

Appendix 4 - Excluded Sites

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

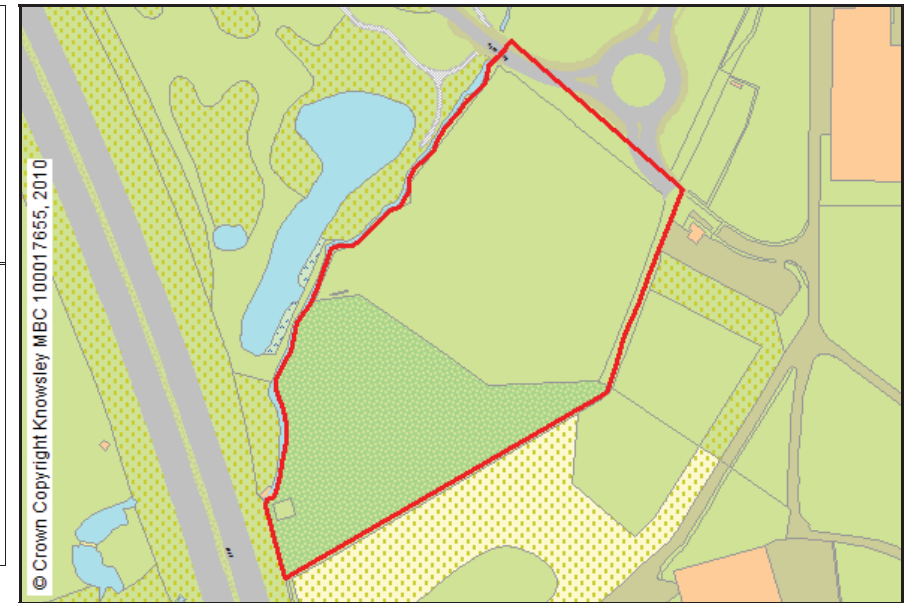
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="50"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="44"/>		



Total Survey Score:
Site Visited:
Keep Site in SHLAA?:

Site Survey Comments: The site falls within the East of Knowsley Industrial and Business Park SUE and therefore the land is earmarked for employment uses to meet Knowsley's future employment needs.

Conclusion: Site is excluded as the location is earmarked for future employment development.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score:

Site Visited:

Keep Site in SHLAA?:



Site Survey Comments:

The site falls within the East of Knowsley Industrial and Business Park SUE and therefore the land is earmarked for employment uses to meet Knowsley's future employment needs.

Conclusion:

Site is excluded as the location is earmarked for future employment development.

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:

SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

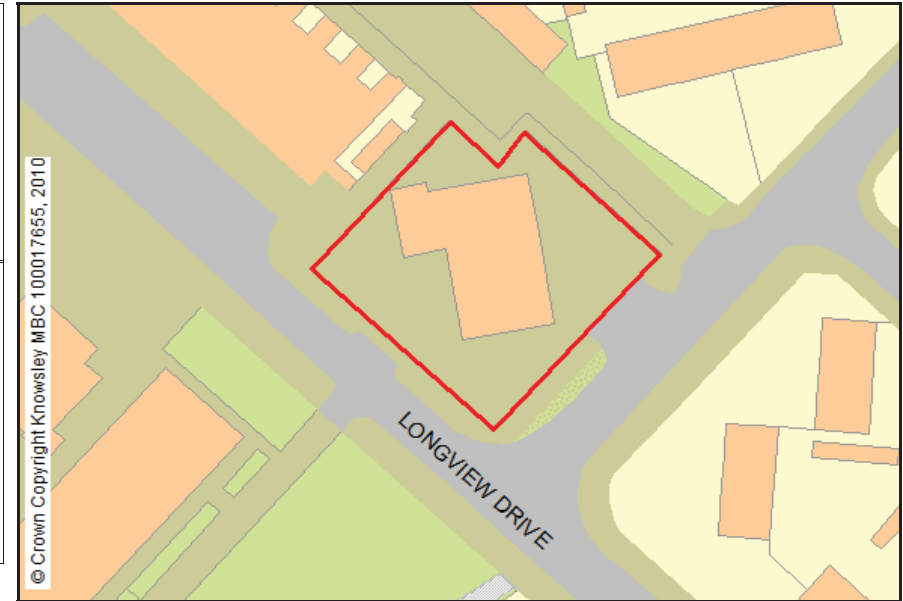
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

The site has a current planning permission therefore is already included within the commitments and allocations section of the SHLAA.

Conclusion:

The site has been excluded to avoid double counting.

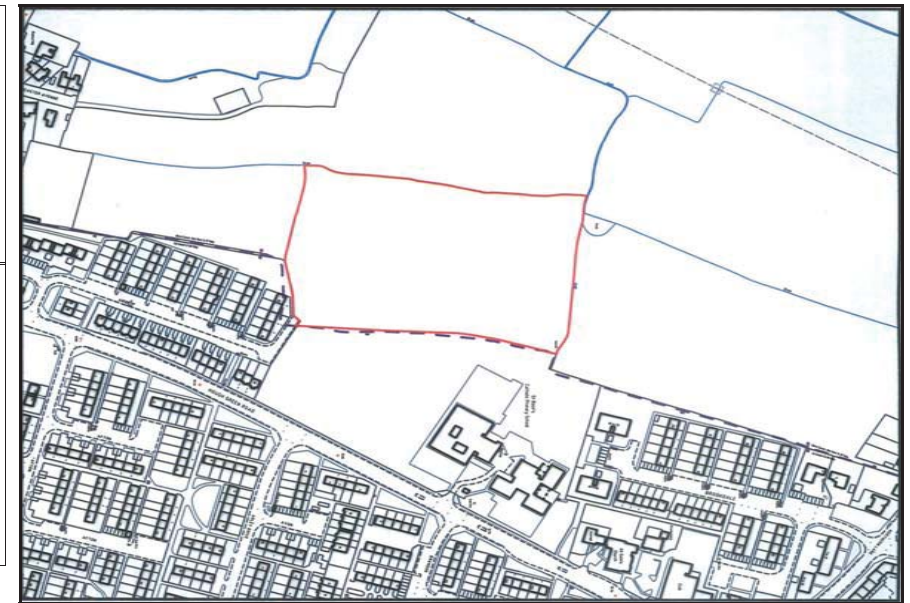
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
 Address:
 Township:
 Existing Use:
 Capacity Source:

Gross Site Area:
 Net Site Area:
 Density:
 Yield:
 Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="0"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="47"/>	Total Survey Score: <input type="text" value="82"/> Site Visited: <input type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

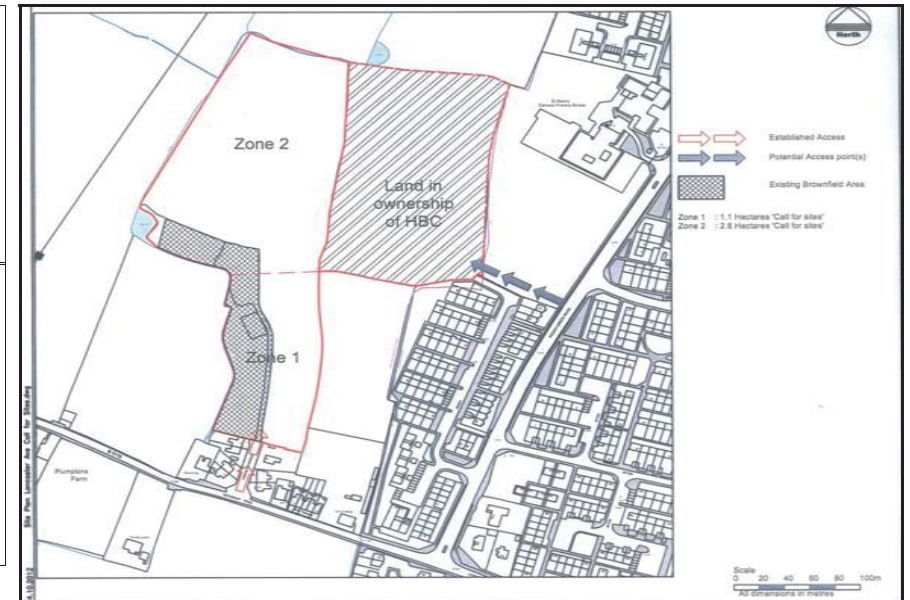
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="0"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="31"/>		



Total Survey Score: Site Visited: Keep Site in SHLAA?:

Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY

Physical Constraints:
Un-Neighbourly Uses:
Contaminated:
Access:
Primary School (600m):
Local Centre (800m):
Health Centre (1000m):
Employment (5000m):
Railway Station (400m):
Bus Stop (200m):
Suitability Score:

AVAILABILITY

Active Use:
Multiple or Difficult Land Ownership:
Owner willing to sell?:
Availability Score:

ACHIEVABILITY

Strong Residential Market?:
Attractive Local Environment:
Abnormal Costs:
New Infrastructure:
Achievability Score:

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

The site is within the Green Belt and therefore not suitable for residential development from a planning policy perspective within the plan period.

Conclusion:

excluded from SHLAA supply due to Green Belt designation.

Strategic Housing Land Availability Assessment - 2016 Update

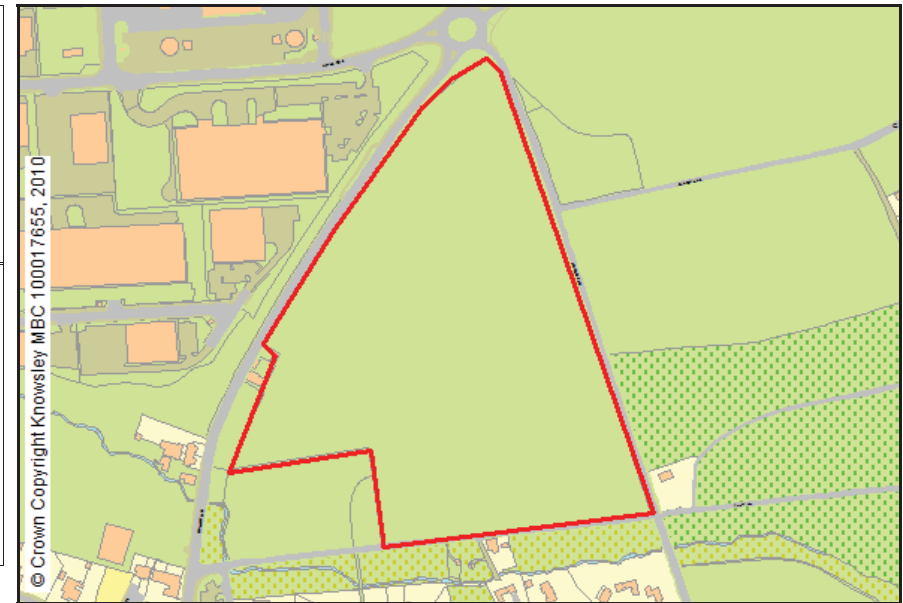


Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="38"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY

Physical Constraints:
Un-Neighbourly Uses:
Contaminated:
Access:
Primary School (600m):
Local Centre (800m):
Health Centre (1000m):
Employment (5000m):
Railway Station (400m):
Bus Stop (200m):
Suitability Score:

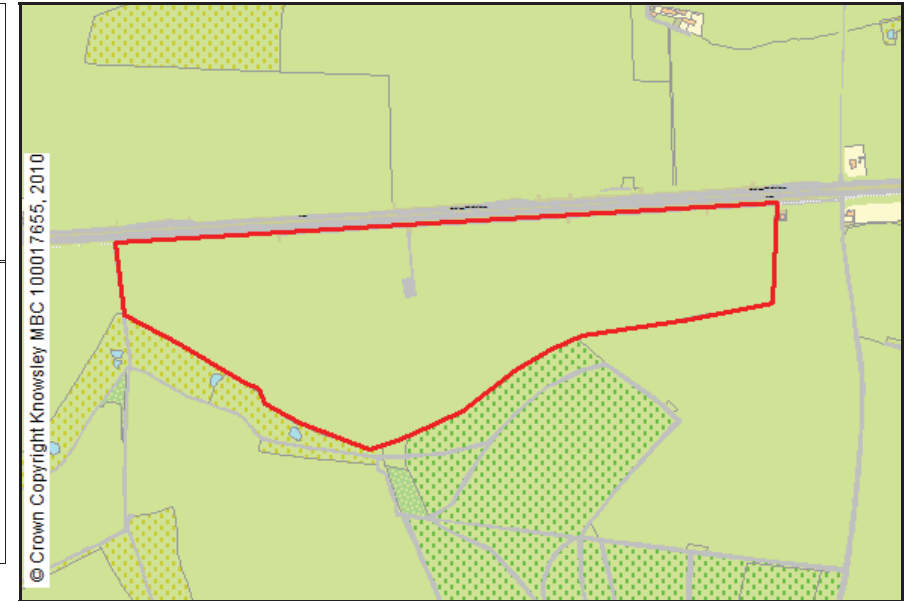
AVAILABILITY

Active Use:
Multiple or Difficult Land Ownership:
Owner willing to sell?:
Availability Score:

ACHIEVABILITY

Strong Residential Market?:
Attractive Local Environment:
Abnormal Costs:
New Infrastructure:
Achievability Score:

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

The site is within the Green Belt and therefore not suitable for residential development from a planning policy perspective within the plan period.

Conclusion:

excluded from SHLAA supply due to Green Belt designation.

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

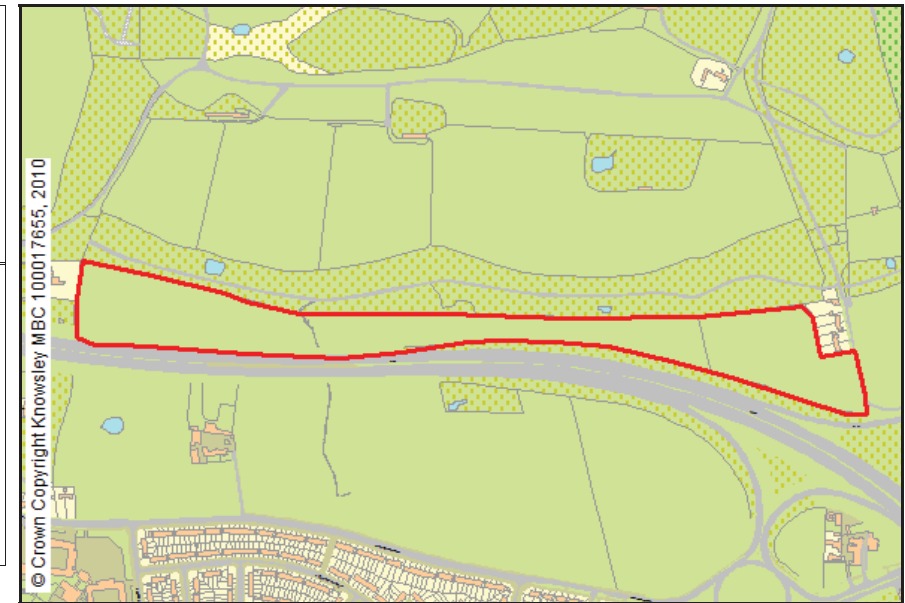
Density:

Yield:

Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="42"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY

Physical Constraints:
Un-Neighbourly Uses:
Contaminated:
Access:
Primary School (600m):
Local Centre (800m):
Health Centre (1000m):
Employment (5000m):
Railway Station (400m):
Bus Stop (200m):
Suitability Score:

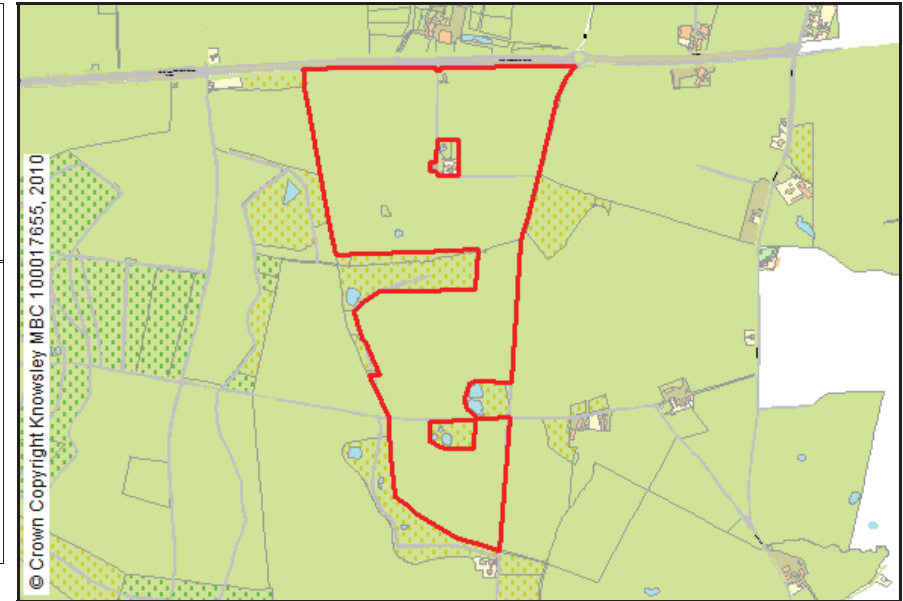
AVAILABILITY

Active Use:
Multiple or Difficult Land Ownership:
Owner willing to sell?:
Availability Score:

ACHIEVABILITY

Strong Residential Market?:
Attractive Local Environment:
Abnormal Costs:
New Infrastructure:
Achievability Score:

Total Survey Score: **Site Visited:** **Keep Site in SHLAA?:**



Site Survey Comments:

The site is within the Green Belt and therefore not suitable for residential development from a planning policy perspective within the plan period.

