

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/011b"/>	Site Area (Ha):	<input type="text" value="8.23"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Former Baxi Site (employment)"/>		Initial Source of Supply:	<input type="text" value="Allocation"/>	
Street:	<input type="text" value="Wyre Street, Padiham"/>		Sub Sources:	<input type="text" value="Saved LP"/>	
Location:	<input type="text" value="Padiham"/>		Extant Planning Permission?	<input type="text" value="No"/>	
Ward:	<input type="text" value="Gawthorpe/Whittlefield and Igthenhill"/>		Allocation in Saved Local Plan:	<input type="text" value="Employment"/>	
Parish:	<input type="text" value="Padiham/Igthenhill"/>				

Density and Yield

Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Theoretic Yield at Standard Density:	<input type="text" value="32900"/>
Anticipated Yield (m2 or number of dwellings):	<input type="text" value="32900"/>

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Employment"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land:	<input type="text" value="N/A"/>

Landscape/Topography:	<input type="text" value="Flat site with hardstanding and large redundant factory on site comprising of a number of buildings of 1-3 storeys. River Calder to the south of the site, residential properties"/>
Visual Prominence:	<input type="text" value="Mainly local prominence, particularly from surrounding residential properties and Gawthorpe Hall. Site sits adjacent to the River Calder"/>

Contaminated Land Register:

Contamination Comments:

Flood Zone:

Flood Risk Issues:

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment:

400m of a bus stop?

800m of a train station?

30 minutes public transport time of key borough services?

8km cycling distance of key borough services?

400m of a defined on or off-road cycle route:

Within 1200m of a primary school, GP, shop, community facility?

Achievability

Likely marketability of site:	<input type="text" value="Poor access, size of the unit & it will not split well"/>
Local Housing/Commercial market/demand:	<input type="text" value="Weak"/>
Established Residential/Commercial Area?:	<input type="text" value="Mixed"/>
Likely viability of site:	<input type="text" value="Not viable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/evidence of landowner intentions:	<input type="text" value="Land owner application submitted for residential APP/2014/0042"/>
Estimated number of Landowners:	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Not known"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	HEL/051b	Site Area (Ha):	0.36	Category:	Employment	Density and Yield
Site Name:	Hull Street	Initial Source of Supply:	Desktop	Standard Density:	40% of total plot - Employment	
Street:	Hull Street	Sub Sources	BBC	Theoretic Yield at Standard Density	1440	
Location:	Burnley	Extant Planning Permission?	No	Anticipated Yield (m2 or number of dwellings):	0	
Ward:	Bank Hall	Allocation in Saved Local Plan:	Protected Open Space			
Parish:						

Suitability

Site Location:	Within urban boundary
Current Land Use:	Public open space
Green Belt:	No
Greenfield/Brownfield:	Brownfield/Greenfield
BMV Agricultural Land	N/A

Landscape/ Topography: **Mixed use area. The site is grassed open space with a few trees. Central part of site is a flat sunken grassed area.**

Visual Prominence: **Locally prominent site. To north a smart-looking car park and residential properties. To south a smaller grassed area**

Contaminated Land Register: **No**

Contamination Comments: **Sites of Potential Concern opposite site on Plumbe Street. (Tannery; timber; unknown)**

Flood Zone: **2&3**

Flood Risk Issues: **Adjacent River Calder. Flood Map for Surface Water - most of site low annual probability with high and medium probability between two parts of the site.**

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?: **No**

Within or adj to an SSSI, SAC, SPA, NNR?: **No**

Within or adj to a Biological Heritage Site, LNR: **No**

Nature Conservation Comment

400m of a bus stop?	Yes
800m of a train station?	No
30 minutes public transport time of key borough services?	Yes
8km cycling distance of key borough services?	Yes
400m of a defined on or off-road cycle route:	Yes
Within 1200m of a primary school, GP, shop, community facility?	Yes

Achievability

Likely marketability of site:	Flood risk mitigation costs and demand issues in the locality could affect
Local Housing/Commercial market/demand:	Weak
Established Residential/Commercial Area?:	Mixed
Likely viability of site:	Not viable

Availability

Ownership:	Council (BBC)
Ownership notes/ evidence of landowner intentions:	The Council is actively looking to dispose of sites to stimulate the housing market.
Estimated number of Landowners	2
Tenancies or restrictive covenants:	Not known

Comments: **Mixed use area close to town centre. To north of site is car park in private ownership. To south (south of Richard Street) is attractive open space in Flood Zone 3 - not included.**

In Flood Zone 2 with small area in FZ3. The site is listed in GSS 2015 (Plumbe Street Grass Area AGS).

