Knowsley Strategic Housing Land Availability Assessment (SHLAA)

2011 Update

**Knowsley MBC** 

June 2011

### Knowsley Strategic Housing Land Availability Assessment (SHLAA) 2011 Update

#### 1. Introduction

- 1.1 Knowsley's Strategic Housing Land Availability Assessment (SHLAA) undertakes a review of housing land availability and provides an estimation of how much housing land is available in the urban area and assists in formulating the Council's policy on the delivery of new housing. However, the SHLAA itself does not represent a statement of Council policy. Whilst the SHLAA will inform the Local Development Framework (LDF) process, it is for the LDF Core Strategy and Site Allocations and Development Policies Development Plan Document (DPD) to determine which sites come forward for residential development and by what timescale.
- 1.2 The inclusion of sites within this study should not therefore be taken to imply that they will be allocated for development of that the Council will necessarily consider planning applications favourably.
- 1.3 The original Strategic Housing Land Availability Assessment (SHLAA) was published in March 2010. The Study was developed using a combination of in-house work by Knowsley Council officers and subsequent work by independent consultants, White Young Green (WYG). The original SHLAA published in March 2010 has a base date, and represented the supply position of 1<sup>st</sup> April 2008. The original SHLAA is available to view online at <u>www.knowsley.gov/LDF</u>.
- 1.4 This Study updated the original SHLAA to a base date of 1<sup>st</sup> April 2010. The update was undertaken using a methodology broadly consistent with the original Study and similar to that used by Sefton and West Lancashire in undertaking their SHLAA updates. Both the original and updates SHLAAs have been consistent with national guidance<sup>1</sup> relating to SHLAA preparation published by the Department for Communities and Local Government (CLG).
- 1.5 In contrast to the original Study, the 2011 update was undertaken entirely "inhouse" by Knowsley Council.
- 1.6 The findings of this Study have been used to underpin the LDF Core Strategy "Preferred Options" Report<sup>2</sup>, "Planning for Housing Growth" Technical Paper<sup>3</sup> and Knowsley and Sefton Green Belt Study: Knowsley Report<sup>4</sup>.

<sup>&</sup>lt;sup>1</sup> Strategic Housing Land Availability Assessment: Practice Guidance, (CLG, 2007)

<sup>&</sup>lt;sup>2</sup> LDF Core Strategy "Preferred Options" Report, (Knowsley Council, 2011)

<sup>&</sup>lt;sup>3</sup> Draft Technical Report: Planning for Housing Growth (Knowsley Council, 2011)

- 1.7 In accordance with Department of Communities and Local Government (CLG) guidance, the SHLAA process is supposed to be monitored and reviewed on a regular basis. This process will be undertaken with further engagement with neighbouring authorities, developers and other stakeholders. This process was begun in 2008, with the intention that these links will be improved by subsequent updates to the SHLAA which will ultimately make the process more robust over time.
- 1.8 A further update of the SHLAA will take place prior to the Council publishing its Submission Core Strategy in 2012.
- 1.9 The remainder of this report is set out as follows:
  - Chapter 1: Introduction (this section)
  - Chapter 2: National and regional planning context
  - Chapter 3: Key changes since publication of the "original" SHLAA
  - Chapter 4: Methodology
  - Chapter 5: Stakeholder consultation
  - Chapter 6: Results of the assessment
  - Chapter 7: Summary and conclusions
  - Appendix 1: Allocations and sites with planning permission at 1<sup>st</sup> April 2010
  - Appendix 2: 0 5 year supply (site assessment sheets)
  - Appendix 3: 6 10 year supply (site assessment sheets)

#### 2. National and regional planning context

- 2.1 At the national level, the Coalition Government has announced its intention to replace the existing series of Planning Policy Guidance (PPGs) notes and Planning Policy Statements (PPSs) with a consolidated National Planning Framework. It is anticipated that this will be published following enactment of the Localism Bill.
- 2.2 The national planning policies for housing are contained within Planning Policy Statement 3: Housing (PPS3). The Government published minor amendments to PPS 3 in June 2010 that addressed the definition of brownfield land to prevent the potential for "overdevelopment of neighbourhoods and garden grabbing"<sup>5</sup>. The original SHLAA and SHLAA update do not contain any sites currently in use as private gardens, furthermore the proposed residential densities for all the identified sites are between 30-40 hectares. Therefore there were no implications for the study as a result of the changes to PPS3.
- 2.3 The Regional Spatial Strategy (RSS) for the North West<sup>6</sup> provides the regional tier of Knowsley's development plan. In the context of housing, the RSS sets out policies to be considered at the local level and Knowsley's housing target which equates to 450 per annum up to 2021 (the end of the plan period for the RSS).
- 2.4 Following the election of the Coalition Government, the intention to abolish Regional Spatial Strategies was announced. Although RSSs were revoked in July 2010, this decision was subject to legal challenge and subsequently overturned in the High Court. The Government has since reiterated its intention to abolish regional strategies via enactment of the Localism Bill. The proposed revocation of regional strategies is likely to leave policy voids, which will need to be addressed at the local level. Therefore, the Council is currently working on robust policies to establish the level of housing growth required. Knowsley's "locally derived" housing target will be supported by robust evidence and contained in the emerging LDF Core Strategy.
- 2.5 The Council published its Core Strategy "Preferred Options" Report in June 2011. The Preferred Options Report outlined that existing RSS target of 450 per annum was the "preferred target" for housing delivery up to 2027. Therefore, this figure has been used to underpin the calculations in this SHLAA update. Further information regarding how the Council has approached identification of its housing target can be found in the draft Housing Technical Report.

<sup>&</sup>lt;sup>5</sup> Letter to Chief Planning Officers: New Powers for Local Authorities to Stop "Garden Grabbing", (CLG, 2010)

<sup>&</sup>lt;sup>6</sup> The North West Plan: Regional Spatial Strategy to 2021 (GONW, 2008)

# 3. Key changes since publication of the "original" SHLAA (published March 2010)

#### Apartments and higher density development

3.1 In common with the original SHLAA, a cautious approach has to the SHLAA update has been adopted. This ensured the SHLAA did not over-estimate the development capacity of sites it identified. The majority sites identified by the SHLAA have an applied density of 30 dwellings per hectare (ha), with a limited number of sites having a slightly higher density at 40 dwellings per hectare in appropriate locations or where the site conditions allow. Table X highlights that densities between 30 – 40 dwellings generally relate to medium to low density detached to town house development.