Conclusion:

excluded from SHLAA supply due to Green Belt designation.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

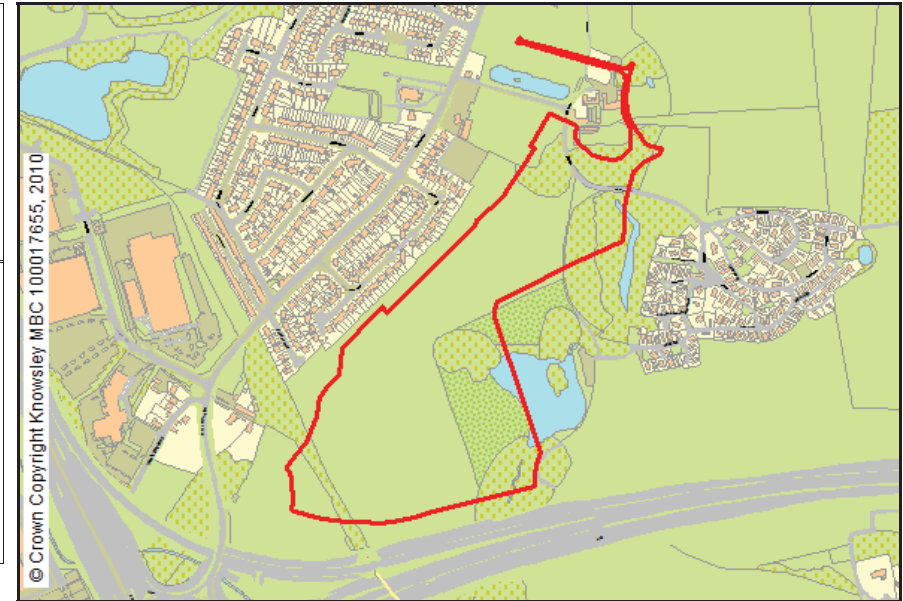
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="50"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

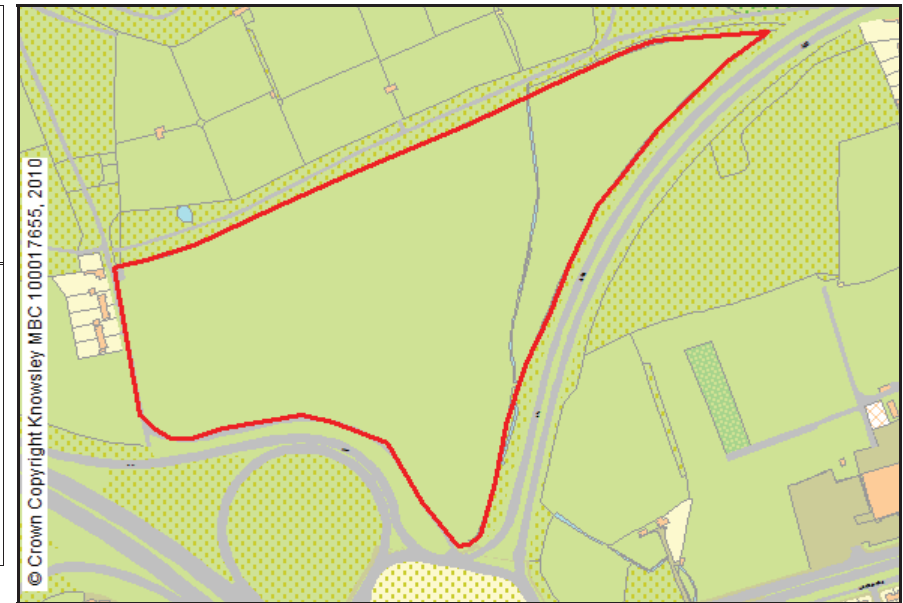
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="46"/>		
Total Survey Score: <input type="text" value="89"/>		Site Visited:	<input type="checkbox"/>
		Keep Site in SHLAA?:	<input type="checkbox"/>



Site Survey Comments:

Conclusion:

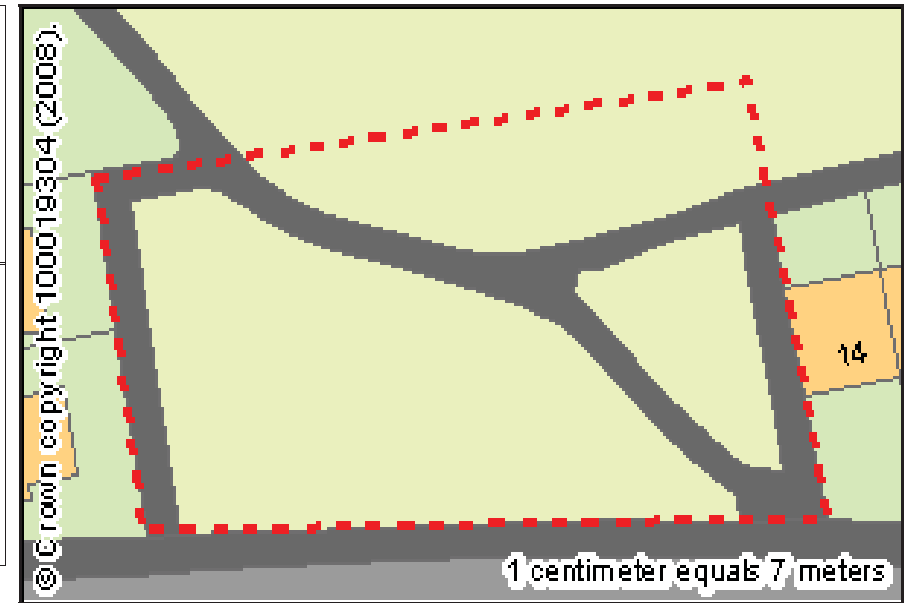
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY Physical Constraints: <input type="text" value="0"/> Un-Neighbourly Uses: <input type="text" value="8"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="8"/> Primary School (600m): <input type="text" value="3"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="3"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="36"/>		AVAILABILITY Active Use: <input type="text" value="10"/> Multiple or Difficult Land Ownership: <input type="text" value="10"/> Owner willing to sell?: <input type="text" value="5"/> Availability Score: <input type="text" value="25"/>	
		ACHIEVABILITY Strong Residential Market?: <input type="text" value="5"/> Attractive Local Environment: <input type="text" value="3"/> Abnormal Costs: <input type="text" value="0"/> New Infrastructure: <input type="text" value="5"/> Achievability Score: <input type="text" value="13"/>	
Total Survey Score: <input type="text" value="74"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



Site Survey Comments: Sloping site with trees. Council owned land and adjacent to site K0072. Site appears to be well used and has some value in existing use as amenity space. Adjacent to Urban Greenspace.

Conclusion: Good shape for infill development scheme, however the site has been declared surplus. Therefore excluded from the SHLAA supply.

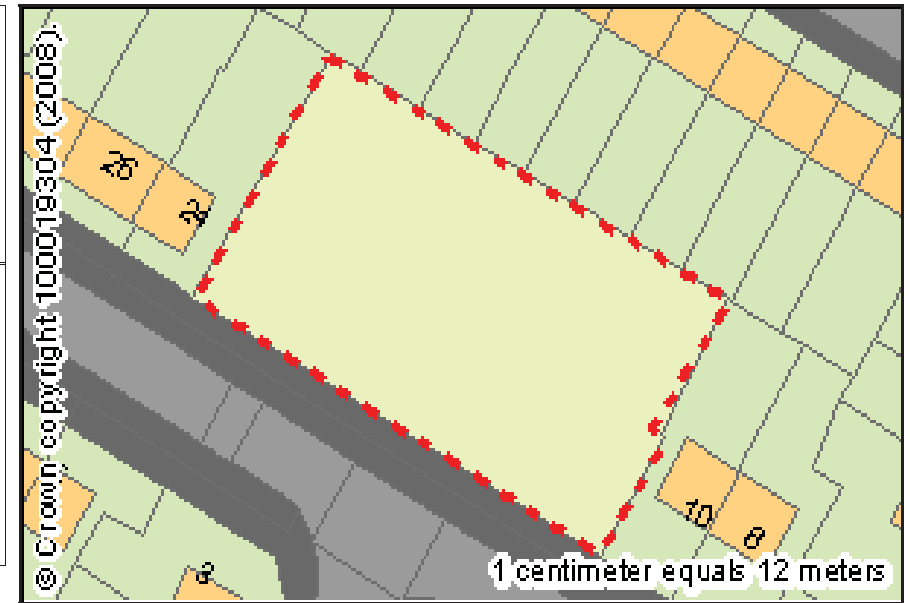
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY Physical Constraints: <input type="text" value="8"/> Un-Neighbourly Uses: <input type="text" value="8"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="8"/> Primary School (600m): <input type="text" value="0"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="0"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="38"/>		AVAILABILITY Active Use: <input type="text" value="0"/> Multiple or Difficult Land Ownership: <input type="text" value="10"/> Owner willing to sell?: <input type="text" value="5"/> Availability Score: <input type="text" value="15"/>	
ACHIEVABILITY Strong Residential Market?: <input type="text" value="0"/> Attractive Local Environment: <input type="text" value="0"/> Abnormal Costs: <input type="text" value="5"/> New Infrastructure: <input type="text" value="5"/> Achievability Score: <input type="text" value="10"/>		Total Survey Score: <input type="text" value="63"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

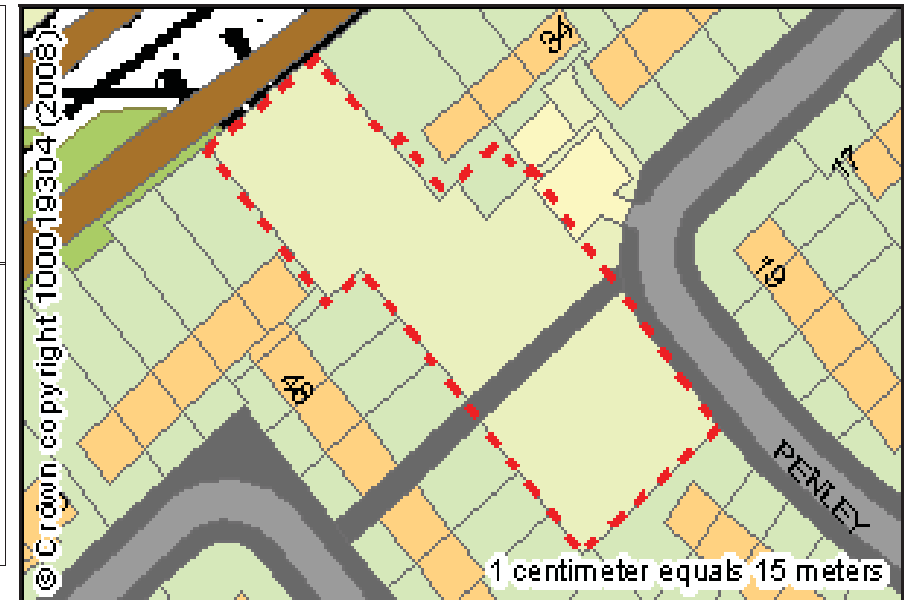
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="44"/>	Total Survey Score: <input type="text" value="79"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

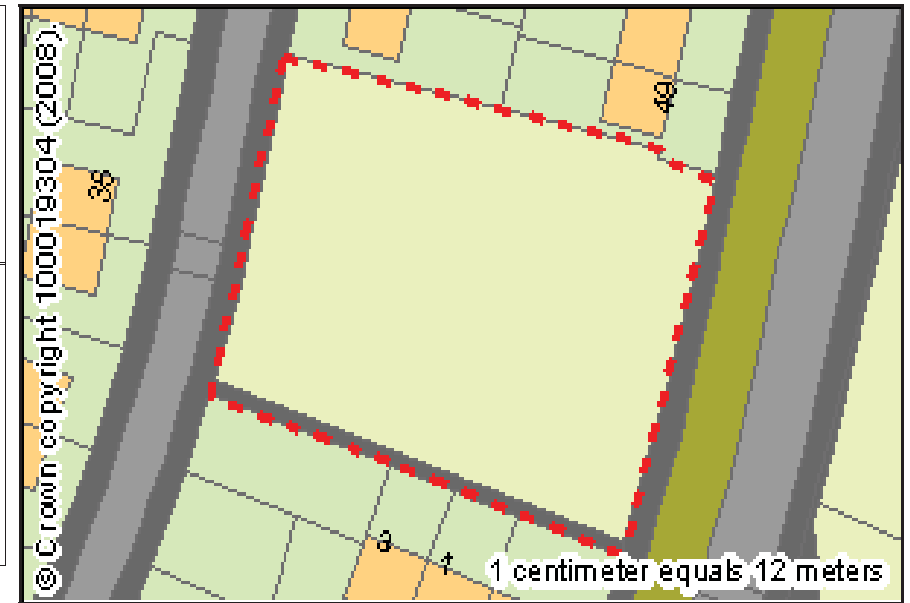
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="44"/>	Total Survey Score: <input type="text" value="79"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

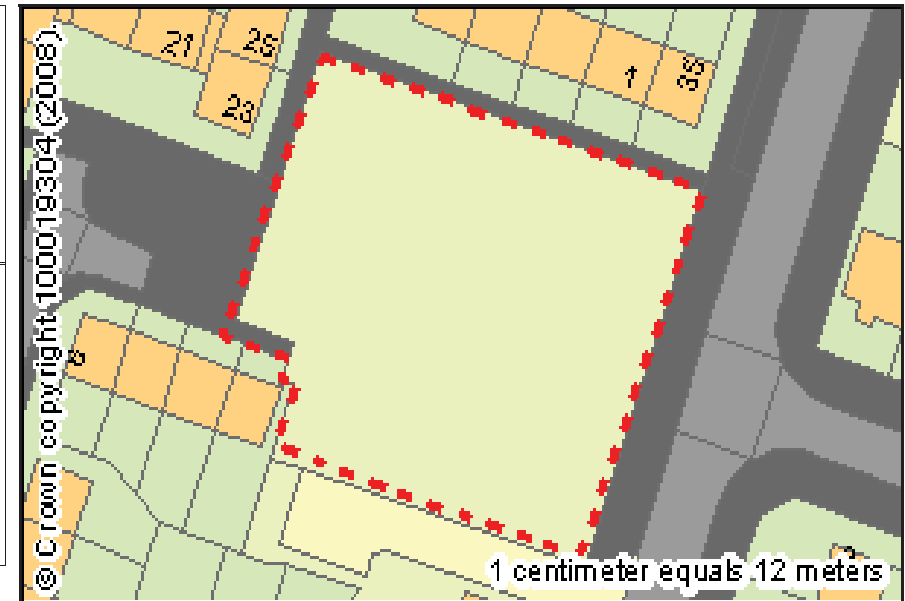
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="5"/>
Suitability Score:	<input type="text" value="50"/>		
Total Survey Score: <input type="text" value="70"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



Site Survey Comments:

Conclusion:

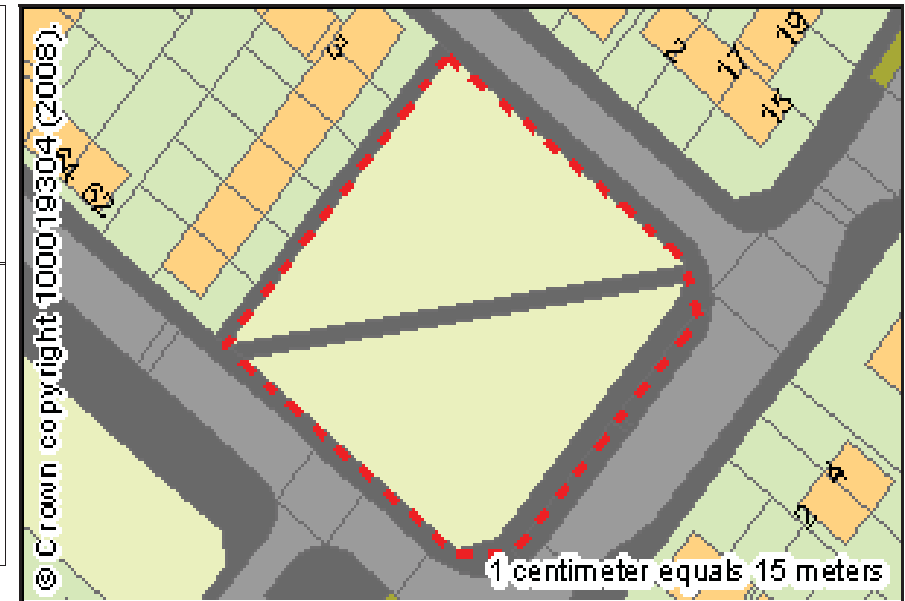
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="47"/>		



Total Survey Score:
Site Visited:
Keep Site in SHLAA?:

Site Survey Comments:

Conclusion:

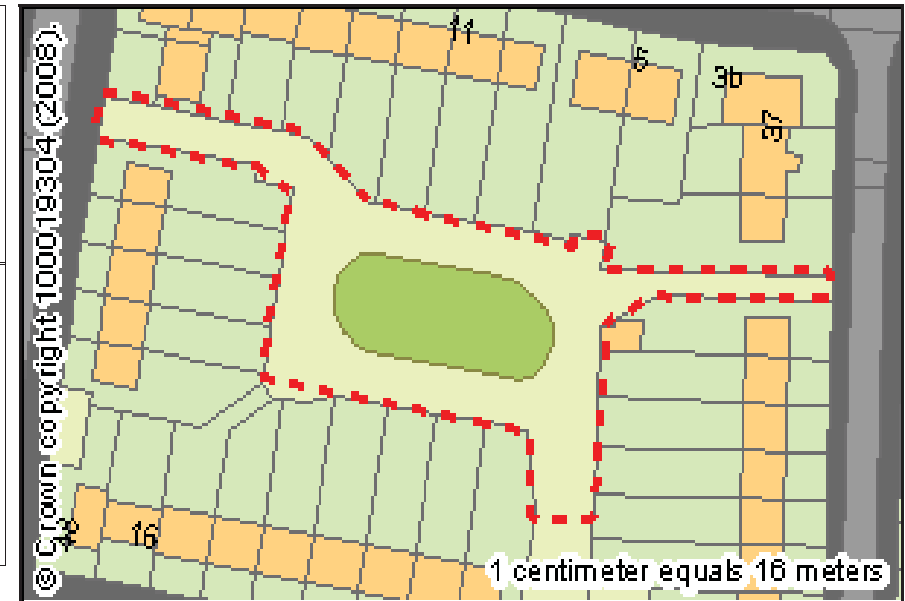
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="0"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="36"/>	Total Survey Score: <input type="text" value="79"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Site currently all tarmac. Could be a suitable site. Limited access to the west and east of the site. Council ownership. Highways advise maximum 2 dwellings.