Site not considered viable by the Panel.

Conclusion

Include/Exclude:	Include
Availability Conclusion:	Available
Suitability Conclusion:	Not Suitable
Achievability Conclusion:	Not Achievable
Developable:	No

Local Plan

In Issues and Options LP:	No
In Preferred Options LP:	No
In Proposed Submission LP:	No
Developable but less than 0.4 ha:	N/A

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/055"/>	Site Area (Ha):	<input type="text" value="2.99"/>	Category:	<input type="text" value="Employment"/>	Density and Yield	
Site Name:	<input type="text" value="Lambert Howarth"/>	Initial Source of Supply:	<input type="text" value="Allocation"/>	Standard Density:	<input type="text" value="40% of total plot - Employment"/>		
Street:	<input type="text" value="Finsley Gate"/>	Sub Sources	<input type="text" value="Saved LP"/>	Theoretic Yield at Standard Density	<input type="text" value="11960"/>		
Location:	<input type="text" value="Burnley"/>	Extant Planning Permission?	<input type="text" value="Yes"/>	Anticipated Yield (m2 or number of dwellings):	<input type="text" value="11960"/>		
Ward:	<input type="text" value="Rosehill with Burnley Wood"/>	Allocation in Saved Local Plan:	<input type="text" value="Mixed Use"/>				
Parish:	<input type="text"/>						

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Other"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>

Landscape/Topography:

Visual Prominence:

Contaminated Land Register:

Contamination Comments:

Flood Zone:

Flood Risk Issues:

Heritage Asset Comment:

- Listed Building
- Conservation Area
- Ancient Monument
- Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment:

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Good canalside location, Conservation Area and close to Burnley Manchester Road"/>
Local Housing/Commercial market/demand:	<input type="text" value="Weak"/>
Established Residential/Commercial Area?:	<input type="text" value="Mainly residential/retail"/>
Likely viability of site:	<input type="text" value="Viable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/evidence of landowner intentions:	<input type="text" value="Planning application submitted"/>
Estimated number of Landowners:	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="Yes IO"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref: Site Area (Ha): Category:

Site Name: Initial Source of Supply:

Street:

Location: Sub Sources:

Ward: Extant Planning Permission?:

Parish: Allocation in Saved Local Plan:

Density and Yield

Standard Density:

Theoretic Yield at Standard Density:

Anticipated Yield (m2 or number of dwellings):

Suitability

Site Location:

Current Land Use:

Green Belt:

Greenfield/Brownfield:

BMV Agricultural Land:

Landscape/Topography:

Visual Prominence:

Contaminated Land Register:

Contamination Comments:

Flood Zone:

Flood Risk Issues:

Heritage Asset Comment:

Listed Building

Conservation Area

Ancient Monument

Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment:

400m of a bus stop?

800m of a train station?

30 minutes public transport time of key borough services?

8km cycling distance of key borough services?

400m of a defined on or off-road cycle route:

Within 1200m of a primary school, GP, shop, community facility?