#### Small sites allowance

3.2 The original SHLAA utilised a sample approach for smaller sites (below 0.1 ha), by visiting and assessing 10%, with the findings from this sample used to calculate the contribution from all smaller sites. The original Study used this approach as it was decided that it was not cost-efficient or methodologically advantageous to visit all sites less than 0.1 ha. However, in the updated Study it was possible to appraise all the sites. Therefore, the Study does not include a small sites allowance.

#### Green Belt Sites

- 3.3 The original SHLAA considered it premature to consider specific site in the Green Belt for residential development in advance of a comprehensive review of appropriate locations for longer term development. Since completion of the original Study Sefton and Knowsley Councils have undertaken a joint Green Belt Study using a common methodology. The draft Study undertook a comprehensive assessment of Knowsley's Green Belt and identified Green Belt locations that might be suitable to meet longer term housing, employment and other needs. The draft findings of the Study will help support Knowsley's position in terms of housing and employment growth up to 2027 and beyond. The draft Study will be consulted on for 10 weeks between June and September 2011 alongside the LDF Core Strategy "Preferred Options" Report.
- 3.4 As the results of the Green Belt Study are currently in draft form, and the Core Strategy is yet to be finalised, it would be premature to include the Green Belt "broad locations" identified in the Preferred Options Report within the SHLAA. Once the Core Strategy is adopted, any associated Green Belt "broad locations" identified by the strategy will be included in subsequent updates to the SHLAA. These areas are likely to be included in the 11 15 year category of sites, due to the need to prioritise areas of highest regeneration need and other urban sites.

#### Knowsley Public Sector Land Holdings Review

- 3.5 The Council recently undertook a review of public sector land holdings across the Borough. The review considered all land in public ownership within Knowsley, including amenity, residential and amenity land. In appraising each site the review considered each site's existing usage, condition, community benefit, development potential and likely future maintenance costs.
- 3.6 Following the assessment of land through the review, a number of potential sites were identified. While many of these sites were already identified by the original SHLAA, those which were new to the process have been included in this Study.
- 3.7 In the context of the SHLAA the main source of sites identified were former school sites and associated playing fields. In total these sites that the potential capacity of approximately 900 dwellings. All of the former school sites / playing fields have been included in the 6 10 year category as the majority of the sites are subject to varying levels on constraint including demolition of existing structures, national policy restrictions regarding the disposal of school playing fields and local policy restrictions regarding the provision of outdoor sporting provision. In relation to the latter issue, the Council is currently undertaking a separate evidence base study, the Playing Pitch Assessment and Strategy, to assess the need for this provision. Once the study is complete, it will inform subsequent updates to the SHLAA, and specifically the appraisal of sites currently in sporting use.
- 3.8 Future updates to the Council's land holdings review will inform subsequent updates to the SHLAA.

#### Call for Sites

- 3.9 The original SHLAA included three formal "Call for Sites" exercises between 2007 2008. This process allowed the study to capture any landowners and third parties that wished to promote land for housing. In addition, in order for the updated study to be as comprehensive as possible, the Call for Sites process was repeated between 27<sup>th</sup> May and 9<sup>th</sup> July 2010.
- 3.10 As part of the Call for Sites process in 2010, ten responses and sites were received. However, the vast majority of the sites received were either already included in the SHLAA, had planning permission or were within Knowsley's Green Belt. Therefore, only one additional site was included in the SHLAA via the Call for Sites process.

#### Risk Assessment

- 3.11 In line with Government good practice guidance on the undertaking of SHLAAs, a "risk assessment" was applied to the supply of the original SHLAA to allow for sites that do not come forward for residential development as anticipated. There are clearly a number of reasons why this may occur, such as the inability of a developer to acquire/assemble a site, the possibility that a site may be developed for a use other than housing and the fact that a developer may "landbank" sites until the housing market recovers sufficiently to ensure the development is viable.
- 3.12 Following discussions with White Young Green, the consults undertaking the original SHLAA, and reviewing the representations made during the consultation it was concluded that a "risk assessment" of 20% would be appropriate.
- 3.13 This approach has been continued in the 2011 update. In future updated further intelligence is likely to be available to allow the Council to refine the risk assessment process. This is likely to include the continuation of the annual mail out to all known developers and/or landowners with extant planning permission in order to gauge their aspirations for the site and progress with their development where it has commenced.

#### Residential Completions

- 3.14 Over the last 15 year period there has been an inconsistent number of houses delivered per annum (net of demolitions). The number of dwellings delivered ranges from a maximum of approximately 600 dwellings per annum (dpa) in 1995/96 and 1999/00, to a minimum of just 12 dwellings during 2009/10. Over the last 15 year period the average net number of dwellings delivered per annum equates to 345.
- 3.15 The performance in 2009/10 reflects the economic conditions affecting the national housing market. The original SHLAA noted that, this phenomenon is likely to impact the number of developments starting on site for some time to come. Evidence from the site surveys carried out as part of the updated SHLAA indicates that a number of sites had been "mothballed", however there are signs that some previously "mothballed" sites have recently restarted as developers have revised their planning permission and dwelling mix in some cases.
- 3.16 In considering historic net housing completions, it is important to have regard to the impact of Knowsley's extensive demolition and associated regeneration programmes, primarily the North Huyton New Deal for Communities (NDC) programme. Since 2004/5 the annual demolition rate has been between 25 140 dpa. During 2010/11 and 2011/12 this figure is anticipated for be 130 and 20 dpa

respectively<sup>7</sup>. The impact on these planned demolitions will be monitored as part of the Council's housing monitoring system and factored into future updates of the SHLAA.

