmark		1
al Plan e sites.		0

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential			Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²)	Year 1	67
Leisure			Floor Space (m ²)	Year 2	68
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sc	hen	ne		Year 5	
Residential	✓	135	Dwellings	Years 6-10	
Employment	✓	tbc	Floor Space (m ²)	Years 11-15	
Retail		100	Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	13
Other				Not Known	

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

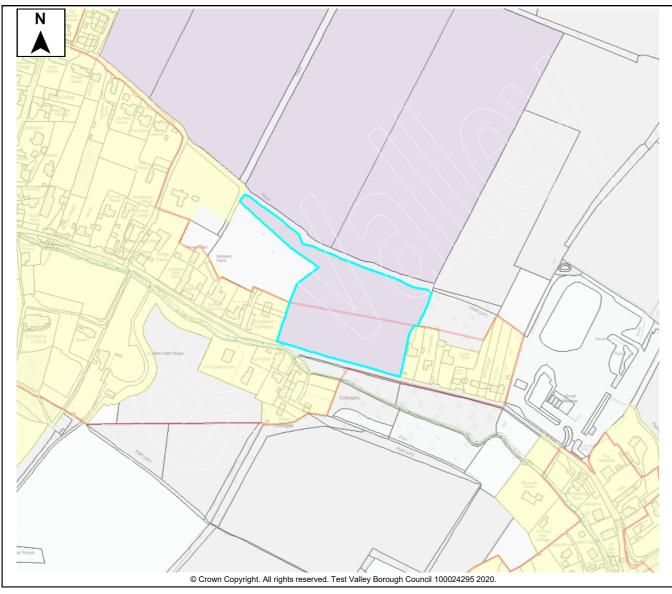
Site Details													
		Site N	ame	Land north of Orange Lane									
SHELAA Ref	325	Settler	ment	t Over Wa	llop								
Parish/Ward	Over	Wallop					Site Area 4.5 Ha D			Develop	able Area	4	1.5 Ha
Current Land Use	Agricu	ultural					Character of Surroundin		· · · · · · · · · · · · · · · · · · ·				
Brownfield/PDL	-	Greer	nfield	✓ k	Comb	inec	l Brow	nfi	eld/PDL	Ha	Greenfiel	d	На
Site Constrai	nts												
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities	Oth	er (details l	below)	✓
Local Gap (E3)				SSSI	\$1		Land Ownership			Archaeology Yellow (loca			
Conservation A	vrea (E	9)	✓	SPA/SAC/F	amsar	~	Covenants/Tenants			 Or Regionally Important Village Design Stateme 		,	
Listed Building	(E9)			AONB (E2)			Access/Ransom Strips			5 5			
Historic Park &	Garde	en (E9)		Ancient Wo	odland		Contaminated La		d Land				
Public Open Sp	bace (L	_HW1)		TPO			Pollution (E8))				
Employment La	and (LE	E10)		Flood Risk 2	Zone		Mineral Sa	afeg	guarding				

Summary

nitted /) 67	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	
68	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Over Wallop which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
135	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	Halla L
al Plan e sites.		C C N

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Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Sc	her	ne	
Residential	\checkmark	50	Dwellings
Employment	✓	Tbc	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

This document forms part of the evidence base for the New Local Plan
DPD. It provides information on available land, it <u>does not</u> allocate sites.

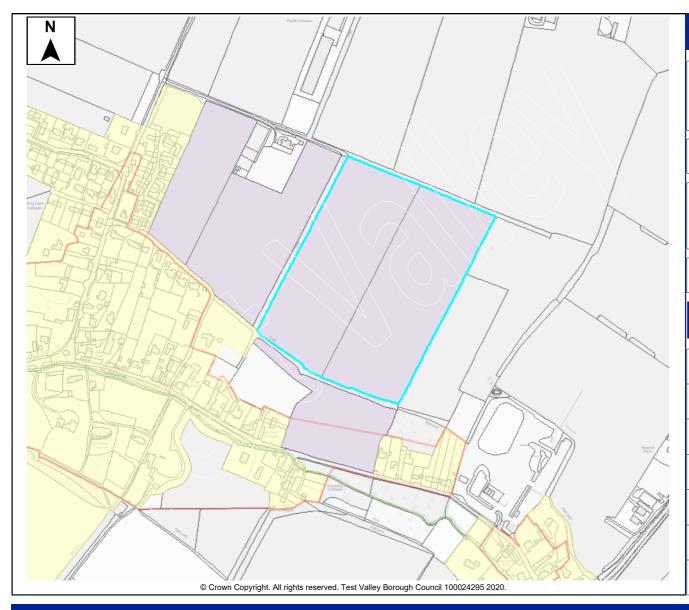
Site Details																	
	Site N	ame	Lan	and north of Station Road													
SHELAA Ref	326	Settler	men	t Ove	Over Wallop												
Parish/Ward	Over \	Wallop						Site A	Area		1.7 Ha	Devel	evelopable Area		-	1.65	Ha
Current Land Use	Grass	sland, o	cca	sional g	razin		Character of Agricultural and reside Surrounding			sidential							
Brownfield/PDL Greenfield 🗸 Combined Brownfield/PDL								Ha	Greenfiel	d		На					
Site Constrai	nts																
Countryside (C	OM2)		✓	SINC			✓	Infra	struct	ure	/ Utilities	0	the	er (details b	pelow)	,	✓
Local Gap (E3)				SSSI				Land Ownership			S	SINC - SU30103650					
Conservation Area (E9)			✓	SPA/SAC/Ramsar			✓	Covenants/Tenants			1 1	Archaeology Yellow (locally Or Regionally Important) Village Design Statement			lly		
Listed Building (E9)				AONB (E2)				Access/Ransom Strips									
Historic Park & Garden (E9)			Ancient Woodland			Contaminated Land											
Public Open Space (LHW1)		TPO	ТРО			Pollution (E8)											
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Sa	afeg	guarding						

Summary

Phasing if permitted		The site is available and promoted for					
(Dwellings only)		development by the land owner, but to date ha					
Year 1	25	had no interest from developers.					
Year 2	25	The site is located outside of the settlement					
Year 3		boundary of the TVBC Revised Local Plan DPD.					
Year 4		The site is adjacent to the village of Over Wallop which is identified as a Rural Village in the Local					
Year 5		Plan Settlement Hierarchy.					
Years 6-10		Rural Villages do not contain the range and					
Years 11-15		number of facilities and services or have the					
Years 15+		same accessibility as larger settlements.	2				
Total	50						
Not Known							
or the New Loca	al Plan						
<u>does</u> <u>not</u> allocat	e sites.						

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Site Details														
		Site N	ame	E Land north east of Orange Lane										
SHELAA Ref 327 Settle		Settler	nent	Over Wa	Over Wallop									
Parish/Ward	Over \	Nallop					Site Area 7.76 Ha De			Developa	able Area	7.7	76 Ha	
Current Land Use														
Brownfield/PDL Greenfield 🖌 Combined Brownfield/PDL Ha Greenfield Ha									На					
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC			Infrastruct	Infrastructure/ Utilities			Other (details below)			
Local Gap (E3)				SSSI	SSI			Land Ownership			Village Design Statement			
Conservation Area (E9)				SPA/SAC/	PA/SAC/Ramsar 🗸		Covenants/Tenants							
Listed Building (E9)				AONB (E2	AONB (E2)		Access/Ransom Strips							
Historic Park & Garden (E9)			Ancient Woodland			Contaminated Land								
Public Open Space (LHW1)				ГРО			Pollution (E8)							
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral Sa	afeg	juarding					

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential			Dwellings	Phasing if p
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scl	hen	ne		Year 5
Residential	✓	233	Dwellings	Years 6-10
Employment	✓	Tbc	Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other			1	Not Known

Phasing if permitted (Dwellings only) 77 Year 1 77 Year 2 79 Year 3 Year 4 Year 5 Years 6-10 Years 11-15 Years 15+

233

Summary The site is available and promoted for development by the land owner, but to date has had no interest from developers.

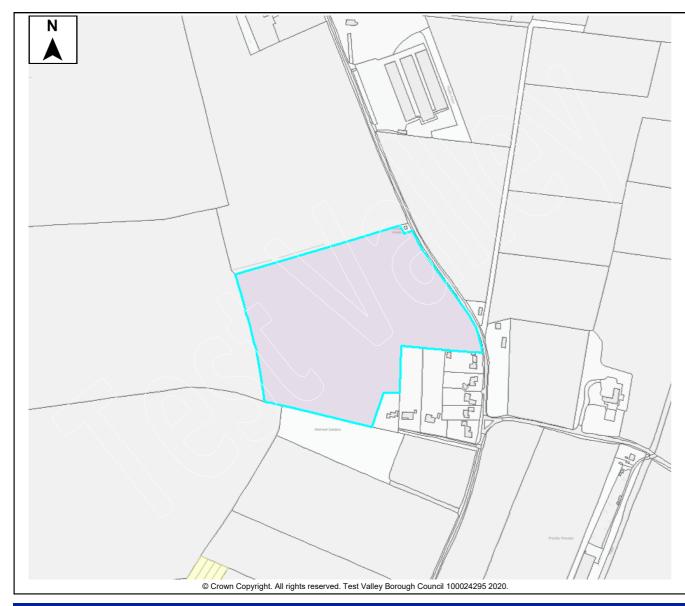
The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Over Wallop which is identified as a Rural Village in the Local Plan Settlement Hierarchy.

Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it does not allocate sites.

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Likely to commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

		Dwellings	Phasing if per	mitte
		Floor Space (m ²)	(Dwellings onl	y)
		Floor Space (m ²)	Year 1	68
		Floor Space (m ²)	Year 2	68
		Pitches	Year 3	68
			Year 4	
nen	ne		Year 5	
✓	204	Dwellings	Years 6-10	
✓	tbc	Floor Space (m ²)	Years 11-15	
		Floor Space (m ²)	Years 15+	
		Floor Space (m ²)	Total	20
			Not Known	1
	✓		✓ Floor Space (m²) ✓ Floor Space (m²) ✓ Floor Space (m²) ✓ Pitches ✓ 204 ✓ Space (m²) ✓ Floor Space (m²)	Image: Sector of the secto

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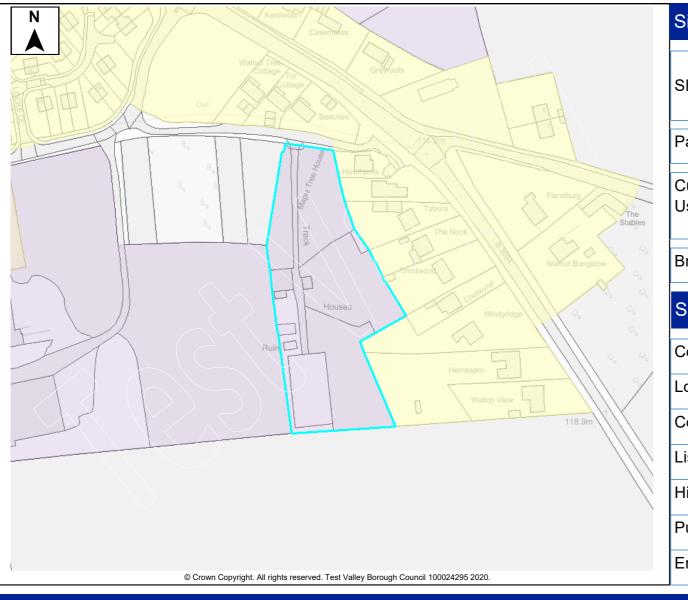
Site Details												
		Site N	ame	Land west of Kir	ng La	ane						
SHELAA Ref	328	Settler	men	t Over Wallop								
Parish/Ward	Over	Wallop				Site Area 6.79 Ha De			Develop	able Area	6.	79 Ha
Current Land Use	Agric	ultural		Character of Surrounding						esidenti	al	
Brownfield/PDI	-	Greer	nfield	d 🖌 Comb	inec	l Brow	nfie	eld/PDL	Ha	Greenfiel	d	На
Site Constra	ints											
Countryside (C	OM2)		✓	SINC		Infrastruct	astructure/ Utilities		Oth	Other (details b		✓
Local Gap (E3))			SSSI		Land Own	ers	hip	Villa	Village Design Statement		
Conservation A	Area (E	9)		SPA/SAC/Ramsar	~	Covenants/Tenants						
Listed Building	(E9)			AONB (E2)		Access/Ransom Strips						
Historic Park &	Garde	en (E9)		Ancient Woodland		Contaminated Land						
Public Open S	bace (L	_HW1)		ТРО		Pollution (E8)						
Employment La	and (LE	E10)		Flood Risk Zone		Mineral Safeguarding						

Summary

nitted /)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
68	The site is located outside of the settlement
68	boundary of the TVBC Revised Local Plan DPD.
68	The closest settlement is the village of Over
	Wallop which is identified as a Rural Village in
	the Local Plan Settlement Hierarchy.
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
204	
al Plan	

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Site Details														
		Site N	ame	ne Land Adjoining Tabora										
SHELAA Ref	343	Settle	ment	Pales	stine	9								
Parish/Ward	Over \	Wallop						Site Are	a	0.8 Ha	Develop	able Area	C).8 Ha
Current Land Use	Eques	strian		Character of Surrounding										
Brownfield/PDL	-	Gree	nfielo	I	✓	Comb	inec	l Br	ownfi	eld/PDL	Ha	Greenfield	d	На
Site Constrai	ints													
Countryside (C	OM2)		✓	SINC				Infrastru	icture	e/ Utilities	Oth	er (details b	pelow)	
Local Gap (E3))			SSSI				Land O	wners	ship				
Conservation A	Area (E	9)		SPA/SA	AC/R	lamsar	✓	Covenants/Tenants						
Listed Building (E9) AONB (E2)				Access	Access/Ransom Strips									
Historic Park & Garden (E9) Ancient Woodland				Contaminated Land										
Public Open Sp	Public Open Space (LHW1) TPO					Pollution (E8)								
Employment La	Employment Land (LE10) Flood Risk Zone						Mineral	Safe	guarding					

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

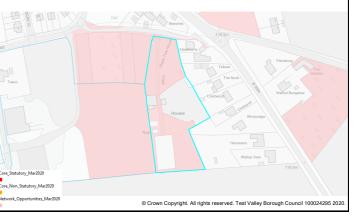
Residential	✓	27	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	27
Other				Not Known	✓

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Summary

	The site is available and promoted for development by the land owner, who is also the potential developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Palestine which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
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Hbic Local Ecological Network



N A		
1 Posmon de la companya	The Warren	
The same and the		
Recently Reschill Lodge + 69.2m	Ringwold Drove	
E S Maple Tree Do Rose Hill Bungalous		
Garage Carage Ca		
© Crown Copyright. All rights reserved. Test Valley Boroug	h Council 100024295 2021.	

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	✓
No	

Residential	✓	23	Dwellings	Phasing if per	mi
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	2
Other				Not Known	۰

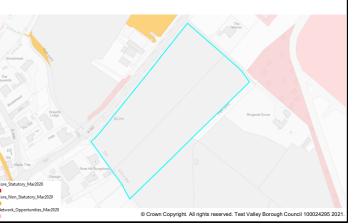
This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

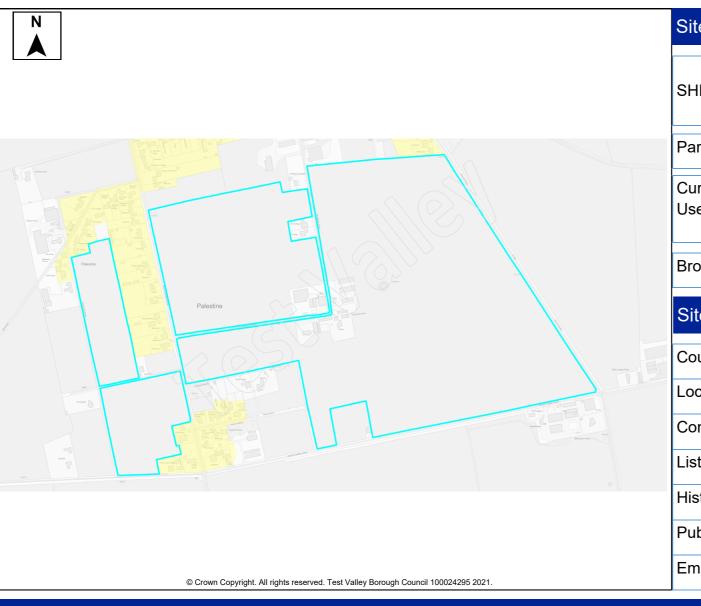
Site Details														
		Site N	ame	Land to	the eas	t of <i>i</i>	A343							
SHELAA Ref	372	Settler	men	t Middle W	Middle Wallop									
Parish/Ward	Over	Wallop					Site Area 2.3 Ha			Developable Area			2	.3 Ha
Current Land Use	Grazi	Grazing						of ng	Residential and agricultural					
Brownfield/PDL	-	Greer	nfield	√ k	Comb	ined	l Brov	wnfi	eld/PDL			Greenfield		
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC			Infrastruc	ture	/ Utilities		Othe	er (details b	elow)	✓
Local Gap (E3)				SSSI			Land Ow	ners	hip		Publ	ic Right of	Way	
Conservation A	rea (E	9)	✓	SPA/SAC/F	Ramsar		Covenant	s/Te	enants		Villa	ge Design (Stateme	ent
Listed Building	(E9)			AONB (E2)			Access/Ransom Strips							
Historic Park &	Garde	en (E9)		Ancient Wo	odland		Contaminated Land							
Public Open Sp	oace (L	.HW1)		TPO			Pollution	Pollution (E8)		✓				
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral S	afeç	guarding					

Summary

nitted)	The site is available and promoted for development by the land owner, with interest from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Middle Wallop which is identified as Countryside in the Local Plan Settlement Hierarchy.	
23	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	2 de #
✓	The number of dwellings proposed is a Council estimate calculated at 10 dwellings per hectare.	
l Plan		

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	_	
Proposed	Deve	lonment
ropocod		opnion

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provisi	on
Yes	

Residential			Dwellings	Phasing if peri	mitted
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	100
Other				Year 4	150
Mixed Use Scheme			Year 5	250	
	✓		Dwellings	Years 6-10	500
		1000	<u> </u>	Years 11-15	500
			,	Years 15+	
Retail			Floor Space (m ²)		
Leisure			Floor Space (m ²)	Iotal	1500
Other	✓	Local	Centre	Not Known	
Residential Employment Retail Leisure	✓ 	1500	,	Years 6-10 Years 11-15 Years 15+ Total	50 50

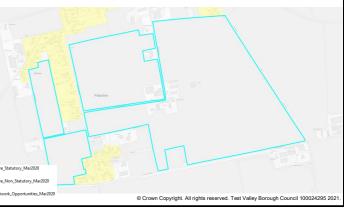
This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details													
		Site N	te Name South View Farm										
SHELAA Ref	373	Settler	nen	Palestine	Palestine								
Parish/Ward	ard Over Wallop				Site Area 57 Ha Developable Area 56 Ha						56 Ha		
Current Land Use	Agricu	ultural			Character of Surrounding								
Brownfield/PDL Greenfield Combined Brownfield/PDL Greenfield													
Site Constrai	nts												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities	C	Other (details b	oelow)	✓	
Local Gap (E3)				SSSI		Land Own	ers	hip	F	lood Alert Are	as		
Conservation A	Conservation Area (E9) SPA/SAC/Ramsar			Covenants/Tenants			<u>۱</u>	Village Design Statement					
Listed Building	ling (E9) AONB (E2) Access/Ransom Strips												
Historic Park &	Garde	en (E9)		Ancient Woodl	and	Contaminated Land		Contaminated Land					
Public Open Sp	oace (L	.HW1)		ТРО		Pollution (E8)							
Employment La	and (LE	E10)		Flood Risk Zor	ne	Mineral Safeguarding							

Summary

	The site is available and promoted for	Η
	development by a potential developer.	A
	The site is located outside of the settlement	p
	boundary of the TVBC Revised Local Plan DPD.	n
	The site is adjacent to the village of Palestine	b
	which is identified as a Rural Village in the Local	tł
-	Plan Settlement Hierarchy.	
-	Rural Villages do not contain the range and	
_	number of facilities and services or have the	-51
	same accessibility as larger settlements.	
		1
		1

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	Site Details								
		205	Site Nam	e Land a	t King Lane	;			
	SHELAA Ref	395	Settleme	nt Over W	/allop				
105.7m $\beta_a = \beta_a = \beta_a$	Parish/Ward	Over	Wallop			Site Area	0.81 Ha	Developable Area	0.81 Ha
	Current Land Use	Grazi	ng			Character of Surrounding Area	Agricultur	e, equestrian and re	esidential
	Brownfield/PDL	-	Greenfie	ld 🗸	Combine	ed Brownfi	eld/PDL	Greenfield	ł
Adanac	Site Constrai	nts							
	Countryside (C	OM2)	✓	SINC		Infrastructure	/ Utilities	Other (details b	elow) 🗸
	Local Gap (E3)			SSSI		Land Owners	hip	Village Design	Statement
	Conservation A	vrea (E	9)	SPA/SAC	/Ramsar	Covenants/Te	enants		
	Listed Building	(E9)		AONB (E2	2)	Access/Rans	om Strips		
	Historic Park &	Garde	en (E9)	Ancient W	/oodland	Contaminated	d Land		
	Public Open Sp	bace (L	.HW1)	TPO		Pollution (E8))		
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment La	and (Ll	E10)	Flood Ris	k Zone	Mineral Safe	guarding		
Proposed Development		Sumn	nary						

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
Νο	\checkmark

Residential	✓	8	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hen	าค		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

Phasing if pern	nitted	Th
(Dwellings only	/)	dev
Year 1		ha
Year 2		Th
Year 3		bo
Veerd		llh

8

 \checkmark

ne site is available and promoted for evelopment by the land owner, but to date has ad no interest from developers. ne site is located outside of the settlement oundary of the TVBC Revised Local Plan DPD. ne closest settlement is the village of Palestine which is identified as a Rural Village in the Local Plan Settlement Hierarchy. Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.

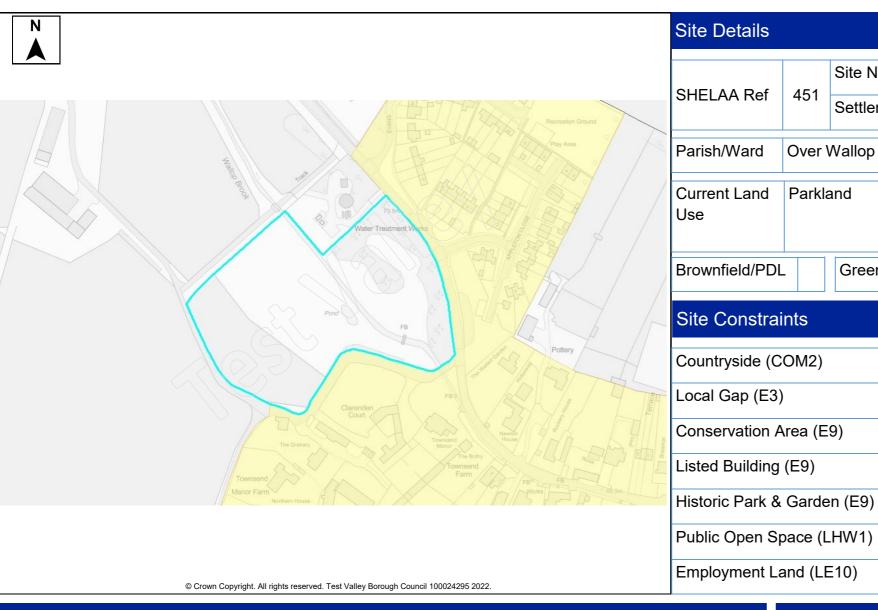
The number of dwellings proposed is a Council estimate calculated at 10 dwellings per hectare.

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

ture/ Utilities	Other (details below) 🗸
nership	Village Design Statement
ts/Tenants	
ansom Strips	
nated Land	
(E8)	
()	
Safeguarding	
· · · · · · · · · · · · · · · · · · ·	

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Core Statutory, Mar2020 Core, Non, Statutory, Mar2020	
Network_Opportunities_Mar2020	
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Availability						
Promoted by land owner 🗸						
Site Available Immediately	✓					
Site Currently Unavailable						
Achievability/Developer Interes	st					
Promoted by developer						
Developer interest						
No developer interest						
Deliverability						
Could commence in 5yrs						
Unlikely to commence in 5yrs \checkmark						
Possible self build plot provision	on					
Yes	✓					
No						

Residential	✓	5 Dwellings		Phasing if per	mitted
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	5
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	5
Other				Not Known	

	Year 3	
	Year 4	
	Year 5	
	Years 6-10	
1 ²)	Years 11-15	
. , 1 ²)	Years 15+	
1 ²)	Total	5
/	Not Known	

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Site Name

Settlement

Greenfield

✓ SINC

SSSI

TPO

✓ SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

Over Wallop

√

451

Over Wallop

Parkland

ł	The site is available and promoted for development by the land owner, currently there is no interest from a developer.	H A
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Over Wallop which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	n b S H
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
n		Con Cor

Parkland adj. to Parkland Manor

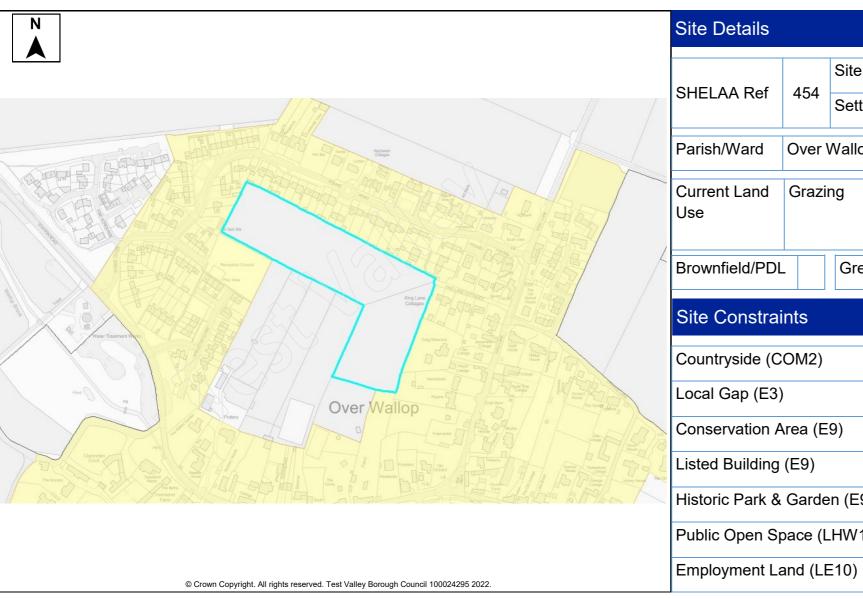
Combined

S	Site Area		4Ha	Developa	ible Area	4Ha
Character of Agricultu Surrounding Area			Agricultu	ural and res	sidential	
b	Brow	nfie	eld/PDL		Greenfield	I

v	1	Infrastructure/ Utilities	✓	Other (details below)	✓		
		Land Ownership		Flood alert area			
		Covenants/Tenants		Village Design Statemer			
		Access/Ransom Strips	✓				
		Contaminated Land					
		Pollution (E8)	✓				
v	1	Mineral Safeguarding					

Hic Local Ecological Network





Availability	Availability							
Promoted by land owner 🗸								
Site Available Immediately								
Site Currently Unavailable								
Achievability/Developer Intere	st							
Promoted by developer								
Developer interest								
No developer interest 🗸								
Deliverability								
Could commence in 5yrs								
Unlikely to commence in 5yrs \checkmark								
Possible self build plot provision	on							
Yes	\checkmark							
No								

Residential	✓	20	Dwellings	Phasing if per	mitteo
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	20
Other				Not Known	✓

This document forms part of the evidence base for the next Local Pla DPD. It provides information on available land, it does not allocate sites.

Summary

nitted y)	The site is available and promoted for development by the land owner, currently there is no interest from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Over Wallop which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
20		
✓		
al Plan		с

Flood Risk Zone

		Site N	ame	e Land off King Lane				e		
SHELAA Ref	454	Settler	nent	Ove	r Wa					
Parish/Ward	Over \	Nallop						Site A	Area	
Current Land Use							acter c ounding			
Brownfield/PDL Green			nfield	1	✓	Comb	oined		Brow	
Site Constrai	nts									
Countryside (C	OM2)		✓	SINC				Infra	structu	
Local Gap (E3)				SSSI				Land Owne		
Conservation Area (E9)			✓	SPA/SAC/Ramsar				Covenants		
Listed Building (E9)				AONB (E2)				Access/Ra		
Historic Park & Garden (E9)				Ancient Woodland				Contamina		
Public Open Space (LHW1)				TPO			\checkmark	Pollu	ition (E	

	2.45Ha	Developa	TBC	
of ng	Resident	tial		
vnfie	eld/PDL		Greenfield	

~	Other (details below)	✓
	Village Design Statemer	nt
	-	
5	-	
		Village Design Statemer

Hbic Local Ecological Network





Site Name Land at Motley Mill SHELAA Ref 482 Settlement Weyhill Penton Grafton Parish/Ward Site Area Employment, mixed Current Land Character Use Surroundir Area Brownfield/PDL Greenfield Combined 🗸 Brow Site Constraints ✓ SINC Countryside (COM2) Infrastruct Local Gap (E3) SSSI Land Own Conservation Area (E9) SPA/SAC/Ramsar Covenants Listed Building (E9) AONB (E2) Access/Ra Historic Park & Garden (E9) Ancient Woodland Contamina Public Open Space (LHW1) TPO Pollution (Employment Land (LE10) \checkmark Flood Risk Zone Mineral Sa

Proposed Development

Availability		Residential	✓	20-30	Dwellings	Phasing if perr	nitte
Promoted by land owner \checkmark		Employment	Employment Floor Space (Floor Space (m²)) (Dwellings only)	
Site Available Immediately	✓	Retail			Floor Space (m ²)	Year 1	
Site Currently Unavailable		Leisure			Floor Space (m ²)	Year 2	
Achievability/Developer Interes	st	Traveller Site			Pitches	Year 3	
· · · ·		Other				Year 4	
Promoted by developer		Mixed Use Sch	Year 5				
Developer interest						Years 6-10	
No developer interest		Residential			Dwellings		
		Employment			Floor Space (m ²)	Years 11-15	
Deliverability		Retail			Floor Space (m ²)	Years 15+	
Could commence in 5yrs	✓				,	Total	20-3
Unlikely to commence in 5yrs		Leisure			Floor Space (m ²)		-
Officery to confinence in Syrs		Other				Not Known	\checkmark
Possible self build plot provision	n I						
Yes		This document for	orm	ns part o	of the evidence bas	e for the next Loca	al Pla
No		DPD. It provides	info	ormation	n on available land,	it <u>does</u> <u>not</u> allocat	e site

Residential	ential ✓ 20-30		Dwellings	Phasing if perm		
Employment			Floor Space (m ²)	(Dwellings onl	y)	
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2		
Traveller Site			Pitches	Year 3		
Other				Year 4		
Mixed Use Scł	nen	าย		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	2	
Other				Not Known	~	

Summary Phasing if permitte

Residential	✓	20-30	Dwellings	Phasing if per	mitted	The site is available and promoted for	
Employment			Floor Space (m ²)	(Dwellings on	ly)	development by the land owner.	
Retail			Floor Space (m ²)	Year 1		The site is located outside of the settlement	1
Leisure			Floor Space (m ²)	Year 2		boundary of the TVBC Revised Local Plan DPD.	r
Traveller Site			Pitches	Year 3		The closest settlement is Weyhill which is identi-	
Other				Year 4		fied as rural village in the Local Plan Settlement Hierarchy.	.
Mixed Use Sc	hen	ne		Year 5		Rural Villages do not contain the range and	
Residential			Dwellings	Years 6-10		number of facilities and services or have the	
Employment			Floor Space (m ²)	Years 11-15		same accessibility as larger settlements.	
Retail			Floor Space (m ²)	Years 15+			
Leisure			Floor Space (m ²)	Total	20-30		
Other				Not Known	\checkmark		
		•	of the evidence base n on available land,				

0.97 ha	a Developa		
agricultu	ıral		
eld/PDL		Greenfield	
		agricultural	

ture/ Utilities	Other (details below)
nership	Existing employment uses on site.
ts/Tenants	01 510.
ansom Strips	
ated Land	
(E8)	
afeguarding	

Hic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network. There is a small Local Ecological Network Opportunity area adjacent to the site.

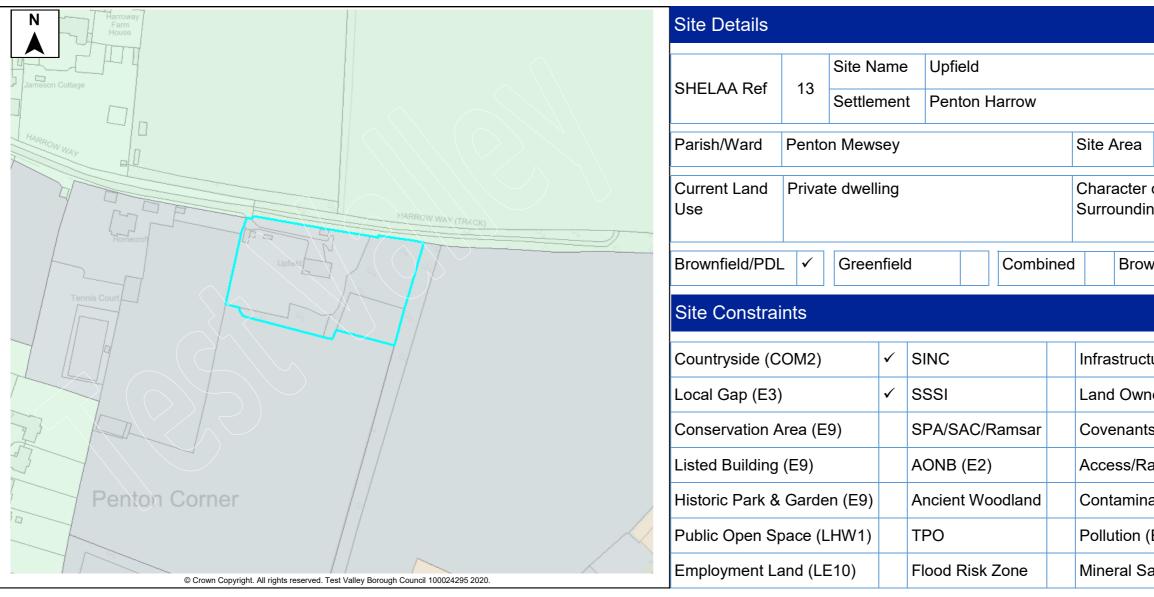


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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
Νο	\checkmark

Residential	✓	5	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

Phasing if permitted
(Dwellings only)Year 1Year 2Year 3Year 4Year 5Years 6-10Years 11-15Years 15+Total5Not Known

Summary

ed	The site is available and promoted for	ŀ
	development by the land owner, but to date has	A
	had no interest from developers.	F
	The site is located outside of the settlement	r
	boundary of the TVBC Revised Local Plan DPD.	k
	The closest settlement is the village of Penton	(
	Corner which is identified as Countryside in the	5
	Local Plan Settlement Hierarchy.	(
	Development away from the defined settlements is unlikely to meet all the elements of sustainable	[
	development considering access to a range of	
	facilities.	
		7
lan		Co

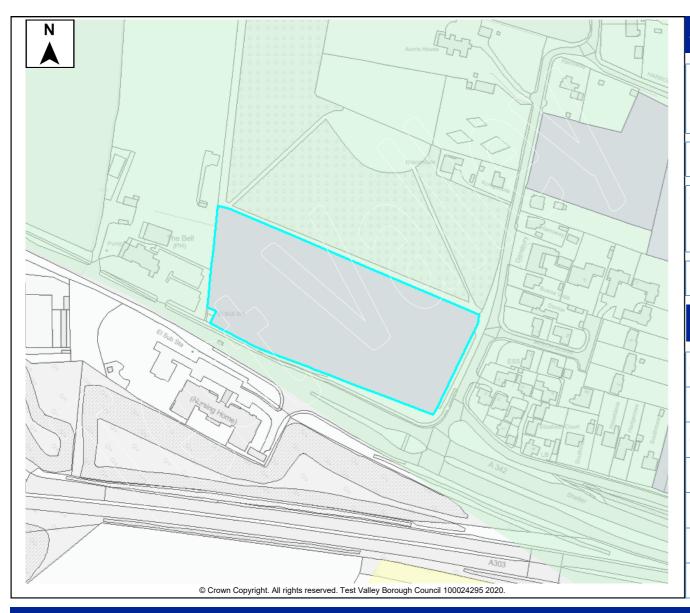
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		0.6 Ha	a Develop	able Area	0.6 Ha				
	of Ig	Dwellings and agriculture							
W	nfie	eld/PDL	Ha	Greenfiel	d Ha				

ture/ Utilities	Other (details below)	✓			
nership	Flood Alert Area				
ts/Tenants	Groundwater Source Protection				
ansom Strips	Village Design Statement				
nated Land					
(E8)					
Safeguarding					

Hbic Local Ecological Network





Site Details																	
	4.40	Site N	ame	Land	and at Short Lane												
SHELAA Ref	142	Settler	nent	Pent	Penton Corner												
Parish/Ward	Penton Mewsey						Site Area 1.73 Ha		1.73 Ha	a Developable Area		ble Area	1.73 Ha				
Current Land Use	Vacant agricultural land							acter (oundin									
Brownfield/PDL Greenfield 🗸 Combine					oinec	d Brownfield/PDL			Ha Greenfield			На					
Site Constrai	nts																
Countryside (C	OM2)		✓ (SINC				Infrastructure/ Utilities		0	Other (details below)			✓			
Local Gap (E3)			✓ .	SSSI	SSI			Land Ownership				Flood Alert Areas Village Design Statement					
Conservation A	rea (E	9)		SPA/SAC/Ramsar				Covenants/Tenants			V				t		
Listed Building (E9)				AONB	(E2)			Access/Ransom Strips									
Historic Park & Garden (E9)				Ancien	t Wo	odland		Contaminated Land									
Public Open Space (LHW1)				ТРО				Pollution (E8)									
Employment La	and (LE	E10)		Flood F	Risk	Zone		Mine	eral Sa	feg	uarding						

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes/Element	\checkmark
No	

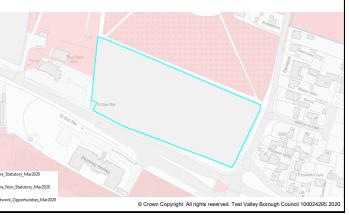
Residential		Dwellings	Phasing if per	ermit		
Employment	oloyment		Floor Space (m ²)	(Dwellings only		
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2	2	
Traveller Site			Pitches	Year 3	2	
Other				Year 4		
Mixed Use Sc	her	ne		Year 5		
Residential	√	50	Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail	√	300	Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	5	
Other				Not Known		

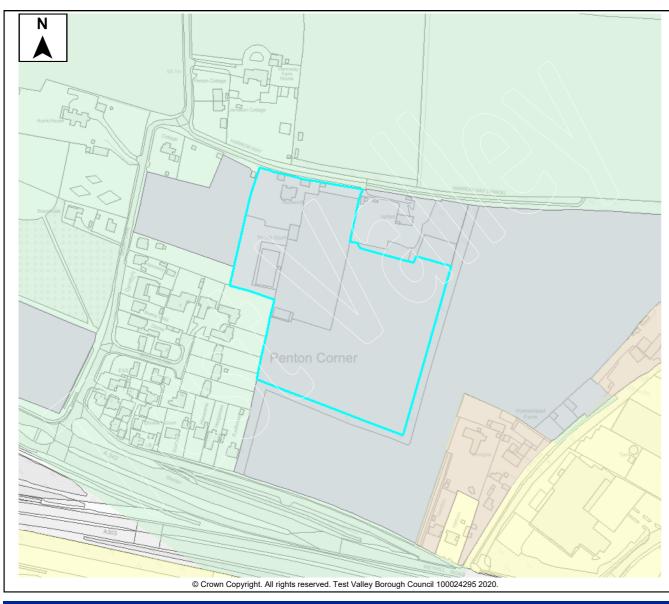
This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it does not allocate sites.