Achievability

Likely marketability of site:

Local Housing/Commercial market/demand:

Established Residential/Commercial Area?:

Likely viability of site:

Availability

Ownership:

Ownership notes/evidence of landowner intentions:

Estimated number of Landowners:

Tenancies or restrictive covenants:

Comments:

Conclusion

Include/Exclude:

Availability Conclusion:

Suitability Conclusion:

Achievability Conclusion:

Developable:

Local Plan

In Issues and Options LP:

In Preferred Options LP:

In Proposed Submission LP:

Developable but less than 0.4 ha:

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/124c"/>	Site Area (Ha):	<input type="text" value="0.3"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Venice St/ Hargher St Car Park"/>		Initial Source of Supply:	<input type="text" value="Desktop"/>	
Street:	<input type="text" value="Hargher Street"/>		Sub Sources	<input type="text" value="UCS"/>	
Location:	<input type="text" value="Burnley"/>		Extant Planning Permission?	<input type="text" value="No"/>	
Ward:	<input type="text" value="Trinity"/>		Allocation in Saved Local Plan:	<input type="text"/>	
Parish:	<input type="text"/>				

Density and Yield

Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Theoretic Yield at Standard Density	<input type="text" value="1200"/>
Anticipated Yield (m2 or number of dwellings):	<input type="text" value="0"/>

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Other"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="The site is currently a tarmaced car park with a flat gradient."/>
Visual Prominence:	<input type="text" value="Prominent site within this neighbourhood. To the south are new build residential properties, to the north recreational"/>
Contaminated Land Register:	<input type="text" value="No"/>
Contamination Comments:	<input type="text" value="None"/>
Flood Zone:	<input type="text" value="1"/>

Flood Risk Issues:

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="No"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Low. Predominantly residential area. Poor site prominence as no main road"/>
Local Housing/Commercial market/demand:	<input type="text" value="Weak"/>
Established Residential/ Commercial Area?:	<input type="text" value="Residential"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Council (BBC)"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="The Council is actively looking to dispose of sites to stimulate the housing market"/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Available"/>
Suitability Conclusion:	<input type="text" value="Not Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/125b"/>	Site Area (Ha):	<input type="text" value="1.18"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Perseverance Mill"/>		Initial Source of Supply:	<input type="text" value="Desktop"/>	
Street:	<input type="text" value="Brook Street"/>		Sub Sources	<input type="text" value="AAP Sites"/>	
Location:	<input type="text" value="Padiham"/>		Extant Planning Permission?	<input type="text" value="No"/>	
Ward:	<input type="text" value="Gawthorpe"/>		Allocation in Saved Local Plan:	<input type="text" value="H9 Regenerating urban areas"/>	
Parish:	<input type="text" value="Padiham"/>				

Density and Yield

Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Theoretic Yield at Standard Density	<input type="text" value="4720"/>
Anticipated Yield (m2 or number of dwellings):	<input type="text" value="4720"/>

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Employment"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="Grade 3a"/>
Landscape/Topography	<input type="text" value="Mill has recently been cleared, remaining rubble still on site. It is a relatively flat site within a densely built up area with residential properties surrounding on all sides."/>
Visual Prominence:	<input type="text" value="High local prominence - Situated on a through-route and over-looked by rears of many residential properties."/>
Contaminated Land Register:	<input type="text" value="Site of Potential Concern"/>
Contamination Comments:	<input type="text" value="Textile and dye works"/>
Flood Zone:	<input type="text" value="2&3"/>

Flood Risk Issues:

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="No"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Challenging - esp flood risk mitigation costs"/>
Local Housing/Commercial market/demand:	<input type="text" value="Fair"/>
Established Residential/Commercial Area?:	<input type="text" value="Yes"/>
Likely viability of site:	<input type="text" value="Viable with some assistance/interven"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/evidence of landowner intentions:	<input type="text" value="Site being prepared for redevelopment, however clearance of the site has stalled."/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/132b"/>	Site Area (Ha):	<input type="text" value="0.24"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Stockbridge Mill"/>	Initial Source of Supply:	<input type="text" value="Planning Permission"/>		
Street:	<input type="text" value="Green Lane"/>	Sub Sources	<input type="text" value="Extant PP"/>		
Location:	<input type="text" value="Padiham"/>	Extant Planning Permission?	<input type="text" value="No"/>	Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Ward:	<input type="text" value="Gawthorpe"/>	Allocation in Saved Local Plan:	<input type="text" value="Economic Improvement Area"/>		
Parish:	<input type="text" value="Padiham"/>			Theoretic Yield at Standard Density	<input type="text" value="960"/>
				Anticipated Yield (m2 or number of dwellings):	<input type="text" value="960"/>