#### Additional residential development within regeneration areas

- 3.17 The Core Strategy Preferred Options Report, consulted on potential policy approaches to the Council's regeneration priorities in:
  - North Huyton / Stockbridge Village;
  - Tower Hill, Kirkby; and
  - South Prescot.
- 3.18 The "preferred polices" for the regeneration areas listed above involved an uplift the in potential number of dwellings, or in the case of South Prescot, a diversification of existing land use (employment) to include residential development.
- 3.19 The Preferred Options Report provides some flexibility to the approach and potential capacity within existing designated Action Areas at North Huyton and Tower Hill. However, the housing land supply from these sources has not been quantified as part of the housing supply identified by this SHLAA.
- 3.20 The Council anticipates that the housing capacity in the Tower Hill, Kirkby Action Area could be doubled from 300 units to 600 units. It is also a possibility that the 1450 net dwellings anticipated to be completed in the North Huyton action area could be increased to a net 2000 dwellings, resulting in a potential additional 550 dwellings.
- 3.21 In the case of South Prescot, this site is currently allocated for employment use within the UDP. The allocation of this site may be revised to allow for a more flexible approach to future regeneration proposals. It is estimated that this site could contribute land which could accommodate approximately 300 500 dwellings

	Existing capacity (dwellings)	Potential capacity (dwellings)	Potential increase in relation to existing capacity (dwellings)							
North Huyton	1450	2000	550							
Tower Hill, Kirkby	300	600	300							
South Prescot 0 300 – 500 300 - 500										
Total Potential Additional Supply from Regeneration Areas1150 - 1350										

#### Table 3.1: Potential additional capacity from regeneration areas

3.22 Due to the uncertainties highlighted earlier, the potential additional capacity from the three regeneration areas has not been included in the SHLAA update. In the event that any of the areas receive planning permission of a master planned to the

<sup>&</sup>lt;sup>7</sup> Source: North Huyton NDC Project Team, September 2010

satisfaction of the Council the resultant capacity will inform future updates to the SHLAA.

- 3.23 It is also important to bear in mind, that in the case of South Prescot, any residential development will result in a loss of employment land, which is likely to have implications for Knowsley's employment land supply and potentially further implications in the context of Green Belt release.
- Transferring Knowsley's housing requirements to neighbouring authorities
  3.24 As a result of the findings from the original SHLAA, which showed the Knowsley would be unable to meet its longer term housing needs, the Council began working to identify other potential sources of housing supply. In considering additional sources of supply, the adopted RSS advocates working with neighbouring authorities, where a district has insufficient sites to meet their housing target.
- 3.25 Along with other authorities within the Liverpool City Region, the Council commissioned a study to look into this issue in detail. The Overview Study considered whether there was sufficient land available in districts with an excess of housing land available, to accommodate districts which had identified a long term housing land shortage.
- 3.26 Through the Overview Study, the Council has given careful consideration to the position of neighbouring authorities in terms of their housing land availability, and does not believe that there is a sufficient surplus of sustainable urban housing sites within any of Knowsley' neighbouring authorities, which could adequately meet the housing needs arising in Knowsley. Furthermore, the Council is mindful of the objective to create sustainable communities within Knowsley, and associated balanced housing markets and a result of regeneration programmes. It is not considered that transferring housing to a neighbouring authority would be appropriate in this context.
- 3.27 It is also worth noting that two neighbouring authorities (Sefton and West Lancashire) also identified shortfalls in housing land availability. If the transfer of housing requirement transfer to neighbouring authorities was pursued, the cumulative requirements of the three authorities is likely to place extra pressure on any "surplus" housing land available in another district.

#### Publication of Knowsley's Strategy Housing Market Assessment (SHMA)

3.28 The Council commissioned David Couttie Associated to undertake a Strategic Housing Market Assessment<sup>8</sup> (SHMA) to support work on the LDF. The study drew on a wide range of sources to critically assess the strategic housing market within Knowsley. Information provided by the SHMA is an indication of the amount of new housing which would be required by both the affordable and market sectors annually, if all of the housing need and demand in Knowsley was to be fully met.

<sup>&</sup>lt;sup>8</sup> Knowsley Strategy Housing Market Assessment (David Couttie Associates, 2010)

3.29 The SHMA concluded that if all the need of Knowsley's affordable housing need is to be met over a ten year period, then 568 units of affordable housing per annum will be required, which equates to 5680 units over a 10 year period.

#### 4. Methodology

4.1 The methodology employed in completing this 2011 update to the SHLAA is derived from that set out in the Strategic Housing Land Availability Assessment (SHLAA) good practice guidance and subsequently used in the original SHLAA published in 2010. An account of the methodology at each state in the process is recorded below.

#### Stage 1 – Planning the Assessment

- 4.2 The SHLAA good practice guidance recommends that the production of the assessment is informed by engagement with key local stakeholders through a Housing Market Partnership (HMP). Such a Partnership should include house builders, social landlords and local property agents, amongst others. Whilst no formal HMP was organised as part of the SHLAA process, extensive consultation has been undertaken with key stakeholders at various stages of the study.
- 4.3 It is intended that the formal stakeholder group (comprising of house builders, social landlords, local property agents and public bodies) will be invited for comment the draft methodology (this document), initial site appraisals and sign off the SHLAA 2011 Update report.
- 4.4 The base date for the 2011 Update is 1<sup>st</sup> April 2010. Therefore, sites which have received planning permission for residential development after this date have not been included in this assessment. The likely capacity from this source will be incorporated into a subsequent update.

#### Stage 2 – Determining Sources of Sites

- 4.5 An initial list of sites to survey was produced for the assessment which included all sites in the previous study. The list was accompanied by GIS information and a database including background information on the identified sites. The principal sources of these sites are set out below.
- 4.6 The 2011 Update does not represent a wholesale review of the SHLAA database. Therefore detailed assessments in ration to the following sources were not undertaken, unless explicitly mentioned. A detailed review of the study will take place at a later date.

#### Knowsley Urban Capacity Study

4.7 The original SHLAA (published 2010) undertook an assessment of sites previously identified by the Urban Capacity Study (UCS). The site which had not already been developed were included in the initial list of SHLAA sites for the previous study. This list was not reviewed as part of the update study.

#### Ordnance Survey Mapping and Aerial Photography

4.8 Suitable scale OS maps (1:10,000) and aerial photography dating from 2005/06 were used within the original study to identify suitable residential sites. The Council is

currently awaiting revised aerial photography. It is likely this, along with other web based mapping sources will be used to identify sites in a subsequent update.

#### National Land Use Database (NLUD)

4.9 The NLUD database was not used in this assessment. The NLUD data for Knowsley has not been updated since completion of the original study. Once the NLUD data is reviewed, it will inform a subsequent review of the SHLAA.