Conclusion: Site is backland and is not considered likely to be attractive to developers. Chances of site coming forward thought to be slim and site therefore removed from housing supply.

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

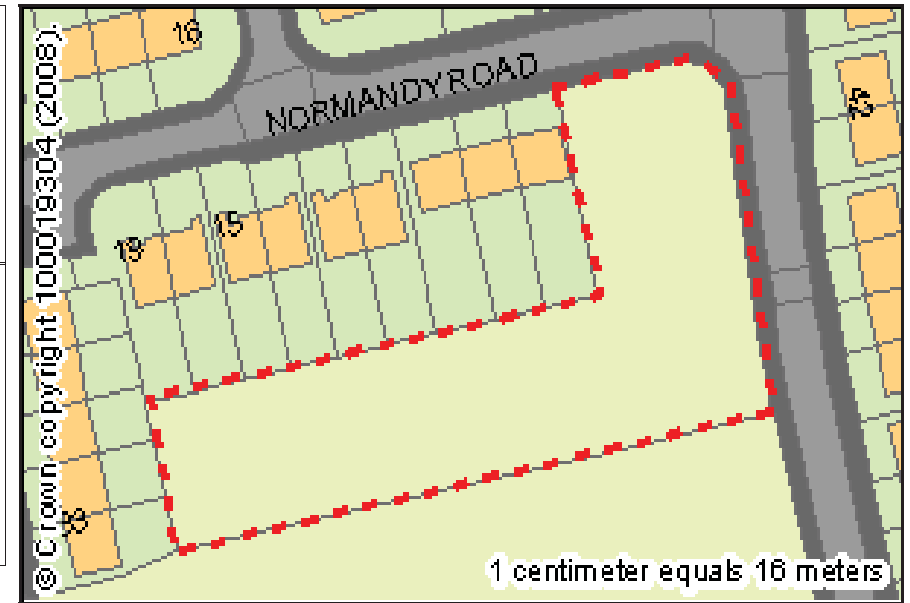
Density:

Yield:

Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="39"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Irregular 'L' shaped site. Mature trees on site boundary. Council owned land.

Conclusion: In Council ownership and currently in use as amenity greenspace. Accordingly excluded from the SHLAA supply.

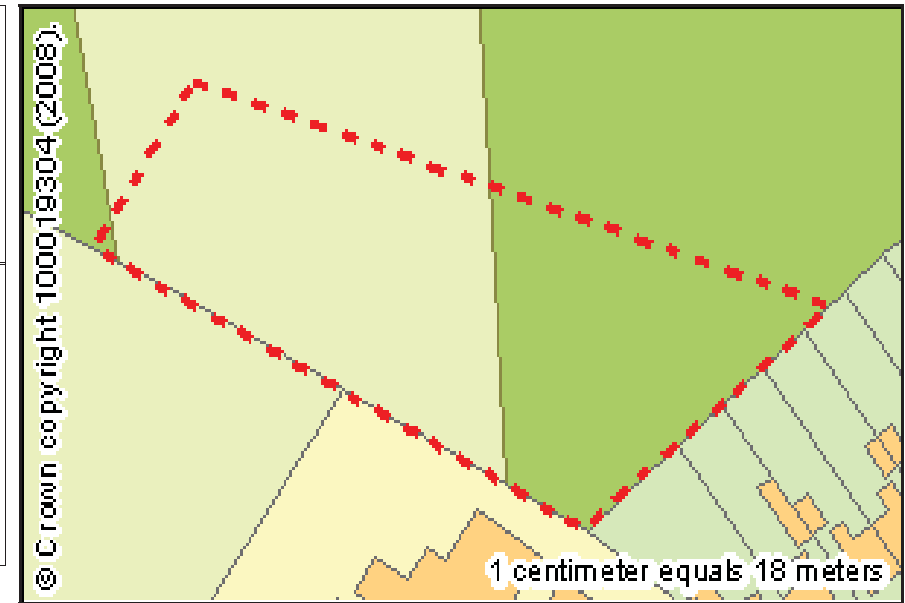
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="5"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="8"/>
Suitability Score:	<input type="text" value="19"/>	Total Survey Score: <input type="text" value="47"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Site in SBI. No access to site. Access to this site could be achieved by negotiating with land owner of Gas Works (neighbouring site) to gain access from Ward Street. Mature tree cover - woodland. Council owned.

Conclusion: Situated in greenspace and is not considered to be surplus. Due to designation the site has been excluded from the SHLAA supply.

Strategic Housing Land Availability Assessment - 2016 Update

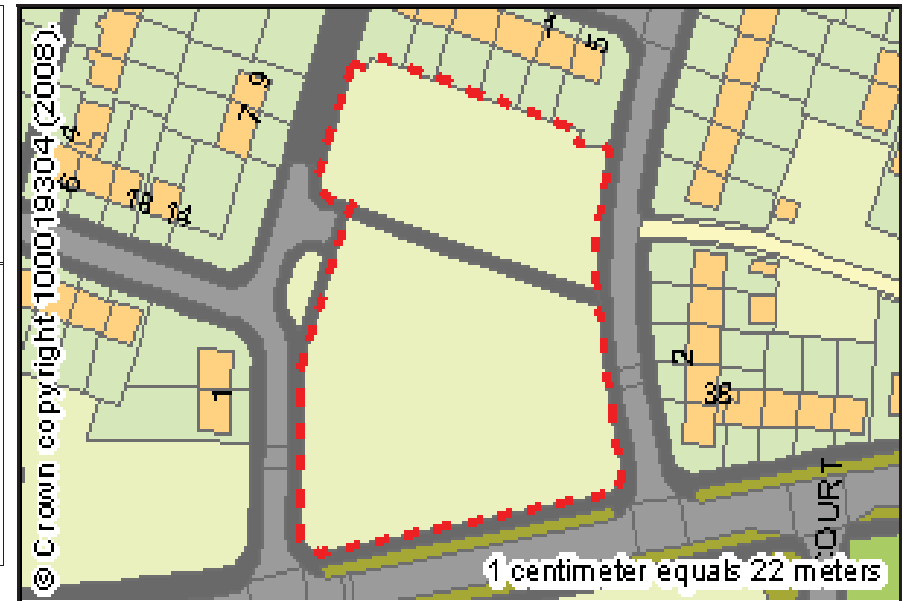


Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="0"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="47"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

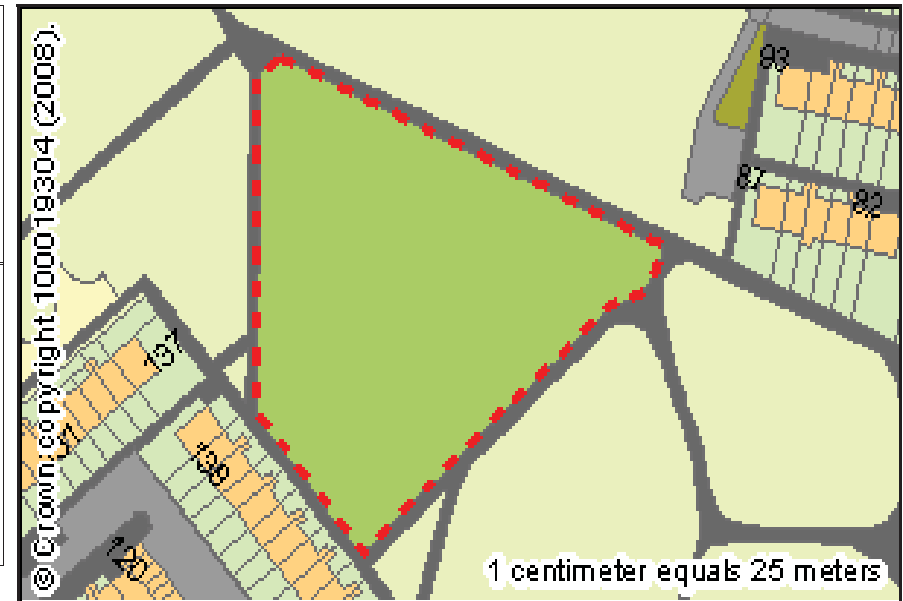
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="39"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Access possible off Woodfarm Hey, but would need improving and would probably impinge on AGS adjacent. Trees on site. No direct road access, further development outside the PRA would be required. Designated as Urban Greenspace.

Conclusion: Greenspace designation, may be reviewed as part of POS study. Excluded from SHLAA supply in interim period.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

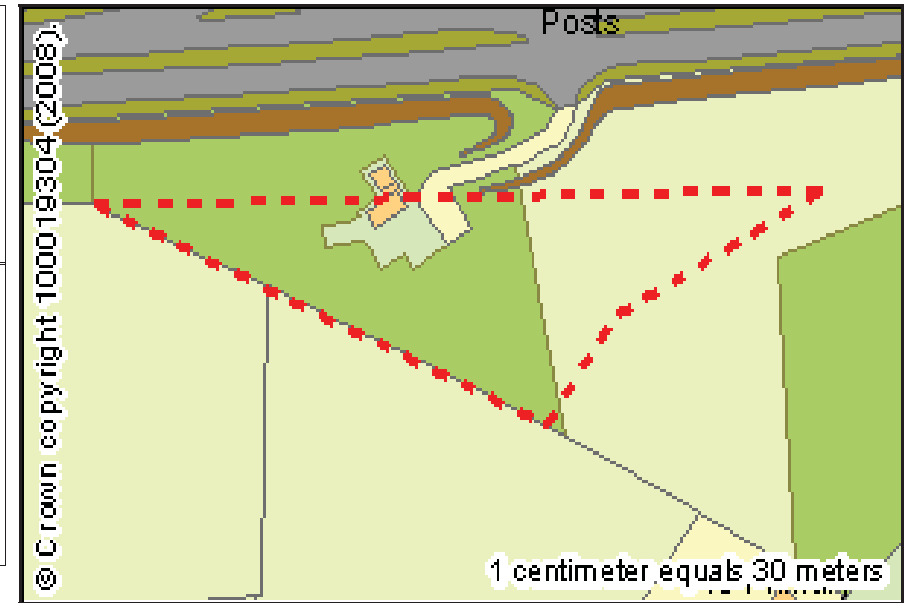
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="5"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="8"/>
Suitability Score:	<input type="text" value="19"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Site within SBI. No access to site. Access could be achieved if negotiate with landowner of neighbouring site (Gas Works) to gain access from Ward Street. A58 to the north of the site. Former Liverpool Corporation Water Works (Meter House).

Conclusion: Situated in Greenspace and previously developed. Site is wholly within Site of Biological Interest and Core Biodiversity Area, therefore excluded from SHLAA supply

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

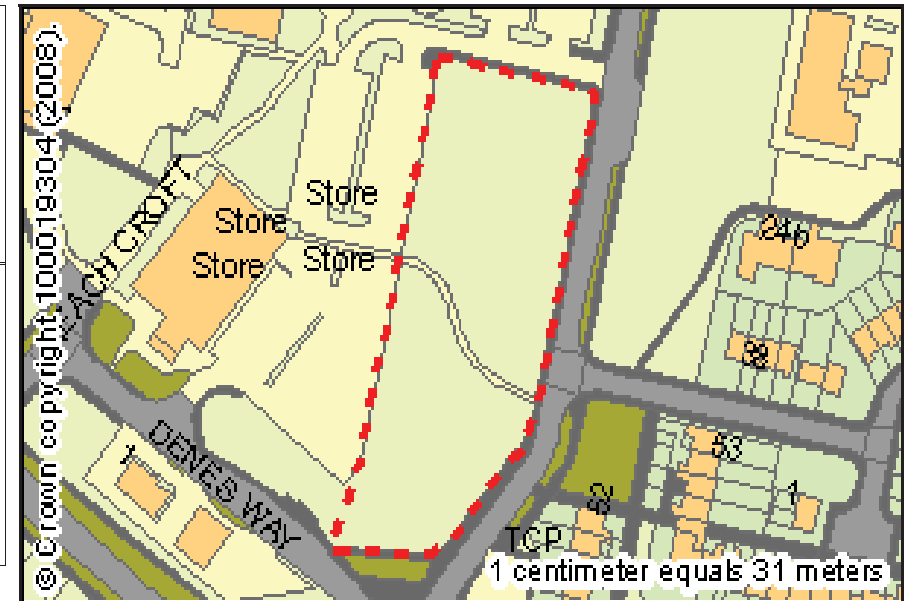
Density:

Yield:

Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="0"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="47"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

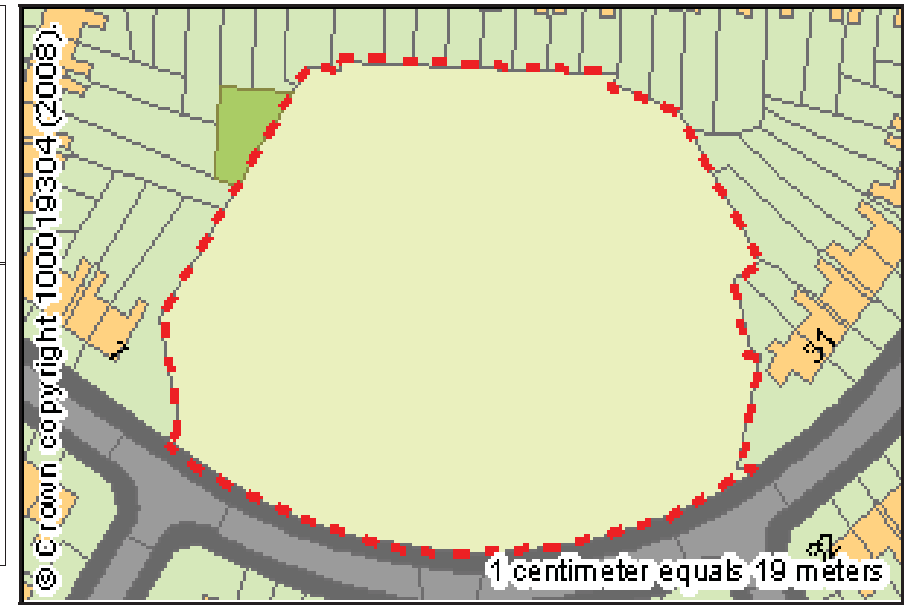


Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="47"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments: Council owned land. Designated as Urban Greenspace designation. Policy OS3 applies.

Conclusion: Situated in Urban Greenspace and not considered to have development potential. The site has been removed from the SHLAA supply.

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY

Physical Constraints:
Un-Neighbourly Uses:
Contaminated:
Access:
Primary School (600m):
Local Centre (800m):
Health Centre (1000m):
Employment (5000m):
Railway Station (400m):
Bus Stop (200m):
Suitability Score:

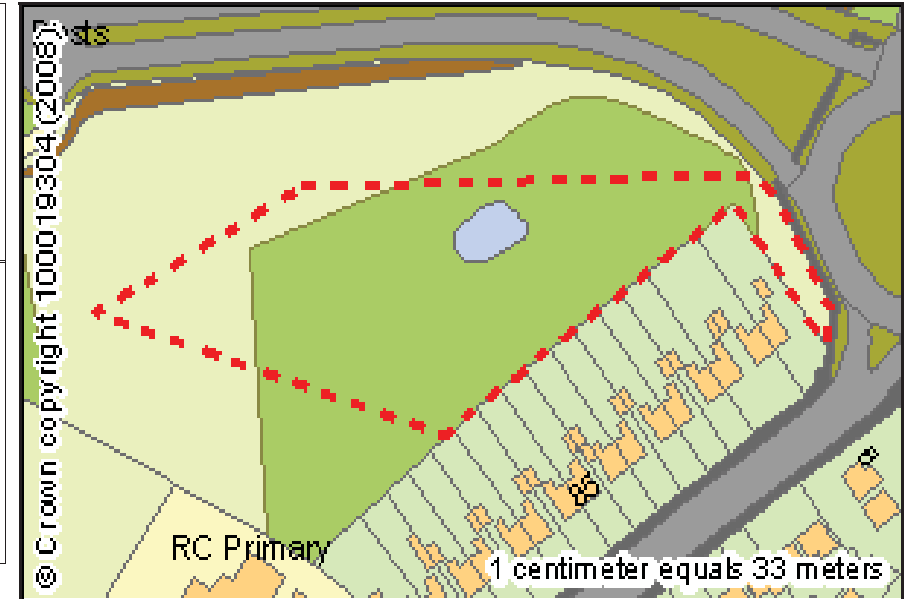
AVAILABILITY

Active Use:
Multiple or Difficult Land Ownership:
Owner willing to sell?:
Availability Score:

ACHIEVABILITY

Strong Residential Market?:
Attractive Local Environment:
Abnormal Costs:
New Infrastructure:
Achievability Score:

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments: Site in SBI. No access to site but could be achieved by negotiating with landowner of neighbouring site (Gas Works) to gain access from Ward Street. Mature trees - woodland. Council owned land. Urban greenspace.