Density and Yield

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Employment"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="Flat site with an existing mill fronting Green Lane. The remainder of the site is a demolished weaving shed. Surrounding the site are mainly residential properties."/>
Visual Prominence:	<input type="text" value="Local prominence only with residential properties to the east. Smaller business units to north, west and south."/>
Contaminated Land Register:	<input type="text" value="Site of Potential Concern"/>
Contamination Comments:	<input type="text" value="Textile works and dye works"/>
Flood Zone:	<input type="text" value="2"/>

Flood Risk Issues:

Adjacent Green Brook (Main river). Whole of site within Flood Zone 2. Flood Map for Surface Water - High, medium and low annual probability covering site.

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

Adjacent Green Brook (main river).

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="No"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Low"/>
Local Housing/Commercial market/demand:	<input type="text" value="Fair"/>
Established Residential/ Commercial Area?:	<input type="text" value="Mixed"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="Planning permission was secured for redevelopment in 2008. Now expired."/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Not known"/>

Comments:

Not considered achievable due to unviability.

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/176"/>	Site Area (Ha):	<input type="text" value="0.99"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="EW1/10 - Plumbe Street"/>		Initial Source of Supply:	<input type="text" value="Allocation"/>	
Street:	<input type="text" value="Plumbe Street"/>		Sub Sources	<input type="text" value="Saved LP"/>	
Location:	<input type="text" value="Burnley"/>		Extant Planning Permission?	<input type="text" value="No"/>	
Ward:	<input type="text" value="Rosehill with Burnley Wood"/>		Allocation in Saved Local Plan:	<input type="text" value="Employment"/>	
Parish:	<input type="text"/>				

Density and Yield

Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Theoretic Yield at Standard Density	<input type="text" value="3975"/>
Anticipated Yield (m2 or number of dwellings):	<input type="text" value="3975"/>

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Employment"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/Topography	<input type="text" value="Existing building on northern-most part of site. The remaining site has had earthworks resulting in differing levels across the site and rubble piles. The site is adjacent"/>
Visual Prominence:	<input type="text" value="Locally prominent to residential properties adjacent and set below the Leeds & Liverpool canal."/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>

Flood Risk Issues:

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Unlikely. Clearance of existing units may be necessary"/>
Local Housing/Commercial market/demand:	<input type="text" value="Weak"/>
Established Residential/Commercial Area?:	<input type="text" value="Mixed"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Council (BBC)"/>
Ownership notes/evidence of landowner intentions:	<input type="text"/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Leasehold"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/192"/>	Site Area (Ha):	<input type="text" value="2.06"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Peel Mill (employment)"/>			Initial Source of Supply:	<input type="text" value="Planning Permission"/>
Street:	<input type="text" value="Gannow Lane"/>			Sub Sources	<input type="text" value="Extant PP"/>
Location:	<input type="text" value="Burnley"/>			Extant Planning Permission?	<input type="text" value="Yes"/>
Ward:	<input type="text" value="Rosegrove with Lowerhouse"/>			Allocation in Saved Local Plan:	<input type="text" value="Urban area"/>
Parish:	<input type="text"/>				

Density and Yield

Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Theoretic Yield at Standard Density	<input type="text" value="8240"/>
Anticipated Yield (m2 or number of dwellings):	<input type="text" value="2250"/>

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Other"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="Previous mill site which is now flat and cleared. New houses are currently under construction on site."/>
Visual Prominence:	<input type="text" value="Low as set lower than motorway and behind residential properties"/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>

Flood Risk Issues:

Adjacent Leeds Liverpool Canal. Flood Map for Surface Water - Areas of high medium and low annual probability on site.

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

Adjacent Canal and M65 corridors. Adjoins National Priority Habitat (Deciduous woodland). Trees on site.