#### Public Open Space (POS) and Outdoor Sports Provision

- 4.10 The Council's Green Space Audit was undertaken in 2005 and has been the subject of regular updates since. It provides a comprehensive review of all open space and outdoor sports provision within the Borough, regardless of whether a site is allocated in the Replacement UDP.
- 4.11 Areas of open space and outdoor sports provision which were not specifically identified for potential release, and are designated under Policies OS3 and OS4 of the Replacement UDP, were only considered for inclusion in the SHLAA where the site had been identified by a previous study, such as the Urban Capacity Study or NLUD. An assessment was then made given the overall surplus or deficit within the relevant Substantial Residential Area as to whether individual sites may be able to be released for housing or other forms of development under current UDP policy.
- 4.12 The Council is currently undertaking a comprehensive update to the POS evidence base and Playing Pitch Assessment and Strategy. These are likely to be completed in late 2011. Once complete, among other things, they will identify areas of POS and outdoor sports provision which are no longer in use or which were incorrectly included in the original Audits, which could potentially be released for alternative uses subject to other policy constraints. The SHLAA assesses whether such sites could have potential for residential use, either in part or in whole.

#### Discussions with Development Quality and Asset Management Departments

- 4.13 Discussions with Knowsley's Development Quality and Asset Management departments were undertaken as part of the study. This allowed the study team to draw upon local knowledge of the Borough and identify potential sites which may have otherwise been missed by other parts of the site identification process.
- 4.14 During the site identification stage of the study the Council's Asset Management department submitted a number of sites, approximately 50, which were assessed in terms of their suitability for residential development and, where appropriate, were included in the study.

#### Expired and Unimplemented Existing Planning Applications

4.15 The sites with expired planning applications were checked for subsequent applications, and those remaining without permission for housing were included in the list of sites to be assessed.

#### *Site Specific Regeneration Areas (Action Areas and Development Opportunity Sites) and Allocated Housing Sites*

- 4.16 The Council currently has a number of regeneration priorities within the Borough which have been included in the SHLAA, along with UDP housing allocations which were not built out at the study's base date. Many of these sites are subject to Development Briefs which have Supplementary Planning Document status and, in some cases, are designated Action Areas. These provisions have been made by the Council to help promote regeneration efforts within these areas and act to assist in identifying issues which will impact on bringing the sites forward for development.
- 4.17 In some cases higher densities may be pursued by the Council, subsequent to a revised policy framework within the LDF. At the current time these potential additional capacities have not been included in the SHLAA assessment, but where this may be applicable in the future it is clearly noted.

#### Call for Sites

- 4.18 The Council (along with the other partner authorities) invited stakeholders, landowners and other interested parties to submit sites for consideration as part of a "Call for Sites" process in 2010. This was in addition to the two 'call for sites' exercises which ran between October and December 2007, and May and July 2008 for the previous SHLAA.
- 4.19 This stage of the SHLAA was advertised in local press and on the Council's website. All sites submitted via this process were reviewed against information already gathered by the Council and, where necessary, duplicates were removed prior to the submitted sites being entered into the SHLAA database for assessment.

#### Stage 3 – Desktop Review of Information

- 4.20 The portfolio of sites identified by Stage 2 of the process has been the subject of thorough examination by Council officers. White Young Green (WYG) developed its own bespoke database for the original study. This has been used to record key facts, judgements and new information concerning the identified sites. The database records 25 criteria in order to provide a comprehensive information source to assist in the undertaking of independent survey work and the assessment of each site's development potential.
- 4.21 The 25 criteria are not policy judgements; rather they are an assessment of factors that could influence the delivery of housing. The criteria are as follows.
  - 1. Is the site within a Conservation Area?
  - 2. Are there any Listed Buildings on the site?
  - 3. Is the site within a primarily residential area?
  - 4. Does the site comprise previously developed land?
  - 5. Is there any likelihood of contamination?

6. Does the site need significant new infrastructure in order to be developed for housing?

7. Are there any physical constraints?

- 8. Is the site situated within Flood Zones 2 or 3?
- 9. Are there any buildings requiring demolition?
- 10. Is satisfactory access possible?
- 11-16. Accessibility and distance from local services.
- 17. Are there any nature conservation issues?
- 18. Would redevelopment have a positive regeneration impact on the area?
- 19. Is the site subject to any un-neighbourly uses?
- 20. Is the site more suited to non-residential uses?
- 21. Are there any ownership issues?
- 22. Is the site owned by developer, or is the owner willing to sell to a developer?
- 23. Is the site in active use?
- 24. Is the site underused?
- 25. Is the site within a strong residential area?
- 4.22 The results have been recorded and inputted into the SHLAA database.

#### Stage 4 – Determining Sites to be Surveyed

- 4.23 Within the original study due to the large number of sites identified at Stage 2, it was decided that it was not cost-efficient or methodologically advantageous to visit all sites less than 0.1 hectares in size. Instead, a 10% statistically representative sample of such sites has been undertaken in order to calculate their likely contribution to the overall housing supply. The yield that is estimated to be delivered from the sample is used as a multiplier to provide a calculation of the supply from all such sources. This 'small site allowance' is distinct from a windfall allowance as the sites have been identified on an individual basis, rather than the assessment of supply being entirely theoretical and derived from historical precedent.
- 4.24 Since completion of the original study many of the smaller sites (below 0.1 hectares) have been built out or are now unavailable for other reasons. Therefore, within the updated study a 100% survey methodology has been adopted. Therefore there will not be a "small sites" allowance in the updated housing supply figures.

#### Stage 5 – Carrying out the Assessment

- 4.25 Each of the new sites or sites where new information had become available from the desktop assessment were visited and assessed by the Council, with the results being recorded using the assessment Proforma (see SHLAA Page 18).
- 4.26 Each site has been scored against a number of key criteria. These criteria are used to assess the potential of each site for residential development, taking into account its suitability, availability and achievability in accordance with the SHLAA guidance. Whilst, as previously stated, the scoring has not been used prescriptively to determine the overall suitability of the site, the final score should be taken to be a broad indication of the potential of a given site to be redeveloped for housing.

#### Assessing Availability for Housing

- 4.27 The availability of a site relates to its known constraints and how this may impact upon the likelihood of it being developed for housing over the next 15 years. The issues affecting availability which have been considered are as follows:
  - whether a site is currently in use or not;
  - ownership constraints, relating to whether a site is thought to be in multiple ownership or not; and
  - whether the owner is known to be willing to sell.