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, with interest	
Year 1		from a developer. The site is located outside of the settlement	
Year 2	25		1
Year 3	25	boundary of the TVBC Revised Local Plan DPD.	
Year 4		The closest settlement is the village of Penton Corner which is identified as Countryside in the	
Year 5		Local Plan Settlement Hierarchy. Development away from the defined settlements	
Years 6-10			
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of	1 11 1
Total	50	facilities.	1
Not Known			
or the New Local Plan			ci c

Hbic Local Ecological Network





Availability						
Promoted by land owner	✓					
Site Available Immediately	✓					
Site Currently Unavailable						
Achievability/Developer Intere	st					
Promoted by developer						
Developer interest						
No developer interest	✓					
Deliverability						
Could commence in 5yrs						
Unlikely to commence in 5yrs	✓					
Possible self build plot provision						
Yes						
No	✓					

Residential	✓	90	Dwellings	Phasing if per		
Employment			Floor Space (m ²)	(Dwellings on		
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2		
Traveller Site			Pitches	Year 3		
Other				Year 4		
Mixed Use Scł	hen	ne		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	ę	
Other				Not Known	٧	

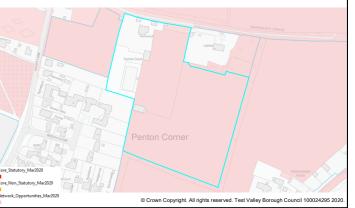
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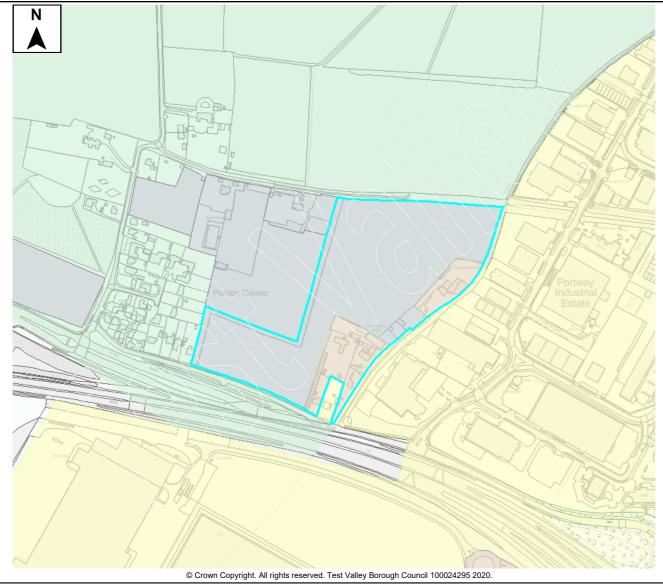
Site Details															
		Site N	ame	e Croft	t House										
SHELAA Ref	204	Settler	men	t Pent	PentonCorner										
Parish/Ward	Pento	n Mews	sey				Site Area 3.18 Ha			Dev	Developable Area			8 Ha	
Current Land Use	Privat	e resid	e residence and agriculture						Character of Dwellings and agriculture Surrounding						
Brownfield/PDI	-	Greer	nfiel	d	Со	mbined	✓	Brow	/nfie	eld/PDL	0.5	6 Ha	Greenfiel	d 2.6	62 Ha
Site Constra	ints														
Countryside (C	OM2)		✓	SINC			Infrastructure/ Utilities				Othe	r (details t	pelow)	~	
Local Gap (E3))		✓	SSSI			Land	l Own	ers	hip		-	ndwater S	Source	-
Conservation A	Area (E	9)		SPA/SA	AC/Rams	ar	Covenants/Tenants				Protection Village Design Statement				
Listed Building (E9)				AONB	(E2)		Acce	ess/Ra	ans	om Strips			, ,		
Historic Park & Garden (E9)			Ancient	t Woodla	nd	Cont	amina	ateo	d Land						
Public Open S	ublic Open Space (LHW1) TPO				Pollution (E8)										
Employment La	and (LE	E10)		Flood F	Risk Zone	;	Mine	eral Sa	afeg	guarding					

Summary

nitted)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Penton Corner which is identified as Countryside in the Local Plan Settlement Hierarchy.	
90 ✓	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	
l Plan e sites.		0

Hbic Local Ecological Network





Pro	posed	Develo	pment
••••			

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	180	Dwellings	Phasing if permitte		
Employment			Floor Space (m ²)	(Dwellings on	ly)	
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2		
Traveller Site			Pitches	Year 3		
Other				Year 4	50	
Mixed Use Scl	hen	ne		Year 5	50	
Residential			Dwellings	Years 6-10	80	
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	180	
Other				Not Known		

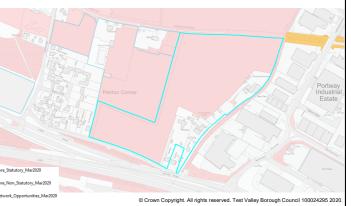
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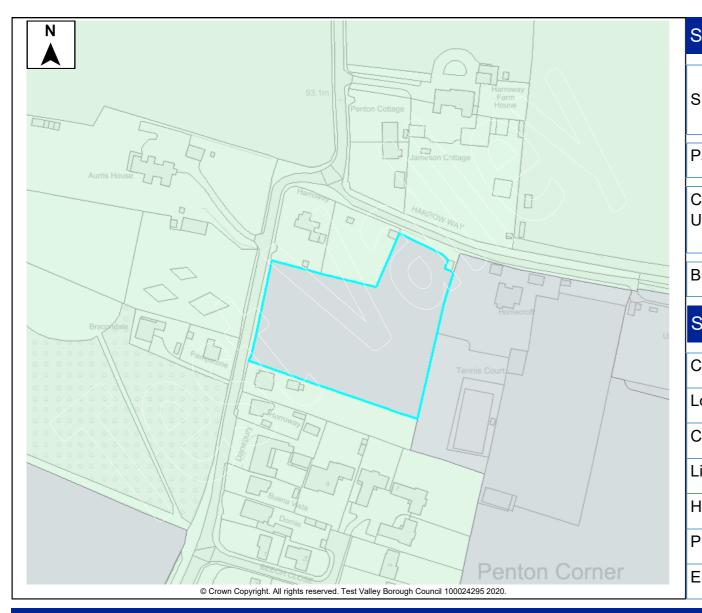
Site Details															
	281	Site N	ame	me Land at Homestead Farm, Weyhill Road											
SHELAA Ref	Settler	men	t And	Andover											
Parish/Ward	Pento	n Mews	Mewsey					Site Area 4.65 Ha			Developable Area			4.65	На
Current Land Use	Agricultural (Grade 2/3a) and commercial							Character of Portway Industrial Estate, dwellings a Surrounding agriculture					is and	Ł	
Brownfield/PDL	-	Greer	nfiel	ł	Comb	oinec	I ✓ Bro	wnfi	ield/PDL	1.6	68 Ha	Greenfiel	d	2.97	На
Site Constrai	ints														
Countryside (C	OM2)		✓	SINC			Infrastructure/ Utilities				Othe	er (details l	below	')	✓
Local Gap (E3))		✓	SSSI			Land Ownership				Flood Alert Area				
Conservation A	Area (E	9)		SPA/S	AC/Ramsar	✓	Covenan	ts/T	enants		Groundwater Source Protection Archaeology Green (locally				
Listed Building	(E9)			AONB	(E2)		Access/F	lans	om Strips					lly	
Historic Park &	Historic Park & Garden (E9)			Ancien	nt Woodland		Contaminated Land			~	Or Regionally Important)				
Public Open Space (LHW1)				ТРО			Pollution (E8)			✓	Village Design Statement			Į	
Employment La	and (LE	E10)	✓	Flood	Risk Zone		Mineral Safeguarding								

Summary

nitted	The site is available and promoted for development by a potential developer.	ł
/)	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the town of Andover.	
50	Andover is identified as a Major Centre in the Local Plan Settlement Hierarchy.	
50	Major Centres are settlements with the widest	0
80	range of facilities and services in the Borough and are more accessible due to better public transport provision.	
180		
		11111
al Plan e sites.		G G N

Hbic Local Ecological Network





Site Details																
	040	Site Na	ame	Land	and east of Short Lane											
SHELAA Ref	316	Settler	nent	Pent	enton Corner											
Parish/Ward	Pento	n Mews	sey					Site Area 0.73 Ha Dev			Developa	ble Area	0.5	0.54 Ha		
Current Land Use	Graziı	ng						Character of Residential Surrounding								
Brownfield/PDL Greenfield 🗸 Combine						inec		Brownf	ield/PDL	-	Ha	Greenfiel	d	На		
Site Constrai	nts															
Countryside (C	OM2)		√	SINC				Infrastructure/ Utilities			s	Othe	Other (details below)			
Local Gap (E3)			√	SSSI				Land Ownership			Flood	Flood Alert Area				
Conservation A	rea (E	9)	:	SPA/S	AC/R	amsar	✓	Covenants/Tenants					Groundwater Source Protection			
Listed Building	(E9)			AONB	(E2)			Acce	ss/Ran	som Strij	os	Villag	Village Design Statement			
Historic Park & Garden (E9)			Ancien	t Wo	odland		Contaminated Land									
Public Open Space (LHW1)			TPO	PO			Pollution (E8)									
Employment La	and (LE	E10)		Flood F	Risk Z	Zone		Mine	ral Safe	guarding	9					

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes/Element	✓
No	

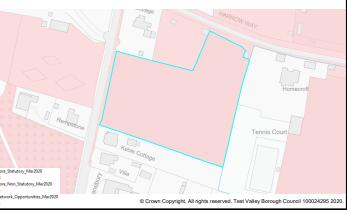
Residential		20	Dwellings	Phasing if permit		
Employment			Floor Space (m ²)	(Dwellings only)		
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2	15	
Traveller Site			Pitches	Year 3	5	
Other				Year 4		
Mixed Use Scl	hen	ne		Year 5		
Residential	.0/1		Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	20	
Other				Not Known		

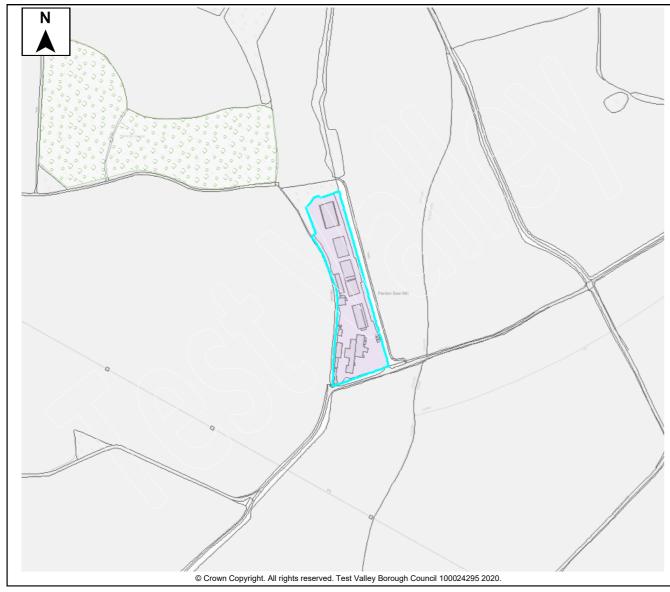
Summary

nitted	The site is available and promoted for	
/)	development by the land owner, but with interest from a developer.	1
15	The site is located outside of the settlement	
5	boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Penton	
	Corner which is identified as Countryside in the	
	Local Plan Settlement Hierarchy.	(
	Development away from the defined settlements is unlikely to meet all the elements of sustainable	
	development considering access to a range of facilities.	
20		
al Plan		C
		l c

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Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	✓
No	

Residential			Dwellings	Phasing if peri	nitte
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sc	her	ne		Year 5	
Residential	✓	50	Dwellings	Years 6-10	50
Employment	✓	tbc	Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	50
Other				Not Known	

This document forms part of the evidence base for the New Local Plan
DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details														
		Site N	ame	Pent	ton Saw Mill									
SHELAA Ref	321	Settler	nen	t Pent	ton Mewsey									
Parish/Ward	Pento	n Mews	sey				Site Area	Area 2.14 Ha			Developable Area			1.8 Ha
Current Land Use	Saw r	Saw mill					Character of Surroundin		Agriculture					
Brownfield/PDL	_ ✓	Greer	nfield	d	Comb	ined	l Brow	nfie	eld/PDL		На	Greenfield	b	На
Site Constrai	ints													
Countryside (C	OM2)		✓	SINC		✓	Infrastruct	ure	/ Utilities		Othe	er (details b	elow)	✓
Local Gap (E3))			SSSI			Land Own	ers	hip		Floo	d Alert Are	а	
Conservation A	Area (E	9)		SPA/S	AC/Ramsar	~	Covenants	Covenants/Tenants				C - SU3380		
Listed Building	(E9)			AONB	(E2)		Access/Ra	anso	om Strips			l Agreeme .00534/9	ent -	
Historic Park &	Garde	en (E9)		Ancien	t Woodland		Contamina	atec	d Land					
Public Open Sp	pace (L	.HW1)		TPO			Pollution (I	E8)						
Employment La	and (LE	E10)	✓	Flood F	Risk Zone	✓	Mineral Sa	feg	guarding	✓				

Summary

nitted y)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Penton Mewsey which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
50	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
50	
al Plan e sites.	

		2.14 Ha	a Developa	ble Area	1.8 Ha
	of g	Agricult	ure		
N	nfie	eld/PDL	На	Greenfield	На

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	12	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other			-	Year 4
Mixed Use Scl	hen	าย		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

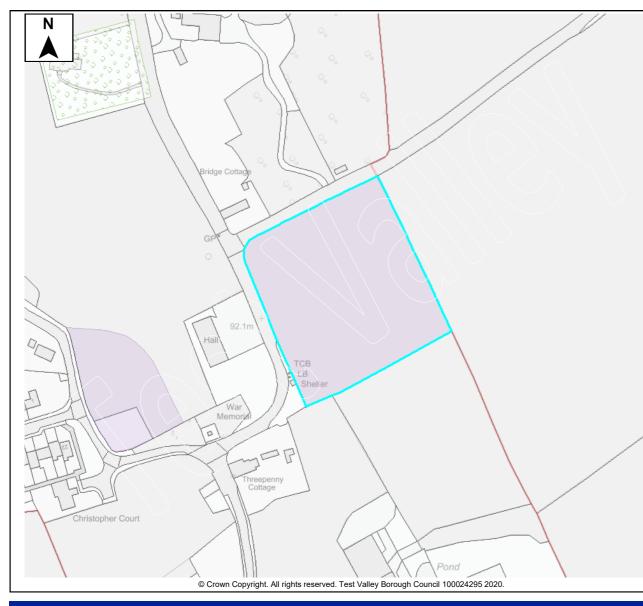
Site Details																	
		Site N	ame	e Lan	ıd adj	. to Sch	ool	House	9								
SHELAA Ref	109	Settle	men	t Qua	arley												
Parish/Ward	Quarl	еу						Site A	Area		0.50 Ha	Dev	Developable Area			0.40 Ha	
Current Land Use	Agric	ultural							acter (oundin		Residential and agricultural						
Brownfield/PDL	-	Greer	nfiel	d		Comb	ined	✓	Brow	nfie	eld/PDL	0.3	7 Ha	Greenfield	d 0.	13 Ha	
Site Constrai	ints																
Countryside (C	OM2)		✓	SINC				Infra	structi	ure	/ Utilities		Othe	r (details b	elow)	✓	
Local Gap (E3))			SSSI				Land Ownership				Groundwater source protection					
Conservation A	vrea (E	9)	✓	SPA/S	SAC/F	Ramsar		Covenants/Tenants				prote	GUOT				
Listed Building	uilding (E9) 🗸 AONB (E2)				Access/Ransom Strips												
Historic Park &	Garde	en (E9)		Ancie	nt Wo	odland		Cont	amina	atec	d Land						
Public Open Sp	bace (L	LHW1) TPO				Pollution (E8)											
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Sa	afeg	juarding						

Summary

Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2		The site is located outside of the settlement	I
Year 3	4	boundary of the TVBC Revised Local Plan DPD.	
Year 4	4	The closest settlement is the village of Quarley which is identified as Countryside in the Local	
Year 5	4	Plan Settlement Hierarchy.	(
Years 6-10		Development away from the defined settlements	
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of	
Total	12	facilities.	
Not Known			
or the New Loc loes not alloca			C

Hbic Local Ecological Network





Availability	
Promoted by land owner	\checkmark
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	√	21	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	7
Other				Year 4	7
Mixed Use Scł	nen	ne		Year 5	7
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	21
Other				Not Known	

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites

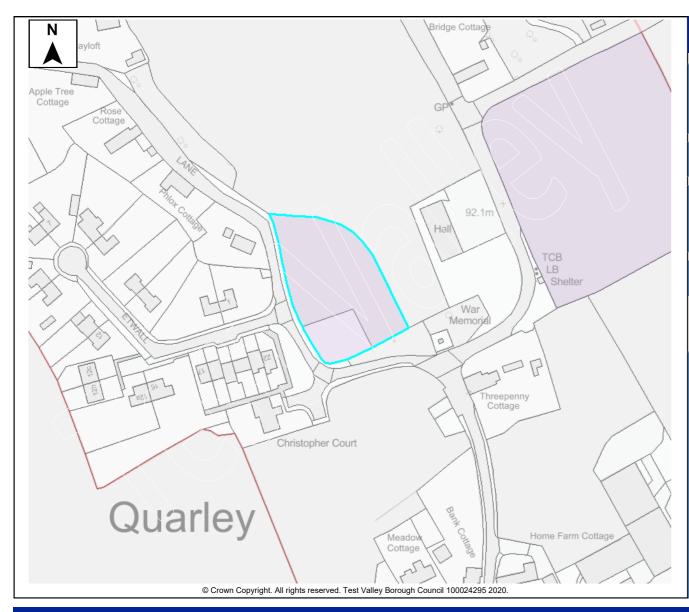
Site Details																	
		Site N	ame	Lan	d op	posite	Villag	e Hall									
SHELAA Ref	110	Settler	nen	t Qua	Quarley												
Parish/Ward	Quarl	еу						Site /	Area		0.90 Ha	Dev	evelopable Area		0	.72 Ha	
Current Land Use	Arable	Arable field							Character of Agricultu Surrounding Area				Iral and residential				
Brownfield/PDI Site Constra		Greer	nfield	b	✓	Com	nbined		Brow	/nfie	eld/PDL		На	Greenfield	Ŀ	Ha	
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	r (details b	elow)	✓	
Local Gap (E3))			SSSI				Land Ownership					Groundwater source				
Conservation A	Area (E	9)	✓	SPA/S	AC/I	Ramsa	ar	Cove	enants	s/Te	enants		protection				
Listed Building	(E9)		✓	AONB	(E2))		Acce	ess/Ra	anso	om Strips						
Historic Park &	Historic Park & Garden (E9) Anc			Ancien	nt Wo	oodlan	d	Cont	amina	atec	d Land						
Public Open S	bace (L	.HW1)	ТРО				Pollu	ition (E8)								
Employment La	and (LE	E10)		Flood I	ood Risk Zone			Mineral Safeguarding									

Summary

nitted /)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	
7 7 7 7	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Quarley which is identified as Countryside in the Local Plan Settlement Hierarchy.	
	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	
21		
al Plan e sites.		0

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Proposed	Deve	lopment
roposed		opinone

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	\checkmark
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	6	Dwellings	Phasing if pe
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Sch	hem	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
_eisure			Floor Space (m ²)	Total
Other				Not Known

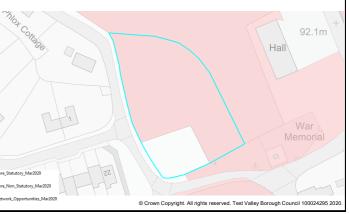
This document forms part of the evidence base for the New Local Plan
OPD. It provides information on available land, it <u>does not</u> allocate sites.

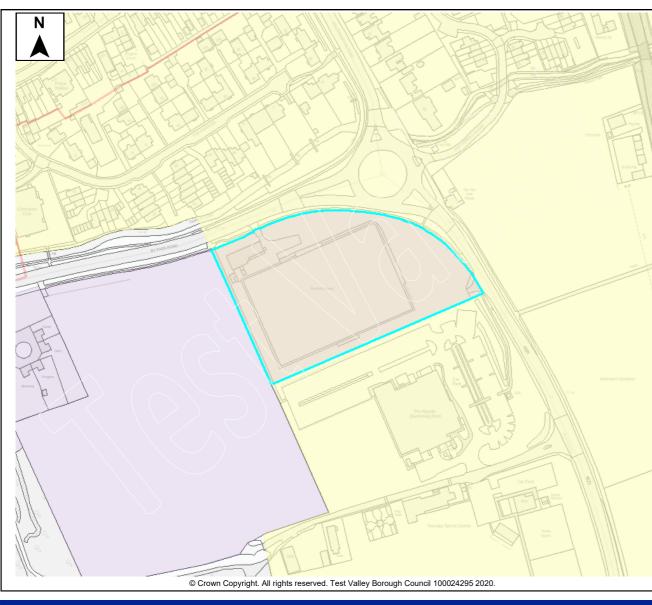
Site Details																
		Site N	ame	Land	d beł	nind Vill	age	Hall								
SHELAA Ref	111	Settler	nent	Qua	Quarley											
Parish/Ward	Quarle	әу					Site Area 0.278 H		0.278 Ha	Developable Area			0.1	95 Ha		
Current Land Use	Arable	e field						-	Character of Residential and village Surrounding					age hall		
Brownfield/PDL Greenfield 🗸 Combin					oinec	I	Brownfield/PDL Ha Greenfield					d	На			
Site Constrai	nts															
Countryside (C	OM2)		√	SINC				Infrastructure/ Utilities				Other (details below)				
Local Gap (E3)			ę	SSSI				Land	d Own	ers	hip		Groundwater source			
Conservation A	rea (E	9)	√ ;	SPA/S	AC/F	Ramsar		Cove	enants	s/Te	enants		prote	Clon		
Listed Building	(E9)		✓ I	AONB	(E2)			Acce	ess/Ra	ans	om Strips					
Historic Park &	Garde	en (E9)	1	Ancien	nt Wo	odland		Cont	tamina	ateo	d Land					
Public Open Sp	bace (L	.HW1)	-	TPO				Pollution (E8)								
Employment La	and (LE	E10)		Flood I	Risk	Zone		Mineral Safeguarding								

Summary

Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2		The site is located outside of the settlement	1
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4	6	The closest settlement is the village of Quarley which is identified as Countryside in the Local	
Year 5		Plan Settlement Hierarchy.	(
Years 6-10		Development away from the defined settlements	/
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of	/
Total	6	facilities.	
Not Known			
			<
or the New Loc	al Plan		c
<u>does not</u> alloca	te sites.		C N

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Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	70	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Scł	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

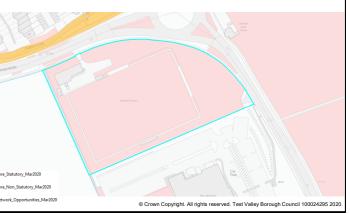
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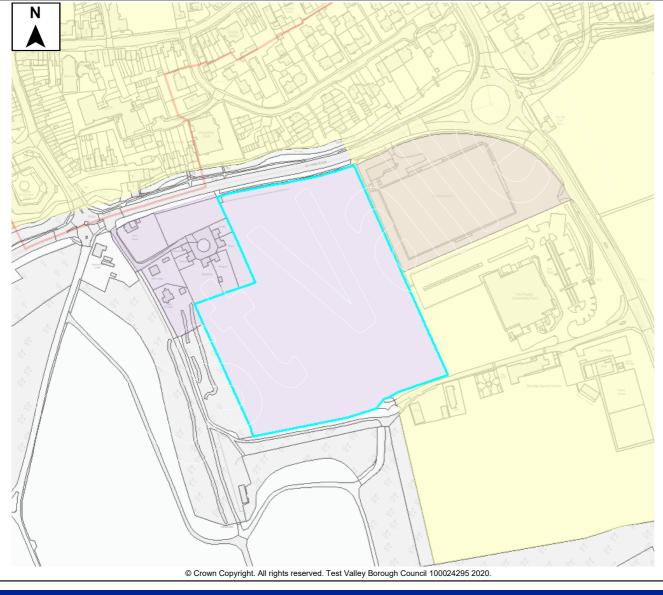
Site Details																
		Site N	ame	Romsey	Footbal	ll Gr	Ground									
SHELAA Ref	150	Settler	nen	t Romsey												
Parish/Ward	Roms	ey: Abb	bey				Site Area 1.6 Ha					velopa	1.6 Ha			
Current Land Use	Roms	ey Foo	tball	& Social Cl		Character of Residential, leisure and allotmer Surrounding						nents				
Brownfield/PDL Greenfield Combi						inec	√	Brow	nfie	eld/PDL		1.3Ha Greenfield 0.3H			0.3Ha	
Site Constrai	ints															
Countryside (C	OM2)			SINC			Infrastructure/ Utilities				Other (details below) \checkmark					
Local Gap (E3))			SSSI		✓	Lan	id Owne	ers	hip		New Forest SPA Zone				
Conservation A	Area (E	9)		SPA/SAC/I	Ramsar	~	Cov	/enants	/Te	enants		Sole Zone	nt SPA Reo e	creatior	ı	
Listed Building	(E9)			AONB (E2))		Acc	ess/Ra	ns	om Strips	;	Motti	sfont Bats	SSSI/S	AC	
Historic Park &	Garde	en (E9)		Ancient Wo	Ancient Woodland			ntamina	teo	d Land			ging Buffer		at .	
Public Open Sp	bace (L	.HW1)	~	TPO	TPO 🗸			lution (E	E8)			TOW	n Design S	latemer	n	
Employment La	and (LE	E10)		Flood Risk	Zone		Min	eral Sa	feg	guarding						

Summary

Phasing if pern (Dwellings only		The site is available and promoted for development by the land owner, with interest
Year 1		from a developer.
Year 2		The site is located within the settlement
Year 3		boundary of Romsey identified by the TVBC
Year 4		Revised Local Plan DPD. Romsey is identified as a Major Centre in the Local Plan Settlement
Year 5		Hierarchy.
Years 6-10	70	Major Centres are settlements with the widest
Years 11-15		range of facilities and services in the Borough
Years 15+		and are more accessible due to better public
Total	70	transport provision.
Not Known		
		1

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Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	110	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

Phasing if pern (Dwellings only		T d
Year 1		h
Year 2		T
Year 3		b
Year 4		
Year 5	55	t
Years 6-10	55	N
Years 11-15		r
Years 15+		a

Total

Not Known

110

Site Details

	454	Site N	ame	Land	SOU	th of B	/pas	s Roa	ad							
SHELAA Ref	154	Settler	men	t Rom	sey											
Parish/Ward	Roms	ey: Abb	bey					Site /	Area		3.8 Ha	Dev	elopa	ble Area	3	.8 Ha
Current Land Use	Agric	ulture							acter of ounding	-	Resident	ial ar	nd leis	sure		
Brownfield/PDL	-	Greer	nfiel	· k	✓	Comb	ined		Brown	nfie	eld/PDL		На	Greenfiel	d	На
Site Constrai	nts															
Countryside (C	OM2)		✓	SINC				Infra	structu	re/	Utilities		Othe	er (details	below)	✓
Local Gap (E3)				SSSI			✓	Land	l Owne	rsl	hip		New	Forest SI	PA Zone	
Conservation A	vrea (E	9)		SPA/SA	AC/F	Ramsar	~	Cove	enants/	Te	enants		Sole Zone	ent SPA Ro e	ecreatior	ו
Listed Building	(E9)			AONB ((E2)			Acce	ess/Rar	nsc	om Strips			isfont Bat		AC
Historic Park &	Garde	en (E9)		Ancient	Wo	odland		Cont	aminat	ed	Land			iging Buffe		at
Public Open Sp	bace (L	_HW1)		TPO			✓	Pollu	ition (E	8)		✓	TOW	n Design :	Statemel	IL
Employment La	and (LE	E10)		Flood R	lisk	Zone		Mine	eral Safe	eg	juarding	✓				

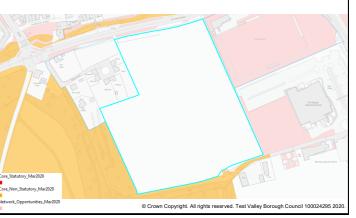
Summary

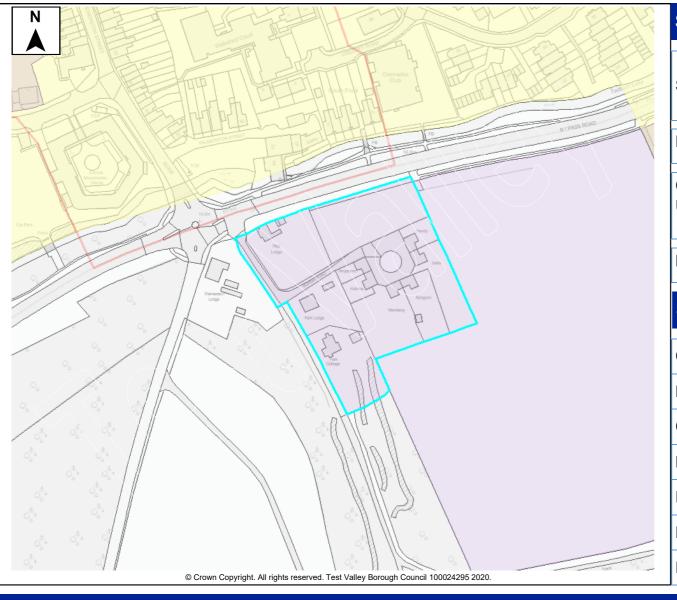
ed	The site is available and promoted for	ł
	development by the land owner, but to date has	
	had no interest from developers.	ļ
	The site is located outside of the settlement	r
	boundary of the TVBC Revised Local Plan DPD.	ł
	The site is immediately adjacent to the town of	t
	Romsey which is identified as a Major Centre in	
	the Local Plan Settlement Hierarchy.	
	Major Centres are settlements with the widest	
	range of facilities and services in the Borough	2
	and any many assessible due to better muchic	

and are more accessible due to better public transport provision.

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

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Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	30	Dwellings	Phasing if per	mitted
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²) Year 1		
Leisure			Floor Space (m ²)	Year 2	15
Traveller Site			Pitches	Year 3	15
Other			-	Year 4	
Mixed Use Scł	hen	าย		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			, , ,	Total	30
Other			Floor Space (m ²)	Not Known	

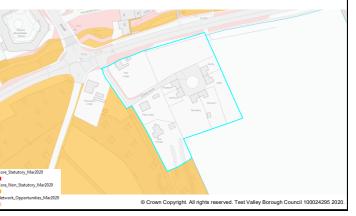
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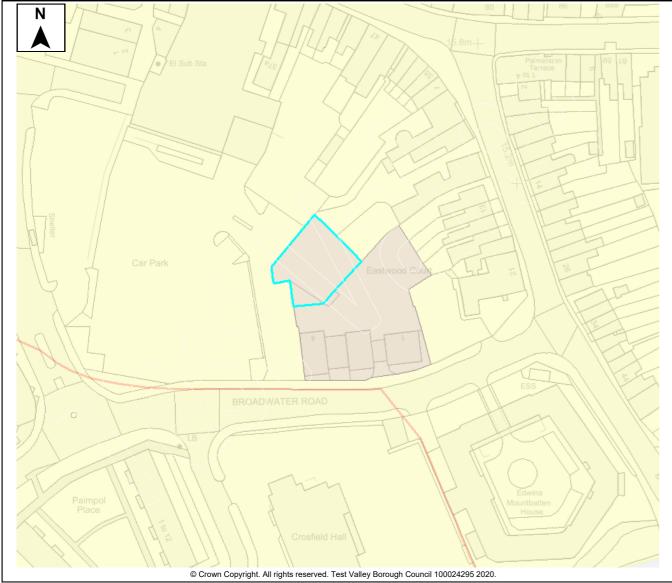
Site Details													
		Site N	ame	Land at Burma F	Road	ł							
SHELAA Ref	155	Settler	men	t Romsey									
Parish/Ward	Roms	ey: Abb	bey			Site Area		0.94 Ha	Dev	elopa	able Area	0	.603 Ha
Current Land Use	Resid	lential p	orope	erties		Character Surroundin		Residenti and garde		eisure	e and Histo	orical p	bark
Brownfield/PDI	_ ✓	Greer	nfiel	d Comb	ined	l Brow	/nfi	eld/PDL		На	Greenfiel	d	На
Site Constra	ints												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities		Othe	er (details l	pelow)	✓
Local Gap (E3))			SSSI		Land Own	ers	hip		New	Forest SF	PA Zor	ne
Conservation A	Area (E	9)		SPA/SAC/Ramsar	~	Covenants	s/Te	enants	✓	Sole Zone	nt SPA Re	ecreati	on
Listed Building	(E9)		✓	AONB (E2)		Access/Ra	ans	om Strips			- isfont Bats	SSSI	/SAC
Historic Park &	Garde	en (E9)	✓	Ancient Woodland		Contamina	ateo	d Land			ging Buffe		
Public Open S	bace (L	_HW1)		ТРО	✓	Pollution (E8))			aeology Y legionally l		
Employment La	and (LE	E10)		Flood Risk Zone	✓	Mineral Sa	afeg	guarding		Floo	d Warning	Areas	3

Summary

t	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Romsey which is identified as a Major Centre in the Local Plan Settlement Hierarchy.	
	Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.	
an es.		

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Durana	D	.
Proposed	Deve	opment

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	5	Dwellings	Phasing if perr	nitte
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	5
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	5
Other			Tibbi Space (III)	Not Known	

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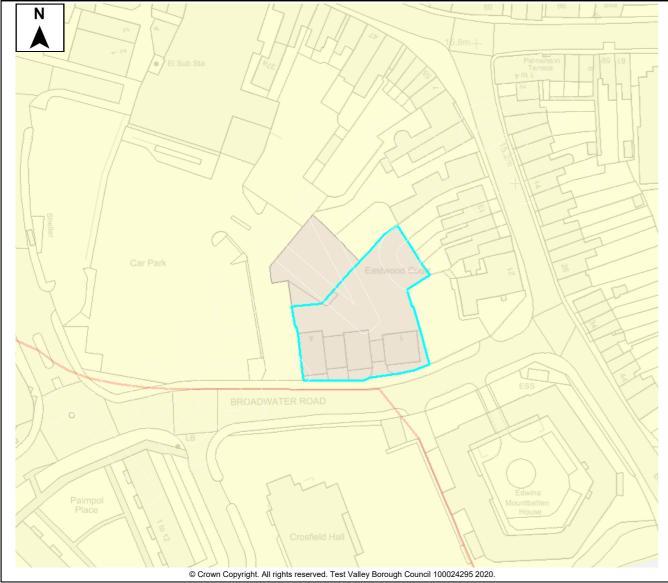
Site Details														
		Site N	ame	Land at Eastwood	od C	ourt								
SHELAA Ref	156	Settler	men	t Romsey										
Parish/Ward	Roms	ey Abb	еу			Site Area		0.04 Ha	Dev	elopa	able Ar	ea	0.0	4 Ha
Current Land Use	Car p	ark				Character of Surroundin		Resident	ial aı	nd co	mmerc	ial		
Brownfield/PDL	- 🗸	Greer	nfield	d Comb	ined	l Brow	nfi	eld/PDL		На	Greer	nfield		На
Site Constrai	nts													
Countryside (C	OM2)			SINC		Infrastruct	ure	/ Utilities		Othe	er (deta	ails be	low)	✓
Local Gap (E3)				SSSI		Land Own	ers	hip		Rom Bour	sey Tov	wn Ce	ntre	
Conservation A	rea (E	9)	~	SPA/SAC/Ramsar		Covenants	s/Te	enants			Forest	SPA Z	Zone	
Listed Building	(E9)			AONB (E2)		Access/Ra	ins	om Strips			aeology onally l		w (local	ly Or
Historic Park &	Garde	en (E9)		Ancient Woodland		Contamina	ateo	d Land		Ū	•	•	SSI/SAC	;
Public Open Sp	bace (L	.HW1)		ТРО	✓	Pollution (I	E8))			ging Bu			
Employment La	and (LE	E10)		Flood Risk Zone		Mineral Sa	feg	guarding		Solei		Kecre	ation Zo	one

Summary

The site is available and promoted for development by the land owner, but to date has had no interest from developers.
The site is located within the settlement boundary of Romsey identified by the TVBC Revised Local Plan DPD. Romsey is identified as a Major Centre in the Local Plan Settlement Hierarchy.
Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.

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_	_	
Proposed	Deve	lopment
1 lopecea	0010	

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Unlikely to commence in 5yrs Possible self build plot provisio	√ on
	√ on
Possible self build plot provision	✓ on ✓

Residential	✓	10	Dwellings		Phasing if per	mitt
Employment			Floor Space (m ²)		(Dwellings onl	y)
Retail			Floor Space (m ²)		Year 1	
Leisure			Floor Space (m ²)		Year 2	
Traveller Site			Pitches		Year 3	
Other					Year 4	
Mixed Use Sch	hen	ne			Year 5	
Residential			Dwellings		Years 6-10	10
Employment			Floor Space (m ²)		Years 11-15	
Retail			Floor Space (m ²)		Years 15+	
Leisure			Floor Space (m ²)		Total	10
Other					Not Known	
				I		

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate sites.

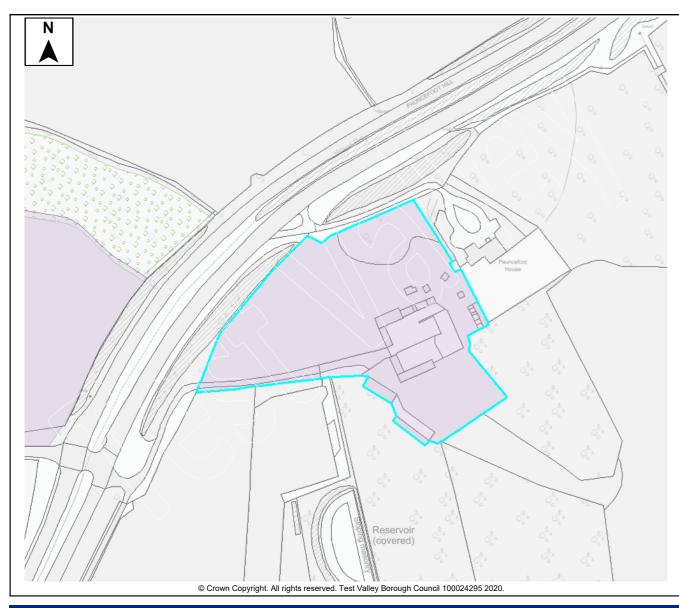
Site Details															
		Site N	ame	Eastwo	od Court	buil	dings								
SHELAA Ref	157	Settler	men	t Romse	ey.										
Parish/Ward	Roms	ey Abb	еу		Site Area		0.1 Ha	Developable Area			ea	0	.1 Ha		
Current Land Use	Office	e buildin	ıgs				Character of Residenti Surrounding			tial and commercial					
Brownfield/PDL	_ ✓	Greer	nfiel	Ł	Comb	ined	l Brow	vnfi	eld/PDL		На	Green	field		На
Site Constrai	ints														
Countryside (C	OM2)			SINC			Infrastruct	ure	/ Utilities		Othe	er (deta	ils be	low)	✓
Local Gap (E3))			SSSI			Land Own	ers	ship			sey Tov darv	vn Ce	ntre	
Conservation A	Area (E	9)	~	SPA/SAC	/Ramsar		Covenants	s/Te	enants	✓	Boundary New Forest SPA Zone				
Listed Building	(E9)		✓	AONB (E	2)		Access/Ra	ans	om Strips			aeology onally Ir		•	lly Or
Historic Park &	Garde	en (E9)		Ancient V	Voodland		Contamina	ateo	d Land		-	sfont Ba	-		2
Public Open Sp	bace (l	_HW1)		TPO			Pollution (E8))			ging Bu			
Employment La	and (Ll	E10)	✓	Flood Ris	k Zone		Mineral Sa	afeç	guarding		Soler	nt SPA	Recre	ation Z	one

Summary

ted	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
	The site is located within the settlement boundary of Romsey identified by the TVBC Revised Local Plan DPD. Romsey is identified as a Major Centre in the Local Plan Settlement Hierarchy.
0	Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public
0	transport provision.
Plan	

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Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	15	Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	1
Traveller Site			Pitches	Year 3	5
Other				Year 4	
Mixed Use Scl	hem	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	1
Other				Not Known	

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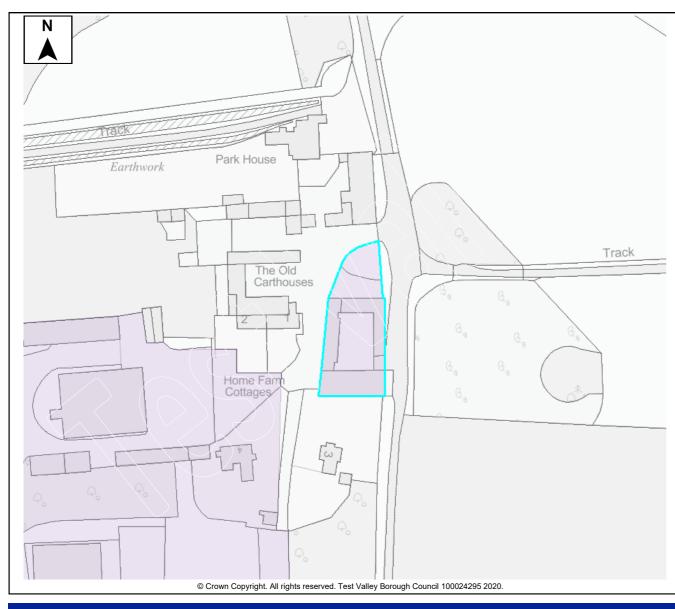
Site Details																
		Site N	ame	Land	at F	Paunce	foot	Farm								
SHELAA Ref	158	Settler	nen	t Rom	sey											
Parish/Ward	Roms	ey: Abb	bey						Site Area 1.3 Ha			Dev	velopa	ble Area		1.3 Ha
Current Land Use	Vacai	nt agric	ultur	al buildir	buildings				acter of Agriculture bunding							
Brownfield/PDL	-	Greer	nfiel	· t	✓	Comb	ined		Brow	/nfie	eld/PDL		На	Greenfiel	d	На
Site Constrai	ints															
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	r (details t	pelow)	✓
Local Gap (E3)				SSSI			✓	Land	Own	ers	hip		New	Forest SF	PA Zone	;
Conservation A	vrea (E	9)		SPA/SA	AC/F	Ramsar		Cove	enants	s/Te	enants		Sole Zone	nt SPA Re :	creatio	n
Listed Building	(E9)		✓	AONB ((E2)			Acce	ss/Ra	anso	om Strips		Motti	sfont Bats	SSSI/S	SAC
Historic Park &	Garde	en (E9)		Ancient	Wo	odland		Cont	amina	ateo	d Land		Fora	ging Buffe	r	
Public Open Sp	bace (L	_HW1)		TPO				Pollu	tion (E8)		✓				
Employment La	and (LE	E10)		Flood R	lisk i	Zone		Mine	ral Sa	afeg	guarding	✓				

Summary

 development by the land owner, with interest from a developer. The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Romsey
The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.
boundary of the TVBC Revised Local Plan DPD.
I he closest settlement is the town of Romsev
which is identified as a Major Centre in the Local
Plan Settlement Hierarchy.
Major Centres are settlements with the widest
range of facilities and services in the Borough
and are more accessible due to better public
transport provision.

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential			Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	5
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sc	her	ne		Year 5	
Residential	√	5	Dwellings	Years 6-10	
Employment	· ✓	500	Floor Space (m ²)	Years 11-15	
Retail		000	Floor Space (m ²)	Years 15+	
Leisure	-		Floor Space (m ²)	Total	5
Other				Not Known	

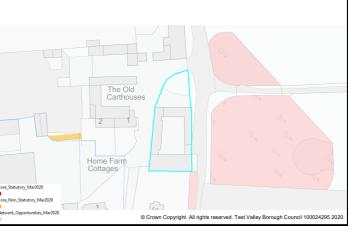
This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

Site Details													
		Site N	ame	The Old Dairy									
SHELAA Ref	163	Settler	men	t Romsey									
Parish/Ward	Roms	ey: Abb	bey			Site Area		0.119 Ha	Dev	velopa	ble Area	0.1	19 Ha
Current Land Use	Form	er agric	ultu	al buildings		Character Surroundin		Agricultu	ral				
Brownfield/PDL	- 🗸	Greer	nfiel	d Comb	inec	l Brow	/nfi	eld/PDL		На	Greenfiel	d	На
Site Constrai	ints												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities		Othe	r (details l	pelow)	✓
Local Gap (E3))			SSSI		Land Own	ers	hip			Forest SPA		
Conservation A	vrea (E	9)		SPA/SAC/Ramsar	~	Covenants	s/Te	enants		Soler	nt SPA Rec	reation	Zone
Listed Building	(E9)			AONB (E2)		Access/Ra	ans	om Strips					
Historic Park &	Garde	en (E9)	✓	Ancient Woodland		Contamina	ateo	d Land					
Public Open Sp	bace (l	_HW1)		ТРО		Pollution (E8))		1			
Employment La	and (Ll	E10)		Flood Risk Zone		Mineral Sa	afeg	guarding	✓				

Summary

Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2	5	The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	Ι.
Year 4		The closest settlement is the town of Romsey which is identified as a Major Centre in the Local	
Year 5		Plan Settlement Hierarchy.	
Years 6-10		Major Centres are settlements with the widest	
Years 11-15		range of facilities and services in the Borough	
Years 15+		and are more accessible due to better public	
Total	5	transport provision.	
Not Known			
or the New Loc does not alloca			0

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Availability				
Promoted by land owner	✓			
Site Available Immediately	✓			
Site Currently Unavailable				
Achievability/Developer Intere	st			
Promoted by developer	✓			
Developer interest	✓			
No developer interest				
Deliverability				
Could commence in 5yrs	✓			
Unlikely to commence in 5yrs				
Possible self build plot provision				
Yes				
Νο	\checkmark			

Residential	✓	9	Dwellings	Phasing if permitt	ed
Employment			Floor Space (m ²)	(Dwellings only)	
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sch	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total 9	
Other				Not Known 🗸	

This document forms part of the evidence base for the next Local Pla DPD. It provides information on available land, it does not allocate sites.

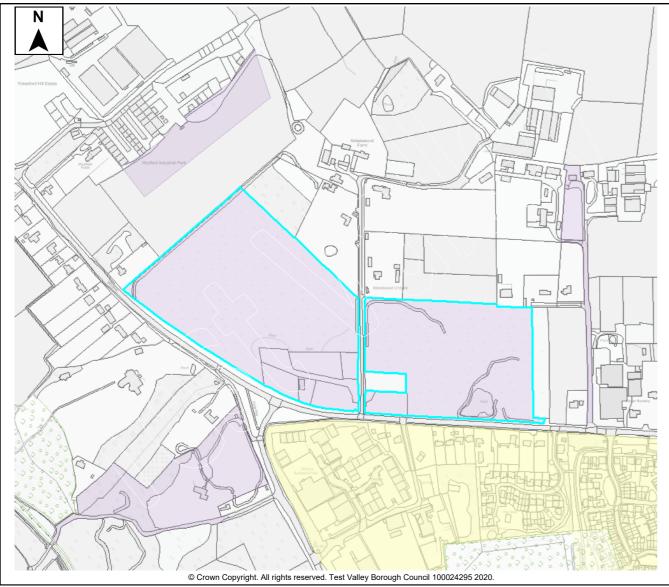
Site Details														
		Site N	ame	Lan	d north of O	xlea	ise Meadov	/S						
SHELAA Ref	99	Settler	men	t Rom	isey									
Parish/Ward	Roms	ey: Cup	bern	ham			Site Area		1.85 Ha	Dev	elopa	able Area	1	I.6 Ha
Current Land Use	Open	field					Character Surroundin Area		Resident	ial ar	nd wo	odland	<u></u>	
Brownfield/PDL	-	Greer	nfield	ł	✓ Comb	inec	Brow	/nfie	eld/PDL			Greenfiel	d	
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	er (details b	pelow)	✓
Local Gap (E3)				SSSI			Land Own	ers	hip		New	Forest SP	ΡA	
Conservation A	rea (E	9)		SPA/S	AC/Ramsar	✓	Covenants	s/Te	enants			isfont Bats ging Buffe	-	AC
Listed Building	(E9)			AONB	(E2)		Access/Ra	anso	om Strips		i ora	ging Durio		
Historic Park &	Garde	en (E9)		Ancien	t Woodland		Contamina	ateo	d Land					
Public Open Sp	bace (L	_HW1)		TPO			Pollution (E8))					
Employment La	and (LE	E10)		Flood F	Risk Zone		Mineral Sa	afeg	guarding					

Summary

d	The site is available and promoted for	ŀ
	development by a potential developer.	A
	The site is located outside of the settlement	p
	boundary of the TVBC Revised Local Plan DPD.	n
	The closest settlement is the town of Romsey	b
	which is identified as a Major Centre in the Local	S
	Plan Settlement Hierarchy.	"
	Major Centres are settlements with the widest	ŀ
	range of facilities and services in the Borough	
	and are more accessible due to better public	
	transport provision.	
in		Con

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Pro	posed	Develo	pment
	poood		

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	\checkmark
No	

Residential			Dwellings
Employment			Floor Space (m ²)
			,
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sc	nen	ne	
Residential	✓	300+	Dwellings
Employment	✓	4240	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

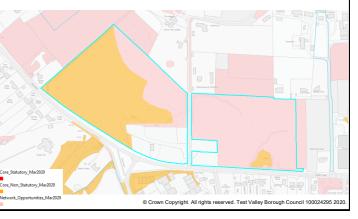
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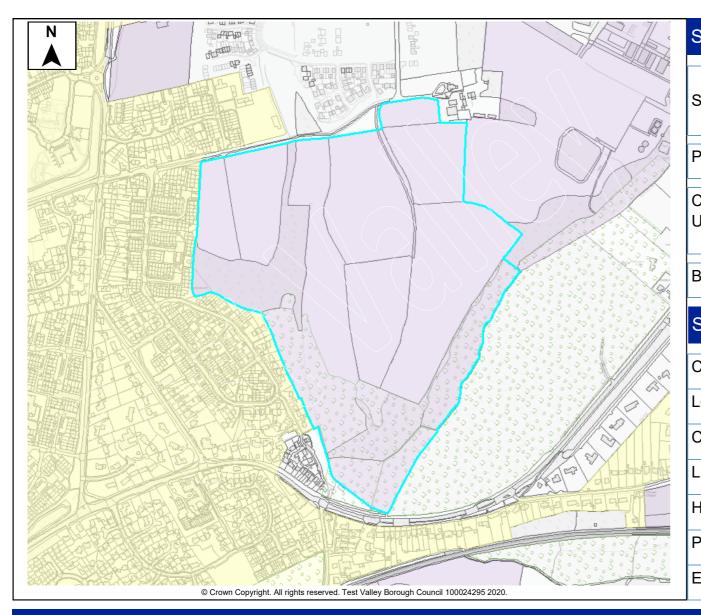
Site Details													
Site Name Land north of Sandy Lane													
SHELAA Ref	187	Settler	men	t Romsey									
Parish/Ward	Roms	ey: Cu	pern	ham		Site Area		11.1 Ha	Dev	elopa	ble Area	1'	1.1 Ha
Current Land Use		y fallow nanufac			n some open storage Character of Surrounding Residential, commercial and agriculture							ure	
Brownfield/PDL	-	Greer	nfield	d Comb	inec	d ✓ Brow	nfi	eld/PDL	1.6	4 Ha	Greenfield	I 9.	46 Ha
Site Constrai	ints												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities		Othe	r (details b	elow)	✓
Local Gap (E3)				SSSI	✓	Land Own	ers	hip		New Forest SPA Zone			9
Conservation A	vrea (E	9)		SPA/SAC/Ramsar	✓	Covenants/Tenants				Mottisfont Bats SSSI/SAC			SAC
Listed Building	(E9)			AONB (E2)		Access/Ransom Strips							
Historic Park &	Garde	en (E9)		Ancient Woodland		Contaminated Land							
Public Open Sp	bace (L	_HW1)		ТРО		Pollution (E8)							
Employment La	and (LE	E10)		Flood Risk Zone		Mineral Safeguarding			✓				

Summary

Phasing if per	mitted	The site is available and promoted for development by the land owner, with interest					
Year 1		from a developer.					
Year 2	50	The site is located outside of the settlement					
Year 3	50	boundary of the TVBC Revised Local Plan DPD.					
Year 4 50		The site is adjacent to the town of Romsey. Romsey is identified as a Major Centre in the					
Year 5	50	Local Plan Settlement Hierarchy.					
Years 6-10	100	Major Centres are settlements with the widest					
Years 11-15		range of facilities and services in the Borough					
Years 15+		and are more accessible due to better public					
Total	300	transport provision.					
Not Known							
or the New Loc <u>does</u> <u>not</u> alloca							

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Site Details														
SHELAA Ref	ef 284 Site Name Land at Ganger Farm (South) Settlement Romsey													
							31 Ha	31 Ha Developable Area						
Current Land Use	Agric	ultural (Grade	,						s, commercial, agriculture, d residential development and				
Brownfield/PDL	-	Greer	nfield	✓ Comb	inec	l Brow	nfie	eld/PDL		На	Greent	field		На
Site Constrai	nts													
Countryside (C	OM2)		√ {	SINC	✓	Infrastructu	ure/	Utilities		Othe	(detai	ls belov	N)	✓
Local Gap (E3)			ę	SSSI	Land Ov		ership			SINC - SU37502280				
Conservation A	vrea (E	9)	ક	SPA/SAC/Ramsar	✓	Covenants/Tenants				SINC - SU37502240 SINC - SU37602230				
Listed Building (E9)		ŀ	AONB (E2)		Access/Ransom Strips			SINC - SU37702220						
Historic Park & Garden (E9)		ŀ	Ancient Woodland	✓	Contaminated Land				SU37602 SU37802					
Public Open Space (LHW1)			1	ſPO	✓	Pollution (E8)			New Forest SPA Zone					
Employment Land (LE10)			F	Flood Risk Zone		Mineral Safeguarding			✓	 Mottisfont Bats SSSI/SAC Foragin Buffer 				ing
						1								

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	420	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Scł	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

Phasing if permitted (Dwellings only)			The site is available and promoted for development by a potential developer.
	Year 1		The site is located outside of the settle
	Year 2		boundary of the TVBC Revised Local F
	Year 3	80	The site is adjacent to the town of Rom
	Year 4	80	is identified as a Major Centre in the Lo Settlement Hierarchy

80

180

420

Year 5

Years 6-10

Years 11-15

Years 15+

Not Known

Total

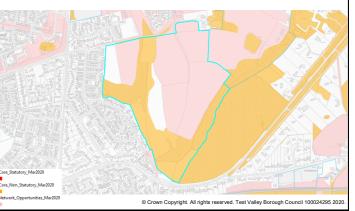
Summary

elopment by a potential developer. site is located outside of the settlement ndary of the TVBC Revised Local Plan DPD. site is adjacent to the town of Romsey which lentified as a Major Centre in the Local Plan Settlement Hierarchy.

Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.

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N ▲	Site Details										
			Site Nan	ne	Brentry Nursery						
	SHELAA Ref	SHELAA Ref 344 S	Settleme	ent	Romsey						
	Parish/Ward	Roms	ey: Cupe	rnhai	m		Site Area	13.5 Ha	Dev	velopable Area 7	7.5 Ha
	Current Land Use				Character of Surrounding AreaBrentry Wholesale cash and carry, Ganger Farm residential development, 			nt,			
	Brownfield/PD	- 🗸	Greenfie	eld	Combi	neo	d Brownfield	d/PDL		Ha Greenfield	На
	Site Constra	ints									
	Countryside (C	OM2)	✓	SI	INC	✓	Infrastructure/ L	Utilities	✓	Other (details below)	✓
	Local Gap (E3)		S	SSI		Land Ownershi	ip		SINC - SU37902240	
	Conservation A	Area (E	9)	SF	PA/SAC/Ramsar	✓	Covenants/Ten	ants		New Forest SPA Zone	
	Listed Building	(E9)		A	ONB (E2)		Access/Ranson	m Strips		Mottisfont Bats SSSI/S Foraging Buffer	SAC
	Historic Park &	Garde	en (E9)	Ar	ncient Woodland	✓	Contaminated L	Land			
	Public Open S	pace (I	_HW1)	TF	PO	✓	Pollution (E8)				
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment L	and (L	E10)	FI	ood Risk Zone		Mineral Safegua	arding	✓		
oposed Development		Sumr	narv				· ·			·	

Availability	
Promoted by land owner	
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	est
Promoted by developer	\checkmark
Developer interest	\checkmark
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provisi	on
Yes	
No	✓

Residential	✓	250	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Scl	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

Phasing if permitted (Dwellings only)						
Year 1		fr				
Year 2		Т				
Year 3		b				
Year 4	100	d				
Year 5	100	a				
Years 6-10	50	H				
Years 11-15		N				
Years 15+		ra				
Total	250	a tr				
Not Known] ^u				

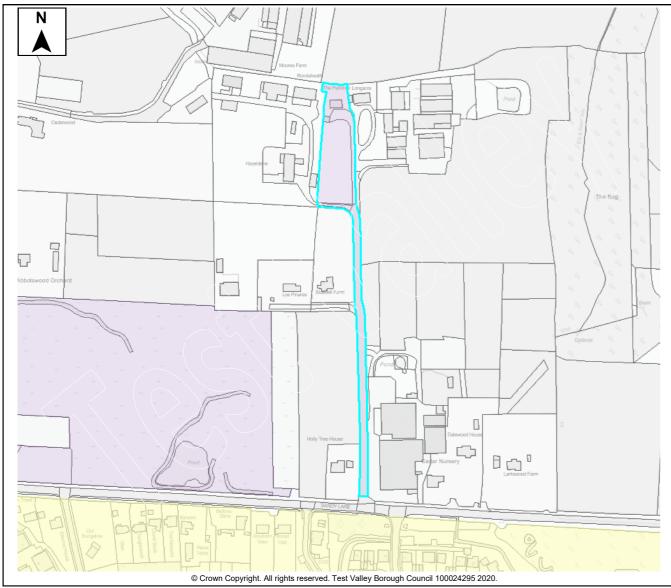
This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Summary

ed	The site is available and promoted for	ŀ						
	development by the land owner, with interest from a developer.							
		F						
	The site is located outside of the settlement	r						
	boundary of the TVBC Revised Local Plan DPD.	k						
	The site is adjacent to the Ganger Farm	3						
00	development north of Romsey which is identified	"						
00	as a Major Centre in the Local Plan Settlement	ŀ						
)	Hierarchy.							
	Major Centres are settlements with the widest							
	range of facilities and services in the Borough							
50	and are more accessible due to better public							
	transport provision.							
lan								

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Proposed	Deve	lopment
repeeee	0010	opnione

AvailabilityPromoted by land owner✓Site Available Immediately✓
Site Available Immediately
Site Currently Unavailable
Achievability/Developer Interest
Promoted by developer
Developer interest
No developer interest \checkmark
Deliverability
Could commence in 5yrs
Unlikely to commence in 5yrs \checkmark
Possible self build plot provision
Yes 🗸

Residential	✓	5	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings onl	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	5
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	5
Other				Not Known	

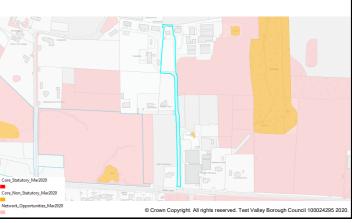
This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details														
		Site N	ame	me Paddock north of Sandy Lane										
SHELAA Ref	353	Settler	men	t Romsey										
Parish/Ward	Roms	ey: Cu	pern	ham			Site Area 0.45 Ha De			Dev	velopable Area 0.37		37 Ha	
Current Land Use	Resid	lential							Character of Residential and agriculture Surrounding					
Brownfield/PDL Gree			nfiel	√ b	Comb	ined	Brow	nfie	eld/PDL		На	Greenfiel	d	На
Site Constra	ints													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	er (details b	pelow)	✓
Local Gap (E3))			SSSI			Land Own	and Ownership		and Ownership Nev		New	New Forest SPA Zone	
Conservation A	Area (E	9)		SPA/SAC/F	Ramsar	✓	Covenants/Tenants				Mottisfont Bats SSSI/SAC Foraging Buffer			AC
Listed Building	(E9)			AONB (E2))		Access/Ransom Strips		✓	r ora	ging Dano	•		
Historic Park &	Garde	en (E9)		Ancient Wo	odland		Contaminated Land							
Public Open S	bace (L	_HW1)		ТРО			Pollution (I	Ξ8))					
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral Sa	feg	guarding					

Summary

nitted /)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
5	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Romsey which is identified as a Major Centre in the Local Plan Settlement Hierarchy.
5	Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.
al Plan e sites.	

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	

No

 \checkmark

Residential	✓	45	Dwellings	Phasing if peri	mitted
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	45
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	45
Other			1 (***)	Not Known	

This document forms part of the evidence base for the next Local Pla DPD. It provides information on available land, it does not allocate sites.

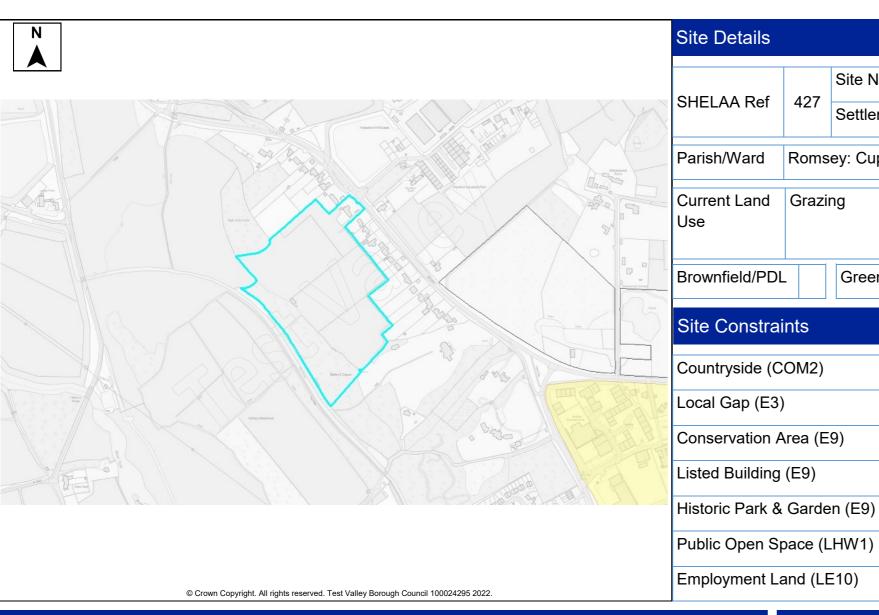
Site Details																
	Site Name			me Land North of Oxlease Meadows												
SHELAA Ref	384	Settler	men	t Roms	ey											
Parish/Ward	Roms	ey: Cup	pern	ham				Site Area 2.84 Ha Dev				Dev	velopable Area 1.97			.97 Ha
Current Land Use	Paddo	ock			Su					Character of Residential and woodland Surrounding Area						
Brownfield/PDL	ownfield/PDL Greenfield 🗸 Combined Brownfield/PDL						Greenfield	1								
Site Constrai	nts															
Countryside (Co	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	er (details b	elow)	✓
Local Gap (E3)				SSSI				Land	Own	ers	hip		New	Forest SP	A	
Conservation A	rea (E	9)		SPA/SA	C/R	amsar	~	Cove	enants	s/Te	enants			isfont Bats ging Buffe	-	SAC
Listed Building	(E9)			AONB (I	E2)			Acce	ss/Ra	anso	om Strips			99		
Historic Park &	Garde	n (E9)		Ancient	Wo	odland		Contaminated Land								
Public Open Sp	ace (L	.HW1)		TPO				Pollu	ition (E8))					
Employment La	ind (LE	E10)		Flood R	isk Z	Zone		Mine	ral Sa	afeg	guarding					

Summary

d	The site is available and promoted for	H
	development by a potential developer.	A
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Romsey which is identified as a Major Centre in the Local Plan Settlement Hierarchy.	p n b S "/
	Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.	
an es		

Hbic Local Ecological Network





Availability		Residential	\checkmark	TBC	Dwellings		ng if pern	
Promoted by land owner	l by land owner 🖌 🗸		Employment		Floor Space (m ²)	(Dwellings only)		
Site Available Immediately		Retail			Floor Space (m ²)	Year ?	1	
Site Currently Unavailable	✓	Leisure			Floor Space (m ²)	Year 2	2	
Achievability/Developer Intere	vet	Traveller Site			Pitches	Year 3	3	
· · ·		Other	<u> </u>		-	Year 4	4	
Promoted by developer								
Developer interest		Mixed Use Scheme				Year &		
No developer interest	✓	Residential			Dwellings	Years		
· · · · · · · · · · · · · · · · · · ·		Employment			Floor Space (m ²)	Years	11-15	
Deliverability			\vdash		,	Years	15+	
Could commence in 5yrs		Retail			Floor Space (m ²)			
	\downarrow	Leisure		1	Floor Space (m ²)	Total		
Unlikely to commence in 5yrs	\checkmark	Other	H			Not K	nown	✓
Possible self build plot provision	on					L		
· · ·	++	This document f	orn	aa nort	of the ovidence has	e for the r	oovt Looc	Dian
Yes				•	of the evidence base			
No	\checkmark	DPD. It provides	into	ormatio	on on available land,	it <u>does</u> no	<u>ot</u> allocat	e sites.

Residential	✓	TBC	Dwellings	Ph
Employment	•	100	Floor Space (m ²)	(D
· · ·			1 ()	` Ye
Retail			Floor Space (m ²)	
Leisure			Floor Space (m ²)	Ye
Traveller Site			Pitches	Ye
Other				Ye
Mixed Use Sch	nen	ne		Υe
Residential			Dwellings	Ye
Employment			Floor Space (m ²)	Υe
Retail			Floor Space (m ²)	Ye
Leisure			Floor Space (m ²)	То
Other				No

Phasing if permitted (Dwellings only)							
Year 1							
Year 2							
Year 3							
Year 4							
Year 5							
Years 6-10							
Years 11-15							
Years 15+							
Total							
Not Known	✓						

Summary

Site Name

Settlement

Greenfield

✓ SINC

SSSI

TPO

Romsey: Cupernham

427

Grazing

Dolgoch

Belbins

√

SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

Combined

Residential	√	TBC	Dwellings	Phasing if per	mitted	The site is available and promoted for
Employment			Floor Space (m ²)	(Dwellings on	y)	development by the land owner, currently there
Retail			Floor Space (m ²)	Year 1		is no interest from a developer.
Leisure			Floor Space (m ²)	Year 2		The site is located outside of the settlement
Traveller Site			Pitches	Year 3		boundary of the TVBC Revised Local Plan DPD.
Other				Year 4		 The closest settlement is the town of Romsey which is identified as a Major Centre in the Local
Mixed Use Scł	hen	าย		Year 5		Plan Settlement Hierarchy.
Residential			Dwellings	Years 6-10		Major Centres are settlements with the widest
Employment			Floor Space (m ²)	Years 11-15		range of facilities and services in the Borough
Retail			Floor Space (m ²)	Years 15+		and are more accessible due to better public
Leisure			Floor Space (m ²)	Total		transport provision.
Other				Not Known	✓	

Site Area				6.81Ha Developable Area 6.8			6.81Ha
Character of Surrounding Area				Agricultu	iral and res	sidential	
d	l Brownfie		eld/PDL		Greenfield		

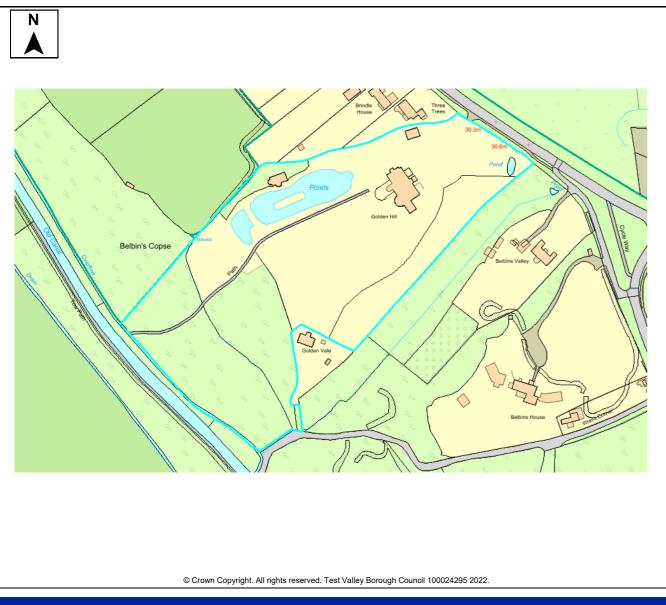
✓	Infrastructure/ Utilities	Other (details below) \checkmark
~	Land Ownership	SINC - Belbin's Copse
	Covenants/Tenants	New Forest SPA Zone Mottisfont Bats SSSI/SAC
	Access/Ransom Strips	Foraging Buffer
	Contaminated Land	
~	Pollution (E8)	
	Mineral Safeguarding	

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity.

This site includes some Core Non-Statutory Areas containing "Ancient Woodlands" "All Local Wildlife Sites (SINCs)" or "Priority Habitats"





Site Details									
	400	Site N	ame	Golden Hill, Belbins					
SHELAA Ref	488	Settler	nent	Romsey	Romsey				
Parish/Ward Romsey: Cupernham						1	Site Area		
Current Land Residential Character Use Surroundi Area									
Brownfield/PDI		Greer	nfield	✓	Combi	ned		Brow	nfi
Site Constra	ints								
Countryside (COM2) ✓ SINC Infra						Infras	structu	ure	

Countryside (COM2)	✓	SINC		Infrastructure/ Utilities	Other (details below)
Local Gap (E3)		SSSI	✓	Land Ownership	· ·
Conservation Area (E9)		SPA/SAC/Ramsar		Covenants/Tenants	
Listed Building (E9)		AONB (E2)		Access/Ransom Strips	
Historic Park & Garden (E9)		Ancient Woodland	✓	Contaminated Land	
Public Open Space (LHW1)		TPO	~	Pollution (E8)	
Employment Land (LE10)		Flood Risk Zone		Mineral Safeguarding	

Availability					
Promoted by land owner					
Site Available Immediately	✓				
Site Currently Unavailable					
Achievability/Developer Interes	st				
Promoted by developer					
Developer interest					
No developer interest	✓				
Deliverability					
Could commence in 5yrs					
Unlikely to commence in 5yrs	✓				
Possible self build plot provision	on				
Yes					
No	\checkmark				

Residential	✓	35-40	Dwellings	Phasing if per	
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	5
Leisure			Floor Space (m ²)	Year 2	10
Traveller Site			Pitches	Year 3	15
Other				Year 4	10
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	40
Other				Not Known	

Summary

k	The site is available and promoted for development by the land owner, currently there is no interest from a developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Romsey which is identified as a Major Centre in the Local Plan Settlement Hierarchy.
	Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.

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4.3 ha		4.3 ha	Developa	ble Area	2.74 ha .
of Resi ng		Residen	tial, comme	ercial, agricu	ltural
wnfield/PDL		eld/PDL		Greenfield	

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity.

This site includes a substantial area of Core Non-Statutory Local Ecological Network Area, which is also ancient woodland and a SINC. There is a SSSI to the south west boundary.



re_Non_Statutory_Mar2020

	Site
	SHE
	Pari
	Curr Use
	Brov
	Site
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	Loca
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	Liste
	Hist
	Pub
	Emp
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Dro	nacad	Dovo	lopment
FIU	poseu		
••••			

Availability					
Promoted by land owner	✓				
Site Available Immediately					
Site Currently Unavailable					
Achievability/Developer Intere	st				
Promoted by developer					
Developer interest ✓					
No developer interest					
Deliverability					
Could commence in 5yrs	\checkmark				
Unlikely to commence in 5yrs					
Possible self build plot provision	on				
Yes/Element	\checkmark				
No					
land and a second se					

Residential	✓	155	Dwellings	Phasing if per	mitted
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	35
Other			-	Year 4	40
Mixed Use Scł	nem	าย		Year 5	40
Residential			Dwellings	Years 6-10	40
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	155
Other				Not Known	

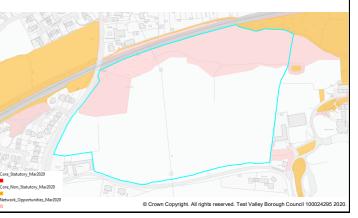
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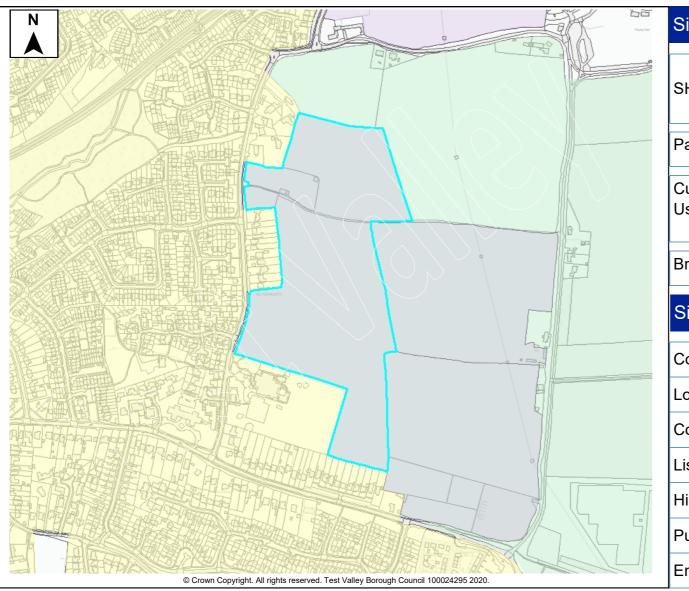
Site Details															
		Site N	ame	e Lar	Land north of Highwood Lane										
SHELAA Ref	41	Settle	men	t Ro	msey										
Parish/Ward	ard Romsey: Tadburn						Site Area 9.69 Ha		Dev	elopa	ible Area	7.25 Ha			
Current Land Agricultural Use					Character of Dwellings, school, agriculture and co Surrounding side				untry-						
Brownfield/PDL Green		nfiel	b	•	Comb	inec	Brov	wnfie	eld/PDL		На	Greenfiel	d	Ha	
Site Constraints															
Countryside (C	OM2)		✓	SINC			✓	Infrastruc	ture	/ Utilities	✓	Othe	r (details b	oelow)	✓
Local Gap (E3))			SSSI				Land Ownership		hip		New Forest SI		PA Zone	
Conservation Area (E9) SPA/SAC/Ramsar 🗸 0		Covenants/Tenants			Flood Warning Areas										
Listed Building	(E9)			AONE	3 (E2)			Access/R	anso	om Strips		Towr	n Design S	Statemer	nt
Historic Park &	Garde	en (E9)		Ancie	nt Wc	odland		Contaminated Land							
Public Open Sp	bace (L	.HW1)		TPO				Pollution	(E8)		✓				
Employment La	and (LE	E10)		Flood	Risk	Zone	~	Mineral S	afeg	juarding					

Summary

nitted	The site is available and promoted for
/)	development by the land owner, with interest from a developer.
	The site is located outside of the settlement
35	boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the town of Romsey which
40	is identified as a Major Centre in the Local Plan
40	Settlement Hierarchy.
40	Major Centres are settlements with the widest
	range of facilities and services in the Borough and are more accessible due to better public
155	transport provision.

Hbic Local Ecological Network





Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

			1		
Residential	\checkmark	355	Dwellings	Phasing if per	
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	35
Other				Year 4	35
Mixed Use Sch	hem	ne		Year 5	35
Residential			Dwellings	Years 6-10	175
Employment			Floor Space (m ²)	Years 11-15	75
			,	Years 15+	
Retail			Floor Space (m ²)	Tatal	255
Leisure			Floor Space (m ²)	Total	355
Other				Not Known	

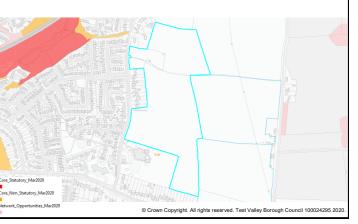
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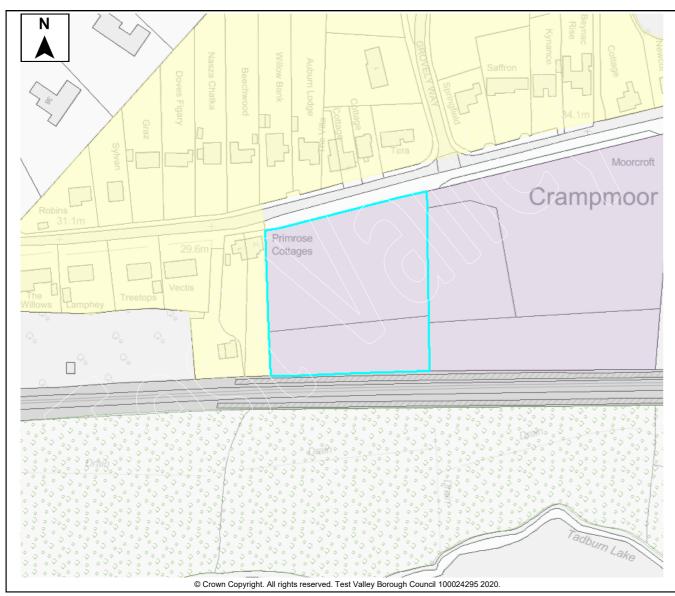
Site Details																
	100	Site N	ame	Lan	and at Lodge Farm											
SHELAA Ref	139	Settle	men	t Ron	nsey											
Parish/Ward	Roms	omsey: Tadburn					Site Area 12 Ha		Developable Area			9.6 Ha				
Current Land Use	Graziı	ng							Character of Residentia		ial and	ial and agricultural				
Brownfield/PDL	-	Greer	nfield	ł	✓	Com	oined		Brow	nfi	eld/PDL		На	Greenfield	b	На
Site Constrai	nts															
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities	(Othe	r (details b	elow)	✓
Local Gap (E3)			✓	SSSI				Land Ownership		-						
Conservation A	vrea (E	9)		SPA/S	AC/F	Ramsar	,	Covenants/Tenants			own	Design Stat	ement			
Listed Building	(E9)			AONB	(E2)			Acce	ess/Ra	ans	om Strips					
Historic Park &	Garde	en (E9)		Ancier	nt Wo	odland		Contaminated Land								
Public Open Sp	bace (L	.HW1)		TPO			✓	Pollution (E8)								
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Sa	afeg	guarding					

Summary

The site is available and promoted for development by the land owner, with interest from a developer.
 The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to town of Romsey which is identified as a Major Centre in the Local Plan Settlement Hierarchy.
 Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.

Hbic Local Ecological Network





Proposed	Developme	ent

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes/Element	\checkmark
No	
land and a second se	

Residential	✓	10	Dwellings	Phasing if pe
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Sch	hem	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

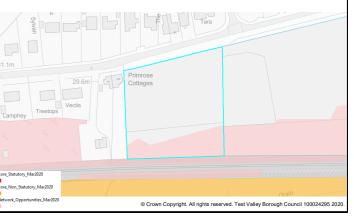
This document forms part of the evidence base for the New L DPD. It provides information on available land, it does not allo

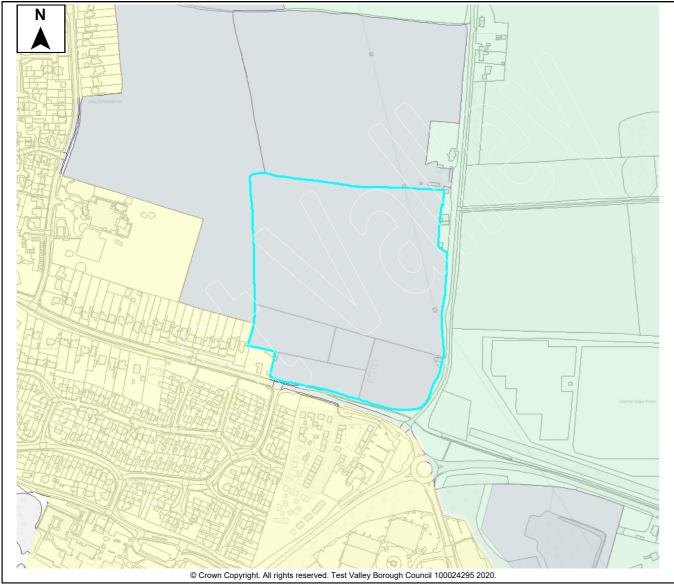
Site Details														
		Site Na	ame	ne Land south of Crampmoor Lane										
SHELAA Ref	180	Settler	men	t Romsey										
Parish/Ward	Romsey: Tadburn					Site Area 0.59 Ha		Developable Area			0.	59 Ha		
Current Land Use	Grazi	ng land				Character of Residentia		tial and agriculture						
Brownfield/PDL	-	Greer	nfiel	√ k	Comb	ined	l Brow	nfie	eld/PDL		На	Greenfiel	d	На
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	er (details b	pelow)	~
Local Gap (E3)				SSSI			Land Ownership			Flood Warning Areas				
Conservation A	vrea (E	9)		SPA/SAC/F	Ramsar	✓	Covenants/Tenants				d Alert Are			
Listed Building	(E9)			AONB (E2)			Access/Ra	anso	om Strips			Forest SF n Design S		
Historic Park &	Garde	en (E9)		Ancient Wo	odland		Contaminated Land			1011	r Booigir e			
Public Open Sp	bace (L	.HW1)		ТРО			Pollution (E8))	✓				
Employment La	and (LE	E10)		Flood Risk	Zone	✓	Mineral Sa	afeg	guarding					

Summary

			_
Phasing if per	mitted	The site is available and promoted for	
(Dwellings onl	y)	development by the land owner, with interest	
Year 1		from a developer.	
Year 2		The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The site is adjacent to the town of Romsey which is identified as a Major Centre in the Local Plan	
Year 5	10	Settlement Hierarchy.	
Years 6-10		Major Centres are settlements with the widest	
Years 11-15		range of facilities and services in the Borough	/
Years 15+		and are more accessible due to better public	11 00
Total	10	transport provision.	
Not Known			
			Ð,
or the New Loc	al Plan		c
does not alloca			0

Hbic Local Ecological Network





Proposed	Dovo	anmont
FIUDUSEU		

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	170	Dwellings	Phasing if permitte			
Employment			Floor Space (m ²)	(Dwellings onl	y)		
Retail			Floor Space (m ²)	Year 1			
Leisure			Floor Space (m ²)	Year 2			
Traveller Site			Pitches	Year 3	50		
Other				Year 4	60		
Mixed Use Scł	hen	ne		Year 5	60		
Residential			Dwellings	Years 6-10			
Employment			Floor Space (m ²)	Years 11-15			
Retail			Floor Space (m ²)	Years 15+			
			,	Total	170		
Leisure			Floor Space (m ²)	Not Known			
Other							

This document forms part of the evidence base for the New Local Pla DPD. It provides information on available land, it does not allocate sites.

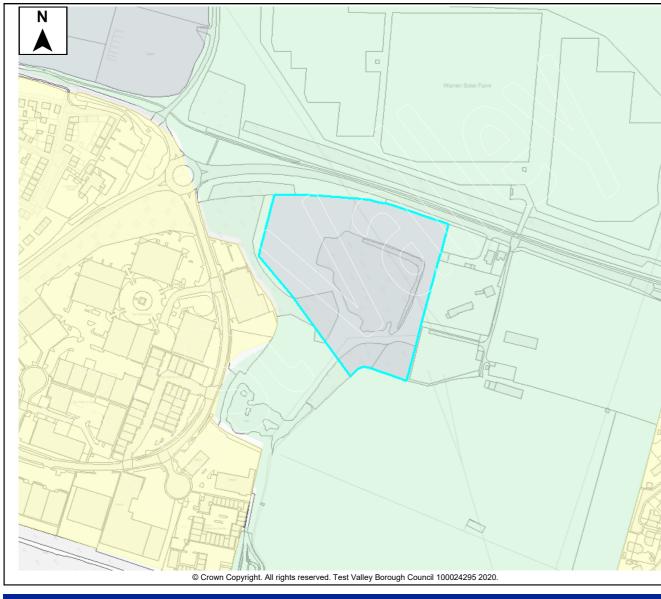
Site Details														
		Site N	ame	Land	at corner o	f Hiợ	ghwood Lar	ne 8	& Botley R	oad				
SHELAA Ref	282	Settler	Roms	sey										
Parish/Ward	Roms	Romsey: Tadburn					Site Area		9 Ha	Dev	evelopable Area		4.5 Ha	
Current Land Use	Gazin	Gazing land and HCC depot						Character of Dwellings and agriculture Surrounding						
Brownfield/PDL Greenfield Combin						inec	✓ Brownfield/PDL 0.95 Ha Greenfield 8.			.05 Ha				
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC			Infrastructure/ Utilities			✓	Other (details below)			✓
Local Gap (E3)			✓	SSSI			Land Own	ers	hip		New Forest SPA Zone Solent SPA Recreation Zone			Э
Conservation A	rea (E	9)		SPA/SA	C/Ramsar	~	Covenants	s/Te	enants					
Listed Building	(E9)		✓	AONB (I	E2)		Access/Ra	ans	om Strips			n Design S	Stateme	ent
Historic Park &	Garde	en (E9)		Ancient	Woodland		Contaminated Land				-			
Public Open Sp	bace (L	.HW1)		TPO		~	Pollution (E8)							
Employment La	and (LE	E10)		Flood R	isk Zone		Mineral Sa	afeg	guarding	✓				

Summary

nitted	The site is available and promoted for	ŀ
/)	development by a potential developer.	A
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.	۲ ۲
50	The site is adjacent to the town of Romsey. Romsey is identified as a Major Centre in the	k t
60	Local Plan Settlement Hierarchy.	ľ
60	Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.	1 Viril
170		
al Plan e sites		Co

Hbic Local Ecological Network





Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Scl	ner	ne	
Residential	✓	40	Dwellings
Employment	✓	1000	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

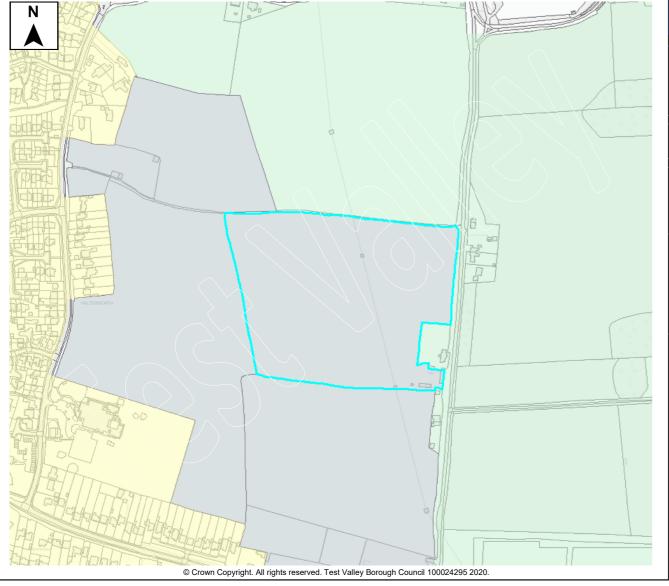
Site Details													
		Site N	ame	Land south of Bo	and south of Botley Road								
SHELAA Ref	296	Settler	men	t Romsey									
Parish/Ward	Roms	ey: Tac	lbur	1		Site Area		2.8 Ha	Dev	/elopa	able Area		1.5 Ha
Current Land Use	Field	& wood	lland	I		Character of Agriculture and indu Surrounding					ustrial	·	
Brownfield/PDL	Brownfield/PDL Greenfield ✓ Combined Brownfield/PDL Ha Greenfield H									На			
Site Constrai	nts												
Countryside (C	OM2)		✓	SINC		Infrastructure/ Utilities		✓	Other (details b		below)	✓	
Local Gap (E3)			~	SSSI		Land Own	ers	hip		Sole Zone	nt SPA Re	ecreatio	n
Conservation A	vrea (E	9)		SPA/SAC/Ramsar	~	Covenants	/Te	enants			, Forest SF	PA Zone	;
Listed Building	(E9)			AONB (E2)		Access/Ra	inso	om Strips		Tow	n Design S	Stateme	ent
Historic Park &	Garde	en (E9)		Ancient Woodland		Contaminated Land			1				
Public Open Sp	bace (L	.HW1)		ТРО		Pollution (E8)							
Employment La	and (LE	E10)		Flood Risk Zone		Mineral Sa	feg	juarding	✓				

Summary

Phasing if per		The site is available and promoted for development by a potential developer.						
(Dwellings onl	y)							
Year 1		The site is located outside of the settlement	F					
Year 2		boundary of the TVBC Revised Local Plan DPD.	r					
Year 3		The closest settlement is the town of Romsey	k					
Year 4		which is identified as a Major Centre in the Local Plan Settlement Hierarchy.						
Year 5	40	Major Centres are settlements with the widest						
Years 6-10		range of facilities and services in the Borough	/					
Years 11-15		and are more accessible due to better public	-0 ⁴					
Years 15+		transport provision.	17					
Total	40		145					
Not Known			THEO					
1			7					
or the New Loc	al Plan		Co					
<u>does not</u> alloca			Ce					

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Availability	
Promoted by land owner	\checkmark
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	\checkmark
Possible self build plot provisi	on
Yes	
No	✓

Residential	√	230 Dwellings		Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	50
Traveller Site			Pitches	Year 3	100
Other				Year 4	80
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
			Floor Space (m ²)	Total	230
Other				Not Known	

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details																	
	050	Site N	ame	Land	Land off Highwood Lane												
SHELAA Ref	356	Settle	men	Rom	sey												
Parish/Ward	Roms	ey: Tao	dbur	ו				Site /	Area		7.84 Ha	Dev	velopa	ble Area	7.8	7.84 Ha	
Current Land Use	Argicı	ultural								of Ig	Agricultural and residential						
Brownfield/PDL Greenfield Combine						ined	d ✓ Brownfield/PDL 0.15 Ha Greenfield 7.69				9 Ha						
Site Constrai	nts																
Countryside (C	OM2)		✓	SINC				Infrastructure/ Utilities			✓	Othe	r (details l	pelow)	✓		
Local Gap (E3)			✓	SSSI				Land	l Own	ers	hip		New Forest SPA Zone				
Conservation A	rea (E	9)		SPA/SA	\C/Ra	amsar		Cove	enants	s/Te	enants		Towr	n Design S	Statemen	t	
Listed Building	(E9)			AONB (E2)			Acce	ess/Ra	ans	om Strips	✓	-				
Historic Park &	Garde	en (E9)		Ancient Woodland Contamin			amina	ateo	d Land								
Public Open Sp	bace (L	.HW1)		TPO			Pollution (E8))							
Employment La	and (LE	E10)		Flood R	lisk Z	one		Mine	eral Sa	afeg	guarding	✓					

Summary

nitted	The site is available and promoted for	
/)	development by the land owner, with interest from a developer.	ļ
50	The site is located outside of the settlement	
100	boundary of the TVBC Revised Local Plan DPD.	
80	The closest settlement is the town of Romsey which is identified as a Major Centre in the Local	ľ
	Plan Settlement Hierarchy.	
	Major Centres are settlements with the widest range of facilities and services in the Borough	//
	and are more accessible due to better public	
230	transport provision.	
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	Site Details								
		070	Site Na	ame	Land south of High	wood Lane			
	SHELAA Ref	370	Settler	nent	Romsey				
	Parish/Ward	Roms	ey: Tad	burn		Site Area	13 Ha	Developable Area	13 Ha
	Current Land Agricultural Use			Character of Surrounding Area	ounding				
	Brownfield/PD		Greer	nfield	✓ Combine	d Brown	field/PDL	Greenfield	
	Site Constraints								
	Countryside (C	OM2)		✓ S	SINC	Infrastructur	e/ Utilities	 ✓ Other (details be 	elow) 🗸
	Local Gap (E3)		✓ S	SSI	Land Owner	ship	New Forest SP/	
	Conservation A	Area (E	9)	S	SPA/SAC/Ramsar	Covenants/	Fenants	Town Design St	atement
	Listed Building	(E9)		A	AONB (E2)	Access/Ran	som Strips		
	Historic Park 8	Garde	en (E9)	A	Ancient Woodland	Contaminate	ed Land		
	Public Open S	pace (l	.HW1)	Т	PO	Pollution (E8	3)		
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment L	and (Ll	E10)	F	lood Risk Zone	Mineral Safe	eguarding		

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	est
Promoted by developer	
Developer interest	\checkmark
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	ion
Yes	✓
Νο	

Residential	✓	400 Dwellings		Phasing if per	mitted
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	25
Other				Year 4	50
Mixed Use Scł	hen	ne		Year 5	75
Residential			Dwellings	Years 6-10	250
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	400
Other				Not Known	

i nasing ii pen	mucu	
(Dwellings onl	y)	development by th
Year 1		from a developer.
Year 2		The site is located
Year 3	25	boundary of the T
Year 4	50	The closest settlen
Year 5	75	Plan Settlement Hi
Years 6-10	250	Major Centres are
Years 11-15		range of facilities a
Years 15+		and are more acce
Total	400	transport provision

Summary The site is available and promoted for development by the land owner, with interest

The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Romsey which is identified as a Major Centre in the Local Plan Settlement Hierarchy.

Major Centres are settlements with the widest range of facilities and services in the Borough and are more accessible due to better public transport provision.

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

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Lee Manor
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Proposed	Deve	lonment
FIDPOSEU	Deve	opment

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

		Dwellings	Phasing if pe
		Floor Space (m ²)	(Dwellings o
		Floor Space (m ²)	Year 1
		Floor Space (m ²)	Year 2
		Pitches	Year 3
			Year 4
hen	ne		Year 5
		Dwellings	Years 6-10
	-		Years 11-15
-	1000	,	Years 15+
		,	Total
			Not Known
	nen ✓	10	✓ Floor Space (m²) ✓ Floor Space (m²) ✓ Floor Space (m²) ✓ Pitches

This document forms part of the evidence base for the New Local Plan
DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details													
		Site Na	ame	Lee Manor Farm	1								
SHELAA Ref	151	Settler	nen	t Lee									
Parish/Ward	Roms	еу				Site Area		0.84 Ha	Dev	elopa	able Area	0.8	34 Ha
Current Land Use	Forme	er agric	ultu	al buildings Character of Agricultur					ural				
Brownfield/PDL Greenfield Combined ✓ Brownfie				eld/PDL		На	Greenfiel	d	На				
Site Constrai	ints												
Countryside (C	OM2)		✓	SINC		Infrastructu	ure	/ Utilities		Othe	er (details b	pelow)	✓
Local Gap (E3)				SSSI		Land Ownership			Solent SPA Recreation				
Conservation A	vrea (E	9)		SPA/SAC/Ramsar	~	Covenants/Tenants			Zone New Forest SPA Zone				
Listed Building	(E9)		✓	AONB (E2)		Access/Ransom Strips							
Historic Park &	Garde	n (E9)		Ancient Woodland		Contaminated Land							
Public Open Sp	bace (L	.HW1)		TPO		Pollution (E8)							
Employment La				Flood Risk Zone									

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2		The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The closest settlement is Lee which is identified as Countryside in the Local Plan Settlement	
Year 5		Hierarchy.	
Years 6-10		Development away from the defined settlements	
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of facilities.	
Total	10		
Not Known	✓		_
or the New Loca <u>does</u> <u>not</u> allocat			

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_			
Dra	naaad	Dovola	pment
FIO	DOSEU	Deven	ллен

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sc	her	ne	
Residential	✓	100	Dwellings
Employment	✓	1000	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

This document forms part of the evidence base for the New Loca DPD. It provides information on available land, it <u>does not</u> allocate sites.