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Yes. Proximity to residential development north of site"/>
Local Housing/Commercial market/demand:	<input type="text" value="Fair"/>
Established Residential/ Commercial Area?:	<input type="text" value="Mixed"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="Planning application for residential use submitted and approved"/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Not known"/>

Comments:

Employment use on the site is considered unviable. The site was previously considered for housing and employment mixed use development but was not considered developable for employment as not available for that use- planning permission for housing granted and under construction 2016/17). See HS1/13.

LCC Highways: (Comments made on previous planning app) Concern about driver visibility/sight lines at the junction of Smallshaw Lane and Gannow Lane including the effect of kerbside parking - A condition was recommended to resolve the matter.

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="Yes IO"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/206"/>	Site Area (Ha):	<input type="text" value="0.9"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Vulcan Works"/>	Initial Source of Supply:	<input type="text" value="IO Omission site"/>		
Street:	<input type="text" value="Accrington Rd"/>	Sub Sources	<input type="text"/>		
Location:	<input type="text" value="Burnley"/>	Extant Planning Permission?	<input type="text" value="No"/>	Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Ward:	<input type="text" value="Rosegrove with Lowerhouse"/>	Allocation in Saved Local Plan:	<input type="text" value="Major Open Areas"/>		
Parish:	<input type="text"/>			Theoretic Yield at Standard Density	<input type="text" value="3600"/>
				Anticipated Yield (m2 or number of dwellings):	<input type="text" value="0"/>

Density and Yield

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Woodland"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield/Greenfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="Heavily wooded, steep banked site adjacent to Accrington Road, railway line and Leeds & Liverpool canal."/>
Visual Prominence:	<input type="text" value="Located on Accrington Rd - main road into Burnley town centre and elevated from road."/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>

Flood Risk Issues:

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Ye"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="No"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Yes"/>
Local Housing/Commercial market/demand:	<input type="text" value="Fair"/>
Established Residential/ Commercial Area?:	<input type="text" value="Yes"/>
Likely viability of site:	<input type="text" value="Viable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="Put forward by landowner for employment use during consultation on I&O Additional Sites"/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Not known"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Available"/>
Suitability Conclusion:	<input type="text" value="Not Suitable"/>
Achievability Conclusion:	<input type="text" value="Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/219"/>	Site Area (Ha):	<input type="text" value="0.04"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Former Invigor 8"/>		Initial Source of Supply:	<input type="text" value="Desktop"/>	
Street:	<input type="text" value="Parker Lane"/>		Sub Sources	<input type="text"/>	
Location:	<input type="text" value="Burnley"/>		Extant Planning Permission?	<input type="text" value="No"/>	
Ward:	<input type="text" value="Daneshouse with Stoneyholme"/>		Allocation in Saved Local Plan:	<input type="text" value="Urban area"/>	
Parish:	<input type="text"/>				

Density and Yield

Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Theoretic Yield at Standard Density	<input type="text" value="664"/>
Anticipated Yield (m2 or number of dwellings):	<input type="text" value="664"/>

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Leisure"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="Existing developed site which used to be a former gym. Surrounded by existing buildings within Burnley town centre."/>
Visual Prominence:	<input type="text" value="Low, within the town centre but not on a main throughroute"/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>

Flood Risk Issues:

Adjacent River Calder open section and culvert opening. Flood Map for Surface Water - Medium annual probability.

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

Adjacent River Calder.

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Yes but no private parking & building in poor condition"/>
Local Housing/Commercial market/demand:	<input type="text" value="Weak"/>
Established Residential/ Commercial Area?:	<input type="text" value="Yes, Burnley town centre"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="On market on Rightmove"/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Not known"/>

Comments:

Not available - planning app: APP/2016/0180 - change of building to health & well being hub.

Not considered viable by viability panel due to weak commercial demand.