Conclusion: Situated in Greenspace but is previously developed and considered that this part of the site has potential. Site is wholly within SBI / CBA, therefore excluded from SHLAA supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

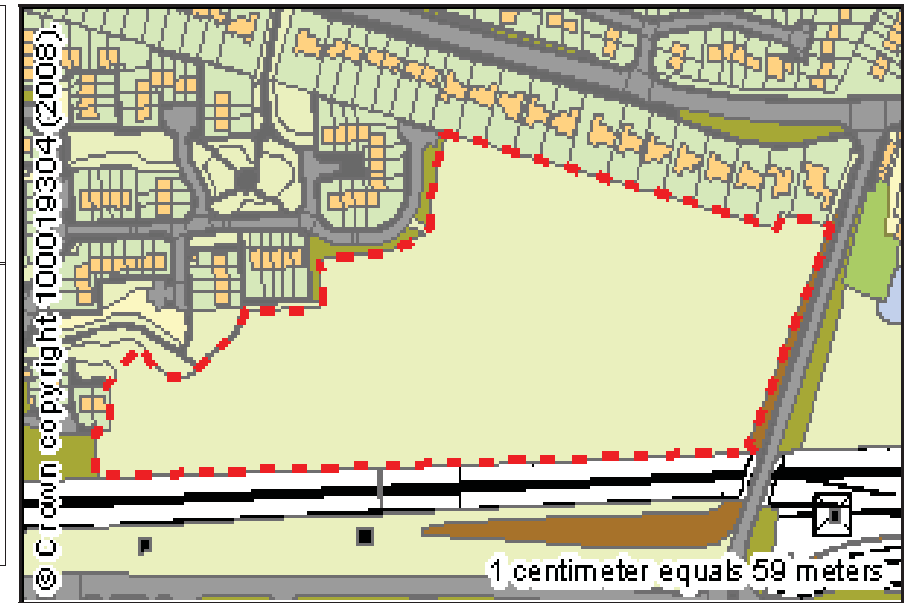
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="32"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Site is densely wooded. Adjacent to railway. Access is off a cul-de-sac - considered acceptable by highways. Urban Greenspace designation. Majority of the site is leased to Halewood Town Council.

Conclusion: Situated in Urban Greenspace and not considered to have development potential. Site due to retained as woodland / recreation area.

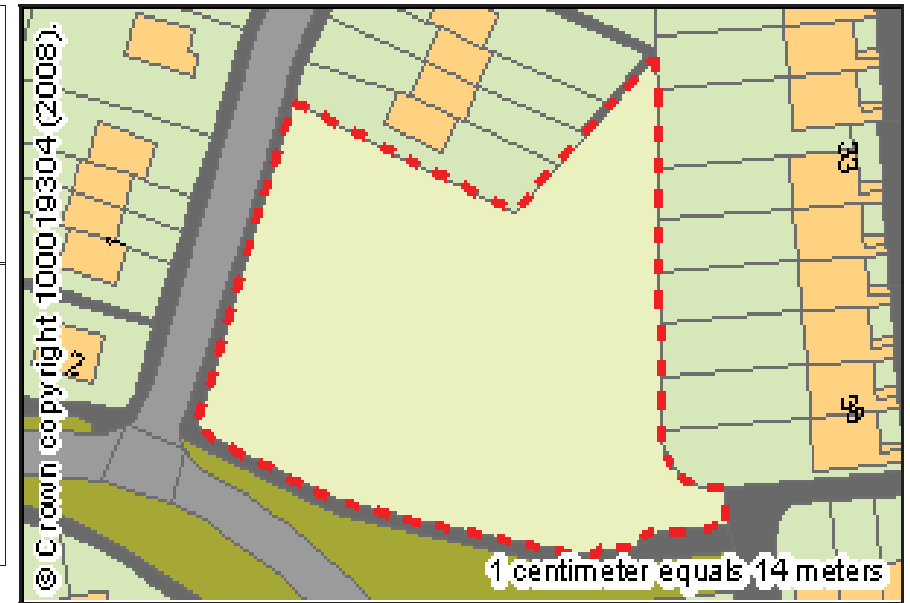
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="36"/>	Total Survey Score: <input type="text" value="71"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

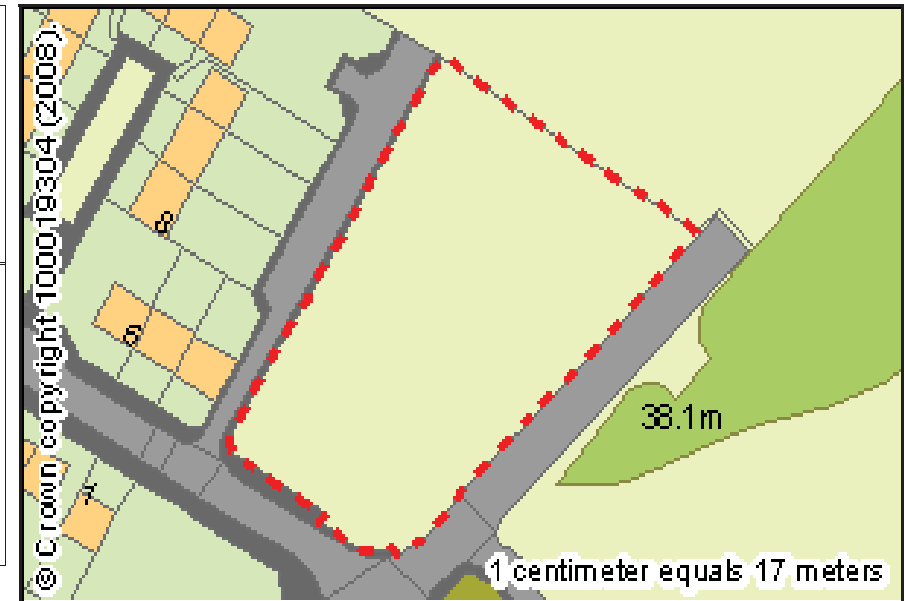
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY Physical Constraints: <input type="text" value="8"/> Un-Neighbourly Uses: <input type="text" value="4"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="8"/> Primary School (600m): <input type="text" value="0"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="0"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="34"/>		AVAILABILITY Active Use: <input type="text" value="10"/> Multiple or Difficult Land Ownership: <input type="text" value="10"/> Owner willing to sell?: <input type="text" value="5"/> Availability Score: <input type="text" value="25"/>	
		ACHIEVABILITY Strong Residential Market?: <input type="text" value="0"/> Attractive Local Environment: <input type="text" value="0"/> Abnormal Costs: <input type="text" value="5"/> New Infrastructure: <input type="text" value="5"/> Achievability Score: <input type="text" value="10"/>	
Total Survey Score: <input type="text" value="69"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input checked="" type="checkbox"/>	



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

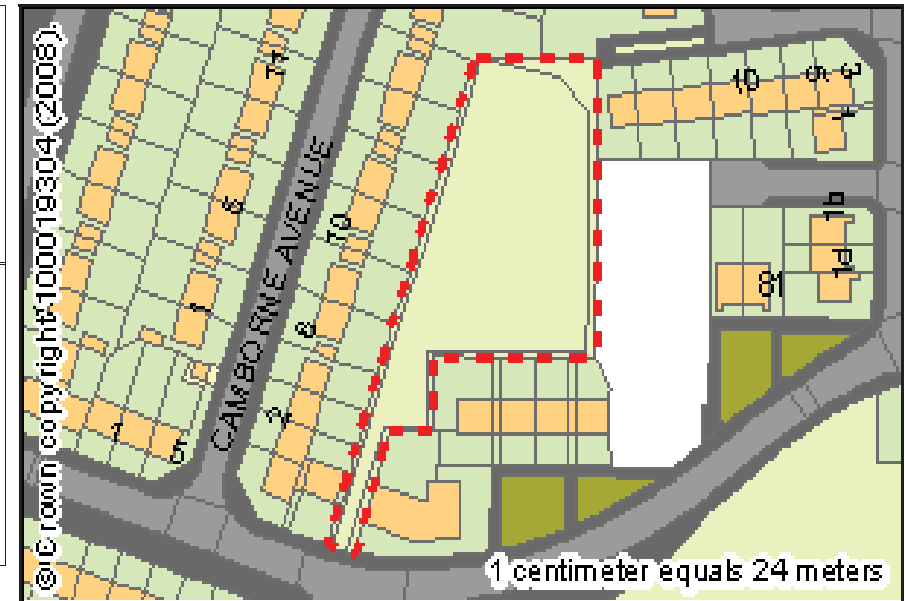
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY

Physical Constraints:
Un-Neighbourly Uses:
Contaminated:
Access:
Primary School (600m):
Local Centre (800m):
Health Centre (1000m):
Employment (5000m):
Railway Station (400m):
Bus Stop (200m):
Suitability Score:

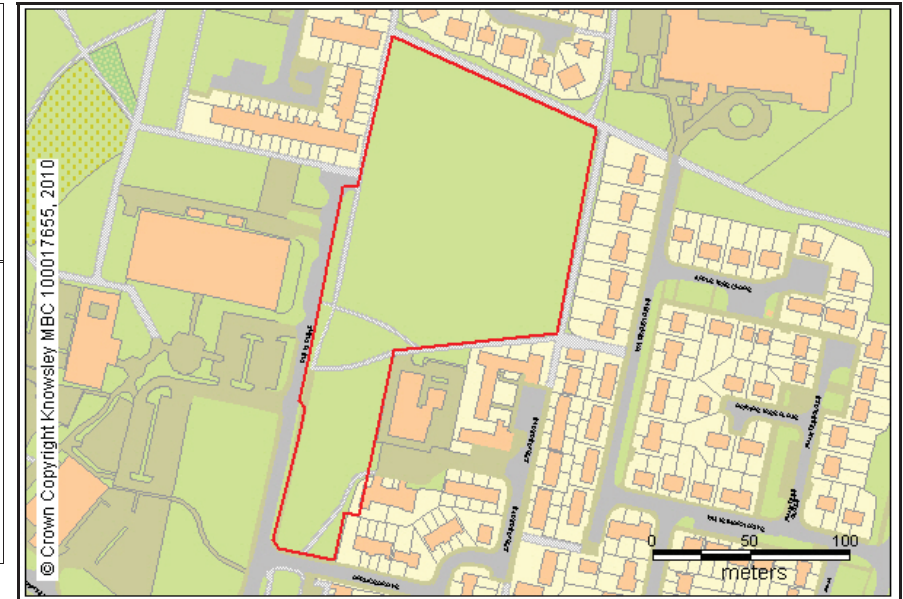
AVAILABILITY

Active Use:
Multiple or Difficult Land Ownership:
Owner willing to sell?:
Availability Score:

ACHIEVABILITY

Strong Residential Market?:
Attractive Local Environment:
Abnormal Costs:
New Infrastructure:
Achievability Score:

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments: Site is generally free from the measured constraints. Planning permission for residential use is extant as the site has commenced. However, development seems to have stalled at the current time.

Conclusion: Site is removed from the SHLAA supply due to extant planning permission. Site is suitable in the short term for residential development.

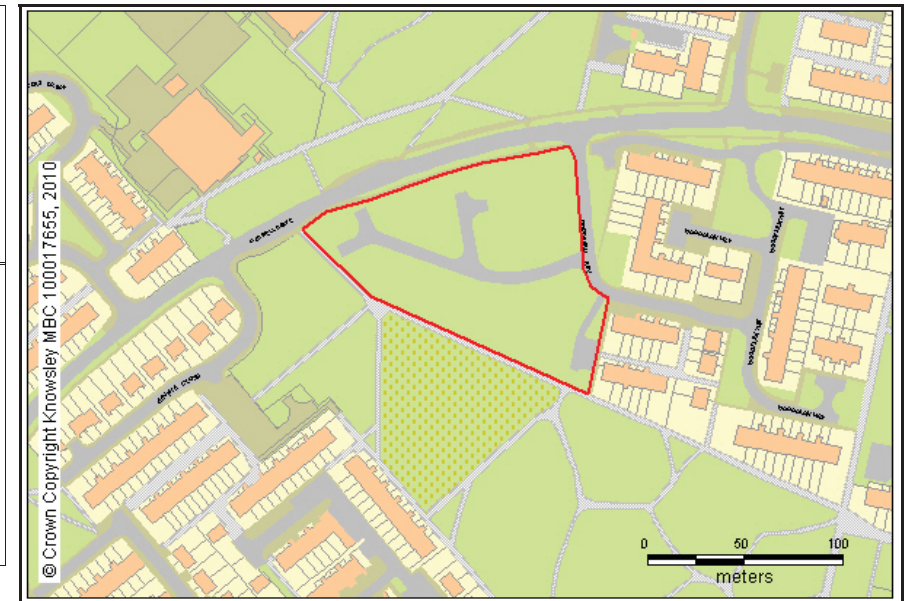
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="47"/>	Total Survey Score: <input type="text" value="85"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

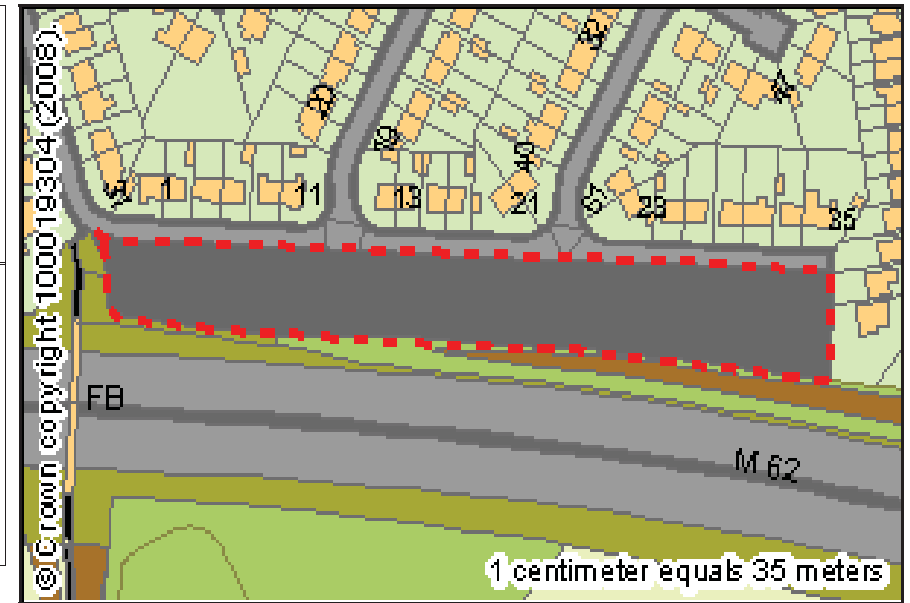


Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="33"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

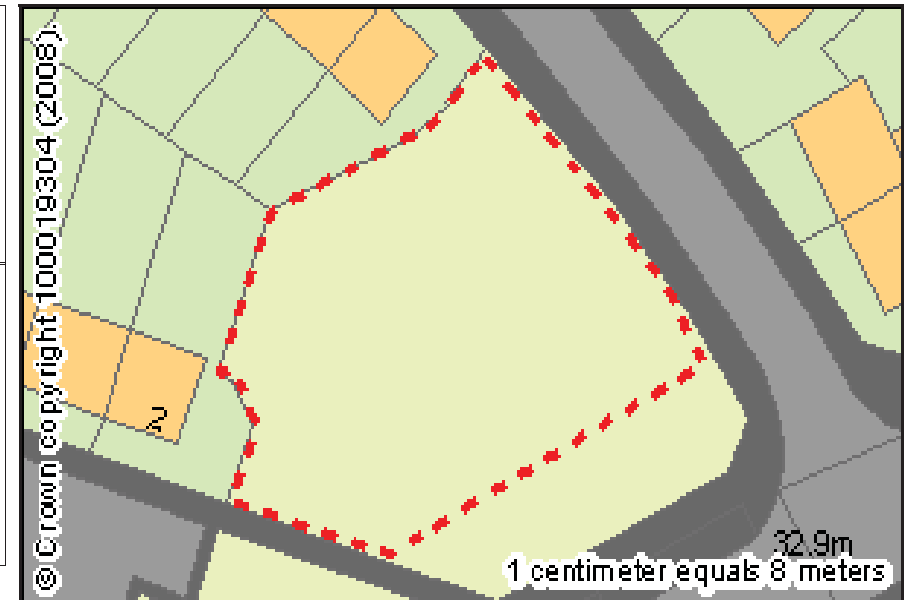
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="41"/>		
Total Survey Score: <input type="text" value="84"/>		Site Visited: <input checked="" type="checkbox"/>	
		Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