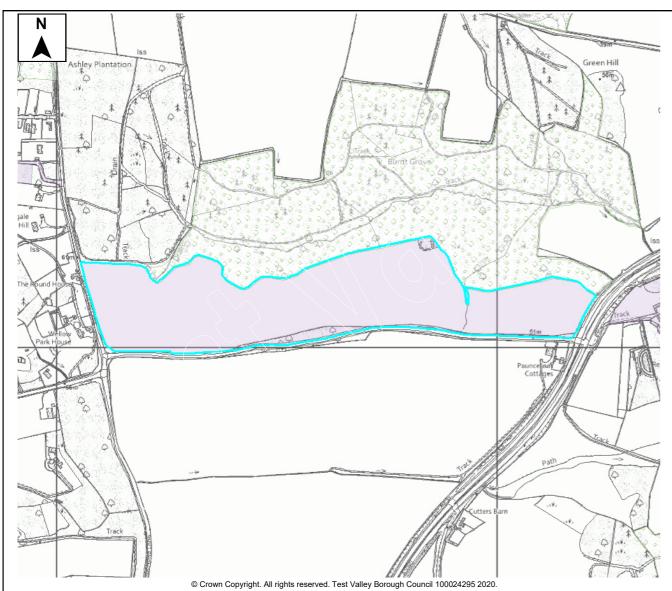
Site Details														
		Site Name Nursling Site, Lee Lane												
SHELAA Ref	152	Settler	nent	Nursling										
Parish/Ward	Roms	еу					Site Area		3.95 Ha	Dev	velopa	able Area	3.9	95 Ha
Current Land Use	-	ultural la ball ope		-	Irrently leased to a Character of Surrounding									
Brownfield/PDL	-	Greer	nfield	I ✓ (Combir	ned	Brow	nfie	eld/PDL		На	Greenfiel	d	На
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	er (details l	pelow)	✓
Local Gap (E3)				SSSI			Land Ownership				New Forest SPA Zone			
Conservation A	rea (E	9)		SPA/SAC/Rar	nsar	~	Covenants	/Te	enants	~	Sole Zone	nt SPA Re e	ecreation	1
Listed Building	(E9)			AONB (E2)			Access/Ra	inse	om Strips					
Historic Park &	Garde	en (E9)		Ancient Wood	lland	nd Contaminated Land								
Public Open Sp	oace (L	.HW1)		ТРО	Pollution (E8)									
Employment La	and (LE	E10)		Flood Risk Zo	ne		Mineral Sa	feg	guarding	~				

Summary

Phasing if perr (Dwellings only		The site is available and promoted for development by the land owner, but to date has
Year 1		had no interest from developers.
Year 2		The site is located outside of the settlement
Year 3		boundary of the TVBC Revised Local Plan DPD.
Year 4 Year 5		The closest settlement is Nursling and Rownhams which is identified as a Key Service
		Centre in the Local Plan Settlement Hierarchy.
Years 6-10		Key Service Centres have access to identified
Years 11-15		services and facilities including shops, bus
Years 15+		routes, primary schools, employment and public
Total	100	houses.
Not Known	✓	
or the New Loca	al Plan	

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
Νο	\checkmark

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sc	ner	ne	
Residential	✓	400	Dwellings
Employment	✓	5000	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

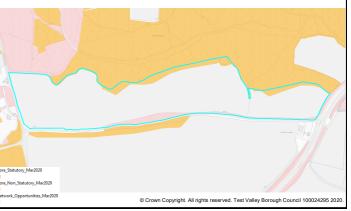
This document forms part of the evidence base for the New Loca DPD. It provides information on available land, it does not allocate

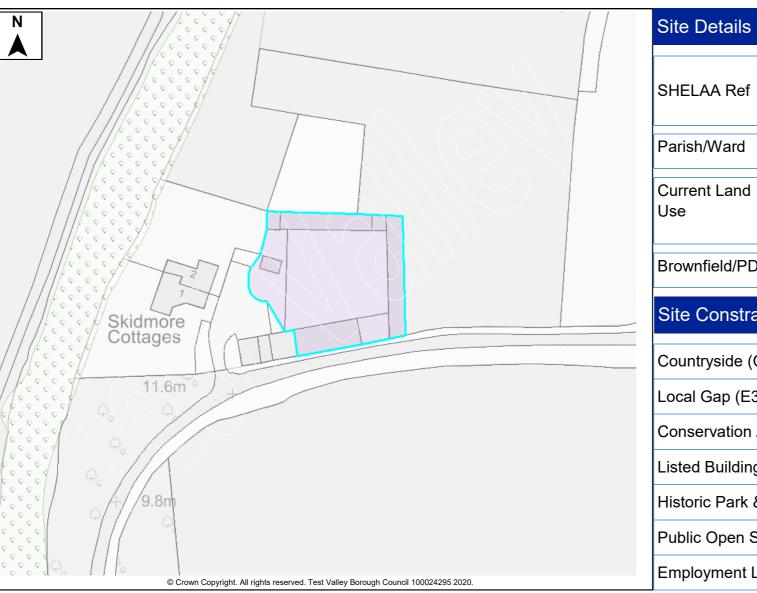
Site Details														
		Site N	ame	Burnt G	rove Fiel	d								
SHELAA Ref	153	Settler	nen	Romsey	/									
Parish/Ward	Roms	еу					Site Area 17.6 Ha			Dev	Developable Area			16 Ha
Current Land Use	Agricu	ultural					Character of Agriculture and Countryside Surrounding							
Brownfield/PDL	-	Greer	nfield	1 ✓	Comb	ined	l Brow	/nfie	eld/PDL		На	Greenfiel	b	На
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC		✓	Infrastruct	ure	/ Utilities	✓	Othe	er (details b	elow)	✓
Local Gap (E3)				SSSI			Land Own	ers	hip		SINC-SU33802030			I
Conservation A	vrea (E	9)		SPA/SAC/	Ramsar	~	Covenants/Tenants			New Forest SPA Zone				
Listed Building	(E9)		✓	AONB (E2)		Access/Ra	anso	om Strips		Zone	nt SPA Re e	creatio	n
Historic Park &	Garde	en (E9)	✓	Ancient Woodland 🗸 Con		Contamina	ateo	1 Land		Mottisfont Bats SSSI/SAC		SAC		
Public Open Sp	bace (L	.HW1)		TPO			Pollution (E8)				Fora	ging Buffe	I	
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral Sa	afeg	guarding	✓				

Summary

Phasing if peri (dwellings only		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	ľ
Year 2		The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The closest settlement is the town of Romsey which is identified as a Major Centre in the Local	
Year 5		Plan Settlement Hierarchy.	
Years 6-10	400	Major Centres are settlements with the widest	
Years 11-15		range of facilities and services in the Borough	
Years 15+		and are more accessible due to better public	2
Total	400	transport provision.	
Not Known			
	·		
or the New Loc	al Plan		c
<u>does not</u> allocat	te sites.		C N

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	5	Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	5
Other				Not Known	~

Phasing II perm	iiilea	
(Dwellings only	')	de
Year 1		ha
Year 2		TI
Year 3		b
Year 4		a
Year 5		H
Years 6-10		D
Years 11-15		is
Years 15+		de
Total	5	fa
Not Known	✓	

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate sites.

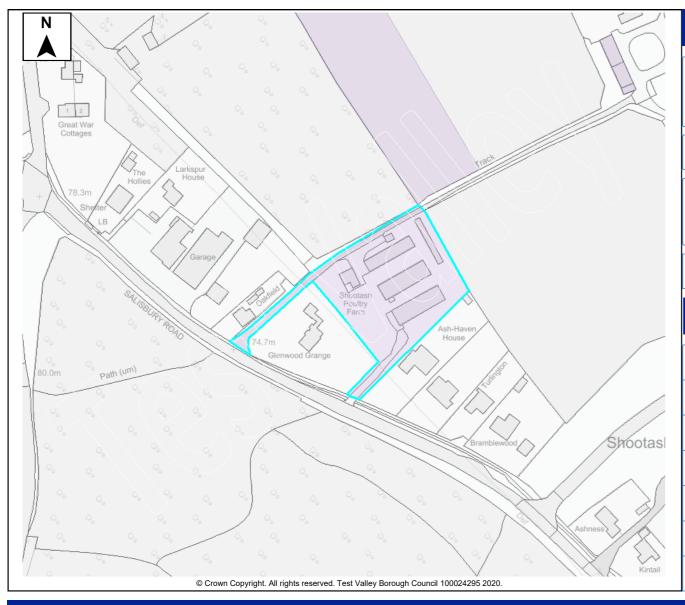
Site Details														
	Site Name Skidmore Barns													
SHELAA Ref	162	Settle	men	Lee										
Parish/Ward	Roms	еу					Site Area		0.17 Ha	Dev	elopa	ble Area	0.1	17 Ha
Current Land Use	B1 Lię	ght Indu	ustria	1			Character Surroundir		Resident	ial aı	nd ag	riculture		
Brownfield/PDI	- 🗸	Greer	nfield	I	Comb	inec	Brow	/nfie	eld/PDL		На	Greenfiel	d	На
Site Constra	ints													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	r (details b	pelow)	✓
Local Gap (E3))			SSSI			Land Ownership				New Forest SPA Zone			_
Conservation A	Area (E	9)		SPA/SAC/I	Ramsar	~	Covenants	s/Te	enants		Solent SPA Recreation Zone			lone
Listed Building	(E9)		✓	AONB (E2)			Access/Ra	ans	om Strips					
Historic Park &	Historic Park & Garden (E9) Ancient Woodland					Contamina	ateo	d Land						
Public Open S	bace (L	.HW1)		TPO			Pollution (E8)						
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral Sa	afeg	guarding	✓				

Summary

tted	The site is available and promoted for development by the land owner, but to date has had no interest from developers.	H A p
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is Lee which is identified as Countryside in the Local Plan Settlement Hierarchy.	n b C S G
5	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	
Plan		Core_

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Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	√
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes/Element	✓
No	

Residential	✓	10	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hem	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

		Site N	ame	Lar	nd at S	hootas	h Po	oultry Farm							
SHELAA Ref	207	Settler	men	Sho	ootash										
Parish/Ward F	Romse	еу						Site Area		0.5 Ha	Dev	/elopa	ible Area	0.4	6 Ha
Current Land V Use	Vacan	nt farm	offic	ce, workshop and store Character of Surrounding											
Brownfield/PDL	✓	Greer	nfield			Comb	ined	Brow	nfi	eld/PDL		На	Greenfiel	d	На
Site Constrain	nts														
Countryside (CC	DM2)		✓	SINC				Infrastruct	ure	/ Utilities		Othe	r (details	below)	✓
Local Gap (E3)				SSSI			✓	Land Own	ers	hip		New	Forest SF	PA Zone	
Conservation Ar	ea (E	9)		SPA/S	SAC/R	amsar	✓	Covenants	s/Te	enants			sfont Bate ging Buffe		٩C
Listed Building (I	E9)			AONE	B (E2)			Access/Ra	ns	om Strips			0		
Historic Park & C	Garde	n (E9)		Ancie	nt Woo	odland		Contamina	ateo	d Land					
Public Open Spa	ace (L	HW1)		TPO			✓	Pollution (I	E8)			1			
Employment Lar	nd (LE	10)		Flood	Risk Z	lone		Mineral Sa	feg	guarding	✓				

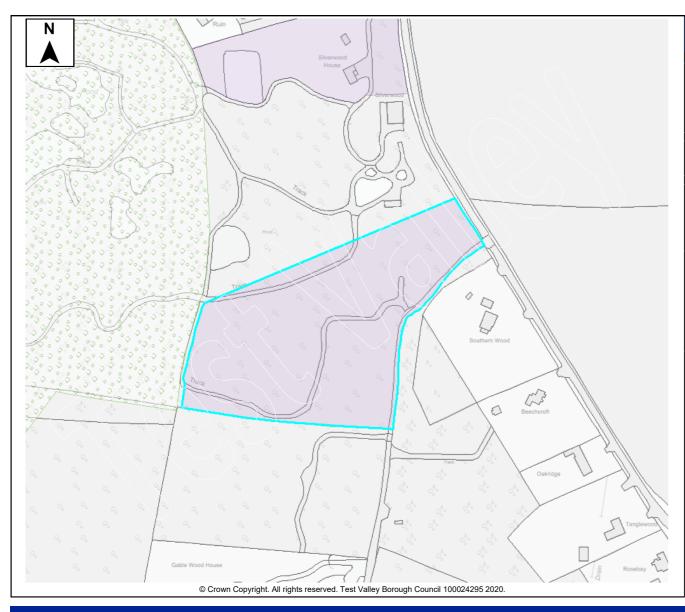
Summary

Phasing if peri (Dwellings onl		The site is available and promoted for development by the land owner, but to date has
Year 1		had no interest from developers.
Year 2	10	The site is located outside of the settlement
Year 3		boundary of the TVBC Revised Local Plan DPD.
Year 4		The closest settlement is Shootash which is identified as Countryside in the Local Plan
Year 5		Settlement Hierarchy.
Years 6-10		Development away from the defined settlements
Years 11-15		is unlikely to meet all the elements of sustainable
Years 15+		development considering access to a range of
Total	10	facilities.
Not Known		
or the New Loc <u>does</u> <u>not</u> allocat		

This document forms part of the evidence base for the New Loc DPD. It provides information on available land, it does not alloca

Hbic Local Ecological Network





Site Details														
		Site N	ame	Land adj.	to Emb	olev	Wood							
SHELAA Ref	227			,		,,								
		Settle	ment	East Wel	low									
Parish/Ward	Roms	еу					Site Area		1.6 Ha Developab			ble Area	1	.4 Ha
Current Land Use	Fores	try and	woo	dland mana	Iland management Character of Surrounding									
Brownfield/PDL Greenfield 🖌 Combined Brownfield/PDL Ha Greenfield					b	На								
Site Constrai	ints													
Countryside (C	OM2)		✓	SINC		✓	Infrastruct	ure	/ Utilities	✓	Othe	r (details t	oelow)	✓
Local Gap (E3)				SSSI			Land Own	ers	hip	✓	Solei Zone	nt SPA Re	creation	
Conservation A	vrea (E	9)		SPA/SAC/R	lamsar		Covenants	s/Te	enants			Forest SP	A Zone	
Listed Building	(E9)			AONB (E2)			Access/Ra	anso	om Strips					
Historic Park &	Garde	en (E9)		Ancient Wo	odland		Contamina	ateo	d Land		1			
Public Open Sp	bace (L	.HW1)		ТРО		✓	Pollution (E8)						
Employment La	and (LE	E10)		Flood Risk 2	Zone		Mineral Sa	afeg	guarding	✓				

Availability					
Promoted by land owner	\checkmark				
Site Available Immediately					
Site Currently Unavailable					
Achievability/Developer Intere	est				
Promoted by developer					
Developer interest	✓				
No developer interest					
Deliverability					
Likely to commence in 5yrs					
Unlikely to commence in 5yrs					
Possible self build plot provisi	on				
Yes	\checkmark				
No					

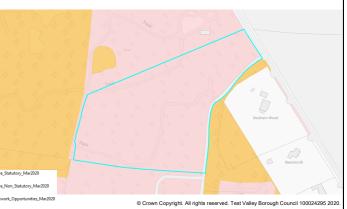
Residential	✓	14	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			•

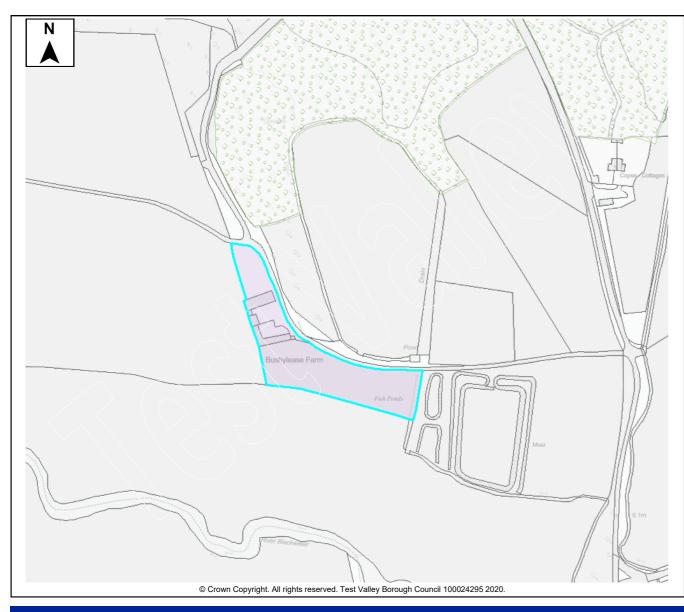
This document forms part of the evidence base for the New Local P DPD. It provides information on available land, it does not allocate sites.

Summary

Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, with interest
Year 1		from a developer.
Year 2		The site is located outside of the settlement
Year 3		boundary of the TVBC Revised Local Plan DPD.
Year 4		The closest settlement is the village of East Wellow which is identified as Countryside in the
Year 5		Local Plan Settlement Hierarchy.
Years 6-10		Development away from the defined settlements
Years 11-15		is unlikely to meet all the elements of sustainable
Years 15+		development considering access to a range of
Total	14	facilities.
Not Known	✓	
or the New Loc	al Plan	

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	5	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

SHELAA Ref	330	Site N	ame	Busheylease Farm								
		Settle	men	Lee								
Parish/Ward	Roms	еу				Site Area	0.53 Ha D		evelopable Area		0.53 Ha	
Current Land Use	Redu	ndant a	igric	ultural unit		Character of Agricultural and grazing fields and Surrounding woodland						
Brownfield/PDL 🗸 Greenf				d Combi		Brownfield/PDL			Ha Greenfield			На
Site Constrai	nts											
Countryside (COM2)		✓	SINC	✓	Infrastructure/ Utilities		✓	Othe	r (details b	elow)	✓	
Local Gap (E3)			SSSI		Land Ownership			Flood Alert Area				
Conservation Area (E9)				SPA/SAC/Ramsar		Covenants/Tenants			Flood Warning Area SINC - SU34101740 Solent SPA Recreation			
Listed Building (E9)				AONB (E2)		Access/Ransom Strips						
Historic Park & Garden (E9)				Ancient Woodland	✓	Contaminated Land			Zone			
Public Open Space (LHW1)				PO		Pollution (E8)			New Forest SPA Zone			

Summary

Employment Land (LE10)

Site Details

Phasing if per (Dwellings on		The site is available and promoted for development by the land owner, with interest						
Year 1		from a developer.	ľ					
Year 2	5	The site is located outside of the settlement						
Year 3		boundary of the TVBC Revised Local Plan DPD.						
Year 4		The closest settlement is the village of Lee which is identified as Countryside in the Local Plan						
Year 5		Settlement Hierarchy.						
Years 6-10		Development away from the defined settlements						
Years 11-15		is unlikely to meet all the elements of sustainab						
Years 15+		development considering access to a range of						
Total	5	facilities.						
Not Known								
or the New Loc			0					

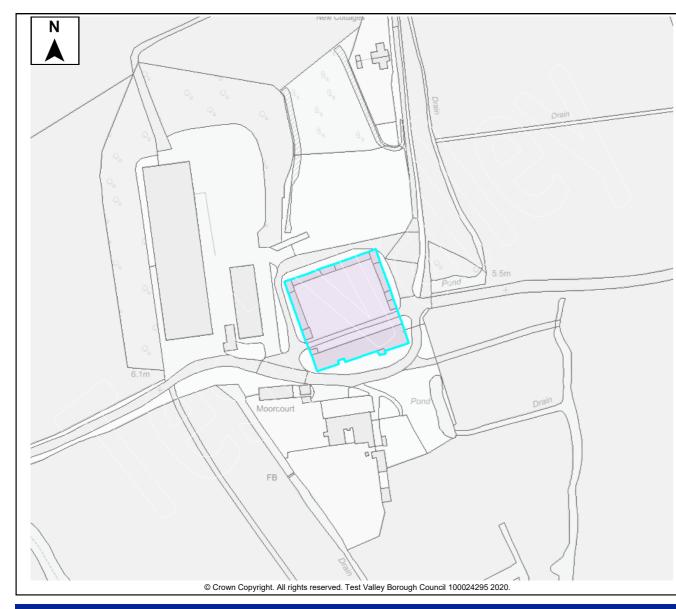
Flood Risk Zone

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate sites. ✓ Mineral Safeguarding

Hbic Local Ecological Network

 \checkmark





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Pro	posed	Deve	lopment
	pooda	0010	

Availability			R
Promoted by land owner	✓		Er
Site Available Immediately	✓		R
Site Currently Unavailable			Le
Achievability/Developer Interes	st		Tr
Promoted by developer			0
Developer interest	✓		М
No developer interest			Re
Deliverability			Er
Likely to commence in 5yrs			Re
			Le
Unlikely to commence in 5yrs			Ot
Possible self build plot provision	on		
Yes		Т	his
No	\checkmark	D	۶D

Residential	✓	5	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

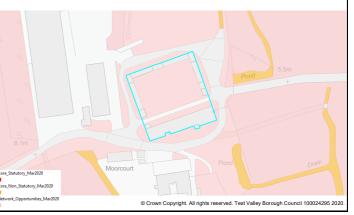
is document forms part of the evidence base for the New Local Plan	
D. It provides information on available land, it <u>does not</u> allocate sites.	

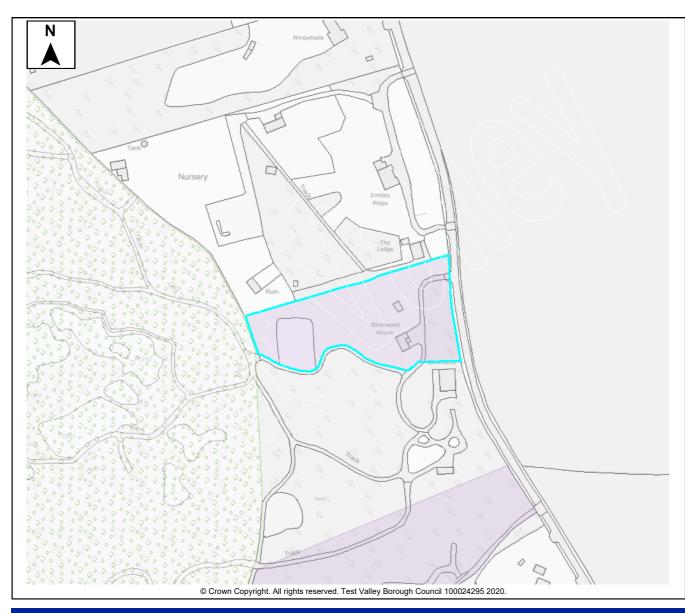
Site Details													
		Site N	ame	Moorcourt Barns	;								
SHELAA Ref	331	Settler	men	Lee									
Parish/Ward	Roms	ey		·		Site Area		0.3 Ha	Dev	elopa	able Area	0	.3 Ha
Current Land Use	Form farmy	•	ultur	al barn and redund	I barn and redundant Character of Surrounding Wider former Moorcourt Farm complex						ex		
Brownfield/PDI	_ ✓	Greer	nfield	d Comb	inec	l Brow	nfi	eld/PDL		На	Greenfield	k	На
Site Constra	ints												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities	✓	Othe	er (details b	elow)	~
Local Gap (E3))			SSSI		Land Ownership			Flood Alert Area				
Conservation A	Area (E	9)		SPA/SAC/Ramsar		Covenants	s/Te	enants		Sole Zone	nt SPA Re	creation	
Listed Building	(E9)		✓	AONB (E2)		Access/Ra	ins	om Strips			Forest SP	A Zone	
Historic Park &	Garde	en (E9)		Ancient Woodland		Contamina	ateo	d Land					
Public Open S	pace (L	_HW1)		TPO	PO Pollution (E8)								
Employment La	and (LE	E10)		Flood Risk Zone	✓	Mineral Sa	feg	guarding	✓				

Summary

Phasing if per (Dwellings on		The site is available and promoted for development by the land owner, with interest	
Year 1		from a developer.	ľ
Year 2	5	The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The closest settlement is the village of Lee which is identified as Countryside in the Local Plan	
Year 5		Settlement Hierarchy.	
Years 6-10		Development away from the defined settlements	
Years 11-15		is unlikely to meet all the elements of sustainable	Co-
Years 15+		development considering access to a range of	
Total	5	facilities.	
Not Known			
		-	
or the New Loc	al Plan		0

Hbic Local Ecological Network





Proposed	Develo	opment
op o o o a	20101	

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	✓
No	

Residential	✓	6	Dwellings	Phasing if perr	mitte
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	6
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	าย		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	6
Other				Not Known	

This document forms part of the evidence base for the New Local P DPD. It provides information on available land, it does not allocate sites.

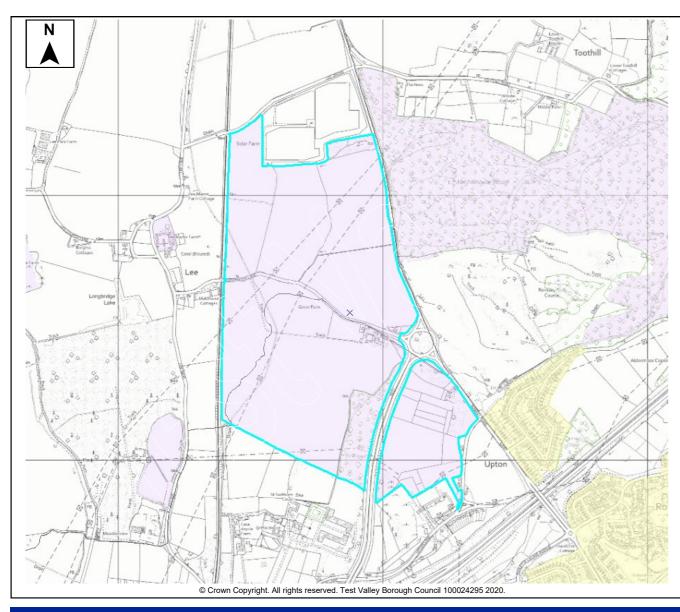
Site Details															
		Site N	ame	Lar	nd adj	. to Silv	erwo	bod							
SHELAA Ref	351	Settlement East Wellow													
Parish/Ward	Roms	Romsey					Site Area	Site Area 1 Ha		Developable Area			0	.8 Ha	
Current Land Use	Stabli	Stabling, residential and scrub					Character of Residential, f Surrounding horticulture				forestry and commercial				
Brownfield/PDL	-	Greer	nfield	ł	✓	Comb	inec	l Brow	vnfi	eld/PDL		На	Greenfield	Ł	На
Site Constrai	ints														
Countryside (C	OM2)		✓	SINC				Infrastruct	ure	/ Utilities		Othe	er (details b	elow)	✓
Local Gap (E3))			SSSI				Land Owr	ners	hip		SINC	C - SU3280	1880	
Conservation A	vrea (E	9)		SPA/S	SAC/F	Ramsar	✓	Covenant	s/Te	enants		Solent SPA Recreation Zone			l
Listed Building	(E9)			AONE	B (E2))		Access/R	ans	om Strips			, Forest SP	A Zone	
Historic Park &	Garde	en (E9)	Ancient Woodland Contaminated Land												
Public Open Sp	bace (L	.HW1)		TPO				Pollution ((E8))					
Employment La	and (LE	E10)		Flood	Risk	Zone		Mineral S	afeç	guarding	✓				

Summary

nitted	The site is available and promoted for	
/)	development by the land owner, with interest	
	from a developer.	
6	The site is located outside of the settlement	
	boundary of the TVBC Revised Local Plan DPD.	
	The closest settlement is the village of East Wellow which is identified as Countryside in the	
	Local Plan Settlement Hierarchy.	
	Development away from the defined settlements	11
	is unlikely to meet all the elements of sustainable development considering access to a range of	
6	facilities.	$\Gamma_1 = 1$
		11
al Plan		0
e sites		

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes/Element	\checkmark
No	

Residential	✓	2000	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

		Site N	ame	Gro	ve Fa	arm									
SHELAA Ref	159		ame		VCTC										
	100	Settler	men	Rov	vnhar	ms									
Parish/Ward	Roms	ey Extr	a/Nu	Irsling	& Rov	wnhams	S	Site A	Area	86.9 Ha	Developable Area			36	6 Ha
Current Land Use	Agric	ultural						Character of Surrounding							
Brownfield/PDL Greenfield 🗸 Combin							ined		Brownfi	eld/PDL		На	Greenfield		На
Site Constra	ints														
Countryside (C	OM2)		✓	SINC			✓	Infrastructure/ Utilities			✓	Other (details below) \checkmark			✓
Local Gap (E3))			SSSI				Land	Owners	ship		Solei Zone	nt SPA Rec	creation	
Conservation A	Area (E	9)		SPA/S	SAC/F	Ramsar	✓	Cove	enants/T	enants		New Forest SPA Zone			
Listed Building	(E9)			AONB	(E2)			Acce	ss/Rans	om Strips					
Historic Park &	Garde	en (E9)		Ancier	nt Wo	odland		Contaminated Land							
Public Open S	pace (L	_HW1)		TPO			✓	Pollution (E8)							
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Safe	guarding	✓				

Summary

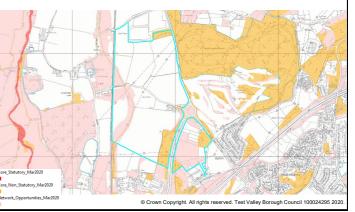
Site Details

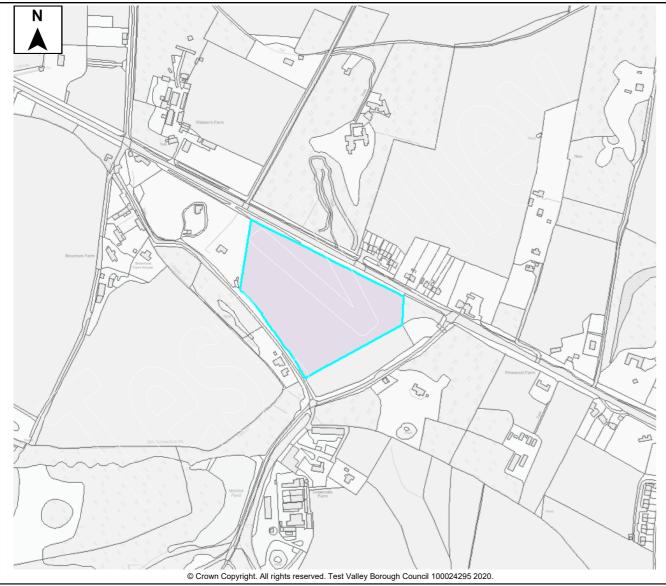
Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, with interest
Year 1		from a developer.
Year 2		The site is located outside of the settlement
Year 3		boundary of the TVBC Revised Local Plan DPD.
Year 4		The closest settlement is the village of Rownhams which is identified as a Key Service
Year 5		Centre in the Local Plan Settlement Hierarchy.
Years 6-10	500	Key Service Centres have access to identified
Years 11-15	1000	services and facilities including shops, bus
Years 15+	500	routes, primary schools, employment and public
Total	2000	houses.
Not Known		
or the New Loc		
daga nat allagat	to oitoo	

This document forms part of the evidence base for the New Loo DPD. It provides information on available land, it does not allocate sites.

		86.9 Ha	a Deve	elopa		36 Ha		
	of g							
W	nfie	eld/PDL		На	Greenfield	ł	На	

Hbic Local Ecological Network





Pro	posed	Devel	opment
	poood		opinoin

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	100	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

This document forms part of the evidence base for the New Loca DPD. It provides information on available land, it does not allocate

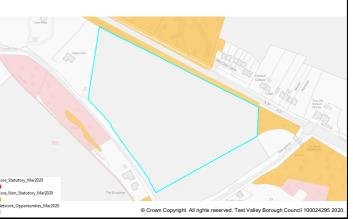
Site Details													
		Site N	ame	Land at Melch	et Pa	rk							
SHELAA Ref	39	Settler	men	t Sherfield Engl	sh								
Parish/Ward	Sherfi	eld Eng	glish			Site Area 3.24 Ha			Dev	velopa	able Area	3.2	4 Ha
Current Land Use	Agric	ultural				Character Surroundin		Dwellings, agriculture and countryside				;	
Brownfield/PDL Greenfield 🗸 Combined Brownfield/PDL Ha Greenfield								Greenfield	Ι	На			
Site Constra	ints												
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities	✓	Othe	er (details b	elow)	✓
Local Gap (E3))			SSSI	✓	Land Own	ers	hip		New	Forest SP	A Zone	
Conservation A	Area (E	9)		SPA/SAC/Ramsa	ar 🗸	Covenants	s/Te	enants			isfont Bats ging Buffeı		٩C
Listed Building	(E9)			AONB (E2)		Access/Ra	ans	om Strips			5		
Historic Park &	Garde	en (E9)		Ancient Woodlan	d	Contaminated Land							
Public Open S	pace (L	.HW1)		TPO		Pollution (E8)							
Employment La	and (LE	E10)		Flood Risk Zone	✓	Mineral Safeguarding							

Summary

Phasing if perr (Dwellings only		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2		The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The closest settlement is the village of Sherfield English which is identified as Countryside in the	
Year 5		Local Plan Settlement Hierarchy.	
Years 6-10		Development away from the defined settlements	
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of	*
Total	100	facilities.	
Not Known	✓		
or the New Loca <u>does</u> <u>not</u> allocat			0

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.



N A			Site Details
			SHELAA Ref
			Parish/Ward
	Hideaway		Current Land Use
	Glebe Garage		Brownfield/PE
	41.8m	+	Site Constra
4			Countryside (
22777777777777777777777777777777777777			Local Gap (E
+			Conservation
			Listed Buildin
			Historic Park
			Public Open S
© Crown Copy	right. All rights reserved. Test Valley Borough Council 1()0024295 2022.	Employment I
Proposed Development			
Availability	Residential ✓ 5	Dwellings	Phasing if permitted

Site Details																
		Site N	ame	Gleb	be Ga	arage										
SHELAA Ref	407	Settler	men	t She	rfield	English	1									
Parish/Ward	Sherfi	eld Eng	glish				Site Area 0.3Ha		Developable Area			0.3Ha				
Current Land Use		station welling	n, ve	hicle re	pair (Character of Residentia Surrounding use Area				ial, a	al, agricultural and community				
Brownfield/PDL Greenfield Combine					ined	d ✓ Brownfield/PDL			0	0.2Ha Greenfield			d 0.1Ha			
Site Constrai	nts															
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	er (details b	oelow)	✓
Local Gap (E3)				SSSI			✓	Land	Own	ers	hip		Adjacent public right of wa			f way
Conservation A	rea (E	9)		SPA/S	AC/F	Ramsar	✓	Cove	enants	s/Te	enants			Forest SP		
Listed Building	(E9)			AONB	(E2)			Acce	ss/Ra	anso	om Strips			isfont Bats ging Buffe		SAC
Historic Park &	Garde	n (E9)		Ancien	t Wo	odland		Cont	amina	atec	Land	✓				
Public Open Sp	ace (L	.HW1)		TPO				Pollution (E8)								
Employment La	ind (LE	E10)		Flood I	d Risk Zone			Mineral Safeguarding								

Availability		Residential	√	5	Dwellings	Phasing if per	mitted					
Promoted by land owner	✓	Employment			Floor Space (m ²)	(Dwellings only)						
Site Available Immediately	✓	Retail			Floor Space (m ²)	Year 1						
Site Currently Unavailable		Leisure			Floor Space (m ²)	Year 2						
Achievability/Developer Interest		Traveller Site			Pitches	Year 3						
, , , , , , , , , , , , , , , , , , ,	51	Other				Year 4	5					
Promoted by developer		Other										
Developer interest		Mixed Use Sch	nen	ne		Year 5						
No developer interest	 ✓ 	Residential	Dwellings		Dwellings	Years 6-10						
						Years 11-15						
Deliverability		Employment			Floor Space (m ²)							
		Retail			Floor Space (m ²)	Years 15+						
Could commence in 5yrs		Leisure			Floor Space (m ²)	Total	5					
Unlikely to commence in 5yrs	\checkmark	Other				Not Known						
Possible self build plot provisi	on						·					
Yes	\checkmark	This document f	orn	is pa	rt of the evidence base	e for the next Loc	al Plan					
No		DPD. It provides	DPD. It provides information on available land, it <u>does not</u> allocate sites.									

Residential	✓	5	Dwellings	Phasing if p
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hem	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

hasing if pern	nitted					
wellings only)						
ear 1		ľ				
ear 2		1				
ear 3		k				
ear 4	5					
ear 5						
ears 6-10		[
ears 11-15		ļi				
ears 15+						

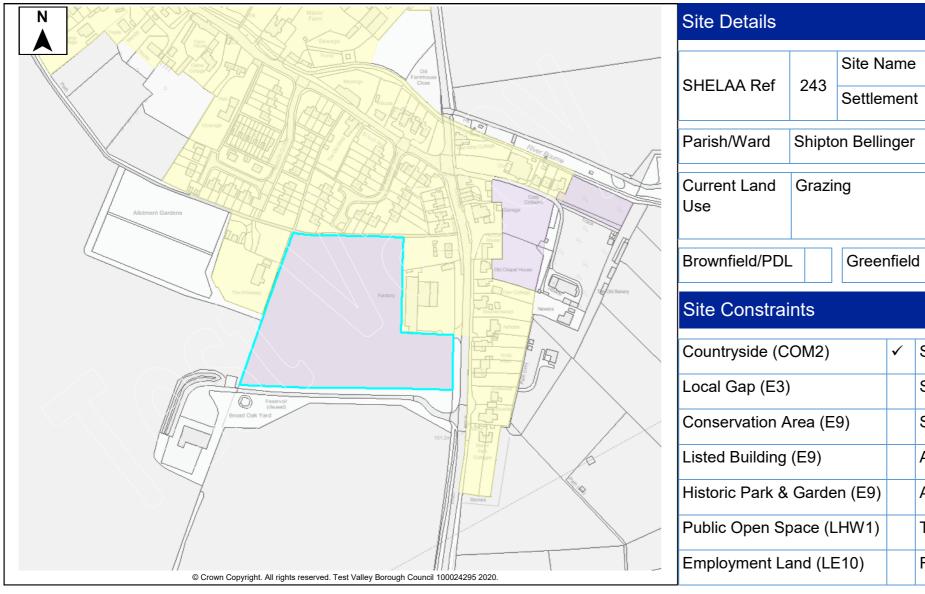
Summary

Residential	✓	5	Dwellings	Phasing if per	mitted	The site is available and promoted for
Employment			Floor Space (m ²)	(Dwellings on	ly)	development by the land owner, but to date has
Retail			Floor Space (m ²)	Year 1		had no interest from developers.
Leisure			Floor Space (m ²)	Year 2		The site is located outside of the settlement
Traveller Site			Pitches	Year 3		boundary of the TVBC Revised Local Plan DPD.
Other				Year 4	5	The closest settlement is the village of Sherfield English which is identified as Countryside in the
Mixed Use Sc	her	ne		Year 5		Local Plan Settlement Hierarchy.
Residential			Dwellings	Years 6-10		Development away from the defined settlements
Employment			Floor Space (m ²)	Years 11-15		is unlikely to meet all the elements of sustainable
Retail			Floor Space (m ²)	Years 15+		development considering access to a range of facilities.
Leisure			Floor Space (m ²)	Total	5	
Other				Not Known		

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Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓
1	1

Residential	✓	65	Dwellings	Phasing if per	mitt
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	24
Employment			Floor Space (m ²)	Years 11-15	4
Retail			Floor Space (m ²)	Years 15+	
			1 ()	Total	6
Leisure Other			Floor Space (m ²)	Not Known	+

This document forms part of the evidence base for the New Local Plan
DPD. It provides information on available land, it <u>does not</u> allocate sites.

onstraints				
side (COM2)	✓	SINC		Infrastruct
ap (E3)		SSSI		Land Own
ation Area (E9)		SPA/SAC/Ramsar		Covenants
uilding (E9)		AONB (E2)		Access/Ra
Park & Garden (E9)		Ancient Woodland		Contamina
pen Space (LHW1)		TPO	✓	Pollution (
nent Land (LE10)		Flood Risk Zone		Mineral Sa

Manor Farm

 \checkmark

Shipton Bellinger

Combined

Summary

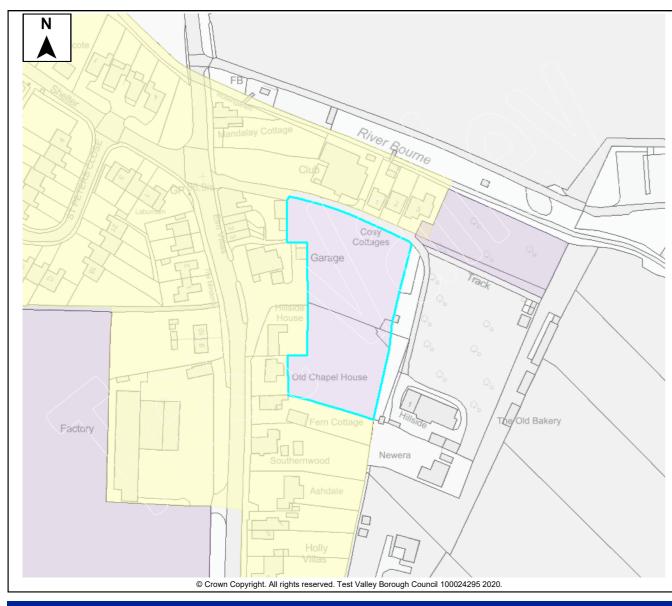
tted	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Shipton Bellinger which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
24 11	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
35	
Plan sites.	

Ś	Site Area 2.136 Ha				a	Dev	elopa	ble Area	2.	136	6 На
Character of Dwellings, Surrounding				, cor	mmer	cial and aç	gricult	ure			
d	d Brownfield/PDL					На	Greenfield	k		На	
	Infra	structi	ure/	Utilities			Other (details below)				✓
Land Ownership					HCC Land Interest: JJ65						
Covenants/Tenants				 (MANOR FARM GRAZING) Flood Alert Areas Groundwater Source 				N O)			
Access/Ransom Strips											
Contaminated Land				Prote	ection						
	Pollu	ition (I	E8)								
	Mine	ral Sa	lfeg	juarding							

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





_			
Pror	nosed	Deve	lopment
	0000u		opnione

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	8	Dwellings	Phasing if peri	mitte
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hem	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	8
Other				Not Known	✓

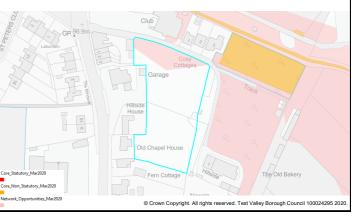
This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

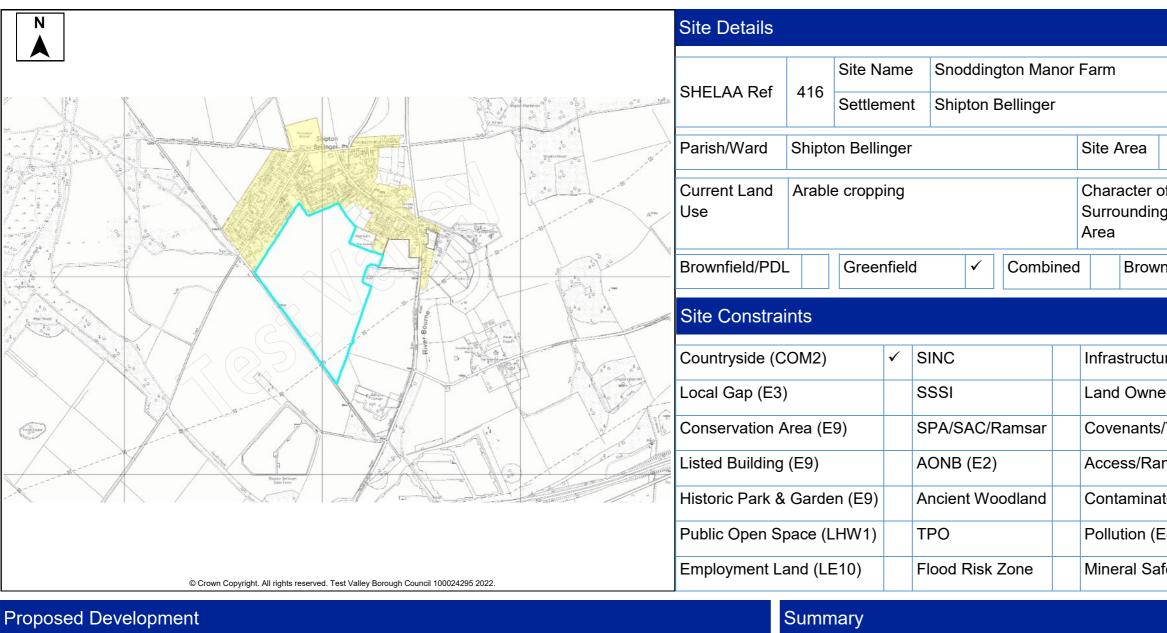
Site Details													
		Site N	ame	The Pade	dock								
SHELAA Ref	264	Settler	ment	Shipton E	Shipton Bellinger								
Parish/Ward	Shipto	on Bellii	nger				Site Area	e Area 0.4 Ha Dev			evelopable Area		
Current Land Use	Padd	ock	Character of Surrounding						e				
Brownfield/PDI	-	Greer	nfield	√ k	Comb	ined	l Brow	nfi	eld/PDL	F	a Greenfiel	d	На
Site Constrai	nts												
Countryside (C	OM2)		✓	SINC			Infrastructure/ Utilities		Ot	her (details l	pelow)	✓	
Local Gap (E3)				SSSI			Land Own	ers	hip	Flo	Flood Alert Areas		
Conservation Area (E9)			SPA/SAC/Ramsar 🗸		~	Covenants/Tenants		-	Groundwater Source Protection				
Listed Building	isted Building (E9) AONE		AONB (E2)			Access/Ransom Strips							
Historic Park & Garden (E9) Ancie		Ancient Wo	odland		Contaminated Land								
Public Open Sp	bace (L	_HW1)		TPO			Pollution (E8)						
Employment La	and (LE	E10)		Flood Risk	Zone	~	Mineral Sa	afeç	guarding				

Summary

nitted /)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Shipton Bellinger which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
8	
✓	
al Plan e sites.	

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	240	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

nasing if permitted wellings only) ear 1 ear 2 ear 3 ear 4 ear 5 ears 6-10 ears 11-15 ears 15+ otal ot Known \checkmark

 The site is available and promoted for development by the land owner, with interest from a developer.	
The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Shipton Bellinger which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

		30Ha	Developa	20Ha				
r c nę		0						
W	nfie	eld/PDL		Greenfield				

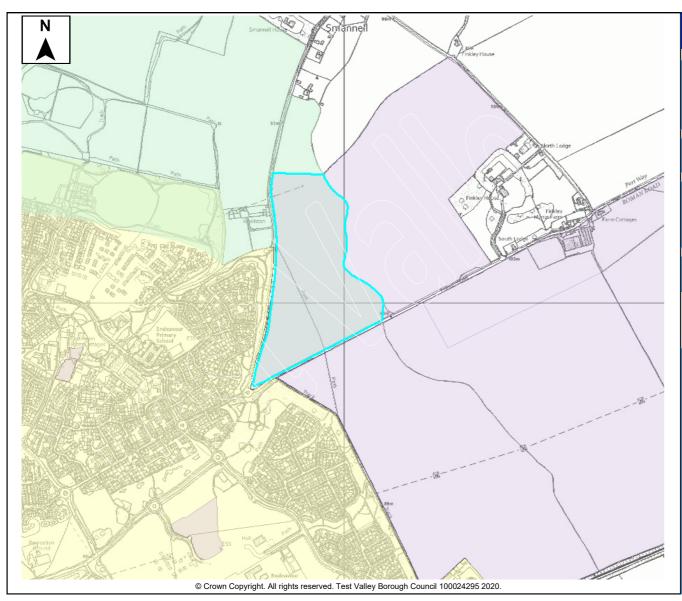
ture/ Utilities	✓	Other (details below) \checkmark					
nership		Adjacent public rights of way					
ts/Tenants		Flood alert area					
ansom Strips		Flood warning area					
ated Land		Archaeology					
(E8)							
afeguarding							

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.



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Dro	nacad	Dovo	opment
FIU	DUSEU	Devel	UDITIETIL

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
Νο	\checkmark
140	

Residential	✓	350	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate sites.