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/220"/>	Site Area (Ha):	<input type="text" value="0.41"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Stanhope Street"/>	Initial Source of Supply:	<input type="text" value="Allocation"/>	Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Street:	<input type="text" value="Stanhope Street"/>	Sub Sources:	<input type="text" value="Saved LP"/>	Theoretic Yield at Standard Density:	<input type="text" value="1640"/>
Location:	<input type="text" value="Burnley"/>	Extant Planning Permission?	<input type="text" value="No"/>	Anticipated Yield (m2 or number of dwellings):	<input type="text" value="1640"/>
Ward:	<input type="text" value="Daneshouse with Stoneyholme"/>	Allocation in Saved Local Plan:	<input type="text" value="Employment"/>		
Parish:	<input type="text"/>				

Density and Yield

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Employment"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land:	<input type="text" value="N/A"/>
Landscape/Topography:	<input type="text" value="Partially developed site with a scrap yard to the southern end of the site. Remainder is a vacant site with partially cleared walls and vegetation, including trees on site. Slight"/>
Visual Prominence:	<input type="text" value="High - on proposed key gateway into Burnley town centre and adjacent to UCLan."/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>
Flood Risk Issues:	<input type="text" value="Flood Map for Surface Water - Very low annual probability."/>

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="No - Site assembly issues"/>
Local Housing/Commercial market/demand:	<input type="text" value="Fair"/>
Established Residential/Commercial Area?:	<input type="text" value="Mixed"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Private"/>
Ownership notes/evidence of landowner intentions:	<input type="text" value="Part of site operated as scrap yard"/>
Estimated number of Landowners:	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Not known"/>

Comments:

Not available as part of the site houses a current business, and not considered viable by viability panel.

LCC Highways: Access from Royle Road poor, due to volume of traffic and visibility issues (viaduct) . Access would need to be via Canning Street but egress onto the wider highway network is poor (Royle Rd / Active Way). High volume of pedestrian traffic in the area due to nearby college.No mitigation measures available to mitigate any impact on Royle Rd/Canning St. Measures to improve sustainability (walking, cycling, public transport) would be sought.

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/226"/>	Site Area (Ha):	<input type="text" value="0.08"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Croft Street"/>	Initial Source of Supply:	<input type="text" value="Desktop"/>	Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Street:	<input type="text" value="Croft Street"/>	Sub Sources:	<input type="text" value="Business Registry"/>	Theoretic Yield at Standard Density:	<input type="text" value="1519"/>
Location:	<input type="text" value="Burnley"/>	Extant Planning Permission?	<input type="text" value="No"/>	Anticipated Yield (m2 or number of dwellings):	<input type="text" value="1519"/>
Ward:	<input type="text" value="Daneshouse with Stoneyholme"/>	Allocation in Saved Local Plan:	<input type="text" value="Urban area"/>		
Parish:	<input type="text"/>				

Density and Yield

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Leisure"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="Developed site comprising existing buildings from approx 1960s. Previous use as a nightclub."/>
Visual Prominence:	<input type="text" value="High, adjacent to Burnley bus station and in town centre"/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>
Flood Risk Issues:	<input type="text" value="Flood Map for Surface Water- Very low (less than 0.1%) annual probability."/>

Heritage Asset Comment:	<input type="text" value="Lies on the boundary of Burnley Town Centre CA. Development of this site should ensure that the setting of the adjacent Listed Buildings and the character and appearance of the CA is preserved or enhanced."/>
<input type="checkbox"/> Listed Building <input type="checkbox"/> Conservation Area <input type="checkbox"/> Ancient Monument <input type="checkbox"/> Local List	
TPO on site?:	<input type="text" value="No"/>
Within or adj to an SSSI, SAC, SPA, NNR?:	<input type="text" value="No"/>
Within or adj to a Biological Heritage Site, LNR:	<input type="text" value="No"/>
Nature Conservation Comment	<input type="text" value="Bat survey recommended (BBC Protected Species survey 2013)."/>

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Yes but onerous lease"/>
Local Housing/Commercial market/demand:	<input type="text" value="Weak"/>
Established Residential/ Commercial Area?:	<input type="text" value="Yes, Burnley town centre"/>
Likely viability of site:	<input type="text" value="Unviable"/>

Availability

Ownership:	<input type="text" value="Council (BBC)"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="On market and business registry"/>
Estimated number of Landowners:	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text" value="Long lease"/>