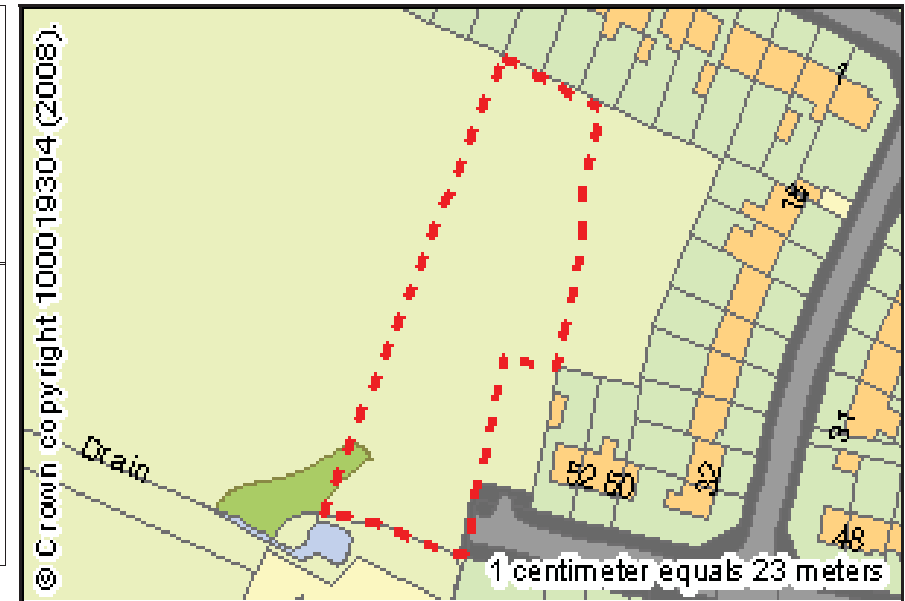
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="5"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="30"/>		
Total Survey Score: <input type="text" value="65"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input type="checkbox"/>



Site Survey Comments: Green Belt site contiguous with Halton. Traffic noise to north of site. Limited access to east of site (from Halton). Split ownership. Previous CFS site. The site is outside the PRA but within the preferred distance from services. Railway line to north.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

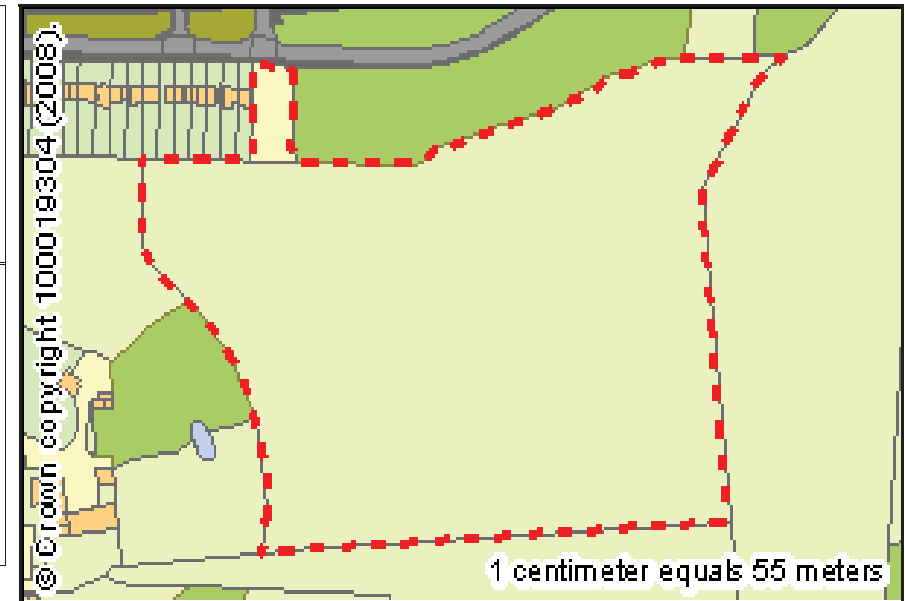
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="5"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="28"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Individual site reps through CFS on this site and adjacent sites. Slight overlap with site K0221. Whole area included as site K0217 - former colliery. Access possible off Lickey Lane. Site would not be developed in isolation from adjacent sites.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

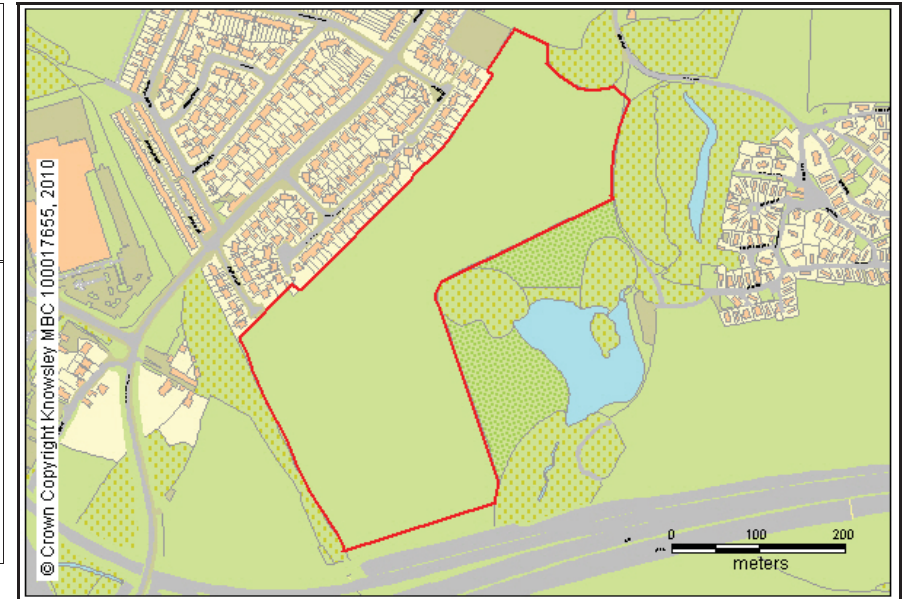
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

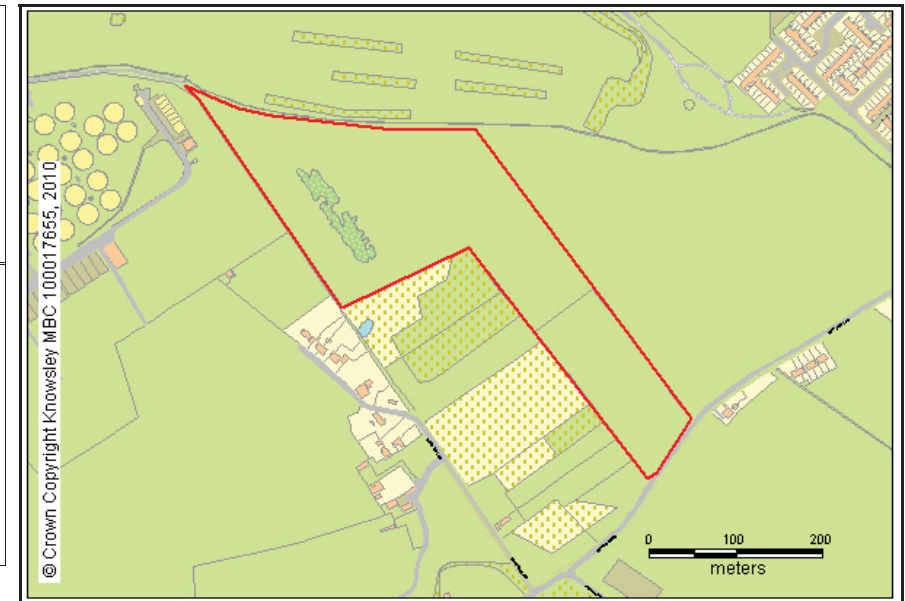
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="26"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

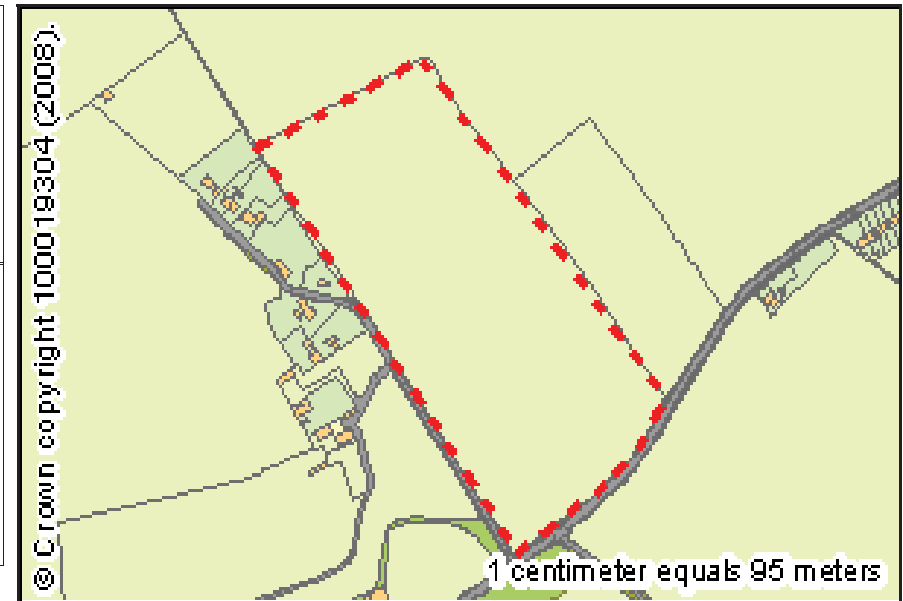
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY Physical Constraints: <input type="text" value="8"/> Un-Neighbourly Uses: <input type="text" value="0"/> Contaminated: <input type="text" value="8"/> Access: <input type="text" value="4"/> Primary School (600m): <input type="text" value="0"/> Local Centre (800m): <input type="text" value="0"/> Health Centre (1000m): <input type="text" value="0"/> Employment (5000m): <input type="text" value="3"/> Railway Station (400m): <input type="text" value="0"/> Bus Stop (200m): <input type="text" value="3"/> Suitability Score: <input type="text" value="26"/>		AVAILABILITY Active Use: <input type="text" value="0"/> Multiple or Difficult Land Ownership: <input type="text" value="10"/> Owner willing to sell?: <input type="text" value="5"/> Availability Score: <input type="text" value="15"/>	
		ACHIEVABILITY Strong Residential Market?: <input type="text" value="10"/> Attractive Local Environment: <input type="text" value="3"/> Abnormal Costs: <input type="text" value="5"/> New Infrastructure: <input type="text" value="0"/> Achievability Score: <input type="text" value="18"/>	
Total Survey Score: <input type="text" value="59"/>		Site Visited: <input checked="" type="checkbox"/>	
Keep Site in SHLAA?: <input type="checkbox"/>			



Site Survey Comments: GB site adjacent to sewage works - potential conflicting uses. Access issues would need to be dealt with comprehensively.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

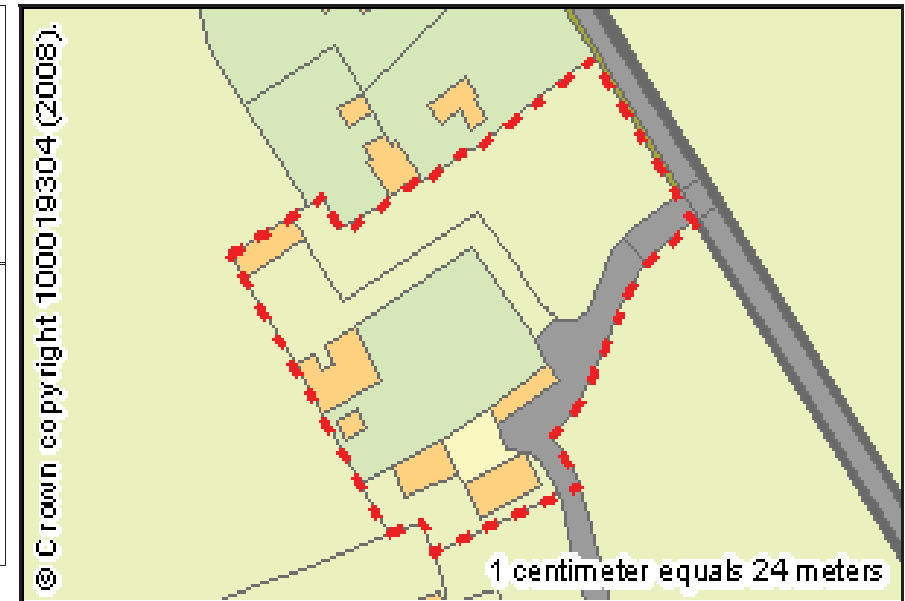
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="34"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

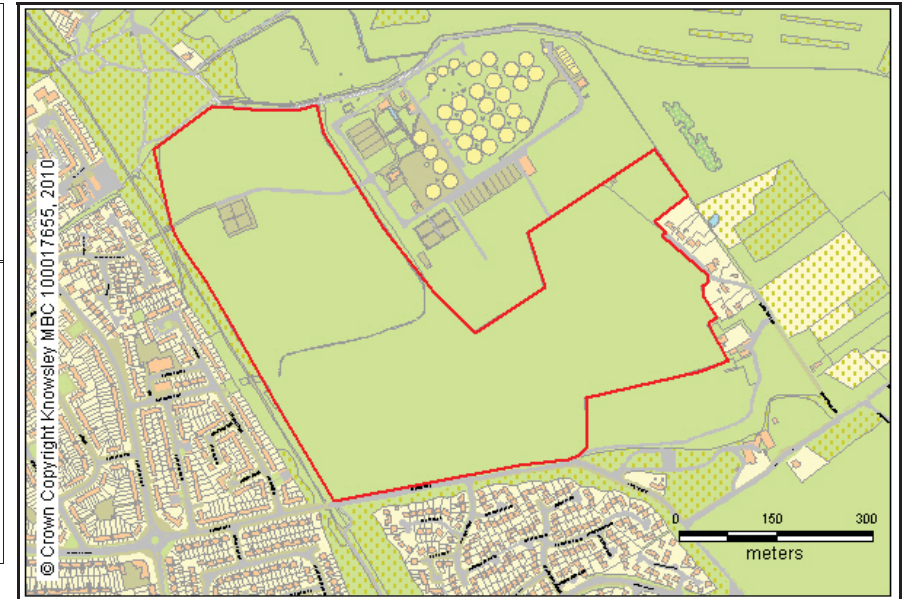
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="26"/>	Total Survey Score: <input type="text" value="64"/>	
		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input type="checkbox"/>



Site Survey Comments:

Conclusion:

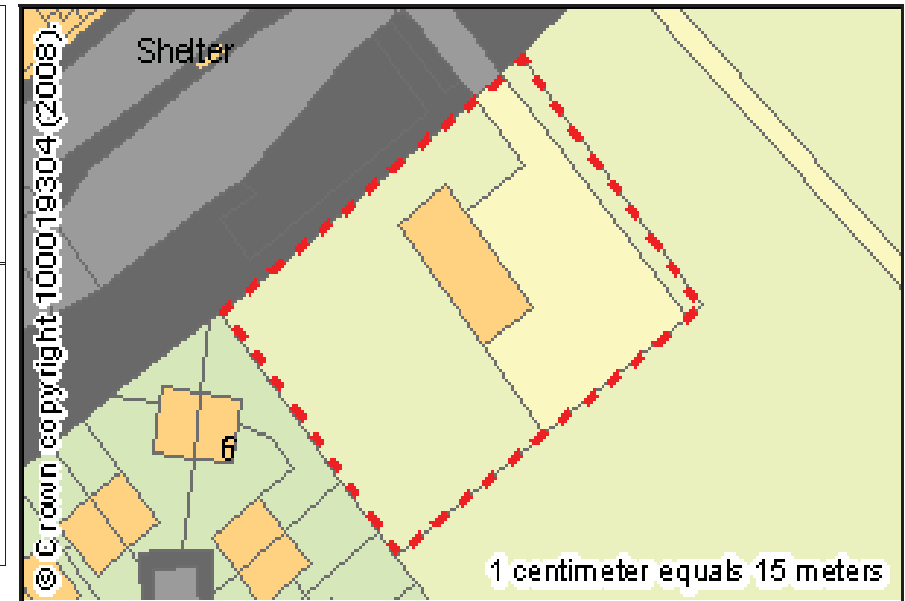
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="15"/>
Suitability Score:	<input type="text" value="41"/>		



Total Survey Score:
Site Visited:
Keep Site in SHLAA?:

Site Survey Comments: Adjacent to park. Opposite shopping centre. Former Church may require remodelling / demolition. Single ownership. Promoted through call for sites. The site is currently derelict.