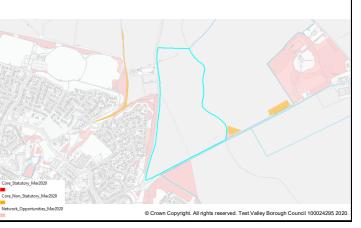
SHELAA Ref 234 Site Name Land east of Smannell Road Parish/Ward Enham Alamein Andover Parish/Ward Enham Alamein Site Area 14.39 Ha Developable Area 14.39 Ha Current Land Use Agriculture Site Area 14.39 Ha Developable Area 14.39 Ha Site Constraints Greenfield Y Combined Brownfield/PDL Ha Greenfield Ha Site Constraints Greenfield Y Combined Brownfield/PDL Ha Greenfield Ha Site Constraints Y SINC Infrastructure/ Utilities Other (details below) Y Local Gap (E3) Y SSSI Land Ownership Groundwater Source Protection Conservation Area (E9) SPA/SAC/Ramsar Covenants/Tenants Groundwater Source Protection Historic Park & Garden (E9) Ancient Woodland Contaminated Land Infrastructure/ E8 Employment Land (LE10) Flood Risk Zone Mineral Safeguarding Y	Site Details													
SHELAA Ref 234 Andover Parish/Ward Enham Alamein Site Area 14.39 Ha Developable Area 14.39 Ha Current Land Use Agriculture Character of Surrounding Residential and agriculture 14.39 Ha Brownfield/PDL Greenfield ✓ Combined Brownfield/PDL Ha Greenfield Ha Site Constraints ✓ Combined Infrastructure/Utilities Other (details below) ✓ Site Area Infrastructure/Utilities Other (details below) ✓ Site Constraints ✓ SSSI Land Ownership Other (details below) ✓ Conservation Area (E9) SPA/SAC/Ramsar Covenants/Tenants Groundwater Source Protection Historic Park & Garden (E9) Ancient Woodland Contaminated Land Pollution (E8) Pollution (E8) Pollution (E8)														
Settlement Andover Parish/Ward Enham Alamein Site Area 14.39 Ha Developable Area 14.39 Ha Current Land Use Agriculture Character of Surrounding Residential and agriculture 14.39 Ha Brownfield/PDL Greenfield Y Combined Brownfield/PDL Ha Greenfield Ha Site Constraints Sile Constraints Y Infrastructure/ Utilities Other (details below) ✓ Local Gap (E3) ✓ SSS1 Land Ownership Groundwater Source Protection Groundwater Source Protection Listed Building (E9) AONB (E2) Access/Ranson Strips Infrastructure/ Enhame Pollution (E8) Pollution (E8)		004	Site N	ame	Land east of Smannell Road									
Current Land Use Agriculture Character of Surrounding Residential and agriculture Brownfield/PDL Greenfield ✓ Combined Brownfield/PDL Ha Greenfield Ha Site Constraints Countryside (COM2) ✓ SINC Infrastructure/Utilities Other (details below) ✓ Local Gap (E3) ✓ SSSI Land Ownership Groundwater Source Protection Listed Building (E9) AONB (E2) Access/Ransom Strips Infrastructure/Utilities Groundwater Source Historic Park & Garden (E9) Ancient Woodland Contaminated Land Infrastructure/Utilities Infrastructure/Utilities Pollution (E8)	SHELAA Ref	234	Settler	men	Andover	Andover								
Use Surrounding Brownfield/PDL Greenfield ✓ Combined Brownfield/PDL Ha Greenfield Ha Site Constraints Countryside (COM2) ✓ SINC Infrastructure/ Utilities Other (details below) ✓ Local Gap (E3) ✓ SSSI Infrastructure/ Utilities Groundwater Source Conservation Area (E9) ✓ SPA/SAC/Ramsar Covenants/Tenants Groundwater Source Listed Building (E9) AONB (E2) Access/Ransor Strips Infrastructure/ Utilities Infrastructure/ Utilities Historic Park & Garden (E9) Ancient Woodland Contaminated Land Infrastructure/ Utilities Infrastructure/ Utilities Infrastructure/ Utilities Public Open Space (LHW1) TPO F Pollution (E8) Infrastructure/ Utilities Infrastructure/ Utilities	Parish/Ward	Enham Alamein					Site Area	e Area 14.39 Ha Dev			velopable Area		14	l.39 Ha
Site Constraints SINC Infrastructure/ Utilities Other (details below) Image: Conservation Area (E9) Local Gap (E3) Image: Conservation Area (E9) SPA/SAC/Ramsar Covenants/Tenants Groundwater Source Listed Building (E9) AONB (E2) Access/Ransom Strips Image: Conservation (E9) Ancient Woodland Contaminated Land Public Open Space (LHW1) TPO Pollution (E8) Image: Conservation (E8) Image: Conservation (E8)		Agricu	5 5											
Countryside (COM2) ✓ SINC Infrastructure/ Utilities Other (details below) ✓ Local Gap (E3) ✓ SSSI Land Ownership Groundwater Source Conservation Area (E9) ✓ SPA/SAC/Ramsar Covenants/Tenants Protection Listed Building (E9) ✓ AONB (E2) Access/Ransom Strips Protection Historic Park & Garden (E9) ✓ Ancient Woodland Contaminated Land Pollution (E8)	Brownfield/PDL	-	Greer	nfield	I ✓ C	ombine	d Brov	/nfi	eld/PDL		На	Greenfiel	d	На
Local Gap (E3)Image: SSSILand OwnershipGroundwater SourceConservation Area (E9)SPA/SAC/RamsarCovenants/TenantsProtectionListed Building (E9)AONB (E2)Access/Ransom StripsHistoric Park & Garden (E9)Ancient WoodlandContaminated LandPublic Open Space (LHW1)TPOPollution (E8)Image: Stript of the strip	Site Constrai	nts												
Conservation Area (E9)SPA/SAC/RamsarCovenants/TenantsProtectionListed Building (E9)AONB (E2)Access/Ransom StripsHistoric Park & Garden (E9)Ancient WoodlandContaminated LandPublic Open Space (LHW1)TPOPollution (E8)	Countryside (C	OM2)		✓	SINC		Infrastructure/ Utilities			Othe	er (details b	pelow)	✓	
Conservation Area (E9)SPA/SAC/RamsarCovenants/TenantsListed Building (E9)AONB (E2)Access/Ransom StripsHistoric Park & Garden (E9)Ancient WoodlandContaminated LandPublic Open Space (LHW1)TPOPollution (E8)	Local Gap (E3)			✓	SSSI		Land Ownership		hip					
Historic Park & Garden (E9) Ancient Woodland Contaminated Land Public Open Space (LHW1) TPO Pollution (E8)	Conservation A	rea (E	9)		SPA/SAC/Ramsar		Covenants/Tenants			Protection				
Public Open Space (LHW1) TPO Pollution (E8)	Listed Building (E9)			AONB (E2)		Access/Ransom Strips			-					
	Historic Park & Garden (E9)			Ancient Woodl	land	Contaminated Land								
Employment Land (LE10) Flood Risk Zone Mineral Safeguarding 🗸	Public Open Space (LHW1)				TPO	Pollution (E8)			1					
	Employment La	and (LE	E10)		Flood Risk Zor	ne	Mineral Sa	afeg	guarding	~				

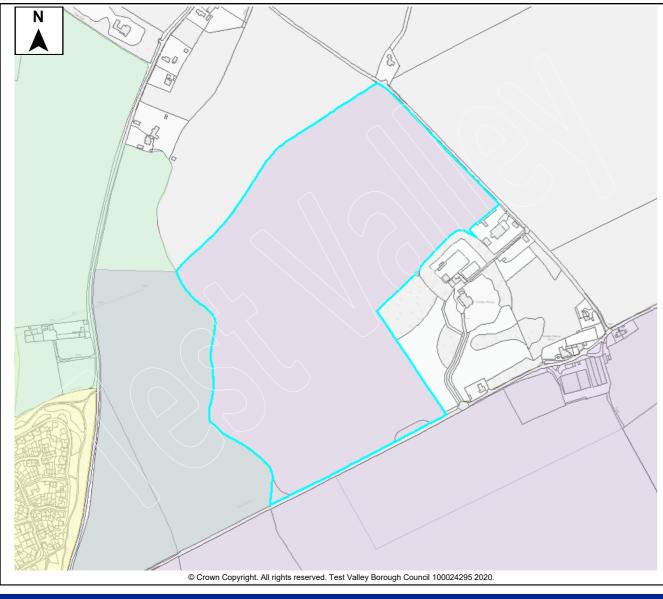
Summary

Phasing if perr (Dwellings only		The site is available and promoted for development by the land owner, but to date has					
Year 1		had no interest from developers.					
Year 2		The site is located outside of the settlement					
Year 3		boundary of the TVBC Revised Local Plan DPD.					
Year 4		The site is adjacent to the town of Andover. Andover is identified as a Major Centre in the					
Year 5		Local Plan Settlement Hierarchy.					
Years 6-10		Major Centres are settlements with the widest					
Years 11-15		range of facilities and services in the Borough					
Years 15+		and are more accessible due to better public					
Total	350	transport provision.					
Not Known 🗸							
or the New Loca							

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





D		
Proposed	Deve	lopment

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	n
Yes	
No	✓

Residential	✓	750	Dwellings	Phasing if perm
Employment			Floor Space (m ²)	(Dwellings only
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hem	าย		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

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DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details															
		Site N	ame	e Land North of Finkley Farm											
SHELAA Ref	305	Settler	men	t And	Andover										
Parish/Ward Smannell							Site Area 26 Ha		Developable Area		2	26 Ha			
Current Land Use	d Agricultural					Character of Surrounding				ial					
Brownfield/PDI	-	Greer	nfield	ł	✓	Comb	ined	Brow	nfi	eld/PDL		На	Greenfield		На
Site Constra	ints														
Countryside (C	OM2)		✓	SINC			Infrastructure/ Utilities		(Dthe	er (details b	elow)	✓		
Local Gap (E3))			SSSI				Land Own	ers	hip		-	Indwater So	ource	
Conservation Area (E9)				SPA/SAC/Ramsar				Covenants/Tenants		F	- Protection				
Listed Building (E9)				AONB (E2)				Access/Ransom Strips							
Historic Park & Garden (E9)				Ancien	nt Wo	odland		Contaminated Land							
Public Open Sp	Public Open Space (LHW1)			TPO				Pollution (E8))					
Employment La	and (Ll	E10)		Flood I	Risk	Zone		Mineral Sa	afeg	guarding					

Summary

mitted y)	The site is available and promoted for development by the land owner, but to date has	ŀ
	had no interest from developers.	F
	The site is located outside of the settlement	r
	boundary of the TVBC Revised Local Plan DPD. The closest settlement is the town of Andover	l k
	which is identified as a Major Centre in the Local	"
	Plan Settlement Hierarchy.	ŀ
750	Major Centres are settlements with the widest range of facilities and services in the Borough	
	and are more accessible due to better public transport provision.	
750		5
		/ EX
al Plan		States C
te sites		Co

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	✓
No	

Residential	√	10	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	10
Other				Not Known	✓

This document forms part of the evidence base for the next Local Pl DPD. It provides information on available land, it does not allocate si

Summary

nitted	The site is available and promoted for	Η
')	development by the land owner, but to date has had no interest from developers.	A p
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.	n b
	The site is adjacent to Smannell which is identi-	tł
	fied as countryside in the Local Plan Settlement Hierarchy.	
10		
✓		
l Plan e sites.		Core Core

Land south of Stoke Road

Combined

Smannell

✓

SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

✓ SINC

SSSI

TPO

S	ite A	rea		0.19 ha	able Area	0.19 ha .	
S	Character of Surrounding Area			Residen	tial, agricu	ltural	
I	Brownfie		eld/PDL		Greenfield		

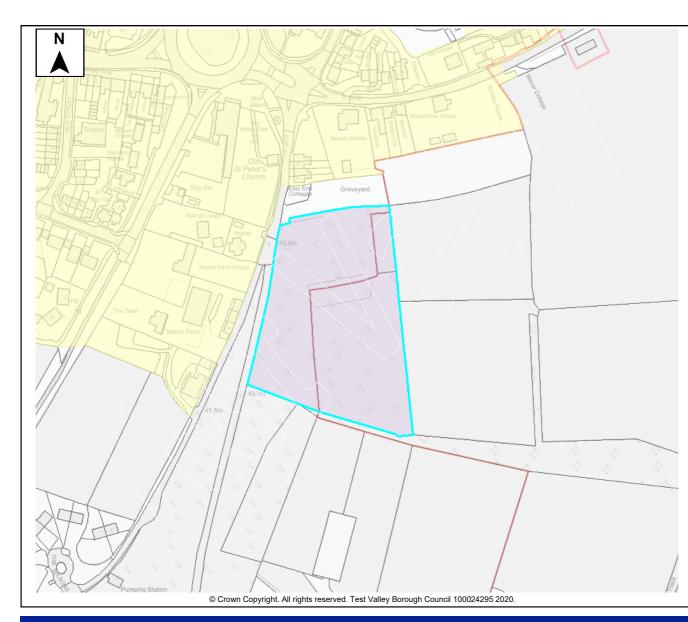
	Infrastructure/ Utilities	Other (details below)
	Land Ownership	
	Covenants/Tenants	
~	Access/Ransom Strips	
	Contaminated Land	
	Pollution (E8)	
	Mineral Safeguarding	

Hbic Local Ecological Network

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Proposed Developmen

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	5	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

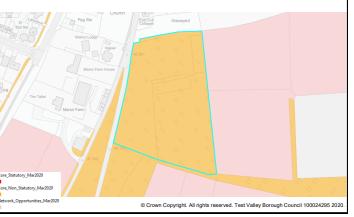
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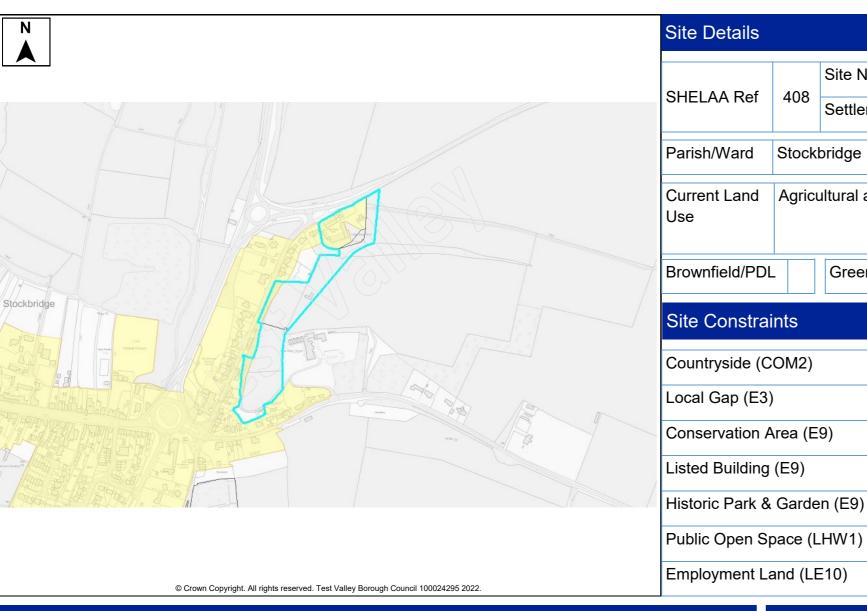
Site Details												
		Site N	ame	Lancaster House	9							
SHELAA Ref	240	Settler	ment	Stockbridge								
Parish/Ward	Stock	bridge		·		Site Area		1.603 Ha	Develop	able Area	1.6	603 Ha
Current Land Use	Site o	f forme	r Lai	ncaster House		Character Surroundin		Agricultu	re and co	ountryside		
Brownfield/PDL	-	Greer	nfield	I 🗸 Comb	inec	d Brow	/nfie	eld/PDL	Ha	Greenfiel	d	На
Site Constrai	nts											
Countryside (C	OM2)		✓	SINC		Infrastruct	ure	/ Utilities	Oth	er (details b	pelow)	✓
Local Gap (E3)				SSSI	✓	Land Own	ers	hip		C Land Inte		
Conservation A	rea (E	9)	✓	SPA/SAC/Ramsar		Covenants	s/Te	enants	· ·	NCASTER CANT SITE		=
Listed Building	(E9)			AONB (E2)		Access/Ra	anso	om Strips		tisfont Bats		SAC
Historic Park &	Garde	en (E9)		Ancient Woodland		Contamina	atec	d Land		aging Buffe Ige Design		ent
Public Open Sp	bace (L	.HW1)		ТРО		Pollution (E8))		.ge _ eeign	2.0.0011	
Employment La	and (LE	E10)		Flood Risk Zone		Mineral Sa	afeg	guarding				

Summary

Phasing if per (Dwellings onl		The site is available and promoted for development by the land owner, but to date has
Year 1		had no interest from developers.
Year 2		The site is located outside of the settlement
Year 3		boundary of the TVBC Revised Local Plan DPD.
Year 4		The closest settlement is the village of Stockbridge which is identified as a Key Service
Year 5	5	Centre in the Local Plan Settlement Hierarchy.
Years 6-10		Key Service Centres have access to identified
Years 11-15		services and facilities including shops, bus
Years 15+		routes, primary schools, employment and public
Total	5	houses.
Not Known		
or the New Loc	al Plan	

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	40	Dwellings	Phasing if peri	nitte
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other			-	Year 4	
Mixed Use Scl	hen	ne		Year 5	10
Residential			Dwellings	Years 6-10	30
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	40
Other				Not Known	

Summary

Site Name

Settlement

Agricultural and residential

Greenfield

✓ SINC

SSSI

TPO

✓ SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

Stockbridge

Combined ✓

408

Stockbridge

mitted	The site is available and promoted for	Н
y)	development by the land owner, with interest	Α
	from a developer.	pa
	The site is located outside of the settlement	m
	boundary of the TVBC Revised Local Plan DPD.	bi
	The site is adjacent to the settlement of	S
10	Stockbridge which is identified as a Key Service	"A
10	Centre in the Local Plan Settlement Hierarchy.	H
30	Key Service Centres have access to identified	
	services and facilities including shops, bus	
	routes, primary schools, employment and public	
40	houses	
al Plan		Core_S

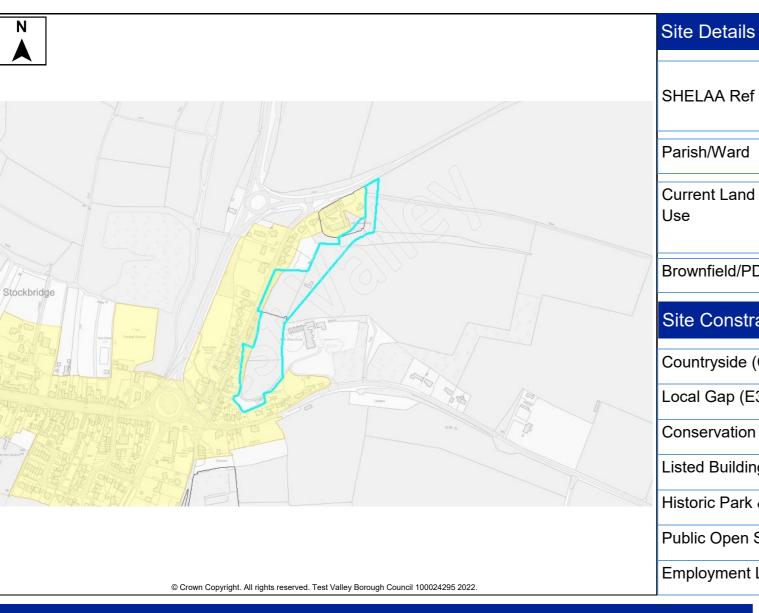
This document forms part of the evidence base for the next Local Pla DPD. It provides information on available land, it does not allocate sites. Land between London Road and Winton Hill (including Little Dean Yard)

	Site A	Area		3.2Ha	Developa	ble Area	2.4Ha
	Chara Surro Area			Agricultu	ral and res	sidential	
d	✓	Brow	nfie	eld/PDL	0.3Ha	Greenfield	l 2.9Ha

	Infrastructure/ Utilities	Other (details below)	1
~	Land Ownership	Mottisfont Bats SSSI/SAC Foraging Buffer	
	Covenants/Tenants	Village Design Statement	
	Access/Ransom Strips		
	Contaminated Land		
	Pollution (E8)		
	Mineral Safeguarding		

Hic Local Ecological Network





Site Details													
		Site N	ame	Land between Lo	onde	on Roa	ad and	Winton Hill					
SHELAA Ref	409	Settler	men	t Stockbridge									
Parish/Ward	Stock	bridge				Site A	rea	2.9Ha	Deve	elopa	ible Area	2	.1Ha
Current Land Use	Agric	ultural a	and I	residential		-	icter of unding	Agricultu	ral an	d res	sidential		
Brownfield/PDL	-	Greer	nfield	d Comb	inec	1 ✓	Brownf	ield/PDL			Greenfield		
Site Constrai	nts												
Countryside (C	OM2)		✓	SINC		Infras	tructure	e/ Utilities		Othe	r (details b	elow)	✓
Local Gap (E3)				SSSI	~	Land	Owner	ship	1 1		sfont Bats		٩C
Conservation A	rea (E	9)	~	SPA/SAC/Ramsar		Cove	nants/T	enants			ging Buffer ge Design :		nt
Listed Building	(E9)			AONB (E2)		Acces	ss/Rans	som Strips		Ţ	5 0		
Historic Park &	Garde	en (E9)		Ancient Woodland		Conta	aminate	ed Land					
Public Open Sp	bace (L	_HW1)		ТРО		Pollut	tion (E8	3)					
Employment La	and (Ll	E10)		Flood Risk Zone		Miner	al Safe	guarding					

Availability	
Promoted by land owner	✓
Site Available Immediately	~
Site Currently Unavailable	
Achievability/Developer Intere	est
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provisi	ion
Yes	
No	✓

Residential	✓	35	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hen	าค		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

Phasing if pern	nitted	The
(Dwellings only	/)	dev
Year 1		fror
Year 2		The
Year 3		bou
Year 4		Sto
Year 5	10	Ce

Summary

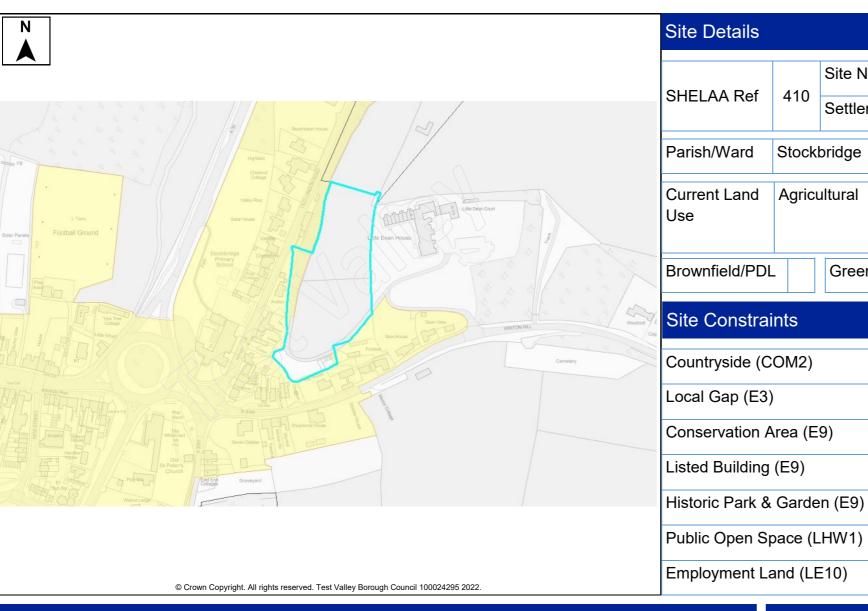
mitted y)	The site is available and promoted for development by the land owner, with interest from a developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the settlement of Stockbridge which is identified as a Key Service
10	Centre in the Local Plan Settlement Hierarchy.
25	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public
35	houses
al Plan	

This document forms part of the evidence base for the next Local Pla DPD. It provides information on available land, it does not allocate sites.

Hbic Local Ecological Network

Non_Statuto





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
Νο	\checkmark

Residential	✓	15	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
/lixed Use Scl	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
_eisure			Floor Space (m ²)
Other			

Phasing if per (Dwellings onl		T d					
Year 1							
Year 2		ר					
Year 3		lt					
Year 4							
Year 5	4						
Years 6-10	11	ŀ					
Years 11-15		s					
Years 15+		r					
Total	15	ľ					
Not Known							

Site Name

Settlement

Greenfield

✓ SINC

SSSI

TPO

✓ SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

AONB (E2)

Stockbridge

✓

ed	The site is available and promoted for	Н
	development by the land owner, with interest	A
	from a developer.	p
	The site is located outside of the settlement	m
	boundary of the TVBC Revised Local Plan DPD.	b
	The site is adjacent to the settlement of	s
	Stockbridge which is identified as a Key Service	"/
	Centre in the Local Plan Settlement Hierarchy.	H
	Key Service Centres have access to identified	
	services and facilities including shops, bus	
	routes, primary schools, employment and public houses	
lon		

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Land west of Little Dean House, Winton Hill

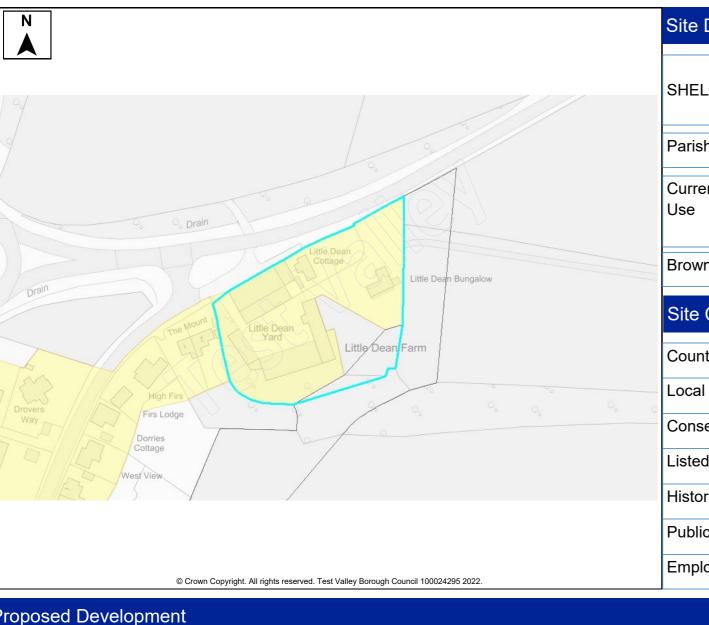
Combined

Site Area	1.24Ha	Developable Area	1.24Ha
Character o Surroundin Area		ial	
d Brow	nfield/PDL	Greenfield	d

		Infrastructure/ Utilities		Other (details below)	✓
١	/	Land Ownership		Mottisfont Bats SSSI/SA Foraging Buffer	С
		Covenants/Tenants		Village Design Statemen	nt
		Access/Ransom Strips	✓		
		Contaminated Land			
		Pollution (E8)			
		Mineral Safeguarding			

Ibic Local Ecological Network





	Site Details									
			Site N	ame	Littl	e Dea	an Yard	, Lon	don l	Road
	SHELAA Ref	411	Settler	men	t Sto	ckbrid	dge			
	Parish/Ward	Stock	bridge	ridge				ę	Site Area	
	Current Land Use	Agricu	ultural a	and r	nd residential				Character o Surrounding Area	
	Brownfield/PDL	-	Greer	nfield	b		Comb	ined	✓	Brown
	Site Constrai	nts								
	Countryside (C	OM2)		✓	SINC				Infra	structu
4	Local Gap (E3)				SSSI			✓	Land	Owne
	Conservation A	vrea (E	9)	✓	SPA/S	SAC/F	Ramsar		Cove	enants/
	Listed Building	(E9)			AONB	(E2)			Acce	ss/Rar
	Historic Park &	Garde	en (E9)		Ancier	nt Wo	odland		Cont	aminat
	Public Open Sp	bace (L	.HW1)		TPO				Pollu	ition (E
	Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Saf

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	est
Promoted by developer	
Developer interest	~
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provisi	on
Yes	
No	✓

Residential	√	10	Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scl	hen	ne		Year 5	4
Residential			Dwellings	Years 6-10	6
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	1
Other				Not Known	

Summary

itted	The site is available and promoted for	ł
	development by the land owner, with interest	/
	from a developer.	F
	The site is located outside of the settlement	r
	boundary of the TVBC Revised Local Plan DPD.	ł
	The site is adjacent to the settlement of	1
	Stockbridge which is identified as a Key Service	1
1	Centre in the Local Plan Settlement Hierarchy.	"
6	Key Service Centres have access to identified	
	services and facilities including shops, bus	
	routes, primary schools, employment and public	
10	houses	
10		
Plan		C

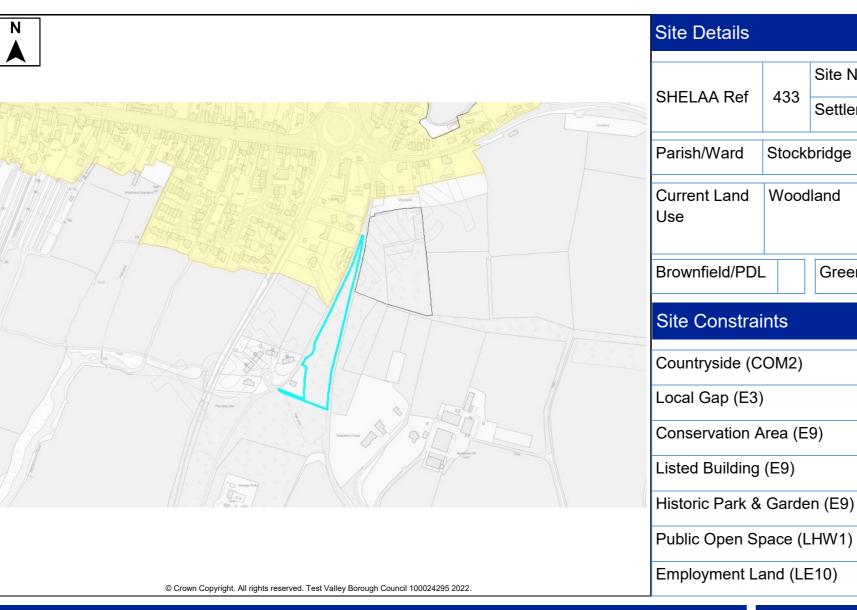
This document forms part of the evidence base for the next Local DPD. It provides information on available land, it does not allocate sites.

		0.68Ha	Developa	0.68Ha					
r of Agricultural and residential									
wnfield/PDL		eld/PDL	0.24Ha	Greenfield	l 0.44Ha				

ture/ Utilities	Other (details below) \checkmark
nership	Mottisfont Bats SSSI/SAC Foraging Buffer
ts/Tenants	
	Village Design Statement
ansom Strips	5 5
ated Land	
(E8)	
X ⁻ /	
afeguarding	
5	

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	5	Dwellings	Phasing if p
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hem	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

Phasing if pern		T
(Dwellings only	<i>'</i>)	d
Year 1	5	li
Year 2		ד
Year 3		t
Year 4		1
Year 5		0
Years 6-10		۱ĸ
Years 11-15		s
Years 15+		r
Total	5	h

	400	Site N	ame	Land between A	and between A3057 & Marsh Court Road										
SHELAA Ref	433	Settler	nent	Stockbridge											
Parish/Ward	Stock	bridge				Site Area	Site Area 0.77Ha D			elopa	ble Area	0.7	77Ha		
Current Land Jse	Wood	lland				Character of Agricultura Surrounding Area			ral ai	al and residential					
Brownfield/PDL	-	Greer	nfield	✓ Combi	inec	d Brownfield/PDL					1				
Site Constrai	nts														
Countryside (C	OM2)		✓ :	SINC		Infrastructure/ Utilities			Other (details below			✓			
ocal Gap (E3)			:	SSSI		Land Ownership				Adja	cent public	right of	way		
Conservation Area (E9)			√ ;	SPA/SAC/Ramsar		Covenants/Tenants		enants		Village Design Statement			nt		
isted Building (E9)			✓ I	AONB (E2)		Access/Ra	anso	om Strips	✓						
Historic Park &	Garde	en (E9)		Ancient Woodland		Contamina	ated	Land							

Pollution (E8)

Mineral Safeguarding

Summary

t	The site is available and promoted for development by the land owner, currently there is no interest from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the settlement of Stockbridge which is identified as a Key Service Centre in the Local Plan Settlement Hierarchy.	
	Key Service Centres have access to identified services and facilities including shops, bus routes, primary schools, employment and public houses.	
		1

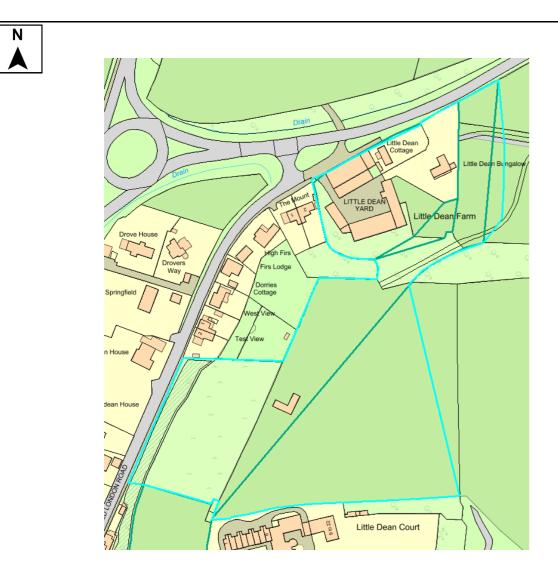
TPO

Flood Risk Zone

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Hbic Local Ecological Network





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Proposed Development

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	\checkmark
No	

Residential	✓	20-30	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Site Details														
		Site N	ame	South of London Road										
SHELAA Ref	490	Settler	men	t Stockbridge										
Parish/Ward	Stock	bridge					Site Area 3.25 ha			Dev	elopa	able Area	2	.0 ha .
Current Land Use	Farm	Farm buildings and land, residential					Character of residential Surrounding Area							
Brownfield/PDI Site Constra		Greer	nfield		Comb	ined	I ✓ Brov	vnfi	eld/PDL	2.	9 ha	Greenfiel	d	0.3 ha
			✓	SINC			Infractoria		/ 4: :4: = =			n (deteile k		
Countryside (C	OIVIZ)		v	SINC			Infrastructure/ Utilities			Othe	er (details b	below)	~	
Local Gap (E3))			SSSI			Land Ownership			Steep topography on s			site.	
Conservation A	Area (E	9)	✓	SPA/SAC/Ramsar			Covenants/Tenants							
Listed Building (E9)			✓	AONB (E2)		Access/Ransom Strips							
Historic Park & Garden (E9)		en (E9)		Ancient Wo	oodland		Contaminated Land							
Public Open Space (LHW1)		_HW1)		TPO			Pollution (E8)							
Employment La	and (LE	E10)		Flood Risk	Zone		Mineral S	afeg	guarding					

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, currently there			
Year 1		is no interest from a developer.			
Year 2		The site is located outside of the settlement			
Year 3		boundary of the TVBC Revised Local Plan DPI			
Year 4		The site is adjacent to the settlement of Stockbridge which is identified as a Key Servic			
Year 5	20	Centre in the Local Plan Settlement Hierarchy.			
Years 6-10	10	Key Service Centres have access to identified			
Years 11-15		services and facilities including shops, bus			
Years 15+		routes, primary schools, employment and public			
Total 30 Not Known		houses.			

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes some Core Non-Statutory Areas containing "Priority Habitats"



ore_Non_Statutory_Mar2020

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Allotment Gardens Site Area Site Name Land off Hatherden Lane Parish/Ward Tangley Site Area Current Land Grazing Character Site Constraints Site Constraints Countryside (COM2) ✓ SINC Infrastruct Local Gap (E3) SSSI Land Ow Conservation Area (E9) SPA/SAC/Ramsar Covenant Listed Building (E9) AONB (E2) ✓ Access/R Historic Park & Garden (E9) Ancient Woodland Containing Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓		Site Details						
Allotment Gardons Parish/Ward Tangley Site Area Current Land Grazing Character Brownfield/PDL Greenfield Combined Infrastruct Site Constraints Countryside (COM2) Site Area Listed Building (E9) AONB (E2) Access/F Historic Park & Garden (E9) Ancient Woodland Contamir Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone				Site N	ame	Land off Hathero	len	Lane
Allotment Gardens Current Land Grazing Current Land Grazing Brownfield/PDL Greenfield Combined Brownfield/PDL Greenfield Combined Brownfield/PDL Site Constraints Countryside (COM2) ✓ SINC Infrastruct Local Gap (E3) SSSI Land Ow Conservation Area (E9) SPA/SAC/Ramsar Covenan Listed Building (E9) AONB (E2) ✓ Access/F Historic Park & Garden (E9) Ancient Woodland Contamin Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓		SHELAA Ret	378	Settler	nent	Hatherden		
Current Land Grazing Character Site Constraints Combined Brownfield/PDL Greenfield Combined Brownfield/PDL Site Constraints Countryside (COM2) SINC Infrastruct Local Gap (E3) SSSI Land Ow Conservation Area (E9) SPA/SAC/Ramsar Covenant Listed Building (E9) AONB (E2) Access/R Historic Park & Garden (E9) Ancient Woodland Contamin Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone		Parish/Ward	Tangl	еу				Site Area
Site Constraints Countryside (COM2) ✓ SINC Infrastruct Local Gap (E3) SSSI Land Ow Conservation Area (E9) SPA/SAC/Ramsar Covenant Listed Building (E9) AONB (E2) ✓ Access/R Historic Park & Garden (E9) Ancient Woodland Contamir Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓	Allotment Gardens		Grazi	ng				Surround
Site Constraints Countryside (COM2) ✓ SINC Infrastruct Local Gap (E3) SSSI Land Ow Conservation Area (E9) SPA/SAC/Ramsar Covenant Listed Building (E9) AONB (E2) ✓ Access/R Historic Park & Garden (E9) Ancient Woodland Contamin Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓		Brownfield/PD		Greer	field	I Comb	inec	I ✓ Bro
Image: Normal Servation Area (E9) SSSI Image: Normal Servation Area (E9) SPA/SAC/Ramsar Covenan Listed Building (E9) AONB (E2) ✓ Access/F Historic Park & Garden (E9) Ancient Woodland Contamin Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓ Mineral S		Site Constra	ints					
Instant Instant		Countryside (C	COM2)		✓	SINC		Infrastruc
Sewage Works Listed Building (E9) AONB (E2) ✓ Access/F Historic Park & Garden (E9) Ancient Woodland Contamir Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓		Local Gap (E3)			SSSI		Land Ow
Works Historic Park & Garden (E9) Ancient Woodland Contamin Historic Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓	8 3 8 5 103.5m			9)				
Public Open Space (LHW1) TPO Pollution Employment Land (LE10) Flood Risk Zone ✓	v sewage Works						✓	
Employment Land (LE10) Flood Risk Zone 🗸 Mineral S		Historic Park 8	Garde	en (E9)		Ancient Woodland		Contamir
		Public Open S	pace (L	.HW1)		TPO		Pollution
	© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment L	and (LE	E10)		Flood Risk Zone	✓	Mineral S

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	25	Dwellings	Phasing if per	
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	25
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sch	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	25
Other			1	Not Known	

Owellings only) ear 1 25 ear 2 ear 3 ear 4 ear 5 ears 6-10 ears 11-15 ears 15+ otal 25 ot Known

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Summary

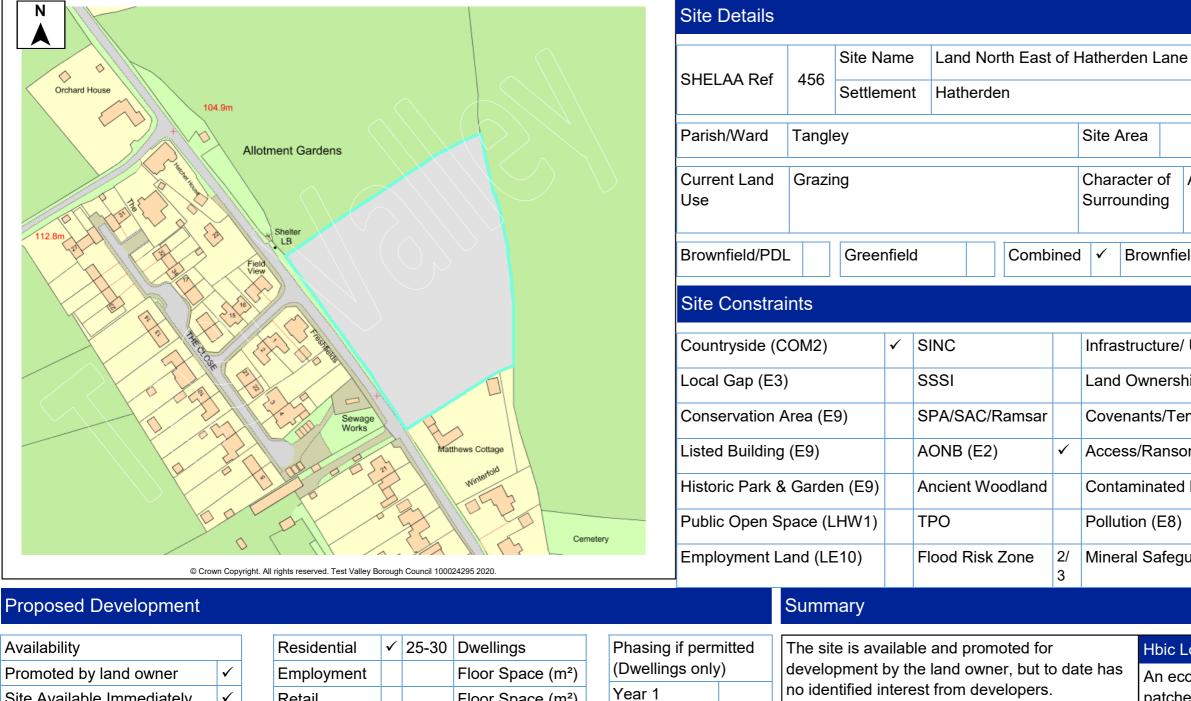
I	The site is available and promoted for	Η
	development by the land owner, but to date has	A
	had no interest from developers.	pa
	The site is located outside of the settlement	m
	boundary of the TVBC Revised Local Plan DPD.	bi
	The site is adjacent to the village of Hatherden	0
	which is identified as a Rural Village in the Local	S
	Plan Settlement Hierarchy.	G
	Rural Villages do not contain the range and	
	number of facilities and services or have the	
	same accessibility as larger settlements.	31
		A
_		

		1.13 Ha	Developa	able Area	0.99 Ha
	of g	Agricultu	iral and Re	esidential	
w	nfie	eld/PDL	0.02 Ha	Greenfield	1.11 Ha

ture/ Utilities	Other (details below)
nership	
ts/Tenants	
ansom Strips	
nated Land	
(E8)	
afeguarding	

Ibic Local Ecological Network





Year 2

Year 3

Year 4

Year 5

Years 6-10

Years 11-15

Years 15+

Not Known

Total

25-30

25-30

The site is located outside of the settlement

Rural Villages do not contain the range and

number of facilities and services or have the same accessibility as larger settlements.

Plan Settlement Hierarchy.

boundary of the TVBC Revised Local Plan DPD

The site is adjacent to the village of Hatherden

which is identified as a Rural Village in the Local

Site Available Immediately						
Site Currently Unavailable						
Achievability/Developer Intere	st					
Promoted by developer						
Developer interest						
No developer interest						
•						
Deliverability						
Could commence in 5yrs	✓					

Unlikely to commence in 5yrs

Possible self build plot provision Yes √ No

Residential	✓	25-30	Dwellings	
Employment			Floor Space (m ²)	
Retail			Floor Space (m ²)	
Leisure			Floor Space (m ²)	
Traveller Site			Pitches	
Other				
Mixed Use Scheme				
Residential			Dwellings	
Employment			Floor Space (m ²)	
Retail			Floor Space (m ²)	
Leisure			Floor Space (m ²)	
Other			·	

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it does not allocate sites.

		1.13 Ha	Developa	able Area	0.99 Ha
r (in	of g	Agricultu	and res	sidential	
w	nfie	eld/PDL	0.02 Ha	Greenfield	1.11 Ha

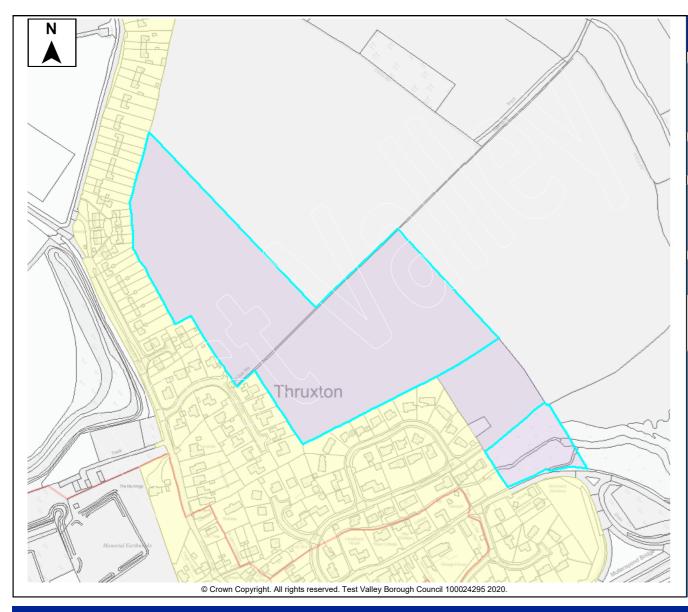
ture/ Utilities	Other (details below)
nership	
ts/Tenants	
ansom Strips	
nated Land	
(E8)	
Safeguarding	

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes some Local Ecologic Network Opportunity areas (yellow shading) and BAP priority habitats (dark green shading).