#### Assessing Suitability for Housing

- 4.28 A site is suitable for housing development if it offers a suitable location for development and would contribute to the creation of sustainable, mixed communities. The factors assessed in considering each identified site's suitability for housing are:
  - policy restrictions, such as allocations, protected areas and existing planning policies;
  - physical problems or limitations, such as access, infrastructure provision and flood risk (sites lying wholly within Flood Zone 3 are not considered to offer realistic potential for redevelopment for housing and have been excluded from the housing supply);
  - the site's proximity to amenities and public transport nodes; and
  - the environmental conditions which would be experienced by prospective residents, in particular those that may arise from any adjacent land uses being 'bad neighbours'.

#### Assessing Achievability of Housing

- 4.29 The strength of the housing market differs across Knowsley and, in the current economic climate, the viability of developing some of the sites for housing is acknowledged to be an issue. It is therefore important to assess the specific constraints impacting on the delivery of each site in order that the future phasing of sites can be accurately assessed.
- 4.30 A site is considered achievable for development where there is a reasonable degree of certainty that housing will be developed on the site at a particular point in time. This is essentially a judgement about the economic viability of a site, and the capacity of the developer to complete a development over a certain period. It is affected by:
  - market factors, within which we include both housing demand in the general locality and the likely attractiveness of the site to the market; and
  - cost factors, in terms of whether a site is known to be contaminated, thus requiring significant remediation works in order to be developed for residential purposes, and whether there are buildings requiring demolition on site.
- 4.31 Within the original study, in order to gauge housing demand in general localities, enquiries have been made of residential land agents and estate agents. This research

has been supplemented through the analysis of sales and census data in order to provide an appropriate context for the judgements and assumptions made.

4.32 This research is summarised by way of the Housing Market Overview provided at Appendix 1 within the original SHLAA. These assumptions have underpinned the scoring of sites within the updated study.

#### Stage 6 – Estimating the Housing Potential of Each Site

- 4.33 In order to estimate the housing potential of each site, an assessment of its developable area needs to be made. There are a number of factors which may influence the developable area of a site. Limiting factors include topography, irregular shaped plots and site specific constraints such as underground services or flood zones. In Knowsley all sites that are affected by flooding lie within Flood Zone 3. In each case, that part of the site which lies within Flood Zone 3 has been excluded from the developable area.
- 4.34 Allowance has been made on larger sites for the on-site provision of access roads, along with facilities such as green infrastructure and community uses, to serve the development. The assumptions used in calculating net developable areas are set out below and are based on research undertaken during the preparation of advice set out in government documents such as Tapping the Potential<sup>9</sup> and the Housing Land Availability Assessments: Draft Practice Guide mentioned previously in this report. Whilst this approach is considered robust and appropriate for the purposes of this study, it should be noted that the net developable area is an indicative figure and that the Council will negotiate appropriate non-housing provision on a site by- site basis when considering future development proposals.
- 4.35 In order to assess the housing potential of each site, a range of density multipliers have been applied.
- 4.36 The multiplier applied to each site is that which best reflects the character of the area, the type or mix of housing that would be appropriate on the site and the site's proximity to a defined centre and to services.

Total Site Area	Net Developable Area							
Less than 0.4 ha	100% of developable area							
0.4 ha to 2 ha	90% of developable area							
Sites over 2 ha	75% of developable area							

Table 4.1: Net developable areas

Source: Tapping the Potential, (ODPM, 2000)

4.37 The ranges of densities used are set out in Table 4.2. These are identical to those used in the original SHLAA. Alternative densities have been applied in a limited number of cases where it is evident that the shape or character of a site suggests a

<sup>&</sup>lt;sup>9</sup> Tapping the Potential, (ODPM, 2000)

particular, more specific density. In all such cases, guidance has been sought from Council officers to ensure that the applied density is appropriate.

Housing Character	Applied Density (Dwellings per ha)									
Low density suburban mix (detached and semi- detached)	30									
Low to medium density urban mix (town houses and semi-detached)	40									
Medium density urban mix (mainly town houses)	50									
High density urban mix (town houses and apartments)	60									
Apartments (up to six storey)	70 and above									

#### Table 4.2: Applied site densities

- 4.38 Following the identification of a proposed development density, the yield for each site is calculated by multiplying the net site area by the density. The datasheets provided online for consultation indicate the proposed density and yield of each site.
- 4.39 In the past, many urban capacity and housing land availability studies have tended to seek to maximise the potential supply of housing by applying higher densities than the 30 dwellings per hectare regarded as the minimum acceptable. This has led to concerns over town cramming, particularly where sites included in the study, whilst being vacant and meeting the criteria for development, contribute to the amenity of the local area.
- 4.40 In Knowsley, many of the sites are classified as brownfield because they are sites which were previously developed for housing or other uses. The properties have been demolished; in many cases the foundations have been left in situ and grassed over creating an amenity space. These sites are generally small with limited capacity. In order not to over-estimate the potential for sites, a benchmark density of 30 dwellings per hectare has generally been applied, unless site conditions suggest a higher density can be satisfactorily achieved.
- 4.41 The approach taken by the Council in determining the likely densities of identified sites is considered to cautious and based upon the clear expectation that the type of residential development scheme presently being considered by housebuilders will likely result in a lower average development density than that has been typically achieved in recent years.
- 4.42 The densities applied to sites are indicative and are provided solely for the purposes of this SHLAA. They should not be taken to be a statement of Council policy on the amount of housing that a given site may accommodate, which will need to be determined through the planning application process.

#### Stage 7 – Assessing When a Site Will be Developed

4.43 Assessing when each site is likely to come forward for development is not an exact science. Predictions also inevitably become less certain the further into the future a

site is forecast to be developed. The Council's ongoing plan, monitor and manage programme will provide the process for managing changes to this study's findings as time goes by.