Comments:	<input type="text" value="Site is no longer considered a reasonable alternative because it is not available and is predominantly in retail use and is considered more appropriate to remain in retail and associated uses as it lies within the Primary Shopping Area and is defined as a Secondary Frontage."/>
	<input type="text" value="Considered not viable by Panel due to weak commercial demand. Site better suited to retail/other town centre uses"/>

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Not Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="Yes IO"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>

Burnley SHLAA: Site Information Form

Site Information

SHLAA Ref:	<input type="text" value="HEL/246"/>	Site Area (Ha):	<input type="text" value="0.28"/>	Category:	<input type="text" value="Employment"/>
Site Name:	<input type="text" value="Clock Tower Mill"/>	Initial Source of Supply:	<input type="text" value="Allocation"/>		
Street:	<input type="text" value="Sandygate"/>	Sub Sources	<input type="text" value="Saved LP"/>		
Location:	<input type="text" value="Burnley"/>	Extant Planning Permission?	<input type="text" value="No"/>	Standard Density:	<input type="text" value="40% of total plot - Employment"/>
Ward:	<input type="text" value="Trinity"/>	Allocation in Saved Local Plan:	<input type="text" value="Employment"/>		
Parish:	<input type="text"/>			Theoretic Yield at Standard Density	<input type="text" value="1120"/>
				Anticipated Yield (m2 or number of dwellings):	<input type="text" value="1120"/>

Density and Yield

Suitability

Site Location:	<input type="text" value="Within urban boundary"/>
Current Land Use:	<input type="text" value="Cleared site"/>
Green Belt:	<input type="text" value="No"/>
Greenfield/Brownfield:	<input type="text" value="Brownfield"/>
BMV Agricultural Land	<input type="text" value="N/A"/>
Landscape/ Topography	<input type="text" value="Cleared mill site in Weavers Triangle. Recently cleared of rubble/vegetation with groundworks commenced for new starter homes on site."/>
Visual Prominence:	<input type="text" value="High from canal and Weavers Triangle"/>
Contaminated Land Register:	<input type="text" value="Yes"/>
Contamination Comments:	<input type="text" value="Site of potential concern"/>
Flood Zone:	<input type="text" value="1"/>

Flood Risk Issues:

Heritage Asset Comment:

Listed Building
 Conservation Area
 Ancient Monument
 Local List

TPO on site?:

Within or adj to an SSSI, SAC, SPA, NNR?:

Within or adj to a Biological Heritage Site, LNR:

Nature Conservation Comment

400m of a bus stop?	<input type="text" value="Yes"/>
800m of a train station?	<input type="text" value="Yes"/>
30 minutes public transport time of key borough services?	<input type="text" value="Yes"/>
8km cycling distance of key borough services?	<input type="text" value="Yes"/>
400m of a defined on or off-road cycle route:	<input type="text" value="Yes"/>
Within 1200m of a primary school, GP, shop, community facility?	<input type="text" value="Yes"/>

Achievability

Likely marketability of site:	<input type="text" value="Yes"/>
Local Housing/Commercial market/demand:	<input type="text" value="Strong"/>
Established Residential/ Commercial Area?:	<input type="text" value="Yes"/>
Likely viability of site:	<input type="text" value="Viable"/>

Availability

Ownership:	<input type="text" value="Council (BBC)"/>
Ownership notes/ evidence of landowner intentions:	<input type="text" value="Starter Homes funding granted"/>
Estimated number of Landowners	<input type="text" value="1"/>
Tenancies or restrictive covenants:	<input type="text"/>

Comments:

Conclusion

Include/Exclude:	<input type="text" value="Include"/>
Availability Conclusion:	<input type="text" value="Not Available"/>
Suitability Conclusion:	<input type="text" value="Suitable"/>
Achievability Conclusion:	<input type="text" value="Achievable"/>
Developable:	<input type="text" value="No"/>

Local Plan

In Issues and Options LP:	<input type="text" value="No"/>
In Preferred Options LP:	<input type="text" value="No"/>
In Proposed Submission LP:	<input type="text" value="No"/>
Developable but less than 0.4 ha:	<input type="text" value="N/A"/>