

WS 75

# St Edmundsbury Local Development Framework

## Site Allocations Development Plan Document

### SITE SUBMISSION FORM



We are currently identifying sites with development potential as part of the Local Development Framework. This form should be completed to suggest sites that you think should be considered by the Council for their availability for development over the next 20 years.

Please return this form and a **map** clearly identifying the boundary of the site by: **Monday 5 January 2009** to:

Planning & Engineering Services  
St Edmundsbury Borough Council  
PO Box 122  
Bury St Edmunds  
IP33 3YS                      Or email it to: LDF@stedsbc.gov.uk

**ALL INFORMATION SUBMITTED WILL BE MADE AVAILABLE FOR PUBLIC INSPECTION AND MAY BE THE SUBJECT OF PUBLIC CONSULTATION AS PART OF THE LDF PROCESS**

#### Guidance

- 1 Please use a separate form for each site and complete the form to the best of your knowledge.
- 2 Do submit sites that:
  - would be available for development or redevelopment in the next 20 years; and
  - are more than 0.2 hectares (0.5 acres).
- 3 Do not submit sites that:
  - already have planning permission for development unless a new and different proposal is likely in the future; and
  - are outside of the St Edmundsbury local authority area.
- 4 Details of existing constraints can be obtained from a number of sources.
  - Information on floodplains can be found at [www.environment-agency.gov.uk](http://www.environment-agency.gov.uk)
  - Information on nature designations can be found at [www.natureonthemap.org.uk](http://www.natureonthemap.org.uk)
  - Details of special landscape areas and conservation areas can be obtained from the existing replacement Local Plan at [www.stedmundsbury.gov.uk](http://www.stedmundsbury.gov.uk)

#### Site Plan

This form should be accompanied by a site plan on a recognised Ordnance Survey base. The site plan should clearly illustrate the following information:

- The exact boundary details (**coloured red**) of the site that you would like considered
- Potential access points (*vehicular and non-vehicular*)
- Those areas identified as brownfield (**shaded blue**) and/or greenfield land (**shaded green**)

**1. CONTACT DETAILS**

Your name

Organisation **Denham Vicarage Farm Partnership**

Address **c/o agent**

Postcode

Telephone

Email address

Your agents (if applicable) **Mark Hodgson**

Organisation **Savills**

Address **Unex House, 132-134 Hills Road, Cambridge**

Postcode **CB2 8PA**

Telephone **01223 347000**

Email address **mhodgson@savills.com**

Site Owner **Denham Vicarage Farm Partnership**

Address

Postcode

**Please indicate if you have the consent of the landowner to promote this site for inclusion in the Local Development Framework: Yes**

## 2. SITE DETAILS

Site name .....

Location Land southwest of Barrow

Total Area 2 (ha)

Of which ..... (ha) is on brownfield land

Of which 2 (ha) is on greenfield land

Ordnance Survey Grid Reference .....

Current use(s) (please specify last use if vacant)

Agriculture

Suggested uses

**Residential**

## 3. DEVELOPMENT CONSTRAINTS

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

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

How close is the nearest bus stop?	400 metres Bus service numbers 311,312
How close is the nearest primary school?	1,100 metres
How close is the nearest shop that will provide day-to-day food needs?	400 metres
How close is the nearest doctor's surgery?	0.4 kilometres

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

**No constraints**

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

**Barrow is identified in the Core Strategy as a Key Service Centre where further development is acceptable dependent on its scale and effect on the settlement.**

**Further development in this location would help contribute towards sustainable objectives as set out in the sustainability appraisal.**

**Barrow has a number of services and facilities which means day to day needs can be satisfied locally without the use of private cars.**

#### 4. OTHER INFORMATION

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

**No**

Level of developer interest, if known:

Low

Medium

High

Likely time frame for development:

0-5 years ✓

6-10 years

10-15 years

Beyond 15 years

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

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### SITE SUBMISSION SUSTAINABILITY APPRAISAL




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

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

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**KEY**

-  Site area
-  Potential point of access
-  Residential



Savills plc. No dimensions are to be scaled from this drawing, all dimensions to be checked on site. All measurements for indicative purposes only.

date	January 2009
scale	1:2500
reference	CAPL/SPEC/001

planning & Regeneration

**savills**

Unex House  
132-134 Hills Road  
Cambridge  
CB2 2PA  
Tel: 01223 347000  
Fax: 01223 347111