- 4.44 None of the sites in Knowsley that have been surveyed are known to be constrained by major infrastructure projects - such as a bypass or new sewage treatment works – which could significantly delay development. We have attempted to identify where abnormal levels of enabling works would be required in order to bring a site forward and these instances are noted in the database. In a study of this size it is clearly not practical to undertake a detailed development feasibility of each individual site and this analysis is very much a high level strategic assessment.
- 4.45 The viability of each site has been assessed by taking into account the strength of the residential market in the locality, the type of housing that could be developed and any implications for construction costs, including costs relating to such factors as demolition and contaminated land. High scoring sites will generally be available for development in the short term, although the timing of release may be influenced by national housing market factors and developer/landowner intentions. Low scoring sites are less likely to be available for development in the short term.
- 4.46 The supply of housing in the 0 5 years of the study can be identified with a relatively high degree of certainty as sites in this phase will have scored highly and are generally in compliance with saved development plan policy. These sites will have few, if any, known constraints to development and are generally vacant or known to be available for redevelopment. Accordingly, a large number of sites identified with the five year housing supply were promoted for development through the call for sites exercise or declared surplus by the Council.
- 4.47 Sites placed within the 6 to 10 year housing supply will have some policy or development constraints which limit the speed at which they will come forward for development. In some instances these sites may require a change of allocation as part of the emerging LDF process.
- 4.48 The viability of each site has been assessed by taking into account the relative strength of the residential market in the locality, the type of housing that could be developed and any implications for construction costs, including costs relating to such factors as demolition and contaminated land. High scoring sites will generally be available for are more likely to come forward earlier although the timing of release may be influenced by national housing market factors.
- 4.49 Many of the sites included in the first five year period are vacant and in Council ownership. Nearly all are brownfield. Although market conditions will ultimately determine which sites will be developed during this period, the identified sites are free of constraints and are available for development.
- 4.50 For the 6 to 10 year housing supply period, sites have been assessed and considered suitable for housing based on the site visit assessment and the scoring criteria.

Although the majority of sites included in the 6 to 10 year supply are previously developed, there are a greater number of greenfield sites than in the five year supply. Sites in the 6 to 10 year supply will typically have policy or development constraints which will affect the timeframe within which they come forward for development. In some cases, these sites may require a change of allocation or policy as part of the emerging LDF process. Most of these sites are small and many have a designation within the Council's Open Space Needs Assessment, or are classified as Urban Greenspace within the Council's Replacement UDP, or, whilst not being formally designated, may contribute to the amenity of the local area.

#### Stage 8 - Review of the Assessment

- 4.51 A review of the initial SHLAA survey findings will be carried out with Council officers, including representatives from Planning and Regeneration, Asset Management and Highways prior to completion of the study. This review focused on sites within the urban area which had been identified as having potential for development for housing. A number of sites were ruled out at this stage, mainly as a result of difficulties with access. Some sites were found to have limited capacity as a result of access constraints. A list of excluded sites is provided in Appendix 4.
- 4.52 Following the issue of the draft SHLAA report for consultation in August and September 2009, all representations received have been reviewed, considered and acted upon, where necessary, in order to improve the accuracy of the assumptions made in undertaking the study and to thereby provide increased justification for the study's findings. Particular attention has been given to the re-evaluation of sites placed in the short and medium-term housing supply following comment and feedback from members of the public and third party stakeholders. Amendments have been made where additional information has been provided with regard to site ownership, development constraints, development aspirations and boundary issues, and any inconsistencies in approach to individual sites have been addressed. WYG is grateful for the assistance provided at this stage by landowners, developers, statutory bodies and other interested individuals which has assisted in ensuring that the study's findings are as robust as possible.
- 4.53 A schedule summarising all representations submitted in response to consultation at Draft Report stage is provided at Appendix 5. The appendix also sets out WYG's response to representations and any revisions which have been actioned as a result.

#### Stage 9 - The Housing Potential of Broad Locations

- 4.54 The capacity identified by the Study is compared with current RSS / emerging targets in order to quantify the number of years housing land supply that Knowsley has. It is clear from the original SHLAA that Knowsley has a significant shortfall in housing land availability.
- 4.55 The emerging Core Strategy considers how to address this issue, by maximising urban capacity and ultimately by the identification of "broad locations" for longer term development within the Green Belt. The draft Knowsley and Sefton Green Belt Study: Knowsley Report presents the evidence which underpins the identification of

these areas, taking into account factors such as national Green Belt policy, sustainability, environmental impact on the surrounding area and existing infrastructure.

4.56 The consultation draft Study and Core Strategy "Preferred Options" Report provide an opportunity for local people, key stakeholders and the development industry to make detailed comments about the direction of future growth.

#### Stage 10 – Windfalls

- 4.57 The SHLAA Practice Guidance advises that, in line with PPS3: Housing, the supply of land for housing should be based upon specific sites which have been the subject of a survey. The use of windfall allowances should not usually be used within the first ten years of a plan unless there are justifiable local circumstances that prevent specific sites being identified.
- 4.58 In recent years Knowsley has achieved significant housing completions on unallocated windfall sites, The Council's Annual Monitoring Report indicates that there were 1,366 dwelling completions on non allocated sites in Knowsley between 1 April 2006 and 31 March 2010. However, given the depth of the assessment within the original and updated SHLAAs this figure is expected to fall significantly in the future. The rate at which windfall development continues will be monitored and taken into consideration in future updates to the Study.
- 4.59 Although there are likely to be further opportunities from sites that become unexpectedly available in the future, given the uncertainties highlight earlier no allowance for windfalls has been made in this Study. This is in accordance with the SHLAA good practice guidance.

#### 5. Stakeholder consultation

- 5.1 In order to validate the initial findings of the 2011 update to the SHLAA, Sefton, Knowsley, and West Lancashire Councils jointly convened a meeting of the "Housing Market Partnership" (HMP). The HMP, although not initially given this title, was also consulted as part of the 2008 SHLAA. HMP members include locally active house builders, Housing Associations (Registered Providers), and property professionals. The Home Builders Federation were also invited, but were unable to attend.
- 5.2 The draft findings of the SHLAA update, including the draft site appraisals and methodology, were made available for stakeholder comment on two occasions:
  - 4 weeks between 7<sup>th</sup> February 7<sup>th</sup> March 2011 and;
  - 2 weeks between 11<sup>th</sup> May 25<sup>th</sup> May 2011.
- 5.3 The consultation was advertised by a direct e-mail to members of the HMP and advertised on the Council's website. In addition, the Housing Market Partnership met on 18<sup>th</sup> February 2011 to discuss the draft study findings across the three local authority areas.
- 5.4 No comments were received as part of either of Knowsley's consultations with the HMP.