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Site Details														
		Site N	ame	Land a	djoining S	Stan	bury Close	& L	ambourne	e Clo	se			
SHELAA Ref	40	Settler	ment	Thruxto	on									
Parish/Ward	Thrux	ton					Site Area		6 Ha	Dev	velopable Area			5.6 Ha
Current Land Use	Agricu	ricultural					Character of Surroundin		Dwellings and agriculture					
Brownfield/PDL	Id/PDL Greenfield ✓ Combin						Brownfield/PDL Ha Greenfield				На			
Site Constrai	ints													
Countryside (C	OM2)		✓ ;	SINC		✓	Infrastruct	ure	/ Utilities		Othe	r (details l	pelow)	✓
Local Gap (E3)			1	SSSI			Land Ownership				Villag	ge Design	Statem	ent
Conservation Area (E9)			:	SPA/SAC/Ramsar			Covenants/Tenants							
Listed Building (E9)			AONB (E2)			Access/Ransom Strips		om Strips						
Historic Park & Garden (E9)			Ancient Woodland			Contaminated Land								
Public Open Sp	bace (L	.HW1)	•	TPO			Pollution (I	E8))					
Employment La	and (LE	E10)		Flood Ris	k Zone		Mineral Sa	afeg	guarding	✓				

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	\checkmark
No	

Residential		✓ 50 Dwellings		Phasing if permitt		
Employment			Floor Space (m ²)	(Dwellings only)		
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2		
Traveller Site			Pitches	Year 3		
Other				Year 4	15	
Mixed Use Scheme				Year 5	15	
Residential			Dwellings	Years 6-10	20	
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	50	
Other				Not Known		

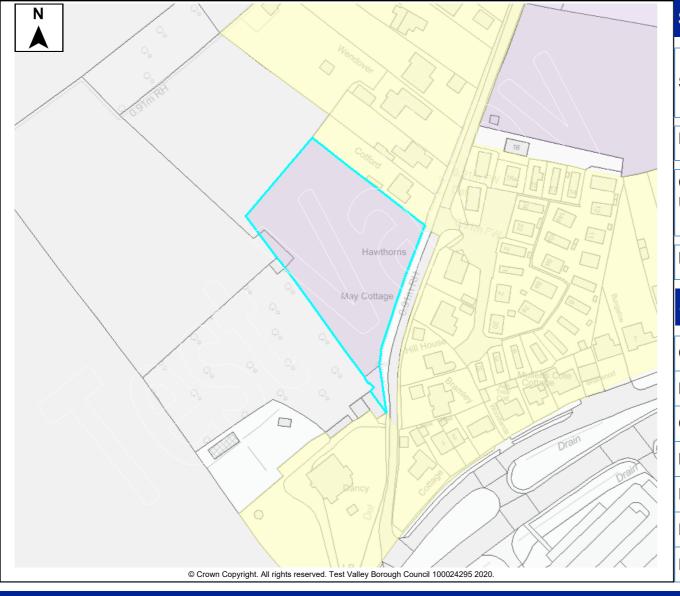
This document forms part of the evidence base for the New Local PI DPD. It provides information on available land, it does not allocate sit

Summary

nitted /)	The site is available and promoted for development by the land owner, with interest from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD.	
15	The site is adjacent to the village of Thruxton which is identified as a Rural Village in the Local	
15	Plan Settlement Hierarchy.	
20	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
50		
al Plan e sites.		

Hbic Local Ecological Network





Site Details															
	ame	Land west of Dauntsey Lane													
SHELAA Ref	141	Settler	ment	Weyh	ill										
Parish/Ward	Thruxton							Site Area		0.48 Ha	Developable Area			0.48 Ha	
Current Land Use	· · · · · · · · · · · · · · · · · · ·								racter roundin		Residential and agricultural				
Brownfield/PDL	L Greenfield ✓ Comb					Comb	ined		Brow	nfie	eld/PDL	Ha	Greenfie	d	На
Site Constrai	nts														
Countryside (C	OM2)		√ (SINC				Infrastructure/ Utilities		/ Utilities	Oth	Other (details b		') 🗸	
Local Gap (E3)			ę	SSSI				Land Ownership			Flo	Flood Alert Areas			
Conservation Area (E9)			ę	SPA/SAC/Ramsar				Covenants/Tenants		-	Groundwater Source Protection Village Design Statement				
Listed Building (E9)			1	AONB (E2)				Access/Ransom Strips						Villa	
Historic Park & Garden (E9)				Ancient	Woo	dland		Contaminated Land							
Public Open Space (LHW1)			-	ТРО				Pollution (E8)							
Employment Land (LE10)				-lood Ri	isk Z	one		Min	eral Sa	afeg	juarding				

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	✓
No	

Residential		✓ 5 Dwellings		Phasing if permit		
Employment			Floor Space (m ²)	(Dwellings only)		
Retail			Floor Space (m ²)	Year 1	2	
Leisure			Floor Space (m ²)	Year 2	3	
Traveller Site			Pitches	Year 3		
Other				Year 4		
Mixed Use Sch	nen	ne		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	5	
Other				Not Known		

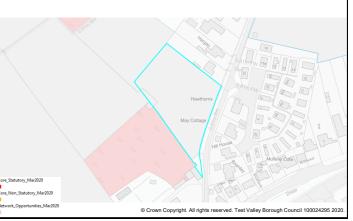
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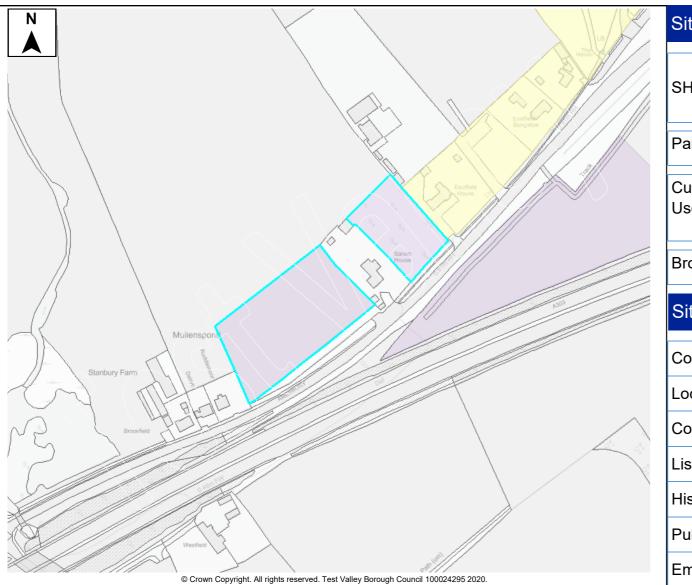
Summary

nitted y) 2	The site is available and promoted for development by the land owner, with interest from a developer.	
3	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Weyhill which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	1 1
5		
al Plan e sites.		0

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





Availability	
Promoted by land owner	\checkmark
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	✓
No	<u> </u>
	1

Residential		6	Dwellings	Phasing if per	mitted	
Employment			Floor Space (m ²)	(Dwellings only)		
Retail		Floor Space (m ²)		Year 1	2	
Leisure			Floor Space (m ²)	Year 2	4	
Traveller Site			Pitches	Year 3		
Other				Year 4		
Mixed Use Scheme				Year 5		
Residential			Dwellings	Years 6-10		
Employment	_		Floor Space (m ²)	Years 11-15		
Retail	_		Floor Space (m ²)	Years 15+		
Leisure	_		Floor Space (m ²)	Total	6	
Other				Not Known		

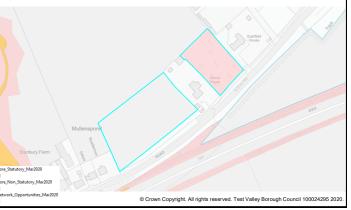
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DPD. It provides information on available land, it <u>does not</u> allocate sites.

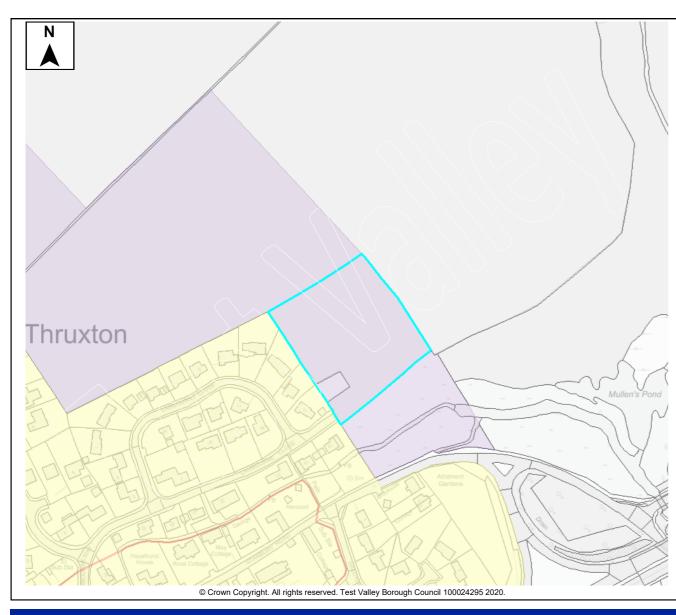
Site Details																		
		Site N	ame	e Land north of Amesbury Road														
SHELAA Ref	144	Settler	men	t Wey	Weyhill													
Parish/Ward	Thrux	ton							Site Area 1.01 Ha			Dev	Developable Area			1.01	l Ha	
Current Land Use	Paddo	ock/Agr	ck/Agricultural land						Charac Surrour			Residential and agricultural						
Brownfield/PDL Greenfield 🗸 Combi				mbin	ed	I B	row	nfie	eld/PDL		На	Greenfiel	d		На			
Site Constrai	nts																	
Countryside (C	OM2)		✓	SINC				Infrastructure/ Utilities				Othe	r (details l	pelov	v)	✓		
Local Gap (E3)				SSSI				Land Ownership				Flood Alert Areas Groundwater Source Protection						
Conservation A	rea (E	9)		SPA/SAC/Ramsar				Covenants/Tenants										
Listed Building (E9)				AONB (E2)				Access/Ransom Strips										
Historic Park & Garden (E9)				Ancient Woodland				Contaminated Land										
Public Open Space (LHW1)				ТРО				Pollution (E8)										
Employment Land (LE10)				Flood F	Risk	Zone	;		Minera	l Sa	feg	guarding	✓					

Summary

	The site is available and promoted for	
	development by the land owner, with interest from a developer.	
	The site is located outside of the settlement	ŀ
	boundary of the TVBC Revised Local Plan DPD.	
-	The site is adjacent to the village of Weyhill	1
_	which is identified as a Rural Village in the Local	:
	Plan Settlement Hierarchy.	ľ
	Rural Villages do not contain the range and	
	number of facilities and services or have the	
	same accessibility as larger settlements.	
-		
_		6
		1

Hbic Local Ecological Network





Site Details															
		Site N	ame	Land no	rtheast c	of L	ambourne (Clos	se						
SHELAA Ref	218	Settle	men	t Thruxton	Thruxton										
Parish/Ward	Thrux	ton					Site Area 0.82 Ha D		Dev	Developable Area		Area	().82 Ha	
Current Land Use	Agricu	Agricultural					Character Surroundin		Resident	tial, agriculture and countryside				side	
Brownfield/PDL Greenfield 🗸 Combined Brownfield/PDL Ha Greenfield								На							
Site Constra	ints														
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	er (de	tails b	elow)	✓
Local Gap (E3))			SSSI			Land Ownership				Flood Alert Areas				
Conservation A	Area (E	9)		SPA/SAC/Ramsar			Covenants/Tenants			Village Design Statement			nent		
Listed Building (E9)				AONB (E2)			Access/Ransom Strips								
Historic Park & Garden (E9)			Ancient Wo	odland		Contaminated Land		d Land							
Public Open Space (LHW1)			ТРО			Pollution (E8)									
Employment Land (LE10)				Flood Risk	Zone		Mineral Sa	afeg	guarding	✓					

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	✓
No	

Residential	✓	25	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Scł	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

Phasing if pern	nitted
(Dwellings only	/)
Year 1	
Year 2	
Year 3	
Year 4	
Year 5	
Years 6-10	
Years 11-15	
Years 15+	
Total	25
Not Known	✓

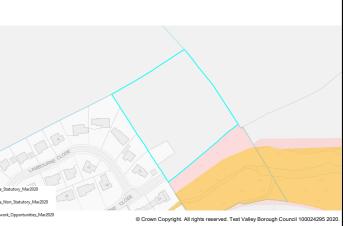
This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Summary

ed	The site is available and promoted for development by a potential developer.	ŀ
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Thruxton which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	r n b
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
lan		

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.



N A	Site Details	
	SHELAA Ref	402
Manorial Earthworks	Parish/Ward	Thruxt
Rent Pathe	Current Land Use	Open
St Peter and St Paul's Church Villa	Brownfield/PDI	-
The Old School House	Site Constra	ints
	Countryside (C	OM2)
77.0m The Old	Local Gap (E3))
Thruxton	Conservation A	
Manor	Listed Building	
	Historic Park &	
	Public Open S	
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2022.	Employment La	and (LE

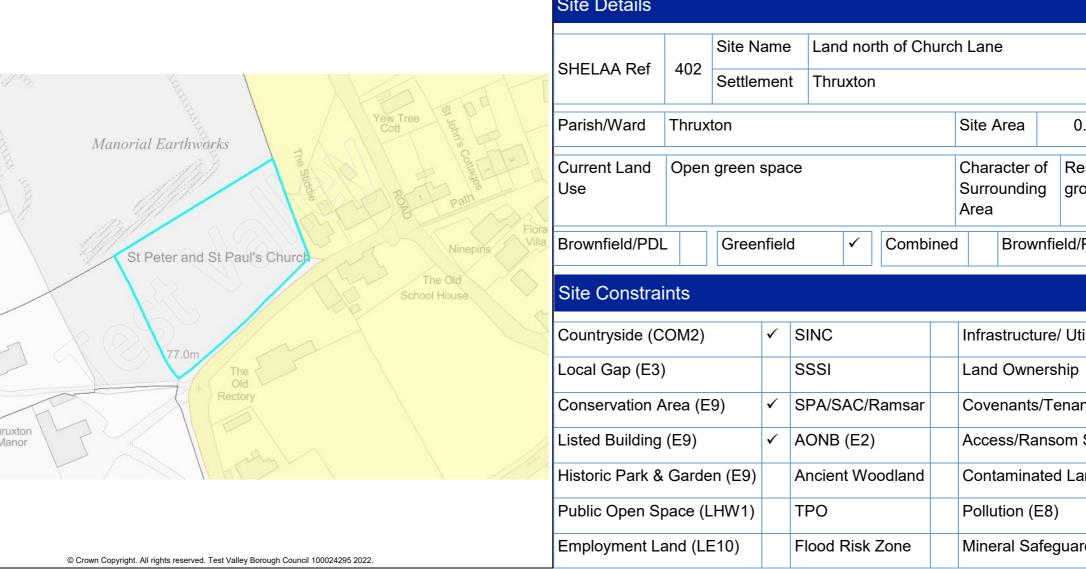
Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	12	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	าย		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
_eisure			Floor Space (m ²)	Total	12
Other			, , ,	Not Known	\checkmark

This document forms part of the evidence base for the next Local P DPD. It provides information on available land, it does not allocate sites.

Summary
<u> </u>

nitted	The site is available and promoted for	H
/)	development by the land owner, with interest from a developer.	Aı
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Thruxton which is identified as a Rural Village in the Local	pa m bi th
	Plan Settlement Hierarchy. Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
12 ✓		
Il Plan		Core_St

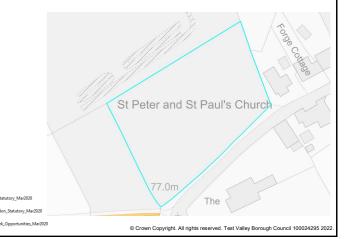


		0.34Ha	a Developa	ble Area	0.34Ha
	of g	Residen ground	tial, Thruxt	on Aerodro	ne, burial
W	nfie	eld/PDL		Greenfield	

ture/ Utilities		Other (details below)	✓
nership		Flood alert area	
ts/Tenants			
ansom Strips			
nated Land			
(E8)	✓		
Safeguarding	✓		

bic Local Ecological Network

n ecological network is a group of habitat atches that species can move easily between, naintaining ecological function and conserving iodiversity. This site does not include any of ne features identified in the ecological network.



	Site Details		
			Site Na
	SHELAA Ref	403	Settlen
e la	Parish/Ward	Thrux	ton
	Current Land Use	Vaca	nt forme
Track Tamarisk Hand State	Brownfield/PD	L	Green
80.5m	Site Constra	iints	
The Moorings	Countryside (C	COM2)	
	Local Gap (E3)	
Po Po Po Po Portante	Conservation /	Area (E	.9)
Manorial Earthworks	Listed Building		
	Historic Park 8		
	Public Open S		
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2022.	Employment L	and (Ll	±10)

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	24	Dwellings	Phasing if permitt	
Employment			Floor Space (m ²)	(Dwellings on	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	24
Other				Not Known	✓

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

loyment Lar	nd (LE10)	Flood Risk Zone
S	ummary	

Site Name

Settlement

Greenfield

Vacant former agricultural land

✓ SINC

SSSI

TPO

✓ SPA/SAC/Ramsar

Ancient Woodland

AONB (E2)

d	The site is available and promoted for	Hk
	development by the land owner, with interest from a developer.	Ar
		pa
	The site is located outside of the settlement	m
	boundary of the TVBC Revised Local Plan DPD.	bio
	The site is adjacent to the village of Thruxton	St
	which is identified as a Rural Village in the Local	"A
	Plan Settlement Hierarchy.	Ha
	Rural Villages do not contain the range and	
	number of facilities and services or have the	
	same accessibility as larger settlements.	

Land west of Stanbury Road

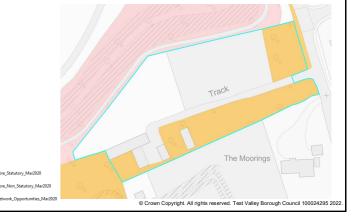
Combined ✓

Thruxton

S	Site A	Area		0.7Ha	Developa	ble Area	0.7Ha
S		acter (oundin		Resident	ial and Th	ruxton Aerc	drome
1	\checkmark	Brow	nfie	eld/PDL		Greenfield	

Infrastructure/ Utilities Other (details below) \checkmark Land Ownership Flood alert area Covenants/Tenants Access/Ransom Strips **Contaminated Land** ✓ Pollution (E8) \checkmark Mineral Safeguarding

bic Local Ecological Network



N ▲	Site Details				
			Site Nam	e Land at	R
Tank (cov)	SHELAA Ref	412	Settleme	nt Thruxto	n
Wheaten LB	Parish/Ward	Thrux	ton	!	
Four Winds	Current Land Use	Agricu	ultural and	l commercia]
Potala Potala Q Def	Brownfield/PD	L	Greenfie	eld	
Downlands	Site Constra	ints			
Marcour 2 2 2	Countryside (C	COM2)	✓	SINC	
RH Det a committee and a committee a	Local Gap (E3)		SSSI	
	Conservation /	Area (E	9)	SPA/SAC	/R
	Listed Building	(E9)	✓	AONB (E2	<u>?</u>)
STATISCOULD LAND	Historic Park 8	Garde	en (E9)	Ancient W	00
	Public Open S	pace (L	.HW1)	ТРО	

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	\checkmark
No	

Residential	✓	10	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	าค		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	10
Other				Not Known	✓

This document forms part of the evidence base for the next Local Pla DPD. It provides information on available land, it does not allocate sites.

Summary

SPA/SAC/Ramsar

Ancient Woodland

Flood Risk Zone

Land at Racedown Barns

Combined ✓

nitted ′)	The site is available and promoted for development by the land owner, currently with	F
	no interest from a developer.	p
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The nearest settlement is the village of Thruxton which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	n b C S
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
10		
✓		
l Plan		Con

S	Site A	Area	1.04Ha				
S		acter (oundin		Residen	tial and ag	ricultural	
d	✓	Brow	wnfield/PDL		0.35Ha	Greenfield	0.69Ha

1		
Infrastructure/ Utilities	✓	Other (details below)
Land Ownership		
Covenants/Tenants	✓	
Access/Ransom Strips		
Contaminated Land		
Pollution (E8)	✓	
Mineral Safeguarding		

Hbic Local Ecological Network



N R R R R R R R R R R R R R	Cottage Cottage Cottage Cottage Restharrow Hope Cottage Reed Cottage
Clatford	Old School House The Cottage
	Q _a Q _a Q _a Q _a Q _a Q _a
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D		1 1
Proposed	Devel	lopment

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	10	Dwellings	Phasing if perr
Employment			Floor Space (m ²)	(Dwellings only
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other	Other			Year 4
Mixed Use Sch	nen	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

This document forms part of the evidence base for the New Loc DPD. It provides information on available land, it does not allocate sites.

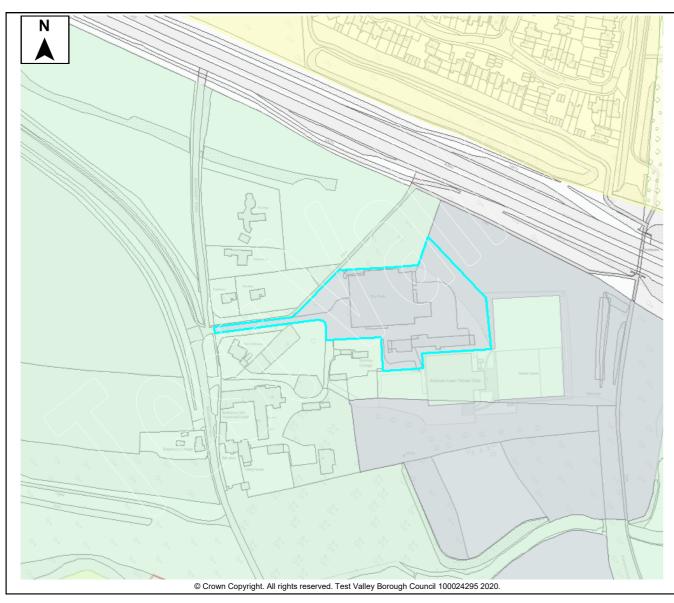
Site Details																
		Site N	ame	me Land opposite "Mount Villas" & "Sunnyside"												
SHELAA Ref	1	Settle	men	t Uppe	Upper Clatford											
Parish/Ward	Upper	Upper Clatford							Area		0.516 Ha	Dev	/elopa	able Area	0.	516 Ha
Current Land Use	Paddocks								acter of Residential and agricultural unding							
Brownfield/PDL	-	Gree	nfiel	b	✓ Combined Brownfield/PDL			eld/PDL			Greenfiel	d				
Site Constrai	nts															
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	er (details l	pelow)	✓
Local Gap (E3)				SSSI				Land Ownership				Villa	ge Design	Stater	nent	
Conservation A	rea (E	9)	✓	SPA/SA	SPA/SAC/Ramsar		r	Covenants/Tenants								
Listed Building	(E9)			AONB ((E2)			Access/Ransom Strips		~						
Historic Park &	Garde	en (E9)		Ancient	t Wo	odland	I	Cont	amina	ateo	d Land					
Public Open Space (LHW1)				TPO	TPO			Pollution (E8)								
Employment La	and (LE	E10)		Flood R	Risk	Zone		Mine	ral Sa	afeç	guarding					

Summary

mitted ly)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
	The site is located outside of the settlement boundary shown in the TVBC Revised Local Plan DPD.
	The site is adjacent to the boundary of the vil- lage of Upper Clatford which is identified as a Rural Village in the Local Plan Settlement Hier- archy.
	Rural Villages do not contain the range and number of facilities and services or have the
10	same accessibility as larger settlements.
✓	same accessionity as larger settlements.
al Plan	

Hbic Local Ecological Network





Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	9	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

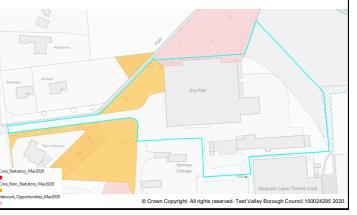
This document forms part of the evidence base for the New Local P DPD. It provides information on available land, it does not allocate si

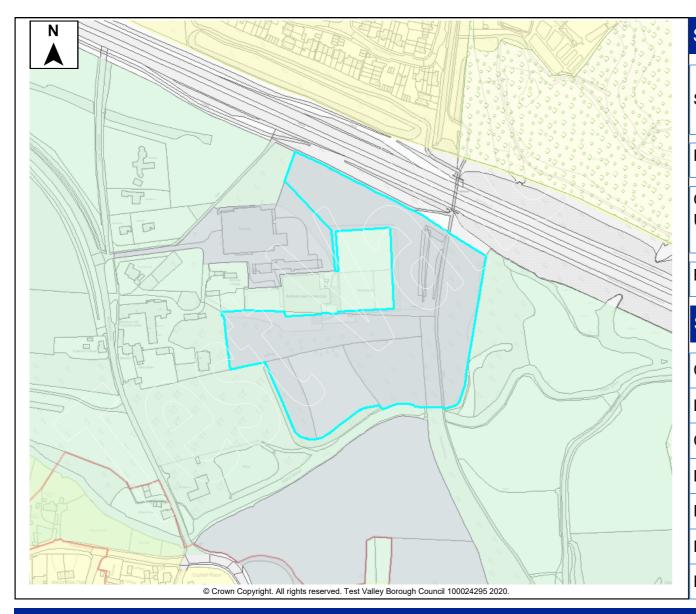
Site Details															
		Site N	ame	Era Park											
SHELAA Ref	15	Settler	men	t Upp	er Cla	atford									
Parish/Ward	Uppe	r Clatfo	rd					Site Area		1 Ha	Developable Area				1 Ha
Current Land Use	Factory & offices							Character of Residential, Recreation and Course Surrounding					ountrysi	de	
Brownfield/PDL	_ ✓	Greer	nfiel	d		Comb	ined	Brow	vnfi	eld/PDL		На	Greenfield		На
Site Constrai	ints														
Countryside (C	OM2)		✓	SINC				Infrastruc	ture	/ Utilities		Othe	er (details be	elow)	✓
Local Gap (E3))		~	SSSI				Land Ownership		ship	✓	Groundwater Source Protection		ource	
Conservation A	Area (E	9)		SPA/SAC/Ramsar			Covenants/Tenants				ge Design S	Stateme	nt		
Listed Building	Listed Building (E9)			AONB	(E2)			Access/Ransom Strips							
Historic Park & Garden (E9)				Ancien	t Woo	odland		Contamin	ate	d Land					
Public Open Space (LHW1)				TPO	TPO 🗸		✓	Pollution (E8))					
Employment La	and (LE	E10)	✓	Flood I	Risk Z	Zone		Mineral S	afeç	guarding	✓				

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, with interest				
Year 1		from a developer.				
Year 2		The site is located outside of the settlement				
Year 3	9	boundary of the TVBC Revised Local Plan DPD.				
Year 4		The site is adjacent to the village of Upper Clatford which is identified as a Rural Village in				
Year 5		the Local Plan Settlement Hierarchy.				
Years 6-10		Rural Villages do not contain the range and				
Years 11-15		number of facilities and services or have the				
Years 15+		same accessibility as larger settlements.				
Total	9					
Not Known						
or the New Local Plan does <u>not</u> allocate sites.						

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Site Details														
		Site N	ame	Land at	Era Parl	k								
SHELAA Ref	124	Settler	men	t Upper C	Upper Clatford									
Parish/Ward	Upper	Clatfo	rd				Site Area		3.6 Ha	Dev	elopa	ble Area	3.	6 Ha
Current Land Use	Remr	ant lan	d				Character Surroundir		Industrial agricultur	units, leisure facilities and al				
Brownfield/PDL Greenfield Combined Brownfield/PDL Ha Greenfield H							На							
Site Constra	ints													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities		Othe	r (details t	pelow)	✓
Local Gap (E3))		✓	SSSI	SSSI			Land Ownership			Floo	d Warning	Areas	
Conservation Area (E9)			SPA/SAC/I	SPA/SAC/Ramsar		Covenants/Tenants			Flood Alert Areas Village Design Statement					
Listed Building (E9)			AONB (E2)	AONB (E2)		Access/Ransom Strips		om Strips		villaç	je Design	Stateme	nt	
Historic Park & Garden (E9)			Ancient Wo	Ancient Woodland		Contaminated Land		d Land						
Public Open Space (LHW1)			ТРО		✓	Pollution (E8)								
Employment L	and (LE	E10)		Flood Risk	Zone	~	Mineral Sa	afeg	guarding	✓				

Availability					
Promoted by land owner	✓				
Site Available Immediately	✓				
Site Currently Unavailable					
Achievability/Developer Interes	st				
Promoted by developer	✓				
Developer interest ✓					
No developer interest					
Deliverability					
Could commence in 5yrs					
Unlikely to commence in 5yrs	✓				
Possible self build plot provision	on				
Yes/Element	✓				
No					

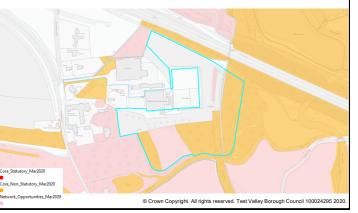
Residential	idential ✓ 25 Dwellings			Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings only	
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	7
Traveller Site			Pitches	Year 3	8
Other				Year 4	10
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	25
Other				Not Known	

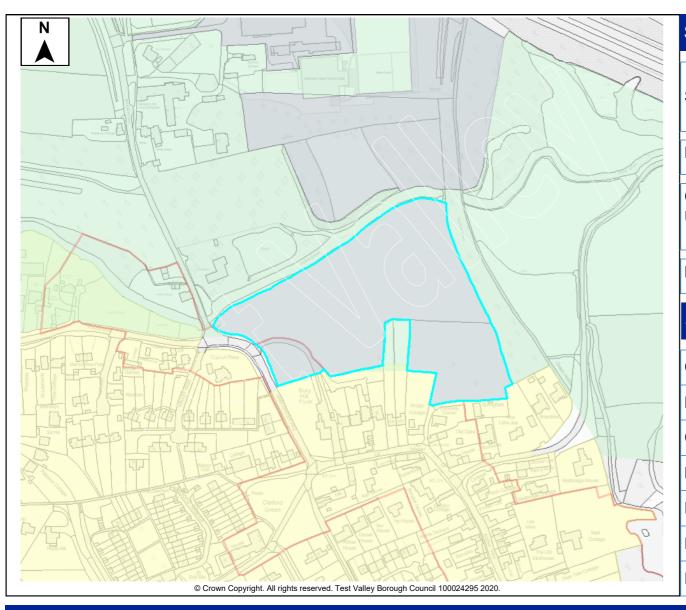
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Summary

The site is available and promoted for development by the land owner, with interest from a developer.	
The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of Upper Clatford which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
 Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	

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Site Details																
		Cite N	- 122 - 0	Long	J _ + [)	Гаг	100								
SHELAA Ref	125	Site Na	ame	Land	Land at Bury Hill Farm											
SHELAA KEI	125	Settler	nent	Upp	er Cl	atford										
Parish/Ward U	Jpper	Clatfor	ď		Site Area 2.9 Ha Developable Area											2.9 Ha
Current Land Paddocks Use								-	acter o oundin		Residential and agricultural					
Brownfield/PDL Greenfield V Combined Brownfield/PDL Ha Greenfield H								На								
Site Constraint	ts															
Countryside (CO	M2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	r (details t	pelow)	✓
Local Gap (E3)			✓	SSSI	SSI			Land Ownership				Flood Warning Areas Flood Alert Areas				
Conservation Area (E9)		9)	✓	SPA/S	SPA/SAC/Ramsar			Covenants/Tenants			aant					
Listed Building (E9)		✓	AONB	(E2)			Acce	Access/Ransom Strips			Village Design Statement		Ient			
Historic Park & Garden (E9)			Ancien	t Wo	odland		Con	tamina	atec	d Land						
Public Open Space (LHW1)				TPO				Pollution (E8)								
Employment Lan	nd (LE	10)		Flood F	Risk	Zone	✓	Mine	eral Sa	afeg	guarding	✓				

Availability					
Promoted by land owner	✓				
Site Available Immediately	✓				
Site Currently Unavailable					
Achievability/Developer Interes	st				
Promoted by developer 🗸					
Developer interest ✓					
No developer interest					
Deliverability					
Could commence in 5yrs					
Unlikely to commence in 5yrs	✓				
Possible self build plot provision	on				
Yes/Element	✓				
No					

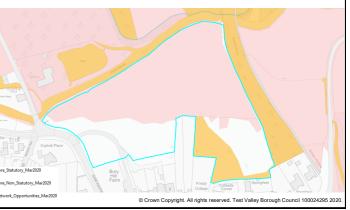
Residential		25	Dwellings	Phasing if per	mitte	
Employment			Floor Space (m ²)	(Dwellings only)		
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2	7	
Traveller Site			Pitches	Year 3	8	
Other				Year 4	10	
Mixed Use Sch	nen	ne		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	25	
Other				Not Known		

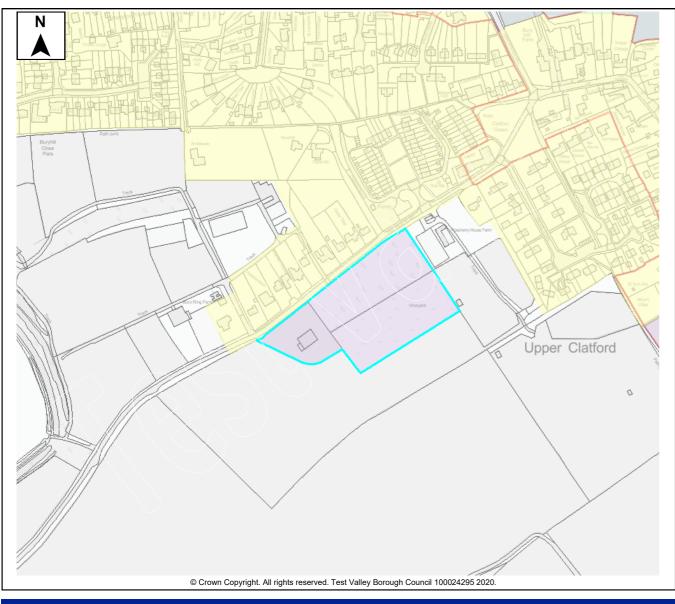
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Summary

	The site is available and promoted for development by the land owner, with interest	
-	from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Upper Clatford which is identified as a Rural Village in	
	the Local Plan Settlement Hierarchy.	
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	1. J. J. J.
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_		_	
Pro	posed	Deve	lopment
	pooda	2010	opinone

Availability					
Promoted by land owner	\checkmark				
Site Available Immediately	✓				
Site Currently Unavailable					
Achievability/Developer Intere	est				
Promoted by developer					
Developer interest ✓					
No developer interest					
Deliverability					
Could commence in 5yrs	✓				
Unlikely to commence in 5yrs	5				
Possible self build plot provis	ion				
Yes/Elelment	✓				
No					

Residential	✓	20	Dwellings	Phasing if per	mitted	
Employment			Floor Space (m ²)	(Dwellings onl	y)	
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2	10	
Traveller Site			Pitches	Year 3	10	
Other				Year 4		
Mixed Use Scł	hen	าย		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	20	
Other				Not Known		

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it does not allocate sites.

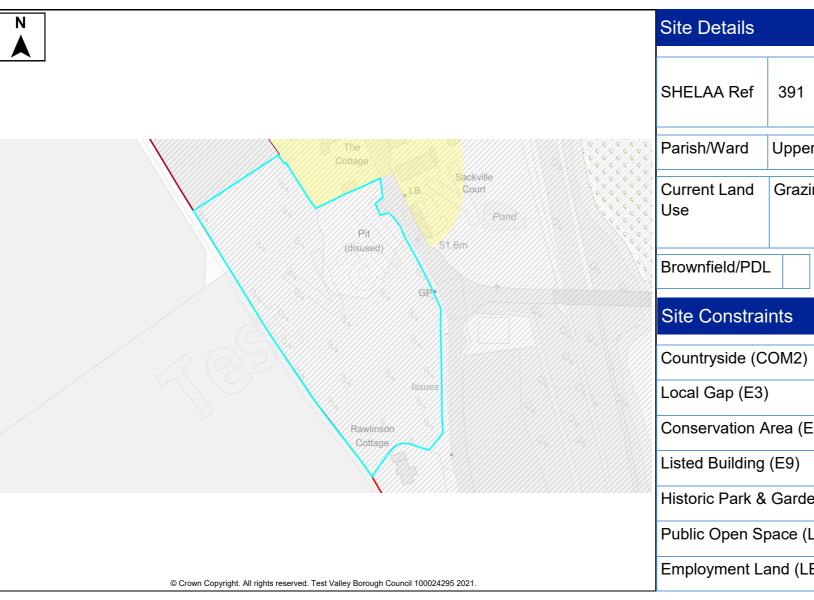
Site Name New Barn Trwakers Farm ShellAA Ref 299 Site Name New Barn Trwakers Farm Parish/Ward Upper Clatford Site Area 1.82 Ha Developable Area 1.82 Ha Current Land Former commercial vineyard and Use Site Area Agricultural land Agricultural land Agricultural land Ha Greenfield Ha Brownfield/PDL v Greenfield SINC Infrastructure/ Utilities Other (details below) v Site Area Infrastructure/ Utilities Other (details below) v Local Gap (E3) v SSAC/Ramsarian v Covenants/Tenants S Other (details below) v Listed Building (E9) AoNB (E2) Access/Ramsom Strips Access/Ramsom Strips Access/Ramsom Strips Access/Ramsom Strips Employment Land (LE10) Flood Risk Zone Pollution (E8) Employment Land (LE10) Flood Risk Zone Mineral Safeguarding	Site Details													
Number of the second			Site N	ame	New Barn Trwa	kers	Farm							
Current Land Former commercial vineyard and warehousing Character of Surrounding Agricultural land Agricultural land Former commercial vineyard and surrounding Agricultural land Brownfield/PDL	SHELAA Ref	299	Settler	men	Upper Clatford									
UsewarehousingSurroundingSurroundingImage: Surrounding	Parish/Ward	Uppei	r Clatfo	rd	·		Site Area		1.82 Ha	Dev	elopa	ble Area	1.8	32 Ha
Site Constraints Improvement Other (details below) Improvement Countryside (COM2) Improvement Improvement Other (details below) Improvement Local Gap (E3) SSSI Improvement Improvement Village Design Statement Conservation Area (E9) SPA/SAC/Ramsar Improvement Village Design Statement Listed Building (E9) AONB (E2) Access/Ransom Strips Improvement Historic Park & Garden (E9) Ancient Woodland Contaminated Land Improvement Public Open Space (LHW1) TPO Pollution (E8) Improvement	-				ial vineyard and		-		Agricultu	ral la	nd			
Countryside (COM2) Image: Comparison of the temperature of temper	Brownfield/PDL	- 🗸	Greer	nfield	I Comb	oineo	d Brow	nfie	eld/PDL		На	Greenfiel	d	На
Local Gap (E3)SSSILand OwnershipVillage Design StatementConservation Area (E9)SPA/SAC/Ramsar✓Covenants/Tenants✓Listed Building (E9)AONB (E2)Access/Ransom Strips✓Historic Park & Garden (E9)Ancient Woodland✓Contaminated Land✓Public Open Space (LHW1)TPOPollution (E8)✓	Site Constrai	ints												
Conservation Area (E9)SPA/SAC/Ramsar✓Covenants/TenantsListed Building (E9)AONB (E2)Access/Ransom StripsIHistoric Park & Garden (E9)Ancient WoodlandContaminated LandIPublic Open Space (LHW1)TPOPollution (E8)I	Countryside (C	OM2)		✓	SINC		Infrastructu	lre/	/ Utilities		Othe	r (details b	pelow)	✓
Listed Building (E9)AONB (E2)Access/Ransom StripsHistoric Park & Garden (E9)Ancient WoodlandContaminated LandPublic Open Space (LHW1)TPOPollution (E8)	Local Gap (E3)				SSSI		Land Own	ers	hip		Villag	ge Design	Stateme	ent
Historic Park & Garden (E9) Ancient Woodland Contaminated Land Public Open Space (LHW1) TPO Pollution (E8)	Conservation A	Area (E	9)		SPA/SAC/Ramsar	~	Covenants	/Te	enants					
Public Open Space (LHW1) TPO Pollution (E8)	Listed Building	(E9)			AONB (E2)		Access/Ra	nso	om Strips					
	Historic Park &	Garde	en (E9)		Ancient Woodland		Contamina	tec	Land					
Employment Land (LE10) Flood Risk Zone Mineral Safeguarding	Public Open Sp	bace (L	.HW1)		ТРО		Pollution (E8)						
	Employment La	and (LE	E10)		Flood Risk Zone		Mineral Sa	feg	juarding					

Summary

Ł	The site is available and promoted for development by the land owner, with interest from a developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of Upper Clatford which is identified as a Rural Village in the Local Plan Settlement Hierarchy.
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
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Hbic Local Ecological Network





Proposed Development								Summary
Availability		Residential	✓	20	Dwellings	Phasing if per	mitted	The site is available and promoted for
Promoted by land owner	✓	Employment			Floor Space (m ²)	(Dwellings on	у)	development by the land owner, with interest
Site Available Immediately	✓	Retail			Floor Space (m ²)	Year 1		from a developer.
Site Currently Unavailable		Leisure			Floor Space (m ²)	Year 2		The site is adjacent to the boundary of the
Achievability/Developer Interes	et	Traveller Site			Pitches	Year 3	20	village of Upper Clatford which is identified as a Rural Village in the Local Plan Settlement
Promoted by developer	51	Other			_	Year 4		Hierarchy.
Developer interest	✓	Mixed Use Scl	her	ne		Year 5		Rural Villages do not contain the range and
No developer interest		Residential			Dwellings	Years 6-10		number of facilities and services or have the
· · ·		Employment			Floor Space (m ²)	Years 11-15		same accessibility as larger settlements.
Deliverability		Retail			Floor Space (m ²)	Years 15+		
Could commence in 5yrs		Leisure			Floor Space (m ²)	Total	20	
Unlikely to commence in 5yrs	\checkmark	Other				Not Known		
Possible self build plot provision	on							
Yes	\checkmark	This document f	orn	ns par	t of the evidence base	e for the next Loc	al Plan	
No		DPD. It provides	inf	ormati	on on available land, i	it <u>does</u> <u>not</u> alloca	te sites.	