Conclusion: The site currently has planning permission and has therefore been removed from the SHLAA supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

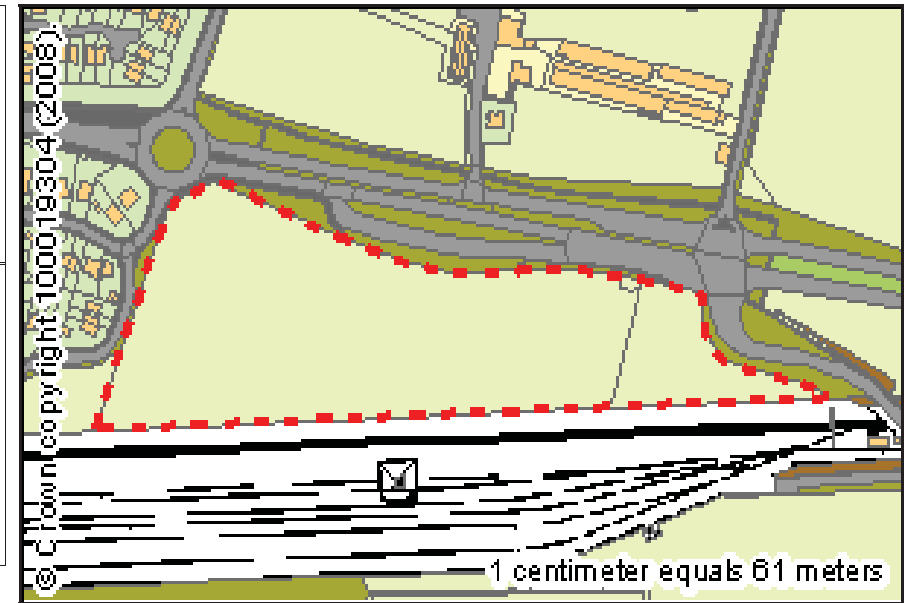
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="0"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="33"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Constant noise from adjacent railway and dual carriageway. Also aircraft noise. Promoted through call for sites previously and now forms part of the East of Halewood Sustainable Urban Extension. Currently grazing for horses.

Conclusion: The site falls within the East of Halewood SUE and has been excluded from the housing supply to avoid duplication.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

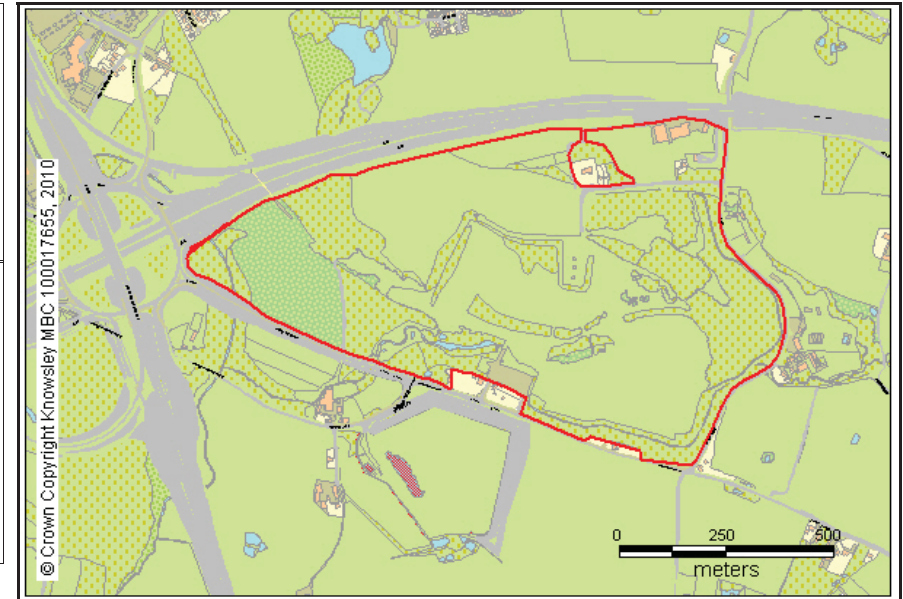
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="5"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="26"/>		
Total Survey Score: <input type="text" value="56"/>		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input type="checkbox"/>



Site Survey Comments: Affected by 3 SBI's. Former colliery. Motorway to north. Pylons on site. Remote from water/sewerage network. Small part of site lies within flood zone 3 but this is not included in the net developable area. The site forms part of the 'Land South of M62' Sustainable Urban Extension (SUE)

Conclusion: Majority of site is brownfield land. The site falls within the Land South of M62 SUE and has been excluded from the housing supply due to being part of wider redevelopment site.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Site contains 5 SBI's. Former colliery. Shallow mining under parts. Some agricultural buildings. Sewer crosses site. Small part of site lies within flood zone 3 but this is not included in the net developable area.

Conclusion: The site falls within the South Whiston SUE and has been excluded from the housing supply to avoid duplication.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

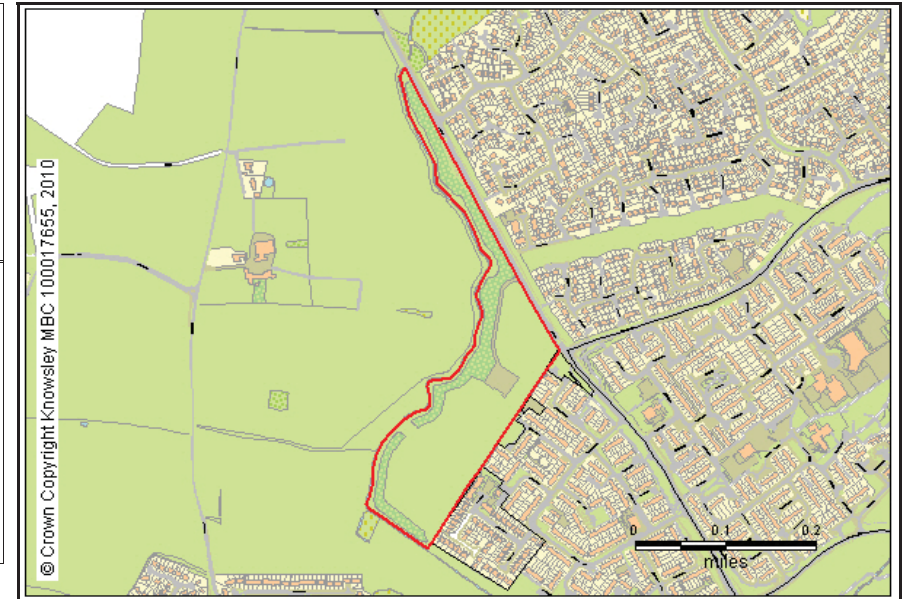
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Former golf driving range. Some hardstanding, remainder greenfield. Former landfill (group A/high). Power lines cross northern part. Sewer across site. Small part of site lies within flood zone 3 but this is not included in the net developable area. The site forms part of the Bank Lane Sustainable Urban Extension and has a current planning permission to which is being implemented.

Conclusion: The site falls within the Bank Lane SUE and has a live planning permission which is currently being implemented.

Strategic Housing Land Availability Assessment - 2016 Update

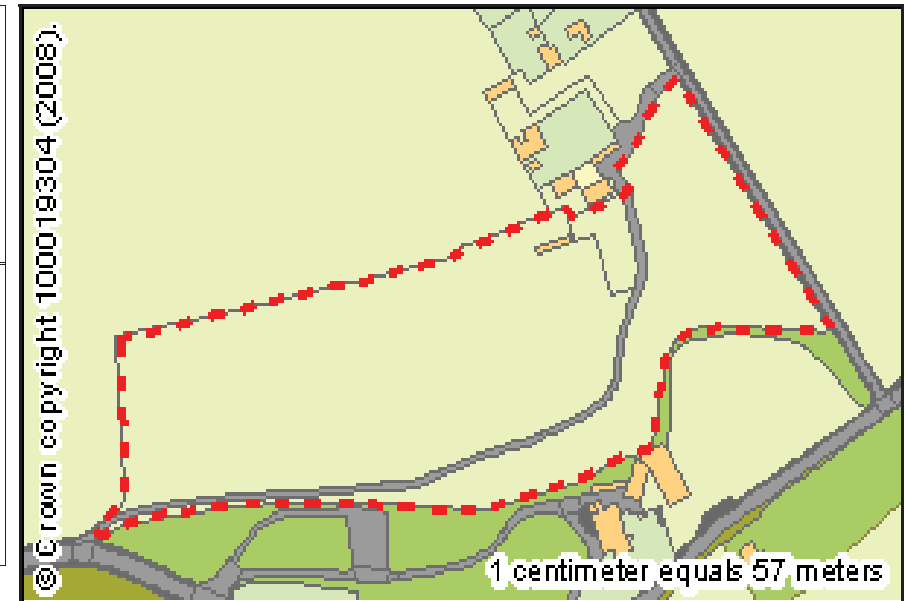
Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="30"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments: A Green Belt site. Adjacent to K0207 and K0211. Immediately next to sewage works - potential conflicting uses. The brownfield area of the site has live planning permission for 6 units.

Conclusion: The site falls within the Green Belt and the live pp for the brownfield area of the site excludes the site from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address: ()

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

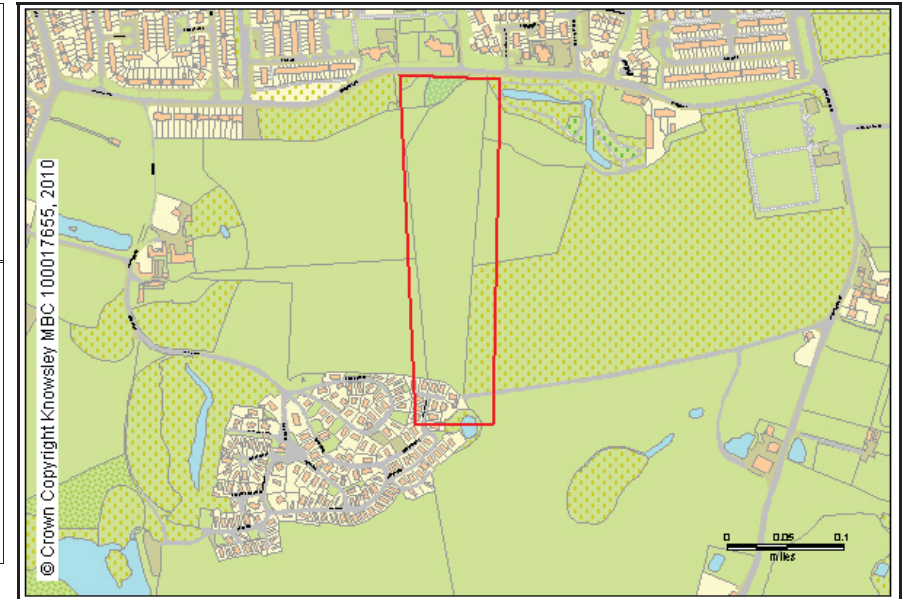
Density:

Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="5"/>
Contaminated:	<input type="text" value="4"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="10"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="28"/>	Total Survey Score: <input type="text" value="58"/>	
		Site Visited: <input checked="" type="checkbox"/>	Keep Site in SHLAA?: <input type="checkbox"/>



Site Survey Comments:

Conclusion:

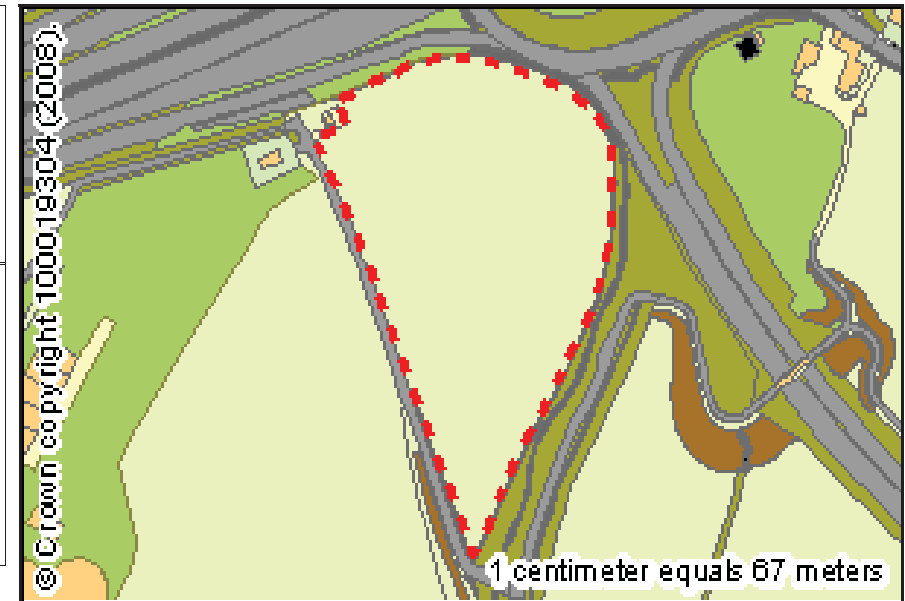
Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="22"/>		



Total Survey Score:
Site Visited:
Keep Site in SHLAA?:

Site Survey Comments: Norlands Lane is a cul de sac - except for cyclists. Could achieve access if road re-opens. Knowsley Runcorn fault. Adjacent to M62 (north). Pump station /sewer to northwest - potential noise/traffic 24hours.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

Yield:

Plan Period:



SUITABILITY

Physical Constraints:

Un-Neighbourly Uses:

Contaminated:

Access:

Primary School (600m):

Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

Suitability Score:

AVAILABILITY

Active Use:

Multiple or Difficult Land Ownership:

Owner willing to sell?:

Availability Score:

ACHIEVABILITY

Strong Residential Market?:

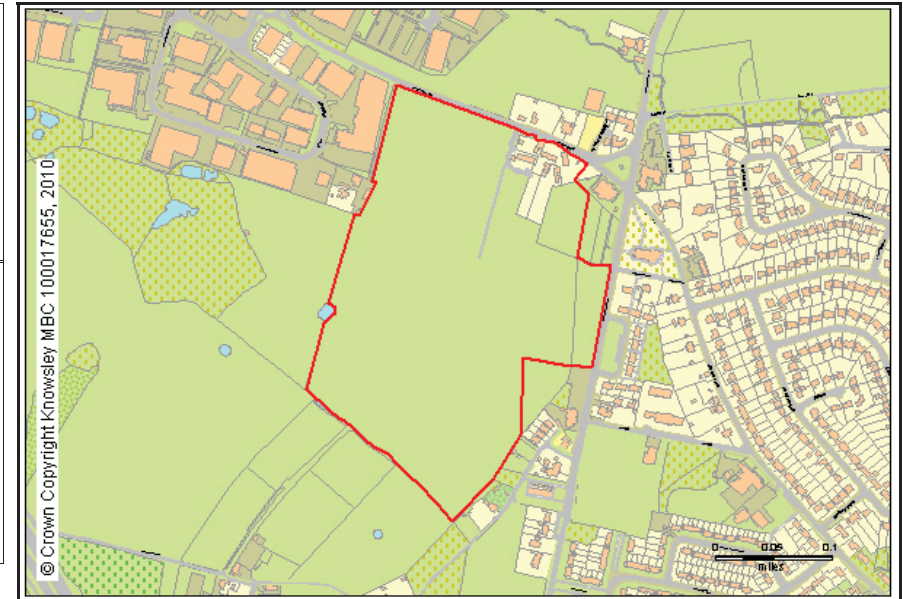
Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Site is adjacent to M57 motorway. Agricultural use. Greenbelt and SBI on site - former quarry covers small part of site. Sewer capacity issues. The site lies directly to the south of the Knowsley Village CA Single ownership, CFS.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

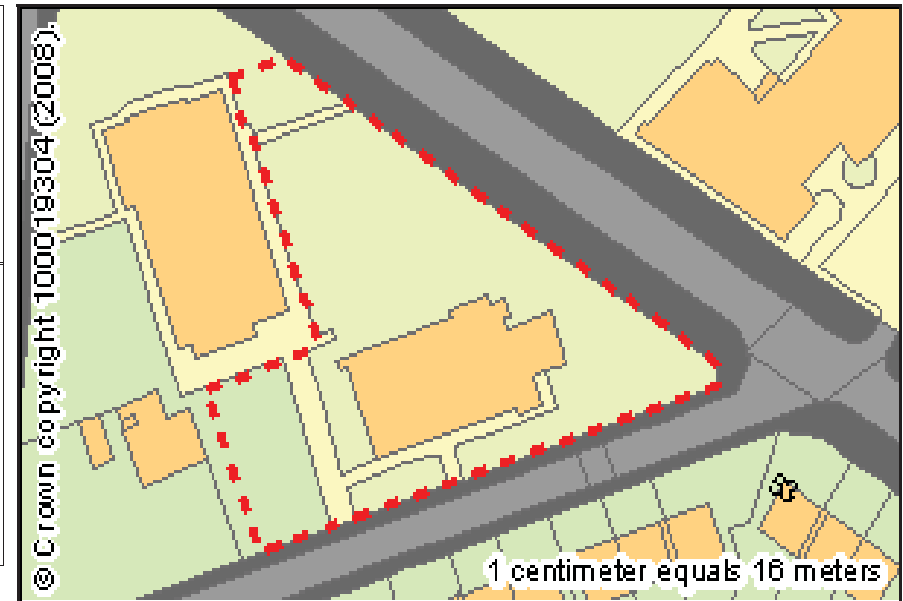
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="3"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="13"/>
Suitability Score:	<input type="text" value="40"/>		



Total Survey Score:
Site Visited:
Keep Site in SHLAA?:

Site Survey Comments:

Conclusion:

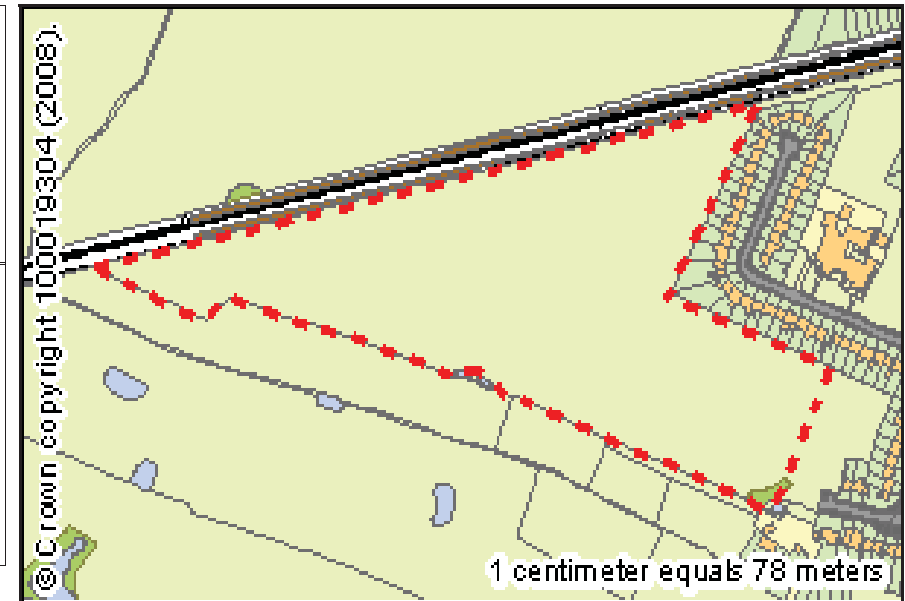
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="26"/>	Total Survey Score: <input type="text" value="61"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Site would be contiguous via K0202 - private garden site. Greenbelt. Traffic noise to north of site. Access limited to east (Briarfield Avenue) and through K0202. Sewer capacity issues and sewers cross site. Railway line to the north. Outside PRA.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

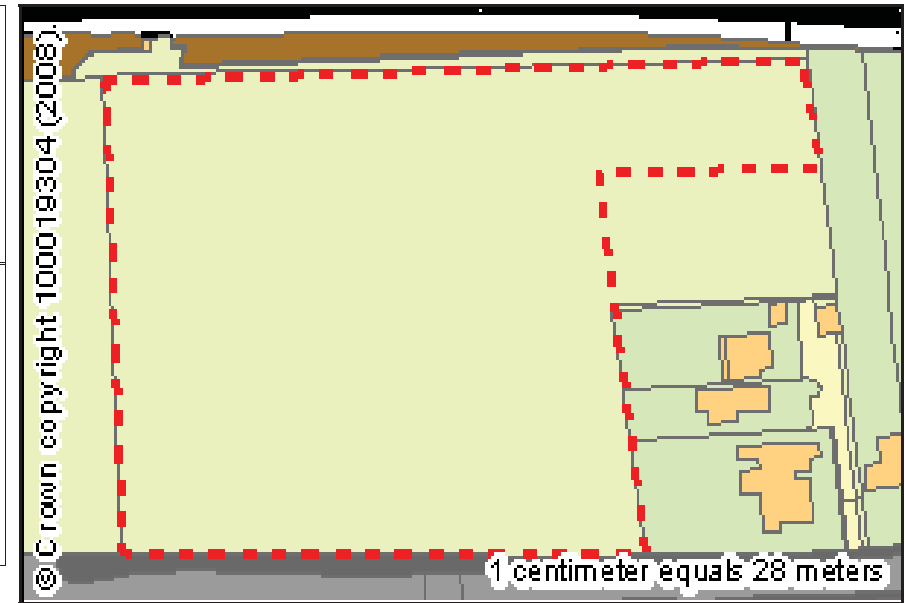
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="10"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="25"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="3"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="3"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="40"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Trees on boundary of site. Railway to north and busy road. Promoted through call for sites exercise. Roby Conservation Area to south. Majority of site is designated as Urban Greenspace in UDP.

Conclusion: Majority of site is Urban Greenspace but promoted through call for sites and considered to have development potential. Site received planning permission in 2009 and been built out.

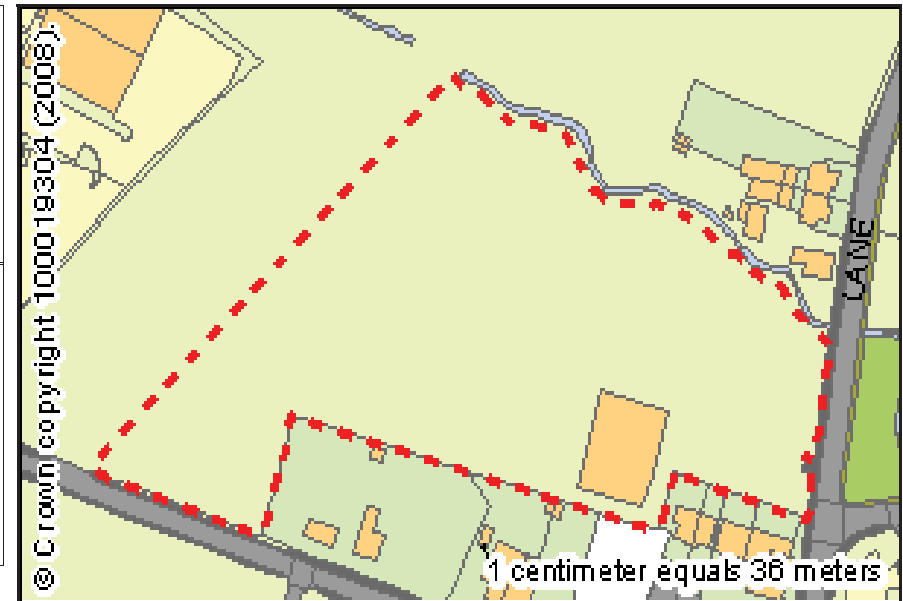
Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="41"/>	Total Survey Score: <input type="text" value="81"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Site is partially in Knowsley CA. Agriculture use. No photo - too overgrown to see into. Knowsley Business Park is located to the west of the site. Single ownership - Actively promoting the site: CFS.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

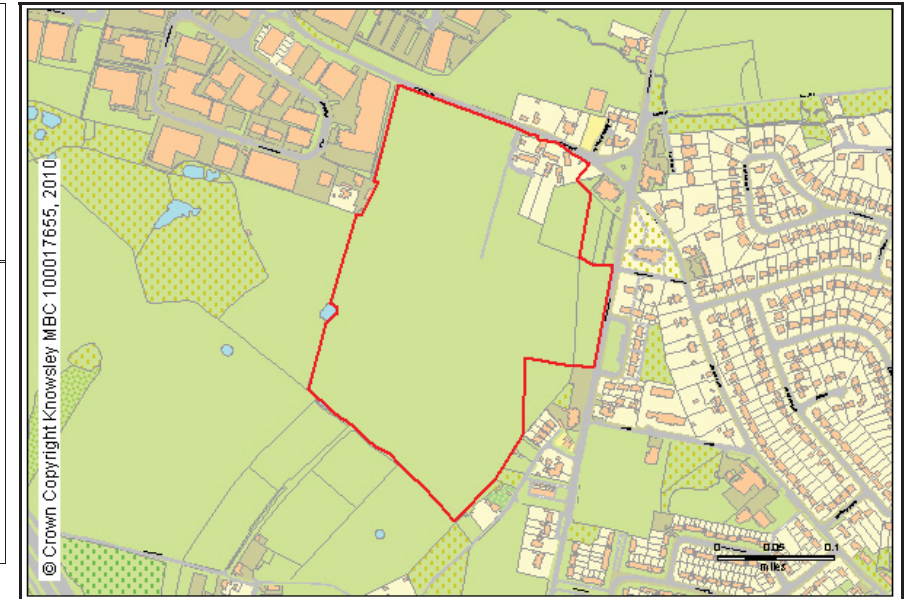
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="8"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="25"/>
Suitability Score:	<input type="text" value="41"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Site borders onto Knowsley Industrial Park. Small part of site in Knowsley CA. Site in agricultural use. CFS site. Existing buildings may require demolition / remodeling for residential use. Knowsley Business Park is located to the west of the site.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

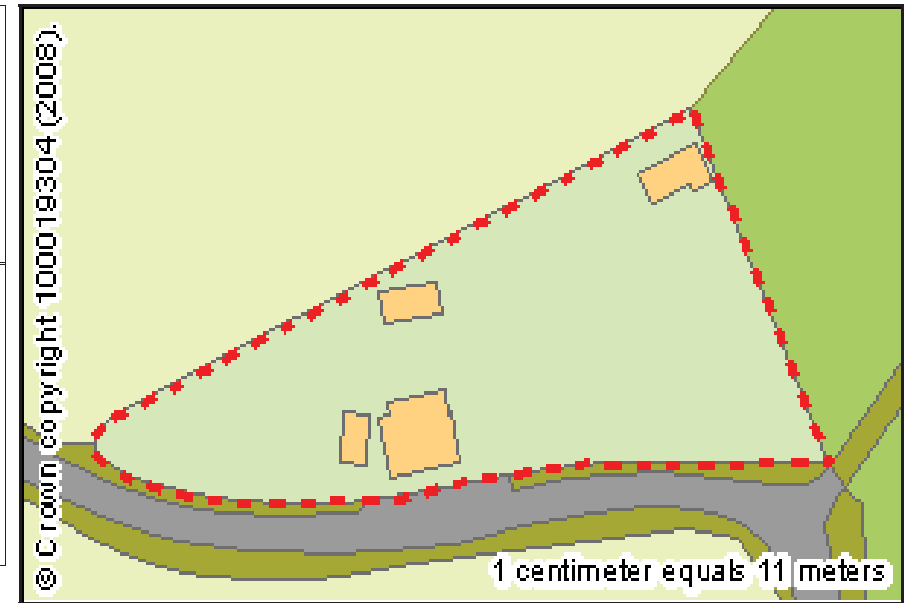
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="5"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="20"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="5"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="37"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Currently stables for ponies. Access via single track lane. Small triangular site. Single ownership, CFS site. Existing buildings may require demolition / remodeling for residential use. Outside PRA. In Knowsley Village CA.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

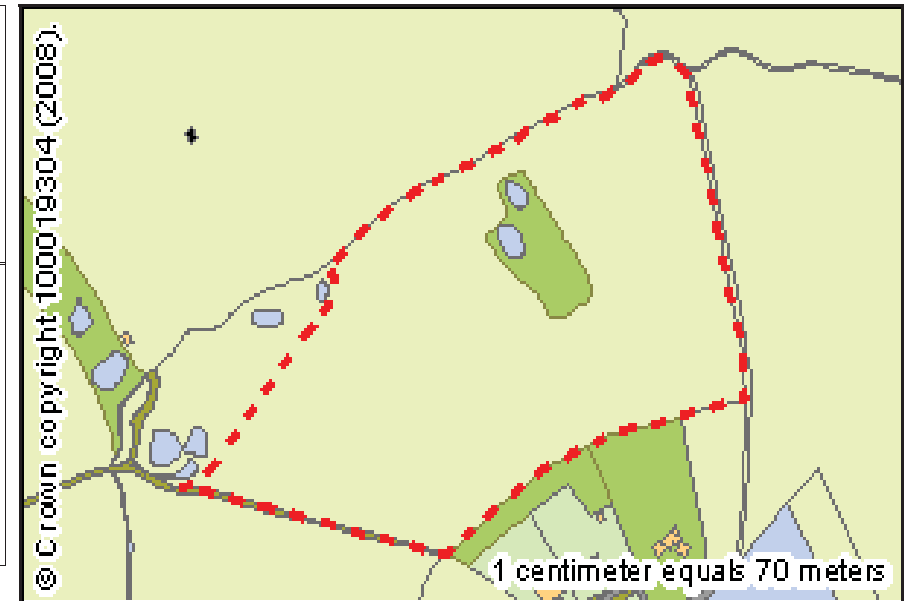
Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="26"/>	Total Survey Score: <input type="text" value="61"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Same ownership as K0242, K0236, K0237, K0238, K0239, K0240, K0241. Woodland small site. Power lines affect 239, 240, 236. Tree cover on 240 & 241. M62 to north of 237, 238. No access without crossing third party land. Remote from water/sewerage network.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

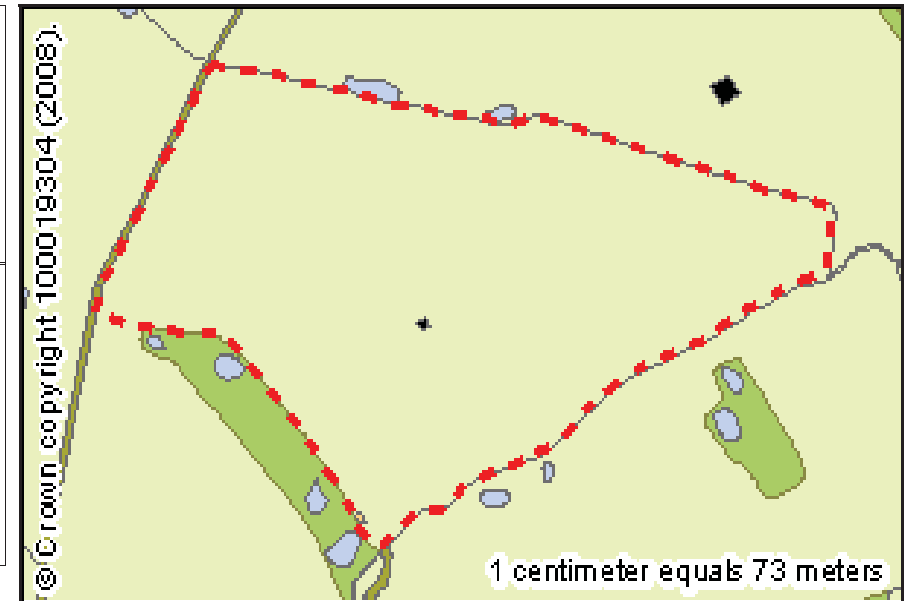
Strategic Housing Land Availability Assessment - 2016 Update



Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="26"/>	Total Survey Score: <input type="text" value="61"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Same ownership as K0242, K0235, K0237, K0238, K0239, K0240, K0241. Woodland small site. Power lines affect 239, 240, 236. Tree cover on 240 & 241. M62 to north of 237, 238. No access without crossing third party land. Remote from ater/sewerage network.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

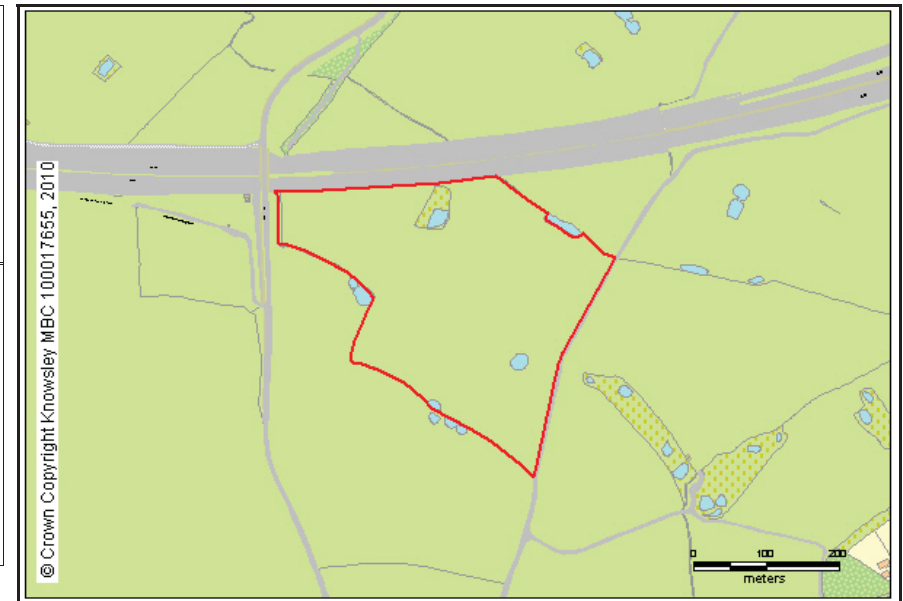
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="22"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Same ownership as K0242, K0235, K0236, K0238, K0239, K0240, K0241. M62 immediately to north of site. No access without crossing third party land. Remote from water/sewerage network.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