#### 6. Results of the assessment

6.1 The SHLAA 2011 update findings are summarised in the following section.

Source		Plan Period		Total
	1 – 5	6 - 10		
	year	year	year	
SHLAA Sites (gross)	489	1713	0	2202
SHLAA Sites (risk assessed)	391	1370	0	1761
Commitments and	2588	1109	58	3755
Allocations (gross)				
Commitments and	2070	887	46	3003
Allocations (risk assessed)				
Total (gross)	3077	2822	58	5957
Total (risk assessed)	2461	2257	104	4822
Housing requirement	2250	2250	2250	6750
Potential over / under	211	7	-2146	-1928
supply				

Table 6.1: "Risk assessed" Housing Supply

- 6.2 Table 6.1 sets out the identified housing supply in the Borough over the 15 years from 1<sup>st</sup> April 2010. The information in Table 6.1 includes supply arising from allocated sites, action areas and extant planning permissions, which is set out in the Council's Annual Monitoring Report (AMR) 2010. Should any of the identified capacity not be realised within an ascribed period, then this capacity may be carried forward to the following supply period.
- 6.3 In total, the assessment indicates that the Borough has a sufficient five year supply to meet the current housing target of 450 dwellings per annum, with the majority of the identified supply being already committed as extant planning permissions and allocations. There is an identified effective over-supply in the first five year period of 211 dwellings.
- 6.4 In the 6 10 year housing supply period, there is a small over-supply in relation to the annual housing target of 7 dwellings. In this period, the majority of the supply (1370 dwellings) is from sites identified by the SHLAA process. In relation to the original SHLAA, the largest change can be seen within the 6 10 year category, which has increased by approximately 900 dwellings. The majority of this change is due to sites identified by the Council's asset review which are subject to varying levels of constraint.
- 6.5 The assessment also demonstrates that there is a limited supply (46 dwellings) in the 11 15 year category. These are attributed to existing commitments and allocations identified by the 2010 AMR.
- 6.6 In addition to the sites contributing to the housing supply identified by this SHLAA, there may be other entirely new sites and/or sites already identified

where the residential capacity may increase in the future. Additional sites and potential uplifts in residential capacity may be included in future updates to the SHLAA where uncertainties currently exist.

#### 7. Summary and conclusions

- 7.0 The SHLAA is a key part of the evidence base for Knowsley's emerging LDF and will assist the Council in delivering the required level of residential development. The updated Study has been undertaken in accordance with Government good practice guidance and provides an indication of the land available for housing development over a 15 year period.
- 7.1 After making provision in the housing supply for a "risk assessment", the SHLAA identifies a over-supply of 211 dwellings in the five year period from 1<sup>st</sup> April 2010, and further over-supply of 7 dwellings in 6 10 years. Across the 10 year period from 1<sup>st</sup> April 2010, there is a net over supply of 218 dwellings, when compared to the existing RSS requirement and emerging locally derived target of 450 dpa.
- 7.2 Accordingly, the SHLAA therefore identifies a ten year "risk assessed" housing supply.
- 7.3 PSS3: Housing sets out a requirement for local planning authorities, via the SHLAA process, to identify specific, developable sites to be provide a ten supply of housing and, where possible, a 15 year supply. Where it is not possible to identify specific sites for years 11 to 15, "broad locations" for future growth should be indicated.
- 7.4 Given that this SHLAA has demonstrated that there are insufficient housing sites in Knowsley to provide housing beyond a ten year period, there is a clear need to consider where longer term housing growth could be accommodated.
- 7.5 In order to indentify "broad locations" for longer term growth the Council has developed a draft Green Belt Study, jointly with neighbouring Sefton Council, as it was considered to be outside the scope of a SHLAA to undertake a robust Green Belt Review.
- 7.6 Knowsley and Sefton Councils will consult on draft Green Belt Studies during summer 2011, which will inform associated Core Strategy documents in determining the most suitable locations for longer term growth.
- 7.7 Once Knowsley's Core Strategy is adopted, any associated "broad locations" highlighted for Green Belt release, will be drawn into subsequent updates to the SHLAA. Thus allowing the SHLAA process to identify locations for longer term (i.e. years 11 15) housing development.

**Appendix 1:** Allocations and sites with planning permission at 1st April 2010

### Appendix 1: Allocations and sites with planning permission at 1st April 2010

	cations and sites with planning permission at 1	St April 2010				<u>Projecti</u>	ion of dv	wellin	ngs for f	uture y	/ears														
	Housing Site name Monitoring Ref. No.	Township	Site Total Complete 2009/10			ing Oct 2010 gs Mar 201					2014 /15	2015 /16	2016 /17	201 /18		018 19	2019 /20	2020 /21	2021	/2 202	22 /2 202	23 /2 2024	/2 2025 /	2 2026	3 /27
Under Construction	146 1 - 17 Marsden Road, Halewood	Halewood	6	0	0	6	0	6	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	149 34-36 Blakeacre Road, Halewood	Halewood	1	0	0	1	1	0	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	150 17 - 19A Boundary Farm Road, Halewood	Halewood	3	0	0	3	0	3	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	151 22 Blakeacre Road, Halewood	Halewood	3	0	0	3	0	3	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	152 28 - 32 Blakeacre Road, Halewood	Halewood	2	0	0	2	0	2	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	175 Dale Farm House, Greensbridge Lane,	Halewood	1	0	0	1	0	1	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	Tarbock Green 192 Vacant land to the rear of, 46 - 60 Barncroft Road, Halewood	Halewood	4	0	0	4	0	2	2	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	201 Millbridge Farm	Halewood	1	0	0	1	0	1	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	203 Coachman's Cottage	Halewood	1	0	0	1	1	0	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	1851.1 Land at the Old School House, Church Road, Halewood	Halewood	6	0	0	6	0	6	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	1968 Fox Hill Farm, Fox Hill Lane, Halewood	Halewood	1	0	0	1	1	0	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	2078 Land at Edenhall Drive/Merrivale Road,	Halewood	3	0	0	3	0	0	3	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	Halewood. 2082.3 Land adj, to 15-21 Camberley Drive, Halewood	Halewood	12	0	0	12	2	10	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	2206.2 Former flats 52-56A Blakeacre Road, Halewood	Halewood	2	0	0	2	2	0	0		0	0	C	)	0	0	0		0	0	0	0	0	0	0
Allocated	2029 Bridgefield Forum, Cartbridge Lane, Halewood. (site H1)	Halewood	250	0	0 2	250	0	0	40	70	70	70	C	)	0	0	0		0	0	0	0	0	0	0
Allocated	1959 Land adjacent St Andrews Church Hall, Boundary Drive, Halewood (site H5)	Halewood	30		0	30	0	0	15	15	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	135 Land adjacent to 50 The Orchard, Huyton	Huyton / Stockbrdige Village	1	0	0	1	1	0	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	137 1-7B Taunton Road, 2-16B and 9-27B Tiverton Close, 27-29B The Crescent and 53-	Huyton / Stockbrdige	49	0	0	49	0 2	25	24	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	55B Wood Lane 138 Land to the rear of 10 Roby Road, Roby	Village Huyton / Stockbrdige	1	0	0	1	1	0	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Under Construction	174 The Gate (Community Centre) 600 Princess Drive, Huyton	Village Huyton / Stockbrdige	50	0	3	47	7 2	20	20	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	183 Laburnum Dairy, Hall Lane, Huyton	Village Huyton / Stockbrdige	3	0	0	3	0	2	1	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	187 Manor Farm Medical Centre, Manor Farm Road, Huyton	Village Huyton / Stockbrdige	9	0	0	9	0	4	5	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	188 Wheathill Riding Centre, Naylors Road, Roby	Stockbrdige	4	0	0	4	0	2	2	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	189 Land adjacent to St Annes, The Orchard, Huyton	Village Huyton / Stockbrdige	1	0	0	1	0	1	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	191 Land Between 46D & 46E, Woolfall Crescent, Huyton	Stockbrdige	2	0	0	2	0	2	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	193 174 Roby Road	Village Huyton / Stockbrdige	1	0	0	1	0	1	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0
Planning Permission	194 Fernwood Hall	Village Huyton / Stockbrdige Village	1	0	0	1	0	1	0	0	0	0	C	)	0	0	0		0	0	0	0	0	0	0