	Site Details											
			Site N	ame	S	Sack	ville	e Cour	t Fiel	d		
	SHELAA Ref	391	Settler	nen	t U	ppe	r Cl	atford				
	Parish/Ward	Uppe	Clatfo	rd						Site /	Area	
	Current Land Use	Grazi	ng								acter (oundin	
	Brownfield/PDL	-	Greer	nfield	ł	•	✓	Com	bined		Brow	'n
	Site Constrai	nts										
	Countryside (C	OM2)		✓	SIN	С				Infra	struct	ur
	Local Gap (E3)				SSS	SI				Lanc	Own	e
	Conservation A	vrea (E	9)	✓	SPA	/SA	C/F	Ramsa	r	Cove	enants	;/
	Listed Building	(E9)			AON	NB (E2)			Acce	ss/Ra	In
///////////////////////////////////////	Historic Park &	Garde	en (E9)		Anci	ient	Wo	odland	Ł	Cont	amina	at
	Public Open Sp	bace (L	.HW1)		TPC)				Pollu	ition (I	E
	Employment La	and (LE	E10)		Floo	d R	isk i	Zone		Mine	ral Sa	lfe

		0.79 Ha	Developa	ble Area	0.79 Ha
	of g	Residen	tial and ag	ricultural	
w	nfie	eld/PDL		Greenfield	

ture/ Utilities	Other (details below) ✓
	· · · · ·
nership	Village Design Statement
ts/Tenants	
ansom Strips	
•	
nated Land	
(E8)	
\ - <i>I</i>	
afeguarding	

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N A	Site Details								
			Site Na	ame	Land at Upper Clat	ford			
Upper Clatford	SHELAA Ref	437	Settlen	nent	Upper Clatford				
and the second s	Parish/Ward	Upper	Clatfor	d	·	Site Area	4.7Ha	Developable Area	4.7Ha
	Current Land Use	Agricultural				Character of Agricultur Surrounding Area		al and residential	
	Brownfield/PD	L	Green	field	 ✓ Combine 	ed Brow	nfield/PDL	Greenfield	
	Site Constra	ints							
	Countryside (C	COM2)		✓ S	SINC	Infrastruct	ure/ Utilities	Other (details bel	ow) 🗸
	Local Gap (E3)		S	SSSI	Land Own	ership	Adjacent public ri	ght of way
	Conservation A	Area (E	9)	✓ S	SPA/SAC/Ramsar	Covenants	/Tenants	Village Design St	atement
	Listed Building	ı (E9)		✓ A	AONB (E2)	Access/Ra	ansom Strips		
A State of the sta	Historic Park 8	Garde	n (E9)	A	Ancient Woodland	Contamina	ated Land		
	Public Open S	pace (L	HW1)	Т	РО	Pollution (E8)		
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2022.	Employment L	and (LE	10)	F	Flood Risk Zone	Mineral Sa	feguarding		

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	75	Dwellings	Phasing if peri	nit
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	7
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	7
Other			,	Not Known	

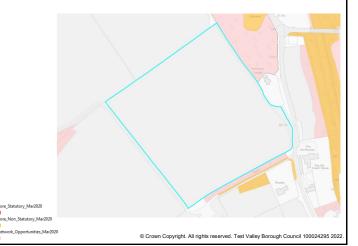
Summary

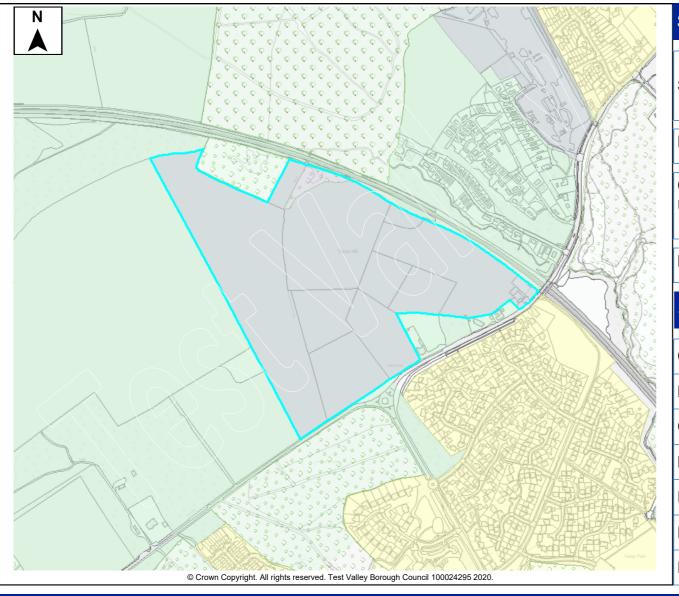
	nitted	The site is available and promoted for	ŀ
ly	/)	development by the land owner, currently there	A
	75	is no interest from a developer.	p
		The site is located outside of the settlement	n
_		boundary of the TVBC Revised Local Plan DPD.	b
		The nearest settlement is the village of Upper	t
		Clatford which is identified as a Rural Village in	
		the Local Plan Settlement Hierarchy.	
		Rural Villages do not contain the range and	
		number of facilities and services or have the	
		same accessibility as larger settlements.	
	75		

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





Site Details																		
		Site N	ame	La	nd off	Flexford	d Ro	ad										
SHELAA Ref	HELAA Ref 169 Settlem		men	: Va	lley Pa	ark												
Parish/Ward	Valley	/ Park						Site	Area		11.55 Ha	Dev	/elopa	able	Area		8.08	3 Ha
Current Land Use	Horse	e paddo	ocks	and g	razing				racter of ounding		Resident	ial a	nd ag	ricul	ture	·		
Brownfield/PDL	-	Greer	nfield	1	✓	Comb	inec	ł	Brown	nfie	eld/PDL		На	Gre	eenfie	ld		На
Site Constrai	nts																	
Countryside (C	OM2)		✓	SINC	;		✓	Infra	astructu	re/	/ Utilities		Othe	er (d	etails	below)	✓
Local Gap (E3)			~	SSSI				Lan	d Owne	rs	hip		New	For	est SF	PA Zo	ne	
Conservation A	vrea (E	9)		SPA/	SAC/F	Ramsar	~	Cov	enants/	Te	enants							
Listed Building	(E9)			AON	B (E2)			Acc	ess/Rar	nso	om Strips							
Historic Park &	Garde	en (E9)		Ancie	ent Wo	odland	~	Con	Itaminat	ec	Land							
Public Open Sp	bace (L	.HW1)		TPO			~	Poll	ution (E	8)								
Employment La	and (LE	E10)		Flood	Risk	Zone		Min	eral Saf	eg	juarding	✓						

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	\checkmark
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

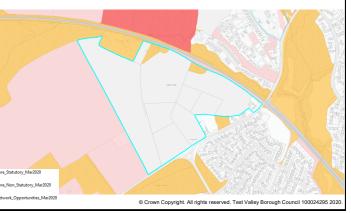
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sc	her	ne	
Residential	✓	280	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure	✓	280	Floor Space (m ²)
Other			·

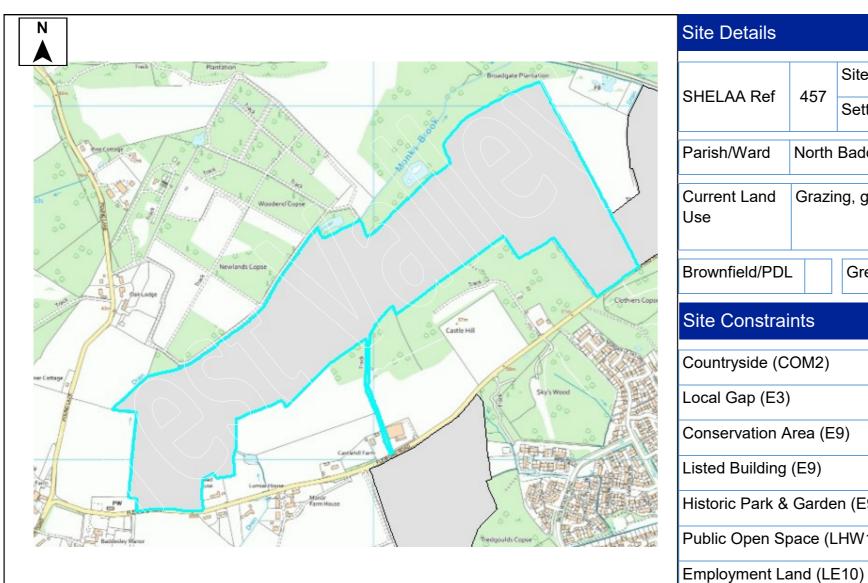
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Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, with interest							
Year 1		from a developer.							
Year 2		The site is located outside of the settlement							
Year 3	35	boundary of the TVBC Revised Local Plan DPD.							
Year 4	35	The closest settlement is the village of Valley Park which is identified as a Key Service Centre							
Year 5	35	in the Local Plan Settlement Hierarchy. Key Service Centres have access to identified							
Years 6-10	175								
Years 11-15		services and facilities including shops, bus							
Years 15+		routes, primary schools, employment and publ							
Total	280	houses.							
Not Known									
or the New Loc	al Plan								

Hbic Local Ecological Network





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Proposed Development

Availability						
Promoted by land owner	\checkmark					
Site Available Immediately	\checkmark					
Site Currently Unavailable						
Achievability/Developer Intere	est					
Promoted by developer	\checkmark					
Developer interest						
No developer interest						
Deliverability						
Could commence in 5yrs	✓					
Unlikely to commence in 5yrs						
Possible self build plot provision						
Yes	✓					
No						

Residential	✓	900 Dwellings		Phasing if perm		
Employment			Floor Space (m ²)	(Dwellings only		
Retail			Floor Space (m ²)	Year 1	2	
Leisure			Floor Space (m ²)	Year 2	2	
Traveller Site			Pitches	Year 3	2	
Other				Year 4	2	
Mixed Use Scl	Year 5	1				
Residential	Years 6-10					
Employment			Dwellings Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure			Floor Space (m ²)	Total	9	
Other				Not Known		

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Detaile														
Site Details														
-		Site N	ame	Land No	Land North of Flexford Road									
SHELAA RET	SHELAA Ref 457	Settler	nen	North B	North Baddesley									
Parish/Ward	North	Badde	addesley/Valley Park					te Area 49.8 ha De		Dev	Developable Area		33.12	ha .
Current Land Use	Grazi	ing, grassland, agricultural					Charac Surrou		Agricultu	Agricultural and forestry				
Brownfield/PDI	rownfield/PDL Greenfield 🗸 Combined					Brownfield/PDL				Greenfield		d 49.	8 Ha	
Site Constraints														
Countryside (COM2)			✓	SINC			Infrastructure/ Utilities			Other (details below)				
Local Gap (E3) 🗸			✓	SSSI		Land Ownership				The site adjoins ancient				
Conservation Area (E9)				SPA/SAC/Ramsar		Covenants/Tenants				 woodland, BAP priority hab- itat, SINC and TPO wood- 				
Listed Building (E9)			AONB (E2)		Access/Ransom Strips				land.					
Historic Park & Garden (E9)			Ancient Woodland		Contaminated Land									
Public Open Space (LHW1)			ТРО			Pollution (E8)								

Summary

itted	The site is promoted for development by the land	ł
)	owner, potentially in the longer term. Interest	
200	from developers is not identified at this stage	F
200	The site is located outside of the settlement	r
200	boundary and is in the open countryside, as de-	k
200	fined in the TVBC Revised Local Plan DPD. It is proposed as a longer term extension to	 i
100	nightwood, which is within Valley Park, a key ervice centre in the Local Plan Settlement Hier-	ę
	archy.	
900		

Flood Risk Zone

Mineral Safeguarding

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes some Local Ecologic Network Opportunity Areas (yellow shading) and adjoins BAP priority habitat (mid green), ancient woodland, (hatched) SINC (blue -green and TPO woodland (dark green).



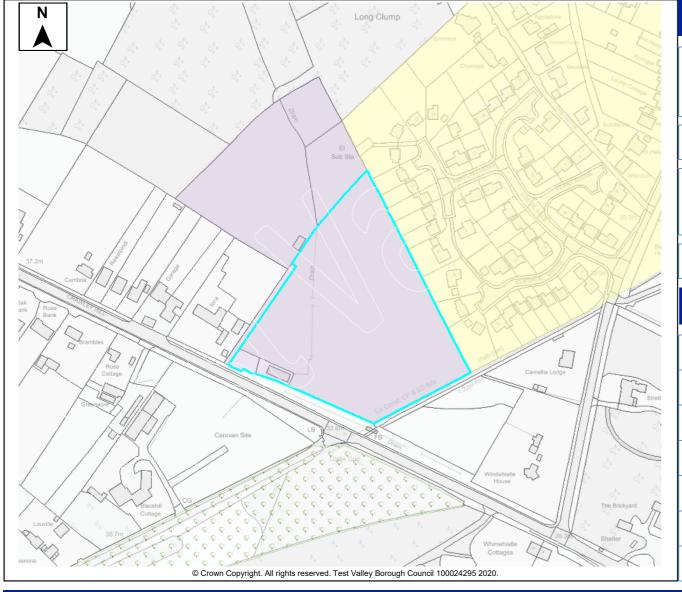
N				Site Detail	S						
Leap					f 460	Site Na	ame	Land at Poplars	Farr	n	
					,i 400	Settlen	nent	Vernham Dean			
	Very State Site Name Land at Poplars Farm SHELAA Ref 460 Site Name Land at Poplars Farm SHELAA Ref 460 Site Name Land at Poplars Farm Vernham Dean Site Area Surrounding Parish/Ward Vernham Dean Surrounding Brownfield/PDL Greenfield Character of Use Site Constraints Site Constraints Conservation Area (E9) SPA/SAC/Ramsar Covenants/To Listed Building (E9) AONB (E2) Access/Ramsar Historic Park & Garden (E9) Ancient Woodland Contaminated Public Open Space (LHW1) TPO Pollution (E8) Employment 10 Dwellings (m) Year 3 Year 3 Year 3 Year 3 The site is pornoted for residential developers in ni nan AONB designated National Landscape. The site is doosted adjooner to the Vernham Dean is identified as a Rural Village in manni therading as with in an AONB designated National Landscape. The site is doosted adjooner to the Vernham Dean is identified as with in an AONB designated National Landscape. Very Site of the dowinger interest Mixed Use Scheme Year 6-10 Year 6-10 Year 6-10 Year 6-10 <										
Availability Residential 1 Development Availability Residential 1 Development Availability Residential 1 Development Availability Residential 1 Development Proposed Development Residential 1 Development Availability Residential 1 Development Prospace (m ²) Stet Currently Unavailable Residential 1 Development Prospace (m ²) Net Land at Poplars Farm Stet Availability Residential development Arreader of Surrounding Development Residential 1 Development Stet Constraints Development Residential 1 Development Stet Constraints Development Residential 1 Development Stet Constraints Development Residential 1 Development Note Development Availability Residential 1 Development Prospace (m ²) Stet Currenty Unavailable Residential Floor Space (m ²) Prospace (m ²) Theresidentind development in there from development in t											
		House House		Brownfield/F	'DL	Green	field	✓ Comb	ined	Brown	nfie
				Site Const	raints						
			Vernham De Gillum's C of Primary Scho	Countryside	(COM2)		√ S	SINC		Infrastructu	Jre
	\sim 7			Local Gap (I	Ξ3)		S	SSSI		Land Owne	ers
	21			Conservatio	n Area (E	9)	S	SPA/SAC/Ramsar		Covenants/	;/Te
	77			Listed Buildi	ng (E9)		A	AONB (E2)	✓	Access/Rar	ins
	//			Historic Parl	<a>k Garde	n (E9)	A	Ancient Woodland		Contaminat	ateo
SHELAA Ref 460 Settlement Vernham Dean ParishWard Vernham Dean Site Area Current Land Agricultural / Grazing Character o Current Land Agricultural / Grazing Character o Brownfield/PDL Creenfield Combined Brown Conservation Area (E9) SHC Infrastructur Land Owner Conservation Area (E9) SPA/SAC/Ramsar Covenantss Listed Building (E9) AONB (E2) ✓ Access/Raina Vernitered Regeneration Area Settlement For Access/Raina Covenantss Listed Building (E9) AONB (E2) ✓ Access/Raina Vernitered Regeneration Area Settlement Honoren, Interest Saturation Pollution (E Residential 10 Divelings Pollution (P Pollution (P Structure Visual Visual Saturation For Space (m) Paris 10 The site is coated adjacent to the Vernham Dean Pollution (P Vernity Developer Interest Other For Space (m) Paris 11:15 The site is coated adjacent to the Vernham Dean Pollution (P Vernity Developer Interest Other For Space (m)				Ξ8)							
Wailability Proposed Development Residential 10 Dwellings Places (m) Year 3 Year 3 </td <td>ifeç</td>				ifeç							
	nght. All rights reserved. Test Valley Borough Council 10	0024295 2020.		J	Summ				, 3		
					Summ	iai y					
Availability			-	•							
	· · ·	,		<u> </u>	-				Jopt		
		,	Year 2		The site	e is loca	ated a	adjacent to the Ve	rnha	· · ·	
			Year 3					-		, ,	
· · ·			Year 4								
			Year 5							Ŭ I	-3
· · · · · · · · · · · · · · · · · · ·		Dwellings	Years 6-	·10			-			pe.	
· · ·						-					
	· · ·	· · · ·		5+		-					
Unlikely to commence in 5yrs	Leisure Floor Space (m ²)										
Possible self build plot provision	Other			vvii							
Yes	This document forms part	of the evidence base	for the New	w Local Plan	 .						
No	DPD. It provides information										

	1.94 ha	Devel	opab	le Area	1.94 ha						
of ng	Reside	ntial ar	nd Ag	ricultura	I						
wnfie	eld/PDL			1.94	1.94 Ha						
ture	/ Utilities	;	Other (details below)								
ners	hip			The site adjoins Conserva- tion Area. Most of site is in							
ts/Te	enants			d Risk Z							
Rans	om Strip	S	sma	ll part in	2/3.						
nated Land											
(E8))										
Safeg	guarding										

bic Local Ecological Network

In ecological network is a group of habitat atches that species can move easily between, naintaining ecological function and conserving iodiversity. The site is a Local Ecologic Netvork Opportunity Area (yellow) and there is a edgerow to the site frontage.





	_	
Pronosod	Πριγρ	lonment
Proposed		opinoni

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	40	Dwellings	Phasing if perr
Employment			Floor Space (m ²)	(dwellings only
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Sch	nen	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

This document forms part of the evidence base for the New Loca DPD. It provides information on available land, it does not allocat

Site Details														
		Site N	ame	The Fie	ld, Craw	ley ŀ	Hill							
SHELAA Ref	6	Settler	men	t East W	ellow									
Parish/Ward	Wello	W					Site Area 1.86 Ha			Develop	able Area	1.8	36 Ha	
Current Land Use	Eque	strian					Character of Surrounding					<u>.</u>		
Brownfield/PDL Greenfield 🗸 Combined Brownfield/PDL Ha Greenfield Ha														
Site Constra	ints													
Countryside (C	OM2)		✓	SINC			Infrastructure/ Utilities			Oth	Other (details below)			
Local Gap (E3))			SSSI			Land Ownership			New	New Forest SPA Zone			
Conservation A	Area (E	9)		SPA/SAC	Ramsar	✓	Covenants/Tenants			Villa	Village Design Statement			
Listed Building	(E9)			AONB (E2	2)		Access/Ra	anso	om Strips					
Historic Park &	Garde	en (E9)		Ancient W	Woodland		Contaminated Land							
Public Open S	pace (l	_HW1)		TPO			Pollution (E8)							
Employment La	and (Ll	E10)		Flood Risl	Zone		Mineral Sa	feg	guarding					

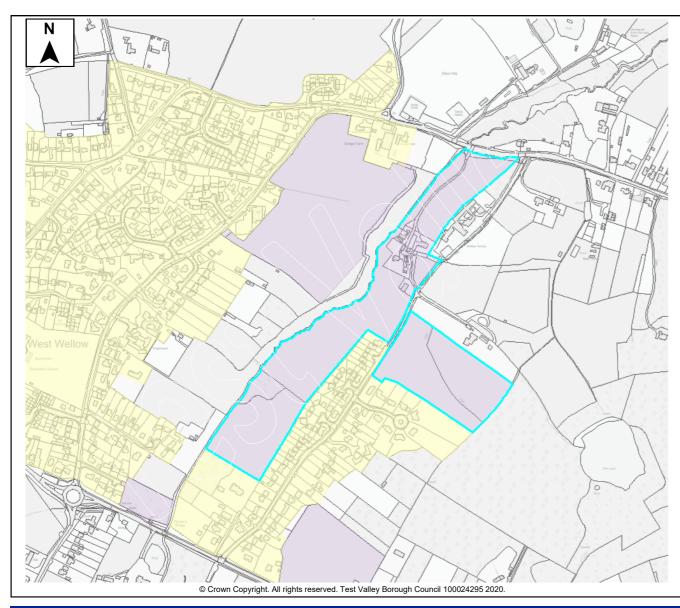
Summary

mitted y)	The site is available and promoted for development by the land owner, with interest	
	from a developer.	
40	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of East Wellow which is identified as Countryside in the Local Plan Settlement Hierarchy.	
	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	<
40		11 11
		1 m
al Plan te sites.		

	1.86 Ha	De\	/elopa	ble Area	1.8	6 Ha
of ng						
wn	field/PDL		На	Greenfield	b	На
tur	e/ Utilities		Othe	r (details b	oelow)	✓

Hbic Local Ecological Network





Pro	nosed	Deve	opment
	poseu	Deve	opment

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	✓

Residential	✓	135	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other			_	Year 4
Mixed Use Scł	hem	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

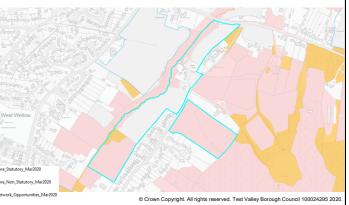
Site Details																
		Site N	ame	Potte	ery F	arm										
SHELAA Ref	16	Settler	men	t Wes	st We	ellow										
Parish/Ward	Wello	W						Site Area 9.5 Ha			Developable Area				7 Ha	
Current Land Use	Pastu	ire/graz	ing					Character of Dwellings Surrounding			s and agriculture					
Brownfield/PDL Greenfield Comb					ined	ed 🗸 Brownfield/PDL			0.7	0.77 Ha Greenfield		3 b	3.73 Ha			
Site Constrai	nts															
Countryside (C	OM2)		✓	SINC				Infrastructure		ure	/ Utilities	Other (details		er (details b	pelow)	✓
Local Gap (E3)				SSSI				Land	l Own	ers	hip		New Forest SPA Zone			
Conservation A	vrea (E	9)		SPA/S	AC/F	Ramsar	✓	Cove	enants	s/Te	enants			isfont Bats ging Buffe	-	SAC
Listed Building	(E9)			AONB	(E2)			Acce	ess/Ra	ans	om Strips		Village Design Statement			
Historic Park &	Garde	en (E9)		Ancien	t Wo	odland		Cont	amina	ateo	d Land					
Public Open Sp	bace (L	_HW1)		ТРО				Pollution (E8))					
Employment La	and (LE	E10)		Flood F	Risk	Zone	✓	Mine	eral Sa	afeg	guarding					

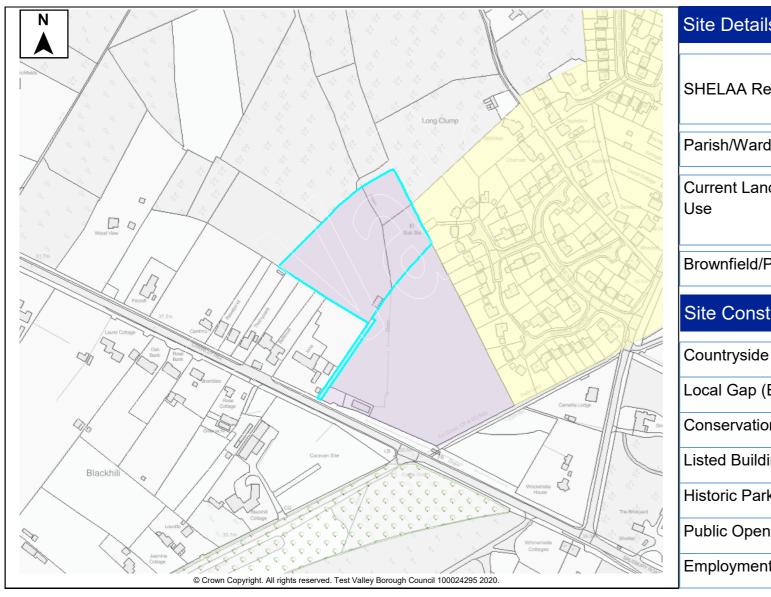
Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, but to date has						
Year 1		had no interest from developers.	ĺ					
Year 2		The site is located outside of the settlement						
Year 3		boundary of the TVBC Revised Local Plan DPD.						
Year 4		The site is adjacent to the village of West Wellow which is identified as a Rural Village in the Local						
Year 5		Plan Settlement Hierarchy.						
Years 6-10		Rural Villages do not contain the range and	T D					
Years 11-15		number of facilities and services or have the	11. P. 1.					
Years 15+		same accessibility as larger settlements.	the second					
Total	135		SH B					
Not Known	✓		27					
			1999					
or the New Loca <u>loes</u> <u>not</u> allocat			O O Z					

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes both Core Non-Statutory Areas containing "Ancient Woodlands" "All Local Wildlife Sites (SINCs)" or "Priority Habitats" and Network Opportunity Areas.





Sile Details													
		Site Name	Land to I	and to rear of "lone" and "Bellevue Garage"									
SHELAA Ref	37	Settlement	East We	llow									
Parish/Ward	d Wellow					Site Area 1.13 Ha Developable Area			able Area	1.13 Ha			
Current Land Use	Padd	ock			-	acter of unding		tial and ag	riculture				
Brownfield/PDI	-	Greenfield	✓	Combine	b	Brown	field/PDL	На	Greenfield	На			
Site Constra	ints												

Countryside (COM2)	✓	SINC		Infrastructure/ Utilities	Other (details below)	✓
Local Gap (E3)		SSSI		Land Ownership	New Forest SPA Zone	
Conservation Area (E9)		SPA/SAC/Ramsar	✓	Covenants/Tenants	Village Design Statemen	nt
Listed Building (E9)		AONB (E2)		Access/Ransom Strips		
Historic Park & Garden (E9)		Ancient Woodland		Contaminated Land		
Public Open Space (LHW1)		ТРО	✓	Pollution (E8)		
Employment Land (LE10)		Flood Risk Zone		Mineral Safeguarding		

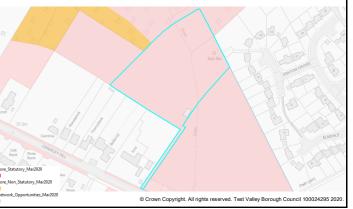
Availability		Residential	✓	26	Dwellings	Phasing if pe	
Promoted by land owner	\checkmark	Employment			Floor Space (m ²)	(Dwellings or	
Site Available Immediately	✓	Retail			Floor Space (m ²)	Year 1	
Site Currently Unavailable		Leisure			Floor Space (m ²)	Year 2	
Achievability/Developer Inter	oct	Traveller Site			Pitches	Year 3	
,	551	Other				Year 4	
Promoted by developer		Mine dalla a O a					
Developer interest	\checkmark	Mixed Use Sc	Veere 6 10				
No developer interest		Residential			Dwellings	Years 6-10	
		Employment			Floor Space (m ²)	Years 11-15	
Deliverability					,	Years 15+	
Could commence in 5yrs	\checkmark	Retail			Floor Space (m ²)		
		Leisure			Floor Space (m ²)	Total	
Unlikely to commence in 5yr	S	Other				Not Known	
Possible self build plot provis	sion						
Yes		This document f	orm	ns par	t of the evidence base	e for the New Lo	
No	✓	DPD. It provides	info	ormati	ion on available land,	it <u>does</u> <u>not</u> alloc	

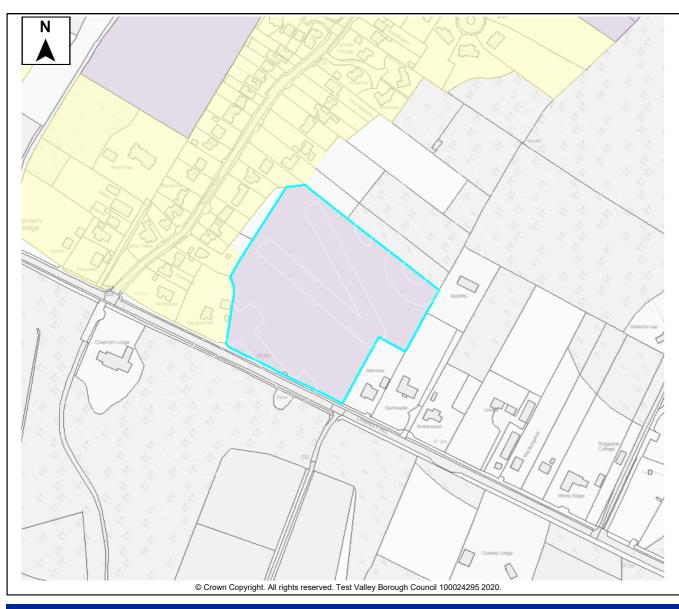
Residential	✓	26	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Scł	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

Summary

Residential	✓	26	Dwellings	Phasing if permitted		Phasing if permitted		The site is available and promoted for
Employment			Floor Space (m ²)	(Dwellings on	ly)	development by the land owner, with interest		
Retail			Floor Space (m ²)	Year 1		from a developer.		
Leisure			Floor Space (m ²)	Year 2		The site is located outside of the settlement		
Traveller Site			Pitches	Year 3		boundary of the TVBC Revised Local Plan DPD.		
Other				Year 4		The site is adjacent to the village of East Wellow which is identified as Countryside in the Local		
Mixed Use Sc	hen	ne		Year 5		Plan Settlement Hierarchy.		
Residential			Dwellings	Years 6-10		Development away from the defined settlements		
Employment			Floor Space (m ²)	Years 11-15		is unlikely to meet all the elements of sustainable		
Retail			Floor Space (m ²)	Years 15+		development considering access to a range of facilities.		
Leisure			Floor Space (m ²)	Total	26			
Other				Not Known	✓			
	,		t of the evidence base			」 】		

Hbic Local Ecological Network





D		
Proposed	Deve	lopment

Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	\checkmark
Developer interest	\checkmark
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	\checkmark
No	

Residential	✓	35	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	10
Traveller Site			Pitches	Year 3	20
Other				Year 4	5
Mixed Use Sch	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	35
Other				Not Known	

This document forms part of the evidence base for the New Local Pla DPD. It provides information on available land, it does not allocate site

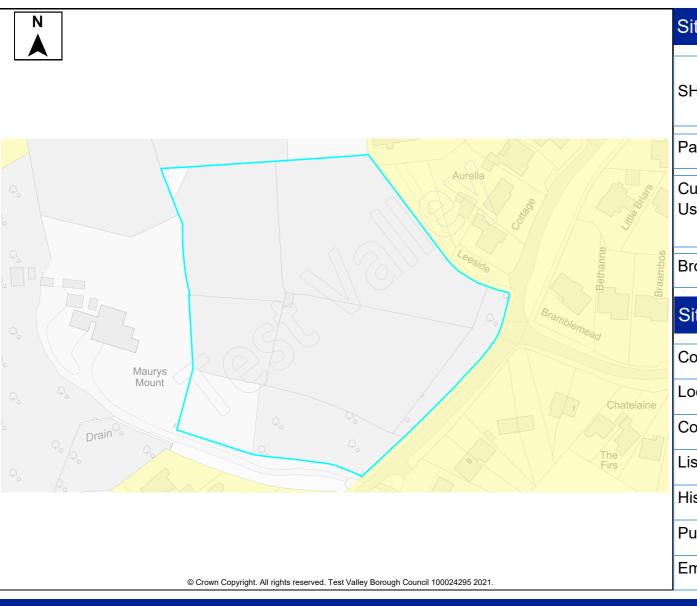
Site Details															
	Site N	ame	Lan	Land east of School Road											
SHELAA Ref	75	Settle	men	We	st We	ellow									
Parish/Ward	Wello	w						Site Area 2.4 Ha		Dev	elopa	ble Area		2.4 Ha	
Current Land Use	Paddo	ock			Character of Dwel Surrounding						s and	d agrio	culture		
Brownfield/PDL	Brownfield/PDL Greenfield 🗸 Combined					ined	I Brow	/nfie	eld/PDL		На	Greenfiel	d	На	
Site Constrai	nts														
Countryside (C	OM2)		✓	SINC				Infrastruct	ure	/ Utilities		Othe	r (details l	pelow)	✓
Local Gap (E3)				SSSI				Land Own	ers	hip	✓	New	Forest SF	PA Zone	Э
Conservation A	rea (E	9)		SPA/S	AC/F	Ramsar	✓	Covenants/Tenants				Villa	ge Design	Statem	ient
Listed Building	(E9)			AONB	(E2)			Access/Ransom Strips							
Historic Park &	Garde	en (E9)		Ancier	nt Wc	odland		Contaminated Land							
Public Open Sp	bace (L	.HW1)		TPO				Pollution (E8))					
Employment La	and (LE	E10)		Flood	Risk	Zone		Mineral Sa	afeg	guarding					

Summary

k	The site is available and promoted for development by a potential developer.	ŀ
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of West Wellow which is identified as a Rural Village in the Local	P n b
	Plan Settlement Hierarchy.	s
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	
in es.		Corre Corre Netv

Hbic Local Ecological Network





Proposed	Devel	opment

· ·	
Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	26	Dwellings	
Employment			Floor Space (m ²)	
Retail			Floor Space (m ²)	
Leisure			Floor Space (m ²)	
Traveller Site			Pitches	
Other				
Mixed Use Sch	nen	ne		
Residential			Dwellings	
Employment			Floor Space (m ²)	
Retail			Floor Space (m ²)	
Leisure			Floor Space (m ²)	
Other				

		Г
Phasing if pern		1
(Dwellings only	/)	
Year 1		f
Year 2		-
Year 3		k
Year 4		
Year 5	26	F
Years 6-10		F
Years 11-15		r
Years 15+		1
Total	26	
Not Known		

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details																	
		Site N	ame	Lar	nd at	Maurys	Mount										
SHELAA Ref	134	Settler	men	We	West Wellow												
Parish/Ward	Wello	W						Site A	rea		1.4 Ha	Deve	elopa	ble Area		1 Ha	
Current Land Use	Wood	lland ar	nd fie	elds			Character of Residential and agricultural Surrounding Area										
Brownfield/PDL	-	Greer	nfield	1	✓	Comb	ined		Brow	/nfie	eld/PDL			Greenfield	1		
Site Constrai	ints																
Countryside (C	OM2)		✓	SINC	SINC			Infrastructure/ Utilities			/ Utilities		Other (details I			✓	
Local Gap (E3)				SSSI				Land Ownership					New Forest SPA				
Conservation A	vrea (E	9)		SPA/SAC/Ramsar				Covenants/Tenants				Mottisfont Bats SSSI/SAC Foraging Buffer			SAC		
Listed Building (E9)				AONB	(E2))		Acce	ss/Ra	anso	om Strips		Village Design Statement			ent	
Historic Park &	oric Park & Garden (E9) Ancient Woodland			Cont	amina	atec	d Land										
Public Open Sp	bace (L	.HW1)		TPO			~	Pollution (E8)									
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Sa	afeg	guarding						

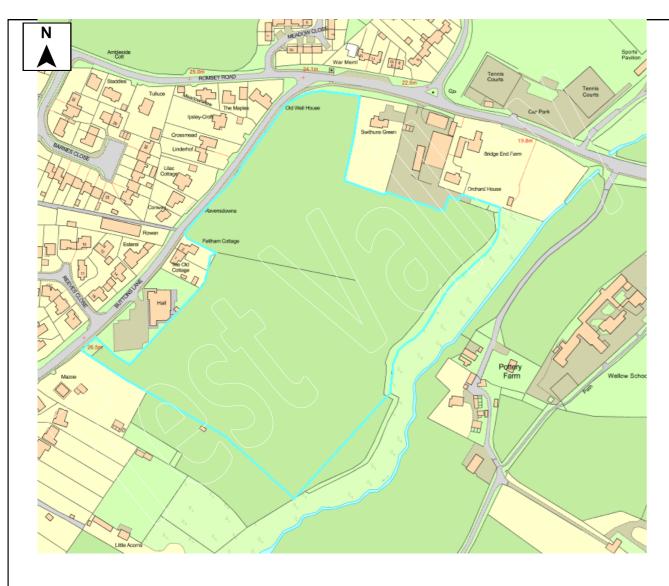
Summary

ed	The site is available and promoted for	Η
	development by the land owner, with interest	A
	from a developer.	p
	The site is located outside of the settlement	n
	boundary of the TVBC Revised Local Plan DPD.	b
	The site is adjacent to the village of West Wellow	s
	which is identified as a Rural Village in the Local	"
	Plan Settlement Hierarchy.	⊦
	Rural Villages do not contain the range and	
	number of facilities and services or have the	. . .
	same accessibility as larger settlements.	° Q
		<i>Q</i> .
		0
		φ,
an		Core
		Core

Hbic Local Ecological Network

An ecological network is a group of habitat batches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes both Core Non-Statutory Areas containing "Ancient Woodlands" fAll Local Wildlife Sites (SINCs)" or "Priority Habitats" and Network Opportunity Areas.





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Proposed Development

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	✓

Residential 🗸		115	Dwellings	Phasing if per	mitted
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	35
Other				Year 4	35
Mixed Use Scł	hem	ne		Year 5	35
Residential			Dwellings	Years 6-10	10
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	115
Other				Not Known	

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it does not allocate sites.

Site Details															
		Site N	ame	Land south of Romsey Road											
SHELAA Ref	171	Settler	men	West Wellow											
Parish/Ward	Wello	W				Site Area		5.8 Ha	Dev	elopa		3.8 Ha			
Current Land Use	Agricu	ultural				Character of Residential and agri					riculture				
Brownfield/PDI	-	Greer	nfiel	d 🗸 Comb	ined	l Brow	nfie	eld/PDL		На	Greenfiel	b	Ha		
Site Constra	ints														
Countryside (C	OM2)		✓	SINC		Infrastructu	lre	/ Utilities		Othe	r (details t	oelow)	✓		
Local Gap (E3))			SSSI	✓	Land Own	ers	hip New Forest SI			Forest SF	PA Zone			
Conservation A	Area (E	9)		SPA/SAC/Ramsar	✓	Covenants/Tenants				Mottisfont Bats SSSI/SAC Foraging Buffer			SAC		
Listed Building	(E9)		✓	AONB (E2)		Access/Ra	nso	om Strips			ge Design				
Historic Park &	Garde	en (E9)		Ancient Woodland		Contaminated Land									
Public Open S	pace (L	.HW1)		ТРО		Pollution (E8)			✓						
Employment La	and (LE	E10)		Flood Risk Zone	✓	Mineral Sa	feg	guarding							

Summary

The site is available and promoted for development by the land owner, who is also the
potential developer.
The site is located outside of the settlement
boundary of the TVBC Revised Local Plan DPD.
The site is adjacent to the village of West Wellow
which is identified as a Rural Village in the Local Plan Settlement Hierarchy.

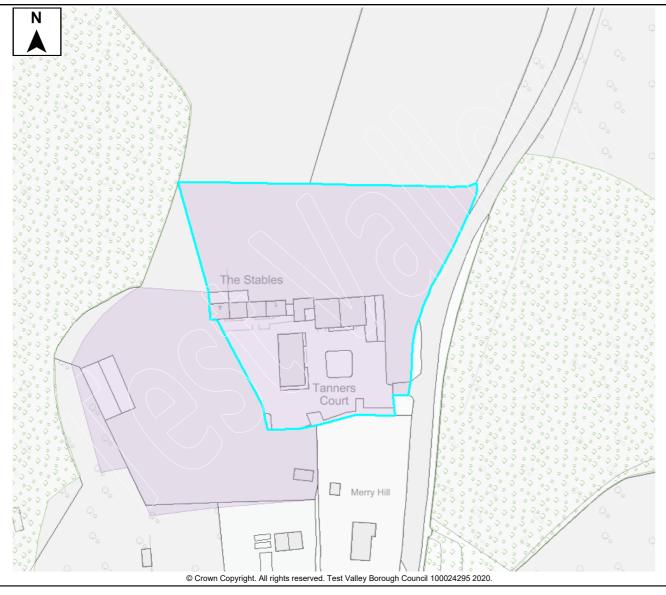
Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.



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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	20	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

Site Details														
		Site N	ame	Tanners Court										
SHELAA Ref	178	Settle	men	t Shootash										
Parish/Ward	Wello	W		·		Site Area		1.15 Ha	Dev	velopa	able Area	1	l.15 Ha	
Current Land Use	Indus	trial Un	its			Character Surroundir		Dwellings	s and	d coui	ntryside			
Brownfield/PDL	_ ✓	Greer	nfield	d Com	bine	d Brow	/nfie	eld/PDL		На	Greenfield	b	На	
Site Constrai	ints													
Countryside (C	OM2)		✓	SINC	✓	Infrastruct	ure	/ Utilities		Othe	er (details b	pelow)	✓	
Local Gap (E3)				SSSI	✓	Land Own	ers	hip		New	Forest SP	PA Zone		
Conservation A	vrea (E	9)		SPA/SAC/Ramsa	r √	Covenants	s/Te	enants		Mottisfont Bats SSSI/SAC Foraging Buffer			SAC	
Listed Building	(E9)			AONB (E2)		Access/Ra	ans	om Strips			0 0			
Historic Park &	Garde	en (E9)		Ancient Woodland	√ k	Contaminated Land								
Public Open Sp	bace (L	.HW1)		TPO		Pollution (E8)								
Employment La	and (LE	E10)	✓	Flood Risk Zone		Mineral Sa	afeç	guarding	✓					

Summary

Phasing if peri (Dwellings onl		The site is available and promoted for development by the land owner, but to date has
Year 1		had no interest from developers.
Year 2		The site is located outside of the settlement
Year 3	10	boundary of the TVBC Revised Local Plan DPD.
Year 4 10		The closest settlement is Shootash which is identified as Countryside in the Local Plan
Year 5		Settlement Hierarchy.
Years 6-10		Development away from the defined settlements
Years 11-15		is unlikely to meet all the elements of sustainable
Years 15+		development considering access to a range of
Total	20	facilities.
Not Known		
or the New Loc does <u>not</u> allocat		

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	✓
No	

Residential			Dwellings	Phas
Employment			Floor Space (m ²)	(Dwe
Retail			Floor Space (m ²)	Year
Leisure			Floor Space (m ²)	Year
Traveller Site			Pitches	Year
Other				Year
Mixed Use Sc	her	ne		Year
Residential	✓	50	Dwellings	Year
Employment	✓	TBC	Floor Space (m ²)	Year
Retail			Floor Space (m ²)	Year
Leisure	✓	твс	Floor Space (m ²)	Total
Other		100		Not k

Phasing if permitted (Dwellings only)						
Year 1						
Year 2						
Year 3						
Year 4						
Year 5						
Years 6-10						
Years 11-15						
Years 15+						
Total	50					
Not Known 🗸						

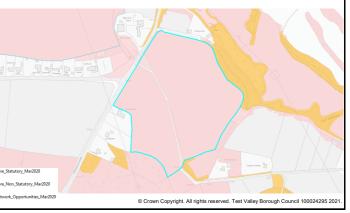
This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

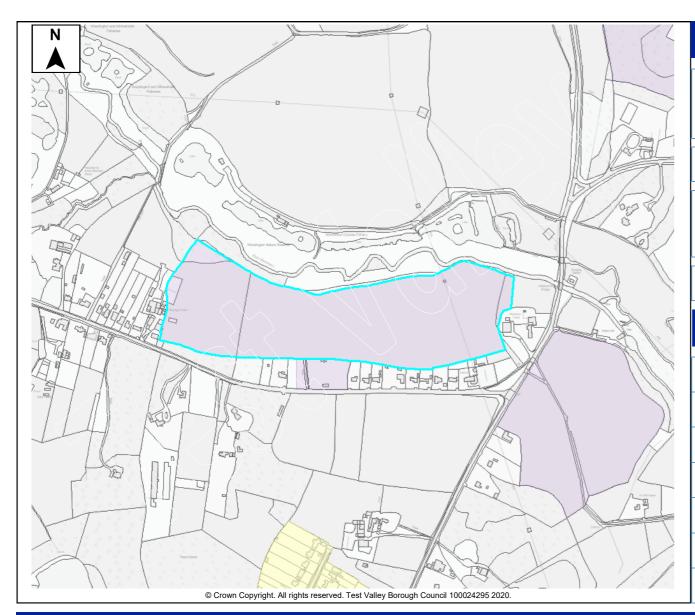
Site Details															
	ame	Lar	Land at Warner's Farm												
SHELAA Ref	228	Settler	nen	Eas	East Wellow										
Parish/Ward	Wello	W						Site Area		5 Ha Dev			velopable Area		5 Ha
Current Land Use	Agriculture Character of Surrounding Area														
Brownfield/PDL	-	Greer	nfield	1	✓	Comb	ined	l Brow	nfie	eld/PDL		На	Greenfield	d	На
Site Constrai	nts														
Countryside (C	OM2)		✓	SINC				Infrastruct	lre	/ Utilities	✓	Othe	r (details b	pelow)	✓
Local Gap (E3)				SSSI			✓	Land Own	ers	hip		New	Forest SP	A Zone	
Conservation A	rea (E	9)		SPA/S	SAC/F	Ramsar	✓	Covenants/Tenants			Mottisfont Bats SSSI/SAC Foraging Buffer		AC		
Listed Building (E9) ✓ AONB (E2)					Access/Ransom Strips			Flood Alert Areas							
Historic Park & Garden (E9) Ancient Woodland				Contaminated Land			Flood Warning Areas								
Public Open Space (LHW1) TPO			Pollution (E8)												
Employment La	and (LE	E10)		Flood	Risk /	Zone		Mineral Sa	feg	guarding	✓				

Summary

ted	The site is available and promoted for	ŀ						
	development by the land owner, but to date has had no interest from developers.							
	nau no interest nom developers.	F						
	The site is located outside of the settlement	r						
	boundary of the TVBC Revised Local Plan DPD.	k						
	The closest settlement is the village of East	(
	Wellow which is identified as Countryside in the	S						
	Local Plan Settlement Hierarchy.	(
	Development away from the defined settlements							
	is unlikely to meet all the elements of sustainable							
	development considering access to a range of	7						
)	facilities.							
	The number of dwellings proposed is a Council estimate calculated at 10 dwellings per hectare.							

Hbic Local Ecological Network





Site Details														
Site N				Land west of Whinwhistle Road										
SHELAA Ref	229	Settle	men	East Wellow										
Parish/Ward	h/Ward Romsey Extra							Site Area 8 Ha		velopa	ble Area	7	′.8 Ha	
Current Land Use	Agriculture Character of Surrounding													
Brownfield/PDL	-	Greer	nfiel	I 🗸 Comb	inec	d Brow	/nfie	eld/PDL		На	Greenfiel	d	На	
Site Constra	ints													
Countryside (C	OM2)		~	SINC		Infrastruct	ure	/ Utilities	✓	Othe	r (details b	pelow)	✓	
Local Gap (E3)				SSSI	~	Land Ownership			New Forest SPA Zone					
Conservation A	Area (E	9)		SPA/SAC/Ramsar	✓	Covenants/Tenants				sfont Bats ging Buffe		AC		
Listed Building (E9)			AONB (E2)		Access/Ransom Strips			Flood Alert Areas						
Historic Park & Garden (E9)				Ancient Woodland		Contaminated Land			Flood	d Warning	Areas			
Public Open Space (LHW1)				ТРО		Pollution (E8)								
Employment Land (LE10)				Flood Risk Zone	✓	Mineral Safeguarding		✓						

Availability	
Promoted by land owner	✓
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Interes	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	✓
No	

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Sc	her	ne	
Residential	\checkmark	78	Dwellings
Employment	✓	Tbc	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure	✓	Tbc	Floor Space (m ²)
Other			

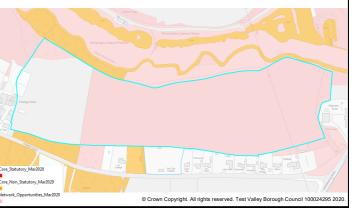
Phasing if permitted (Dwellings only)						
Year 1						
Year 2						
Year 3						
Year 4						
Year 5						
Years 6-10						
Years 11-15						
Years 15+						
Total	78					
Not Known	✓					

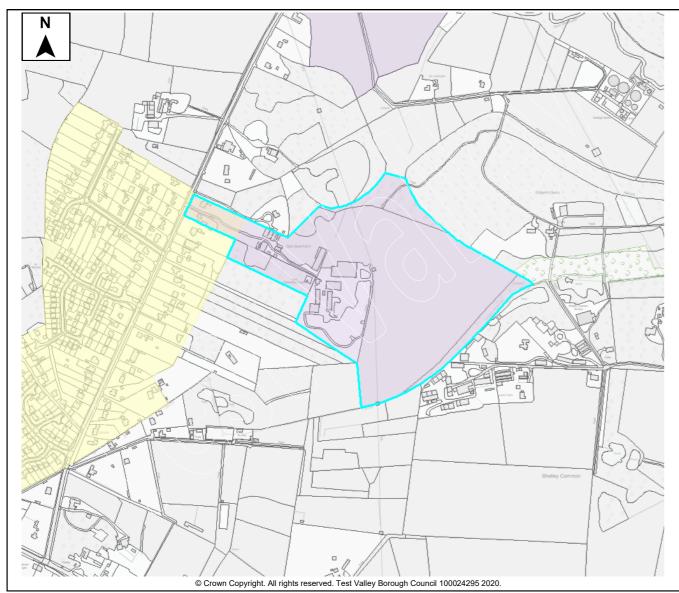
This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

Summary

itted	The site is available and promoted for development by the land owner, with interest from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of East Wellow which is identified as Countryside in the Local Plan Settlement Hierarchy.	
78 ✓	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	
Plan sites.		