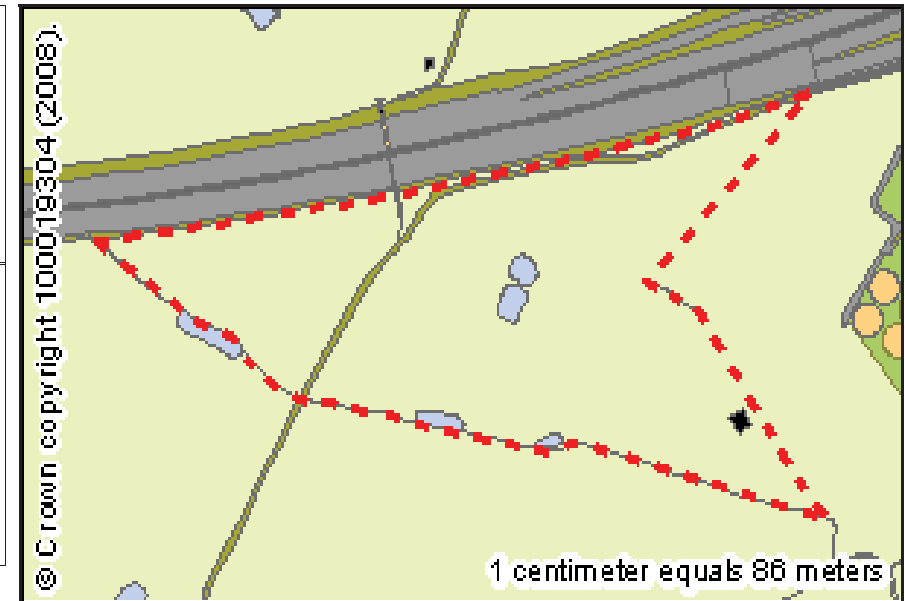
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="0"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="3"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="18"/>
Suitability Score:	<input type="text" value="22"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Same ownership as K0242, K0235, K0236, K0237, K0239, K0240, K0241. M62 immediately to north of site. No access without crossing third party land. Remote from water/sewerage network.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

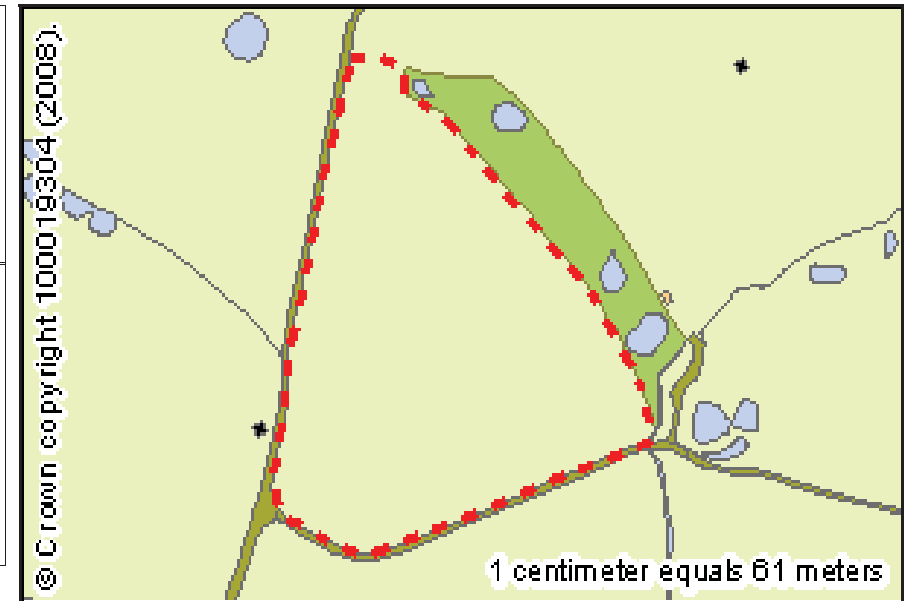
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="29"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Same ownership as K0242, K0235, K0236, K0238, K0237, K0240, K0241. M62 immediately to north of site. No access without crossing third party land. Remote from water/sewerage network.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

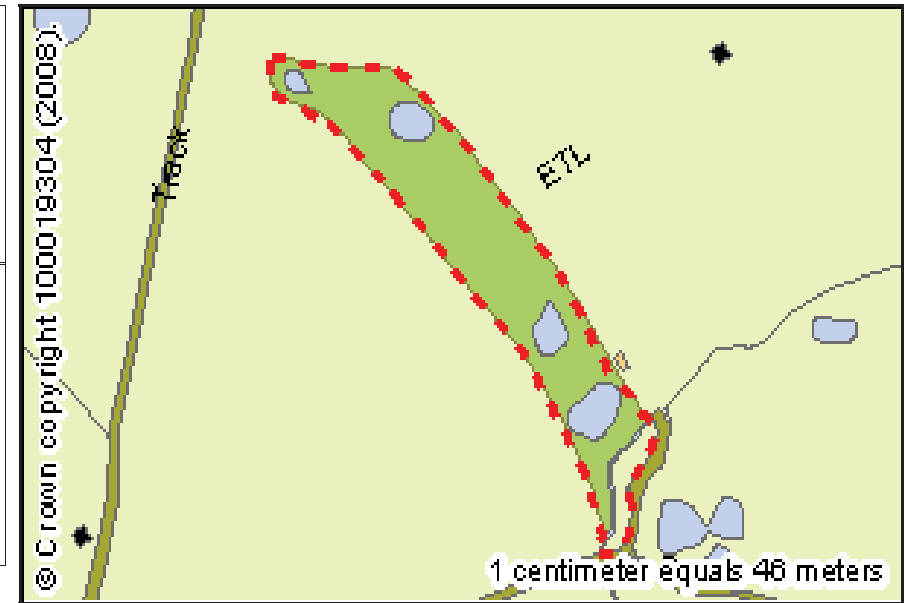
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="26"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

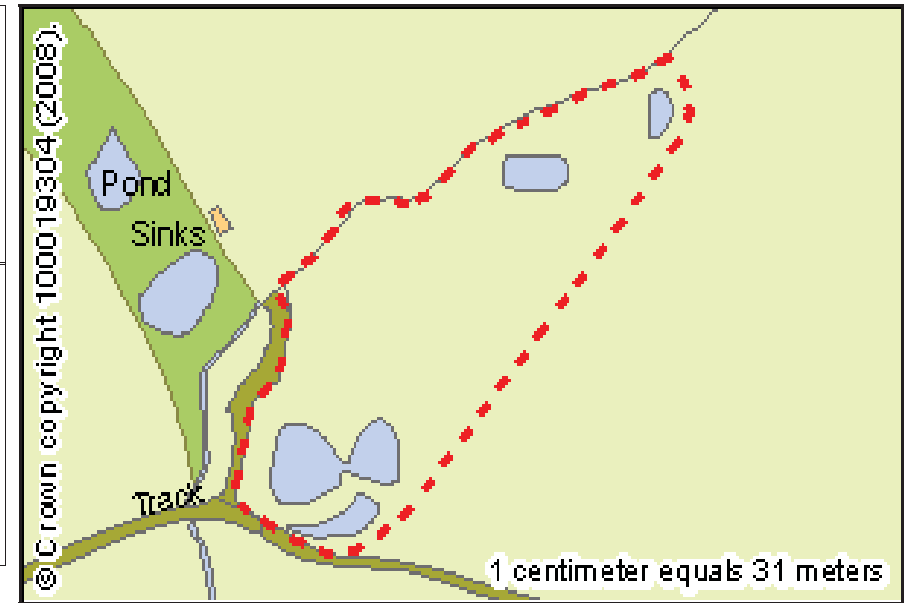


Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="26"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

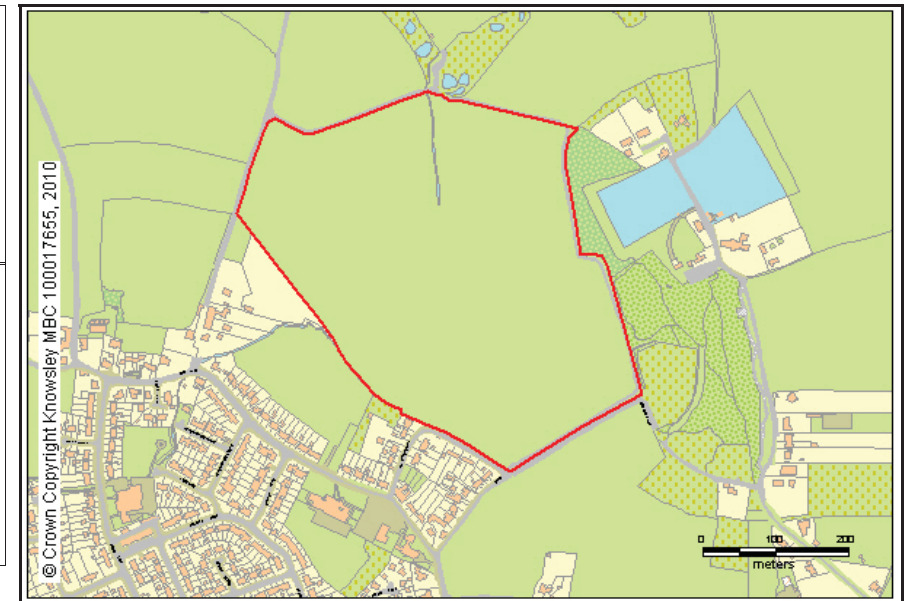
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="8"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="3"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="10"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="20"/>
Suitability Score:	<input type="text" value="29"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: Site borders Pex Hill Country Park. Knowsley Runcorn fault crosses site. Adjacent to quarry. Significant improvements needed to obtain access to site. Remote from water/sewerage. Sewer pumping main crosses site.

Conclusion: The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="15"/>
Suitability Score:	<input type="text" value="26"/>		



Total Survey Score:
Site Visited:
Keep Site in SHLAA?:

Site Survey Comments: Site near to M62. Part of larger site in flood zone. CFS GB site Contiguous with Liverpool urban area. Adjacent to CFS sites K0245, K0246, K0247, K0248. Area reduced due to part of site within FZ3. Sewer capacity issues. Water main/sewer crosses site.

Conclusion: Net developable area relates to that part of the site which falls outside flood zone 3. The site falls within the Green Belt and has been excluded from the housing supply.

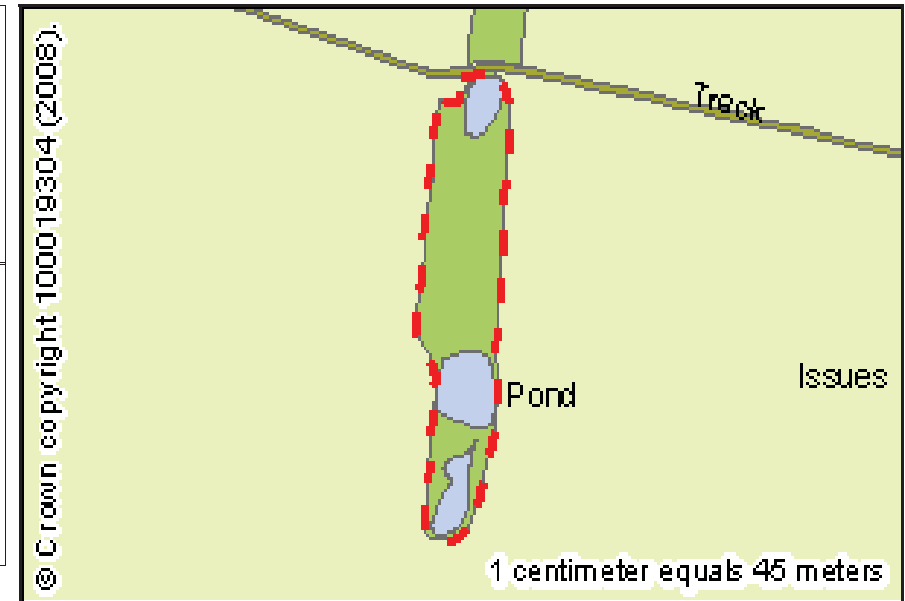
Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="18"/>	Total Survey Score: <input type="text" value="43"/> Site Visited: <input checked="" type="checkbox"/> Keep Site in SHLAA?: <input type="checkbox"/>	



Site Survey Comments: Woodland on site. Part of larger site in Flood Zone 3. Near to M62 motorway. Access to site only possible via site K0243. GB non contiguous. Area reduced due to part of site falling within FZ3.

Conclusion: Net developable area relates to that part of the site which falls outside flood zone 3. The site falls within the Green Belt and has been excluded from the housing supply.

Strategic Housing Land Availability Assessment - 2016 Update

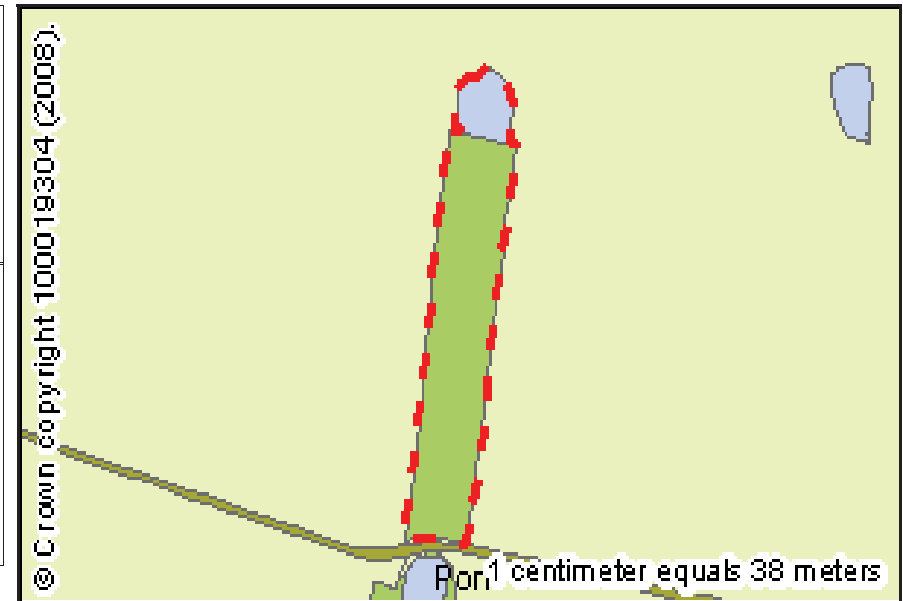


Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:

SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="0"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="0"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="0"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="10"/>
Suitability Score:	<input type="text" value="18"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:
Address:
Township:
Existing Use:
Capacity Source:

Gross Site Area:
Net Site Area:
Density:
Yield:
Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="8"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="15"/>
Suitability Score:	<input type="text" value="30"/>		

Total Survey Score:
Site Visited:
Keep Site in SHLAA?:



Site Survey Comments:

Conclusion:

Strategic Housing Land Availability Assessment - 2016 Update

Site ID:

Address:

Township:

Existing Use:

Capacity Source:

Gross Site Area:

Net Site Area:

Density:

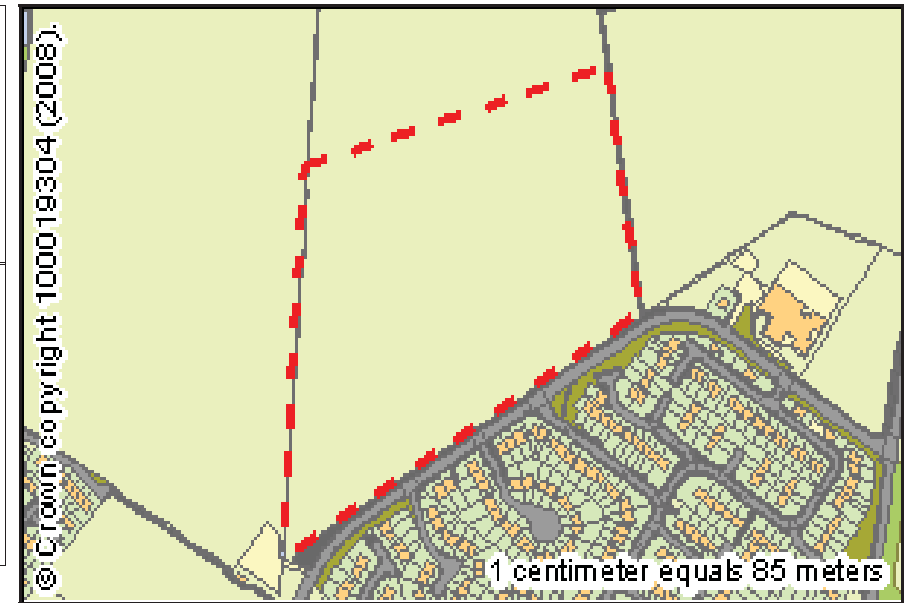
Yield:

Plan Period:



SUITABILITY		AVAILABILITY	
Physical Constraints:	<input type="text" value="4"/>	Active Use:	<input type="text" value="0"/>
Un-Neighbourly Uses:	<input type="text" value="4"/>	Multiple or Difficult Land Ownership:	<input type="text" value="10"/>
Contaminated:	<input type="text" value="8"/>	Owner willing to sell?:	<input type="text" value="5"/>
Access:	<input type="text" value="4"/>	Availability Score:	<input type="text" value="15"/>
Primary School (600m):	<input type="text" value="0"/>	ACHIEVABILITY	
Local Centre (800m):	<input type="text" value="0"/>	Strong Residential Market?:	<input type="text" value="5"/>
Health Centre (1000m):	<input type="text" value="0"/>	Attractive Local Environment:	<input type="text" value="5"/>
Employment (5000m):	<input type="text" value="3"/>	Abnormal Costs:	<input type="text" value="5"/>
Railway Station (400m):	<input type="text" value="0"/>	New Infrastructure:	<input type="text" value="0"/>
Bus Stop (200m):	<input type="text" value="3"/>	Achievability Score:	<input type="text" value="15"/>
Suitability Score:	<input type="text" value="26"/>		

Total Survey Score: Site Visited: Keep Site in SHLAA?:



Site Survey Comments: GB Site contiguous with Liverpool urban area. Area reduced due to part of site falling within flood zone 3. Sewer capacity issues. Water main crosses site.

Conclusion: Net developable area relates to that part of the site which falls outside flood zone 3. The site falls within the Green Belt and has been excluded from the housing supply.