

Site Reference:	191	Site Location:	Henry Street, Whittington Moor
Ward:	Old Whittington	Greenfield /Brownfield:	
Site Size (ha):	0.102	Grid Reference:	SK 36688 73560
Location:	<i>Edge of Settlement</i>	Agricultural Land Use Classification:	Primary - 7 Secondary: N/A 3 = Good-Moderate, 4 = Poor , 7 = Urban Area
Current Land Uses:		Business/ind. Area	
Surrounding Land Use:			

Possible Constraints

Greenbelt:	<i>NO</i>
Steep Slopes:	<i>None</i>
Location of any pylons:	<i>None</i>
Access:	<i>Side Road off Brimington Road North. Easy access to A61 Inner Relief Roundabout</i>
Flood Risk:	<i>None - Flood Zone 1 (July 2008)</i>
Hazardous Risks:	
Pollution:	<i>None known</i>
Possible contamination from past land use:	
Ground conditions:	<i>None known</i>
Accession Composite total:	<i>Within 20 minutes</i>

Environmental Designations

Local Wildlife sites:	<i>None known</i>	Sites of Special Scientific Interest (SSSIs):	<i>None known</i>
Protected Trees:	<i>NONE</i>	Ancient Woodland: Registered	<i>None known</i>
Local Nature Reserves:	<i>None known</i>	Historic Parks and Gardens:	<i>None identified</i>
Listed Buildings:	<i>None identified</i>	Conservation Areas:	<i>None identified</i>

Site identified through Call for Sites?

Density: **30**
Gross to net calculation: **100%**
Potential number of dwellings: **3.06**
Potential number of dwellings (suitable sites):

Potential delivery of dwellings:

*Windfall -
Potential 5 Year Supply -
Potential additions to 5 year supply -
Developable Year 6-10 -
Developable Year 11-15 -
Developable Year 16+ -*

Replacement CBC Local Plan compatibility? Potential number of dwellings (suitable sites and RCBLP compliant)	<i>False</i>
Availability:	<i>Uncertain</i>
Availability Comments:	<i>land owner may be willing to develop</i>
Suitability:	<i>Not suitable</i>
Suitability Comments:	<i>Small site in industrial/business area. Noise issues could make pleasant residential environment hard to create</i>
Deliverability:	<i>Highly unlikely</i>
Deliverability Comments:	<i>unlikely to be a popular site; significant abnormalities , may not be deliverable</i>
Why?	
Conclusion	<i>Unsuitable environment for housing</i>