St Edmundsbury Local Development Framework

<u>Site Allocations Development Plan Document</u>

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: **Friday 9 May 2008** to:

Planning & Engineering Services
St Edmundsbury Borough Council
PO Box 122
Bury St Edmunds
IP33 3YS
Or email it to:

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

- 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;
 - 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 <u>www.environment-agency.gov.uk</u>
 - Information on nature designations can be found at 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

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	n Pigeon Holdings Ltd			,
Address	c/o agent			
- -				
		Postcode		ŗ
Telephone				
Email addre	ss			
	· · · · · · · · · · · · · · · · · · ·			
Your agents	(if applicable) Mark Hodgson			
Organisation	n Savills			
Address	Unex House, 132-134 Hills Road, Cambridge			
		Books als	CD0 0D4	
		Postcode 	CB2 8PA	
Telephone	01223 347000			
Email addre	ss mhodgson@savills.com			
				,
Site Owner				
Address				
		Postcode		

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

Yes/No

2. SITE DETAILS

Site name	Land east of Rougham Hill
Location	Land east of Rougham Hill
Total Area	17.5 (ha)
	Of which (ha) is on brownfield land
	Of which 17.5 (ha) is on greenfield land
Ordnance Su	rvey Grid Reference
Current use(s	s) (please specify last use if vacant
Agricultural	
Suggested us	ses
	orting Centre

3. DEVELOPMENT CONSTRAINTS

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

Constraint	Yes/No	Comments
Flood Plain	Part	A small portion of the northern part of the site is within the extreme floodplain (1 in 1000)
Nature designation	No	
Land contamination	No	
Conservation Area	ЙО	
Special Landscape Area	No	

		V
	metres	
How close is the nearest bus stop?	Bus service numbers	.,
How close is the nearest primary		
school?	metres	
How close is the nearest shop that will		
provide day-to-day food needs?	metres	
How close is the nearest doctor's		
surgery?	kilometres	

No constrain	ıts			
	,	1. Page 18 19 19 19 19 19 19 19 19 19 19 19 19 19		
olanning polic	cies?		current national, regional which is a Key Centre fo	
Developmen	nt and Change and	d a regional sporting	centre would be appro	priate
on this site.	It is accessible to t	he residents of the to	wn and also to the wide	er area
as there is g	ood public transpo	ort accessibility to Bu	ry St Edmunds.	
				,
OTHER INFOR	MATION			
Has the viabili	ity of the site been to	ested? If so, please inc	clude details.	
No				1
	loper interest, if knov		Himb	
-OW	Med	ium	High	
ikely time fra	me for developmen	†:		
)-5 years	6-10 years	10-15 years	Beyond 15 years	
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		nue on separate shee tatements or an elec	ets if necessary) Please tronic version.	suppl

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SITE SUBMISSION SUSTAINABILITY APPRAISAL

	\$A Objective	riease inaicale whether your proposal will have a positive or negative contribution towards each objective
	To improve the health of the population overall	Positive
	To maintain and improve levels of education and skills in the population overall	Positive
_	To reduce crime and anti-social activity	Positive
	To reduce poverty and social exclusion	Positive
	To improve access to key services for all sectors of the population	Positive
	To offer everybody the opportunity for rewarding and satisfying employment	Positive
	To meet the housing requirements of the whole community	Neutral
	To improve the quality of where people live and to encourage community participation	Positive
	To improve water and air quality	Neutral
0	To conserve soil resources and quality	Neutral
-	To use water and mineral resources efficiently, and re-use and recycle where possible	Neutral
2	To reduce waste	Neutral

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

Rougham Hill, Bury St Edmunds