Hbic Local Ecological Network





Pro	posed	Devel	opment

Availability	
Promoted by land owner	\checkmark
Site Available Immediately	
Site Currently Unavailable	✓
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	✓
No	

Residential	✓	85	Dwellings	Phasing if perr	n
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	Τ
Traveller Site			Pitches	Year 3	Τ
Other				Year 4	T
Mixed Use Scł	hen	ne		Year 5	T
Residential			Dwellings	Years 6-10	T
Employment			Floor Space (m ²)	Years 11-15	t
Retail			Floor Space (m ²)	Years 15+	t
			, ,	Total	1
Leisure Other			Floor Space (m ²)	Not Known	1

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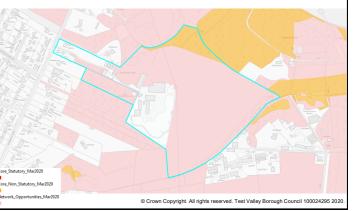
Site Details														
		Site Name Oakdene Farm												
SHELAA Ref	230	30 Settlement East Wellow												
Parish/Ward	Wello	W					Site Area		9 Ha	Dev	elopa	able Area		8.5 Ha
Current Land Use	Agricu	ulture			Character Surroundir		Dwellings	s anc	l agri	culture				
Brownfield/PDL	-	Greer	nfield	b	Comb	inec	I ✓ Brow	/nfi	eld/PDL	3.7	5 Ha	Greenfiel	d	5.25 Ha
Site Constrai	nts													
Countryside (C	OM2)		✓	SINC		✓	Infrastruct	ure	/ Utilities		Othe	er (details b	pelow) 🗸
Local Gap (E3)				SSSI			Land Own	ers	hip		New	Forest SF	PA Zo	ne
Conservation A	rea (E	9)		SPA/SAG	C/Ramsar	✓	Covenants/Tenants		enants					
Listed Building	(E9)			AONB (E	2)		Access/Ra	ans	om Strips					
Historic Park & Garden (E9) Ancient V			Voodland		Contamina	ateo	d Land							
Public Open Sp	bace (L	.HW1)	W1) TPO				Pollution (E8)							
Employment La	and (LE	E10)		Flood Ris	sk Zone		Mineral Sa	afeg	guarding					

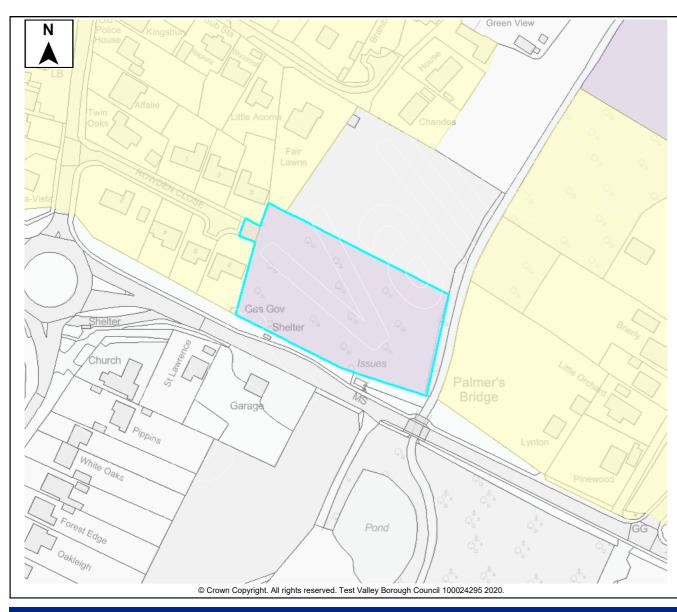
Summary

nitted /)	The site is available and promoted for development by the land owner, with interest from a developer.	
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of East Wellow which is identified as Countryside in the Local Plan Settlement Hierarchy.	
	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities	The Marth
85 ✓	facilities.	Contraction of the the
al Plan e sites.		1 121- 1 527

Hbic Local Ecological Network

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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	✓
No	

Residential	✓	9	Dwellings	Phasing if per	mit
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	9
Other				Year 4	
Mixed Use Scł	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	9
Other				Not Known	

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

Site Details														
		Site N	ame	Land adj	. to Row	der	n Close							
SHELAA Ref	261	Settler	ment	West We	ellow									
Parish/Ward	Wello	W					Site Area 0.5 Ha			Develo	pable Area	0	.4 Ha	
Current Land Use	Padd	ock			Character of Dwellings an Surrounding				nd agriculture					
Brownfield/PDI	-	Greer	nfield	√	Combi	nec	l Brow	nfi	eld/PDL	Н	a Greenfiel	d	На	
Site Constra	ints													
Countryside (C	OM2)		✓	SINC			Infrastruct	ure	/ Utilities	Ot	ner (details l	pelow)	✓	
Local Gap (E3))			SSSI			Land Ownership			Ne	New Forest SPA Zone			
Conservation A	Area (E	9)		SPA/SAC/F	Ramsar		Covenants/Tenants			Vil	Village Design Statement			
Listed Building	(E9)			AONB (E2))		Access/Ra	ans	om Strips	;				
Historic Park &	Historic Park & Garden (E9) Ancient Woodland			Contaminated Land										
Public Open S	bace (l	_HW1)		TPO			Pollution (E8))					
Employment La	and (Ll	E10)		Flood Risk	Zone		Mineral Sa	afeç	guarding					

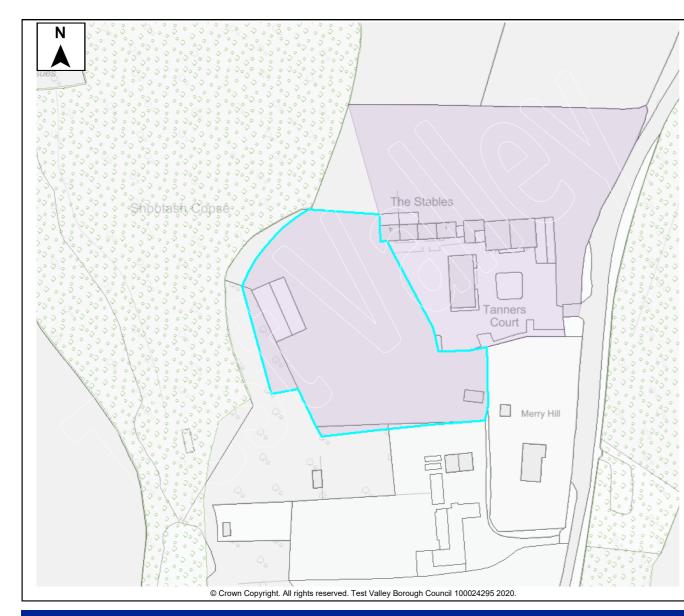
Summary

Phasing if per	mitted	The site is available and promoted for	ŀ
(Dwellings onl	y)	development by the land owner, with interest	4
Year 1		from a developer.	۱r
Year 2		The site is located outside of the settlement	r
Year 3	9	boundary of the TVBC Revised Local Plan DPD.	k
Year 4		The site is adjacent to the village of West Wellow which is identified as a Rural Village in the Local	"
Year 5		Plan Settlement Hierarchy.	
Years 6-10		Rural Villages do not contain the range and	7
Years 11-15		number of facilities and services or have the	1
Years 15+		same accessibility as larger settlements.	_
Total	9		H = R
Not Known			
1			~
or the New Loc does <u>not</u> alloca			Co Co Ne

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes some Core Non-Statutory Areas containing "Ancient Woodlands" "All Local Wildlife Sites (SINCs)" or "Priority Habitats"





Availability	
Promoted by land owner	
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	✓
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	5	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			

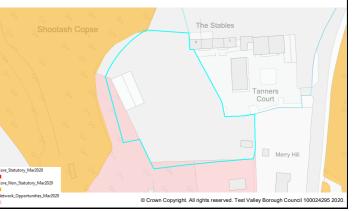
This document forms part of the evidence base for the New Local Plan	
DPD. It provides information on available land, it <u>does not</u> allocate sites.	

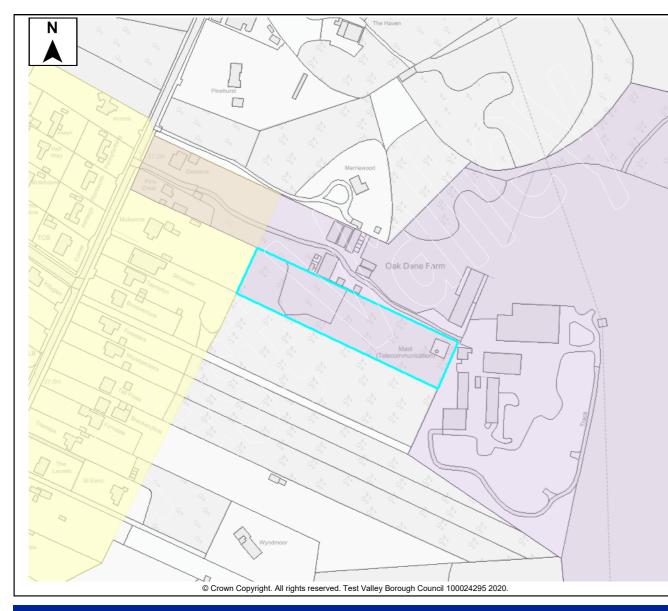
Site Details													
		Site N	ame	Land at Merryhil	Fa	rm							
SHELAA Ref	294	Settler	men	t East Wellow									
Parish/Ward	Wello	W		· · ·		Site Area		2.6 Ha	Dev	elopa	ble Area	C	.8 Ha
Current Land Use	Agric	ultural				Character o Surroundin		Commer	cial a	ind di	wellings		
Brownfield/PD		Greer	nfiel	d 🖌 Comb	inec	Brow	nfie	eld/PDL		На	Greenfiel	b	На
Site Constra	ints												
Countryside (C	COM2)		✓	SINC	✓	Infrastructu	ure	/ Utilities		Othe	r (details t	pelow)	✓
Local Gap (E3)			SSSI	✓	Land Ownership		hip	nip New Forest S		Forest SF	PA Zone	
Conservation A	Area (E	9)		SPA/SAC/Ramsar	~	Covenants/Tenants		enants		Mottisfont Bats SSSI/SAC Foraging Buffer		AC	
Listed Building	Listed Building (E9)			AONB (E2)		Access/Ra	inse	om Strips		i ora	ging Dano	•	
Historic Park & Garden (E9) Anc		Ancient Woodland	~	Contamina	tec	d Land							
Public Open S	ublic Open Space (LHW1) TPO			Pollution (E8)									
Employment L	and (Ll	E10)		Flood Risk Zone		Mineral Safeguarding			✓				

Summary

Phasing if peri (Dwellings onl		The site is available and promoted for development by the land owner, but to date has	
Year 1	5	had no interest from developers.	ľ
Year 2		The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The closest settlement is Shootash which is identified as Countryside in the Local Plan	
Year 5		Settlement Hierarchy.	
Years 6-10		Development away from the defined settlements	
Years 11-15		is unlikely to meet all the elements of sustainable	
Years 15+		development considering access to a range of	
Total	5	facilities.	
Not Known			
or the New Loc <u>does</u> <u>not</u> allocat			0

Hbic Local Ecological Network





Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	✓
Unlikely to commence in 5yrs	
Possible self build plot provision	on
Yes/Element	✓
No	

Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			·
Mixed Use Sc	her	ne	
Residential	✓	6	Dwellings
Employment	✓	1500	Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			•

This document forms part of the evidence base for the New Local PI DPD. It provides information on available land, it does not allocate sites.

Site Details																
	Site Name Land Adjacent to Oakdene Farm															
SHELAA Ref	350	Settler	ment	Eas	t Wel	llow										
Parish/Ward	Wello	W						Site Area		0.8 Ha	Dev	evelopable Area		0	.65 Ha	
Current Land Use		ommun Iantatic		ons inf	is infrastructure and Character of Surrounding Mixed use commercial and residentia						al					
Brownfield/PDL	-	Greer	nfield	1		Comb	oinec	✓	Brow	/nfie	eld/PDL	0.0	6 Ha	Greenfield	0 b	.74 Ha
Site Constrai	ints															
Countryside (C	OM2)		✓	SINC				Infra	struct	ure	/ Utilities		Othe	er (details b	pelow)	✓
Local Gap (E3)				SSSI				Land Ownership				New	Forest SP	A Zon	Э	
Conservation A	Conservation Area (E9) SPA/SAC/Ramsar				Covenants/Tenants				Village Design Statement							
Listed Building	isted Building (E9) AONB (E2)				Access/Ransom Strips				-							
Historic Park & Garden (E9) Ancient Woodla		odland		Contaminated Land			-									
Public Open Space (LHW1) TPO			Pollution (E8)				-									
Employment La	and (LE	E10)		Flood	Risk	Zone		Mineral Safeguarding					-			
I							1	1				1				

Summary

Phasing if permitted (Dwellings only)		The site is available and promoted for development by the land owner, with interest						
Year 1		from a developer.						
Year 2	6	The site is located outside of the settlement						
Year 3		boundary of the TVBC Revised Local Plan DPD.						
Year 4		The site is adjacent p the village of East Wellow which is identified as Countryside in the Local						
Year 5		Plan Settlement Hierarchy.						
Years 6-10		Development away from the defined settlements						
Years 11-15		is unlikely to meet all the elements of sustainable						
Years 15+		development considering access to a range of						
Total	6	facilities.						
Not Known								
Not Known or the New Loca								

Hbic Local Ecological Network



N A	Site Details								
	SHELAA Ref	367	Site Name Settlemen		at Hamdowr Vellow	House			
	Parish/Ward	Wellow				Site Area	a 37.7 Ha	a Developable Area	32 Ha
	12	Reside woodla	-	en land, p	addocks an	d Characte Surround Area		tial, agricultural and wo	odland
	Brownfield/PDL		Greenfiel	b	Combin	ed 🗸 Bro	ownfield/PDL	0.5 Ha Greenfield	37.2 H
	Site Constrair	nts							
	Countryside (CC	OM2)	✓	SINC		Infrastru	cture/ Utilities	Other (details bel	ow) 🗸
	Local Gap (E3)			SSSI		Land Ov	nership	New Forest SPA	I
	Conservation Ar	rea (E9)	SPA/SAC	C/Ramsar	Covenar	nts/Tenants	Mottisfont Bats S Foraging Buffer	SSI/SAC
	Listed Building ((E9)		AONB (E	2)	Access/	Ransom Strips		atement
	Historic Park &	Garden	(E9)	Ancient V	Voodland	Contami	nated Land		
	Public Open Spa	ace (LF	IW1)	TPO	,	Pollutior	(E8)		
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2021.	Employment La	nd (LE1	0)	Flood Ris	sk Zone	Mineral	Safeguarding		
posed Development		Summa	arv						

Availability					
Promoted by land owner	✓				
Site Available Immediately	✓				
Site Currently Unavailable					
Achievability/Developer Intere	st				
Promoted by developer					
Developer interest 🗸					
No developer interest					
Deliverability					
Could commence in 5yrs	✓				
Unlikely to commence in 5yrs					
Possible self build plot provision	on				
Yes					
No	✓				

Residential			Dwellings	Phasing if per	mitt
Employment			Floor Space (m ²)	(Dwellings onl	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sc	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	14
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure	✓	твс	Floor Space (m ²)	Total	
Other	✓	140 (E	xtra Care C2)	Not Known	

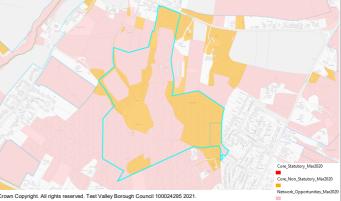
This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Summary

nitted	The site is available and promoted for	Н
′)	development by the land owner, with interest	Α
	from a developer.	p
	The site is located outside of the settlement	n
	boundary of the TVBC Revised Local Plan DPD.	b S
	The closest settlement is the village of East Wellow which is identified as Countryside in the	3 "
	Local Plan Settlement Hierarchy.	⊦
140	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of facilities.	
ll Plan e sites.		
ວ ວາເບວ.		

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes both Core Non-Statutory Areas containing "Ancient Woodlands" 'All Local Wildlife Sites (SINCs)" or "Priority Habitats" and Network Opportunity Areas.



	Site Details								
			Site Nan	ne	Land at Fielders W	ay			
	SHELAA Ref	368	Settleme	ent	East Wellow				
	Parish/Ward	Wellow	N			Site Area	1 Ha	Developable Area	1 H
$ \begin{array}{cccccccccccccccccccccccccccccccccccc$	Current Land Use	Resid	ential gar	rden l	land and paddocks	Character Surroundin Area		ial, agricultural and woo	dland
Po <	Brownfield/PDL	-	Greenfi	eld	✓ Combine	d Brow	nfield/PDL	Greenfield	
Po <	Site Constrai	ints							
the	Countryside (C	OM2)	✓	SI	NC	Infrastruct	ure/ Utilities	Other (details belo	w) 🗸
	Local Gap (E3))		SS	SSI	Land Own	ership	New Forest SPA	
	Conservation A	Area (E	9)	SF	PA/SAC/Ramsar 🗸	Covenants	/Tenants	Mottisfont Bats SS Foraging Buffer	SI/SAC
	Listed Building	(E9)		AC	ONB (E2)	Access/Ra	nsom Strips	Village Design Sta	tement
	Historic Park &	Garde	n (E9)	An	ncient Woodland	Contamina	ted Land		
	Public Open Sp	bace (L	.HW1)	TF	PO	Pollution (I	E8)		
	Employment La	and (LE	E10)	Flo	ood Risk Zone	Mineral Sa	feguarding		

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	\checkmark
Unlikely to commence in 5yrs	
Possible self build plot provisi	on
Yes	
No	\checkmark

Residential	✓	20	Dwellings	Phasing if p
Employment			Floor Space (m ²)	(Dwellings o
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Sch	nem	าค		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail	_		Floor Space (m ²)	Years 15+
			,	Total
Leisure Other			Floor Space (m ²)	Not Known

asing if pern vellings only		Tł de
ar 1		frc
ar 2		Tł
ar 3		bc
ar 4	10	W
ar 5	10	Lc
ars 6-10		De
ars 11-15		is

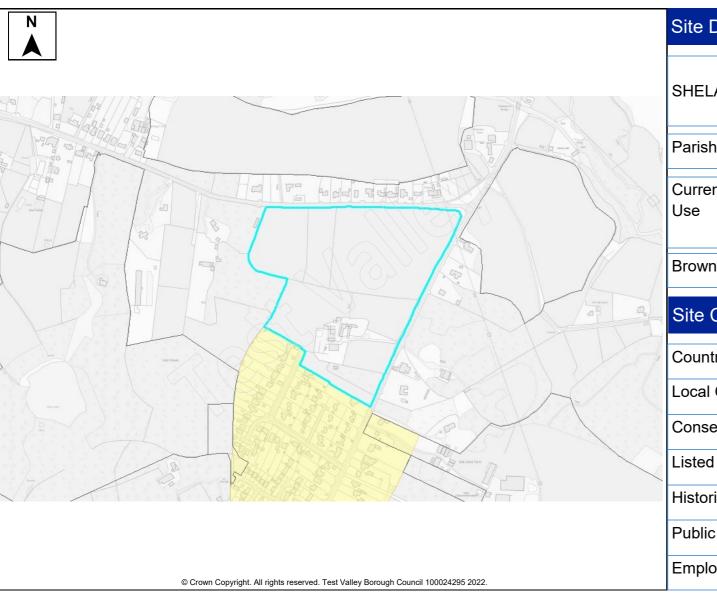
Summary

Residential		20	Dwellings	Phasing if per	mitted	The site is available and promoted for				
Employment			Floor Space (m ²)	(Dwellings on	ly)	development by the land owner, with interest				
Retail	Floor Space (m ²)		Year 1		from a developer.					
Leisure			Floor Space (m ²)	Year 2		The site is located outside of the settlement				
Traveller Site			Pitches	Year 3		boundary of the TVBC Revised Local Plan DPD.				
Other				Year 4	10	The closest settlement is the village of East Wellow which is identified as Countryside in the				
Mixed Use Scl	hen	ne		Year 5	10	Local Plan Settlement Hierarchy.				
Residential			Years 6-10		Development away from the defined settlemer					
Employment		Floor Space (m ²)		Years 11-15		is unlikely to meet all the elements of sustainabl				
Retail			Floor Space (m ²)	Years 15+		development considering access to a range of facilities.				
Leisure			Floor Space (m ²)	Total	20					
Other				Not Known						
		•	rt of the evidence base ion on available land, i							

	1 Ha	Developable Area	1 Ha
of ng	Resident	ial, agricultural and v	woodland

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes both Core Non-Statutory Areas containing "Ancient Woodlands" "All Local Wildlife Sites (SINCs)" or "Priority Habitats" and Network Opportunity Areas.



							_		
Availability		Residential	✓	250	Dwellings		Phasing if per	mitted	
Promoted by land owner	✓		Employment			Floor Space (m ²)		(Dwellings onl	y)
Site Available Immediately	✓		Retail			Floor Space (m ²)		Year 1	
Site Currently Unavailable			Leisure			Floor Space (m ²)		Year 2	
Achievability/Developer Intere	et		Traveller Site			Pitches		Year 3	25
, ,,	ิจเ		Other					Year 4	50
Promoted by developer							-	Voor E	50
Developer interest			Mixed Use Scheme					Year 5	50
No developer interest	✓		Residential			Dwellings		Years 6-10	125
•			Employment			Floor Space (m ²)		Years 11-15	
Deliverability				,	Years 15+				
Could commence in 5yrs			Retail			Floor Space (m ²)			
			Leisure			Floor Space (m ²)		Total	250
Unlikely to commence in 5yrs	\checkmark		Other					Not Known	
Possible self build plot provision	on								
Yes			his document fo	orm	ns part	of the evidence base	e fo	r the next Loc	al Plan
No	✓	DPD. It provides information on available land, it							

Residential	✓	250	Dwellings	Phasing if pe
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hen	ne		Year 5
Residential		Dwellings		Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other			1 (,	Not Known

hasing if permitted Owellings only) 25 50

Site Details																	
		Site N	ame	Ham	nworth	n Farm											
SHELAA Ref	Settler	nent	East	East Wellow													
Parish/Ward Wellow									Area		10.6Ha	a D	Developab		a	10	6Ha
Current Land Agricultural and residential Use								Character of Agricultural and residential Surrounding Area									
Brownfield/PDL	-	Greer	nfield		✓	Comb	ined	Brownfield/PDL Greenfield									
Site Constrai	nts																
Countryside (C	OM2)		✓	SINC				Infra	structu	re/	Utilities	~	Ótł	ier (deta	ls be	low)	✓
Local Gap (E3)				SSSI			✓	Land Ownership				Ne	New Forest SPA Zone				
Conservation A	vrea (E	9)		SPA/SAC/Ramsar				Cove	Covenants/Tenants					Mottisfont Bats SSSI/SAC Foraging Buffer			
Listed Building	(E9)			AONB	(E2)			Acce	ss/Rar	ารด	om Strips	\$		Village Design Statement			
Historic Park & Garden (E9) Ancient Wo				it Woo	odland		Cont	aminat	ec	l Land							
Public Open Sp		TPO			✓	Pollution (E8)											
Employment La		Flood I	Risk Z	Zone		Mine	ral Saf	eg	juarding								

Summary

nitted	The site is available and promoted for	ł
y)	development by the land owner, currently there	/
	is no interest from a developer.	I
	The site is located outside of the settlement	1
25	boundary of the TVBC Revised Local Plan DPD.	ł
50	The closest settlement is the village of East Wellow which is identified as Countryside in the	
50	Local Plan Settlement Hierarchy.	(
125	Development away from the defined settlements	
	is unlikely to meet all the elements of sustainable	
	development considering access to a range of	
250	facilities.	
		1

Hbic Local Ecological Network

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N A	Site Details				
			Site Nar	ne	Pottery Farm
	SHELAA Ref	442	Settleme	ent	West Wellow
	Parish/Ward	Wello	w		
	Current Land Use	Grazi	ng		
	Brownfield/PD	L	Greenfi	eld	✓ Comb
	Site Constra	ints			
	Countryside (C	COM2)	~	Ś	SINC
	Local Gap (E3)		S	SSI
Avocet Hou	Conservation	Area (E	9)	S	PA/SAC/Ramsar
	Listed Building	J (E9)		A	ONB (E2)
	Historic Park &	& Garde	en (E9)	A	ncient Woodland
	Public Open S	pace (L	_HW1)	Т	PO
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2022.	Employment L	and (LE	E10)	F	lood Risk Zone
oposed Development		Sumn	nary		

Availability						
Promoted by land owner	✓					
Site Available Immediately	✓					
Site Currently Unavailable						
Achievability/Developer Intere	st					
Promoted by developer						
Developer interest						
No developer interest	\checkmark					
Deliverability						
Could commence in 5yrs						
Unlikely to commence in 5yrs	\checkmark					
Possible self build plot provisio						
Yes						
No	✓					

Residential	✓	9	Dwellings	Phasing if per
Employment			Floor Space (m ²)	(Dwellings on
Retail			Floor Space (m ²)	Year 1
Leisure			Floor Space (m ²)	Year 2
Traveller Site			Pitches	Year 3
Other				Year 4
Mixed Use Scł	hen	ne		Year 5
Residential			Dwellings	Years 6-10
Employment			Floor Space (m ²)	Years 11-15
Retail			Floor Space (m ²)	Years 15+
Leisure			Floor Space (m ²)	Total
Other				Not Known

Phasing if permitted Dwellings only) is no interest from a developer. 9

, ,
The site is available and promoted for
development by the land owner, currently there

The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of West Wellow the features identified in the ecological network. which is identified as a Rural Village in the Local Plan Settlement Hierarchy.

Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

	Site A		0.405Ha	Developable Area 0.40					
	Chara Surro Area			Agricultu	ral aı	nd res	sidential		
2	I	Brownfield/PDL					Greenfield	k	
	Infras	structu	ure/	Utilities	✓	Othe	r (details b	elow)	✓
	Land	Own	orol	ain		A dia	oont nublic	right of y	

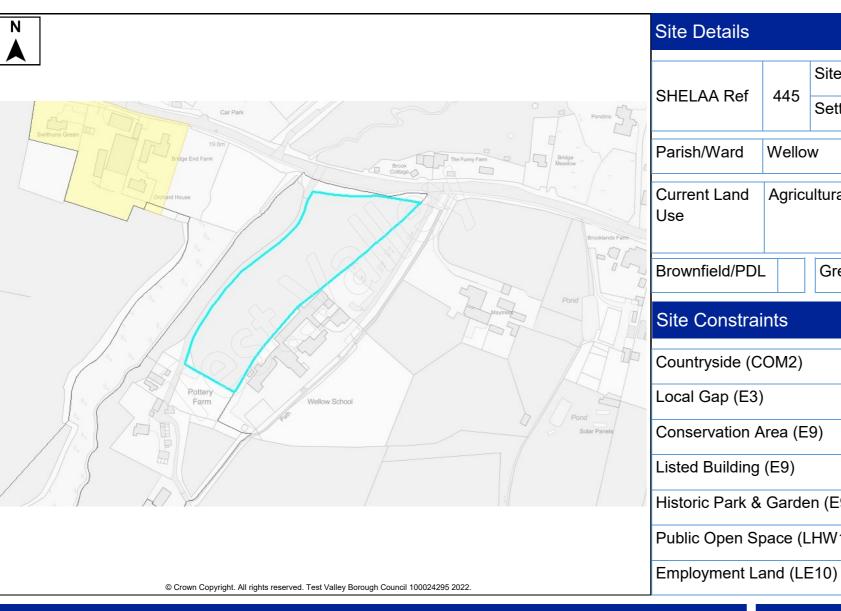
Combined

Land Ownership		Adjacent public right of way
Covenants/Tenants		Mottisfont Bats SSSI/SAC Foraging Buffer
Access/Ransom Strips	~	New Forest SPA Zone
Contaminated Land		Village Design Statement
Pollution (E8)		
Mineral Safeguarding		

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of





Availability						
Promoted by land owner	✓					
Site Available Immediately	✓					
Site Currently Unavailable						
Achievability/Developer Interes	st					
Promoted by developer						
Developer interest						
No developer interest	✓					
Deliverability						
Could commence in 5yrs						
Unlikely to commence in 5yrs	✓					
Possible self build plot provision						
Yes						
No	✓					

Residential	✓	9	Dwellings	Phasing if per	mitte
Employment			Floor Space (m ²)	(Dwellings on	ly)
Retail			Floor Space (m ²)	Year 1	9
Leisure			Floor Space (m ²)	Year 2	
Traveller Site			Pitches	Year 3	
Other				Year 4	
Mixed Use Sch	hen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	9
Other				Not Known	

This document forms part of the evidence base for the next Local Plan DPD. It provides information on available land, it does not allocate sites.

Summar

The site is available and promoted for development by the land owner, with interest from a developer.	H A
The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The nearest settlement is the village of West Wellow which is identified as a Rural Village in the Local Plan Settlement Hierarchy.	
Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.	

	445	Site Name Settlement		e Pott	ery F					
SHELAA Ref	445			West Wellow						
Parish/Ward	Wello	W					1	Site Area		
Current Land Use	Agricu	5						Character o Surroundin Area		
Brownfield/PDI	-	Greer	nfielo	d	✓	Comb	ined		Brow	
Site Constra	ints									
Countryside (C	OM2)		✓	SINC				Infra	structu	
Local Gap (E3))			SSSI				Land	l Owne	
Conservation A		SPA/S	AC/R	Ramsar	✓	Cove	enants			
Listed Building		AONB (E2)				Access/Ra				
Historic Park &		Ancien	nt Wo	odland		Cont	amina			
Public Open S		TPO				Pollu	ition (E			
Employment La	and (LE		Flood	Risk 2	Zone	\checkmark	Mine	ral Sat		

		0.809Ha	Dev	elopa	ible Area	0.809Ha				
of Agricultural, residential and Wellow ng School										
W	nfie	eld/PDL			Greenfield	ł				
tı	ure/	Utilities		Othe	r (details b	el	ow)	✓		
n	ersł	nip		New Forest SPA Zone						
ts/Tenants				Mottisfont Bats SSSI/SAC Foraging Buffer						
a	ansom Strips 🗸			Village Design Statement						
າຂ	ated	Land								
(E8)									
а	feg	uarding								

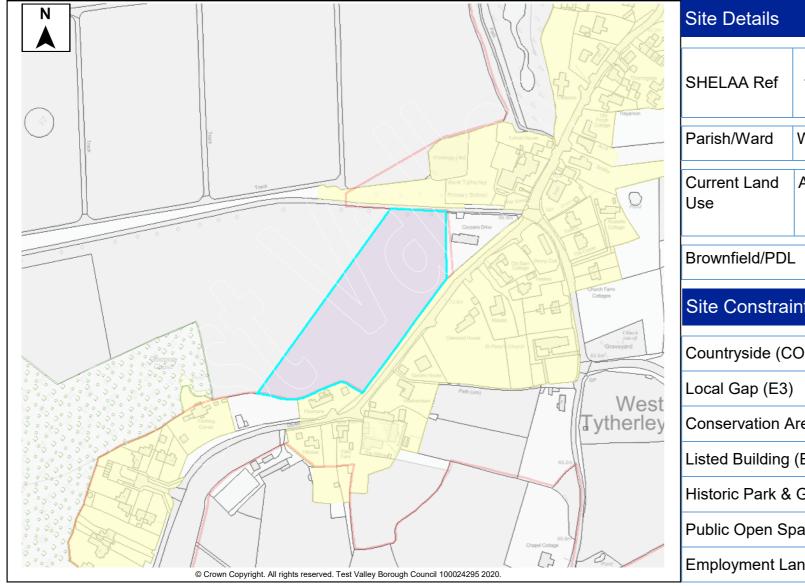
Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes some Network Opportunity Areas containing "Woodland/ Scrub", "Neutral Grassland" or "Calcareous Grassland".



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Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	46	Dwellings	Phasing if perr	nitte
Employment			Floor Space (m ²)	(Dwellings only	y)
Retail			Floor Space (m ²)	Year 1	
Leisure			Floor Space (m ²)	Year 2	10
Traveller Site			Pitches	Year 3	25
Other				Year 4	11
Mixed Use Sch	nen	ne		Year 5	
Residential			Dwellings	Years 6-10	
Employment			Floor Space (m ²)	Years 11-15	
Retail			Floor Space (m ²)	Years 15+	
Leisure			Floor Space (m ²)	Total	46
Other			·	Not Known	

This document forms part of the evidence base for the New Local Plan DPD. It provides information on available land, it <u>does not</u> allocate sites.

Site Details																
		Site Na	ame	Lan	Land at Norman Court											
SHELAA Ref	112	Settler	men	t We	st Tyl	herley										
Parish/Ward	West	Tytherle	еу					Site A	Area		1.6 Ha	Deve	elopa	ible Area		1.6 Ha
Current Land Use	Agricu	ultural g	grazi	0					acter undin		Residential and agricultural					
Brownfield/PDL Greenfield ✓ Combined Brownfield/PDL Ha Greenfield Site Constraints							На									
Countryside (C	OM2)		✓	SINC				Infras	struct	ure	/ Utilities		Othe	r (details t	pelow)	✓
Local Gap (E3)				SSSI			~	Land	Own	ers	hip		New Forest SPA Zone			9
Conservation A	vrea (E	9)	~	SPA/S	AC/F	Ramsar		Covenants/Tenants			1 1	Mottisfont Bats S Foraging Buffer			SAC	
Listed Building	(E9)			AONB	(E2)			Access/Ransom Strips				Mineral Consul				
Historic Park &	Garde	en (E9)		Ancier	nt Wo	odland		Contaminated Land				Floo	d Alert Are	as		
Public Open Sp	bace (L	.HW1)		TPO			✓	Pollution (E8)								
Employment La	and (LE	E10)		Flood	Risk	Zone		Mine	ral Sa	afeg	guarding					

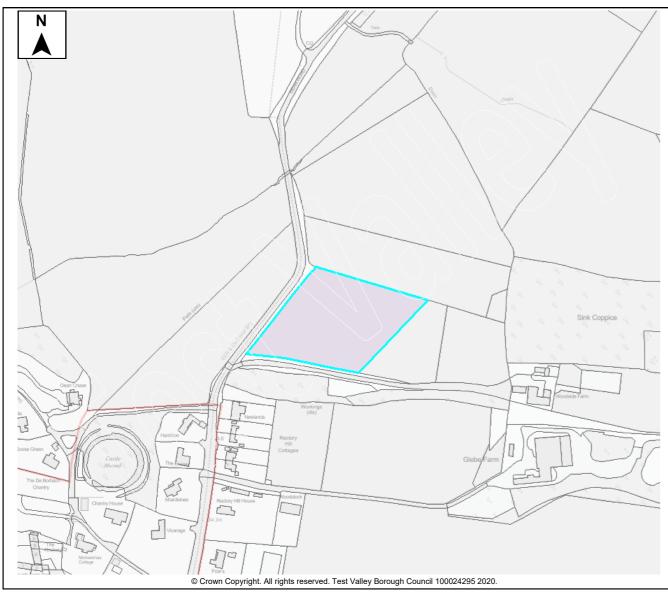
Summary

nitted /)	The site is available and promoted for development by the land owner, but to date has had no interest from developers.
10	The site is located outside of the settlement
25	boundary of the TVBC Revised Local Plan DPD. The site is adjacent to the village of West
11	Tytherley which is identified as a Rural Village in
	the Local Plan Settlement Hierarchy.
	Rural Villages do not contain the range and number of facilities and services or have the same accessibility as larger settlements.
46	
al Plan e sites.	

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





Pro	nosed	Deve	lopment
	poood		

Availability	
Promoted by land owner	✓
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	✓
No developer interest	
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
No	\checkmark

Residential	✓	10	Dwellings	Phasing if per	ərmitt	
Employment			Floor Space (m ²)	(Dwellings on	ly)	
Retail			Floor Space (m ²)	Year 1		
Leisure			Floor Space (m ²)	Year 2		
Traveller Site			Pitches	Year 3		
Other		Year 4				
Mixed Use Scl	hen	ne		Year 5		
Residential			Dwellings	Years 6-10		
Employment			Floor Space (m ²)	Years 11-15		
Retail			Floor Space (m ²)	Years 15+		
Leisure		Floor Space (m ²)	Total	1(
Other				Not Known	 ✓ 	

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate sites.

9	Site Details																	
		075	Site Na	ame	Woo	dside	e Farm											
	SHELAA Ref	275	Settler	nen	t Wes	t Dea	an											
F	Parish/Ward	West	West Tytherley							Site Area 1 Ha		Developable Area				1 Ha		
1	Current Land Jse	Grazing							Character of Agricultur					ē				
E	Brownfield/PDL Greenfield 🗸 Comb							ined		Brow	nfie	eld/PDL		На	Greenfiel	b	На	
	Site Constrai	nts																
(Countryside (C	OM2)		✓	SINC				Infrastructure/ Utilities					Other (details below)				
l	_ocal Gap (E3)				SSSI				Land	Owne	ers	hip			isfont Bats ging Buffe		SAC	
0	Conservation A	rea (E	9)		SPA/S	AC/R	amsar	✓	Cove	nants	/Te	enants			Forest SF		;	
l	isted Building	(E9)			AONB	(E2)			Acce	ss/Ra	inso	om Strips		Villa	ge Design	Statem	ent	
ŀ	Historic Park &	Garde	en (E9)		Ancien	t Woo	odland		Conta	amina	tec	Land						
F	Public Open Sp	Public Open Space (LHW1) TPO				Pollution (E8)												
E	Employment La	and (LE	E10)		Flood F	Risk Z	Zone		Mineral Safeguarding			✓						

Summary

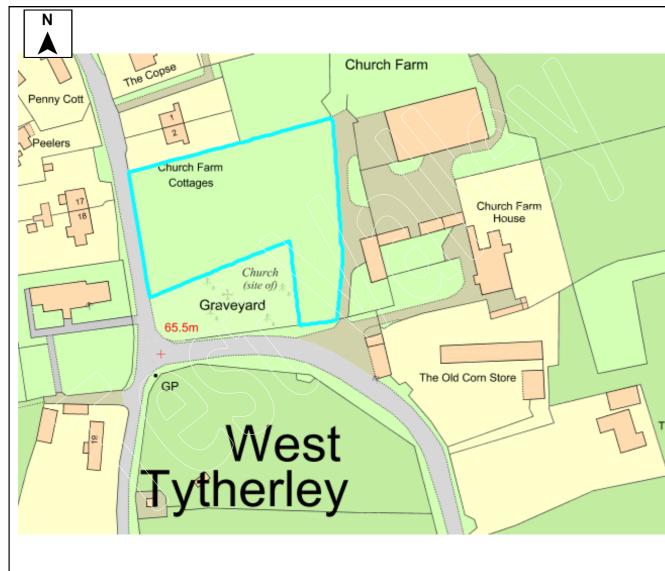
tted	The site is available and promoted for development by the land owner, with interest from a developer.
	The site is located outside of the settlement boundary of the TVBC Revised Local Plan DPD. The closest settlement is the village of West Dean which is identified as Countryside in the Local Plan Settlement Hierarchy.
	Development away from the defined settlements is unlikely to meet all the elements of sustainable development considering access to a range of
0	facilities.
Plan	

		1 Ha	a Dev	velopa		1 Ha				
o ng		Agricult								
wr	nfie	eld/PDL		На	Greenfield	l Ha				

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site does not include any of the features identified in the ecological network.





Site Details																
	400	Site N	ame	Land at	Church L	ane	е									
SHELAA Ref	463	Settler	nent	West Ty	therley											
Parish/Ward	West	Fytherle	эy			S	Site Area 0.43 ha			Develo	opabl	e Area	0.43 ha		а	
Current Land Use	Agricu	ulture					Character of Residential, eo					iastical.				
Brownfield/PDL	ned	d Brownfield/PDL					Greenf	ield	0.43	3 Ha						
Site Constrai	nts															
Countryside (C	OM2)		✓ (SINC			Infrastructure/ Utili			5	Other (deta			ils below)		
Local Gap (E3)				SSSI			Land Ownership					site ma				
Conservation A	vrea (E	9)	√ :	SPA/SAC/I	Ramsar		Covenar	nts/Te	enants		inclu	ng of lis Iding the	e adja	cent	5,	
Listed Building	(E9)		1	AONB (E2))		Access/I	Rans	om Strip	S	chur	ch and o	churc	hyard.		
Historic Park &	Garde	n (E9)	1	Ancient Wo	oodland		Contaminated Land									
Public Open Space (LHW1)				ТРО			Pollution (E8)									
Employment Land (LE10)				Flood Risk	Zone		Mineral Safeguarding									

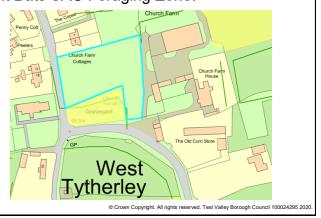
© Crown Copyright. All rights reserved. Test Valley Borough Council 100024295 2020.

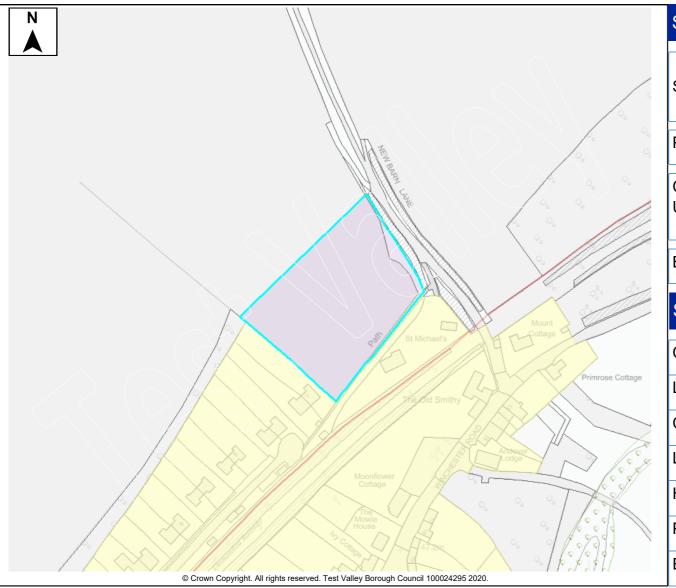
Proposed Development

Availability	Residential	√ 13	Dwellings	Phasing if per	mitted	The site is promoted for residential development	Hbic Local Ecological Network			
Promoted by land owner 🗸	Employment		Floor Space (m ²)	(Dwellings onl	y)	by the land owner. Interest from developers is	An ecological network is a group			
Site Available Immediately	Retail		Floor Space (m ²)	Year 1		not identified at this stage	patches that species can move e			
Site Currently Unavailable	Leisure		Floor Space (m ²)	Year 2		The site is in the countryside, as defined in the	maintaining ecological function a			
Achievability/Developer Interest	Traveller Site		Pitches	Year 3	13	TVBC Revised Local Plan DPD. The site is wholly within a conservation area and there are	biodiversity. The site adjoins a L Network Opportunity Area (yellow			
Promoted by developer	Other			Year 4		listed buildings neighbouring the site.	hedgerow (green line) and is with			
Developer interest		<u> </u>		Year 5			tisfont Bats SAC Foraging Zone.			
· · · · · · · · · · · · · · · · · · ·	Mixed Use Sc	neme		Years 6-10			Church Earm			
No developer interest	Residential		Dwellings	Years 11-15			Penny Cot			
Deliverability	Employment	Employment		Years 15+			Cottages			
Could commence in 5yrs	Retail		Floor Space (m ²)							
Unlikely to commence in 5yrs	Leisure		Floor Space (m ²)	Total			Graveyard			
	Other			Not Known						
Possible self build plot provision							The Out C			
Yes 🗸	This document f	forms part	of the evidence base	e for the New Loc	al Plan		Tytherley			
No	DPD. It provides	informatio	on on available land,	it <u>does</u> <u>not</u> alloca	te sites.		© Crown Copyright. All rights reserve			

Summary

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. The site adjoins a Local Ecologic Network Opportunity Area (yellow), contains hedgerow (green line) and is within the Mottisfont Bats SAC Foraging Zone.





Availability	
Promoted by land owner	\checkmark
Site Available Immediately	✓
Site Currently Unavailable	
Achievability/Developer Intere	st
Promoted by developer	
Developer interest	
No developer interest	✓
Deliverability	
Could commence in 5yrs	
Unlikely to commence in 5yrs	✓
Possible self build plot provision	on
Yes	
103	
No	✓

Residential	✓	8	Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Traveller Site			Pitches
Other			
Mixed Use Sch	nen	ne	
Residential			Dwellings
Employment			Floor Space (m ²)
Retail			Floor Space (m ²)
Leisure			Floor Space (m ²)
Other			·

This document forms part of the evidence base for the New Local DPD. It provides information on available land, it does not allocate

Site Details																	
		Site N	ame	Land	d at E	Beech G	Grov	е									
SHELAA Ref	336	Settler	men	t Whe	rwel	I											
Parish/Ward	When	well						Site Area 0.52 Ha			Developable Area				0.5	2 Ha	
Current Land Use	Arable	rable field cropping							Character of Agricultur Surrounding				ral and residential				
Brownfield/PDL Greenfield 🗸 Combin							inec	Brownfield/PDL				Ha Greenfield				На	
Site Constrai	nts																
Countryside (C	OM2)		✓	SINC			✓	Infrast	ructu	re/	Utilities		Othe	er (details	belo	ow)	
Local Gap (E3)				SSSI				Land C	Dwne	ersł	nip						
Conservation A	rea (E	9)		SPA/S/	AC/F	Ramsar		Coven	ants/	Те	nants						
Listed Building	(E9)			AONB	(E2))		Acces	s/Rar	ารด	om Strips	✓					
Historic Park &	Garde	en (E9)		Ancien	t Wo	odland		Contai	minat	ted	Land						
Public Open Sp	bace (L	.HW1)		TPO				Pollution (E8)									
Employment La	and (LE	E10)		Flood F	Risk	Zone		Minera	al Saf	eg	uarding						

Summary

Phasing if perr (Dwellings only		The site is available and promoted for development by the land owner, but to date has	
Year 1		had no interest from developers.	
Year 2	8	The site is located outside of the settlement	
Year 3		boundary of the TVBC Revised Local Plan DPD.	
Year 4		The site is adjacent to the village of Wherwell which is identified as a Rural Village in the Local	
Year 5		Plan Settlement Hierarchy.	
Years 6-10		Rural Villages do not contain the range and	
Years 11-15		number of facilities and services or have the	
Years 15+		same accessibility as larger settlements.	
Total	8		
Not Known			
or the New Loca <u>does</u> <u>not</u> allocat			

Hbic Local Ecological Network

An ecological network is a group of habitat patches that species can move easily between, maintaining ecological function and conserving biodiversity. This site includes some Core Non-Statutory Areas containing "Ancient Woodlands" "All Local Wildlife Sites (SINCs)" or "Priority Habitats"