Planning Permission	198 Land formerly occupied by 5-12 Dryden Grove	Huvton /	10	0	0	10	0	5	5	0	٥l	0	0	0	0	ol	0	0	0	0	ol	0	0
		Stockbrdige Village		Ū	Ū		0	5	5	0	Ű	0	U	0	U		0	0	0	0	Ū	Ū	0
Planning Permission	199 Land adjacent to Huyton House Close	Huyton / Stockbrdige Village	8	0	0	8	0	4	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	200 Colby Medical Centre	Huyton / Stockbrdige Village	1	0	0	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	204 Land to north of Kingswood and to rear of 2 - 24 Crownway	Huyton / Stockbrdige	3	0	0	3	0	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1237.2 Robcliffe Longview Service Station, 91 Longview Drive, Huyton	Village Huyton / Stockbrdige	18	0	0	18	9	9	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1380.1 Land off Thingwall Lane, Huyton (site H4)	Village Huyton / Stockbrdige	528	0	0	528	0	0	0	75	75	75	75	70	50	50	58	0	0	0	0	0	0
Planning Permission	1381 Brothers of Charity land, Thingwall Lane, Huyton	Village Huyton / Stockbrdige	120	0	0	120	0	0	20	50	50	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1509.1 601 Princess Drive, Huyton	Village Huyton / Stockbrdige	15	0	0	15	0	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1541.1 Former flats, land opposite 63-105 Kipling Ave., Huyton (site H2)	Village Huyton / Stockbrdige	30	0	0	30	0	10	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	1585 Adj 3 Ashbury Rd, Huyton	Village Huyton / Stockbrdige	1	0	0	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1610.2 Former shop, 43 Essex Road, Huyton	Village huyton / Stockbrdige	2	0	0	2	0	0	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1791 Former Marconi Site	Village Huyton / Stockbrdige	57	0	0	57	0	0	30	27	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	1795.1 Summerdale, 13 St Agnes Road, Huyton	Village Huyton / Stockbrdige	7	0	0	7	7	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	1977 60 St Marys Rd, Huyton	Village Huyton / Stockbrdige	5	0	0	5	5	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	3010.1 North Huyton Action Area, Huyton (Phase 1)	Village Huyton / Stockbrdige	86	37	0	16	8	0	8	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	3010.2 North Huyton Action Area, Huyton (Phase 1)	Village Huyton / Stockbrdige Village	115	14	2	92	50	42	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	3010.3 North Huyton Action Area, Huyton (Phase 1)	Huyton / Stockbrdige Village	80	0	0	80	20	30	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	3010.4 North Huyton Action Area, Huyton (Phase 1)	Huyton / Stockbrdige Village	20	0	0	20	0	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	3010.5 North Huyton Action Area, Huyton (Phase 1)	Huyton / Stockbrdige Village	22	0	0	22	0	0	22	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	3010.6 North Huyton Action Area, Huyton (Phases 2 - 5)	Huyton / Stockbrdige Village	1059	0	0	1059	0	0	150	170	170	120	120	120	100	109	0	0	0	0	0	0	0
Allocated	2072.1 Former 1 - 193 Wingate Towers, Alamein Rd., Huyton (site H3)	Huyton / Stockbridge Village	70	0	0	70	0	0	40	30	0	0	0	0	0	0	0	0	0	0	0	0	0
Action Area Allocated	141 Tower Hill Action Area (policy H3) 2093 Land at Trecastle Road / Shacklady Road,	Kirkby Kirkby	300 20	0 0	0 0	300 20	0 0	0 0	0 20	75 0	75 0	75 0	75 0	0 0	0 0	0	0 0						
Allocated	Kirkby (site H8) 2099 Former Kirkby Stadium site, Valley Rd, Kirkby	-	225	0	0	225	0	0	75	75	75	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	(policy H4) 130 Coopers Farm, Perimeter Road, Knowsley Industrial Park	Kirkby	2	0	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	131 9-25 Thistley Hey Road, Southdene	Kirkby	7	0	0	7	7	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	139 Site of former St Laurence R C Church & Presbytery, Lydbury Crescent, Southdene	Kirkby	20	0	1	19	9	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	147 Site of Westvale Social Club, Richard Hesketh Drive, Westvale	Kirkby	8	0	0	8	0	4	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	148 Site of Westvale Social Club, Richard Hesketh Drive, Westvale	Kirkby	4	0	0	4	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	173 Former Southdene Methodist Church, Broad Lane, Southdene, Kirkby	Kirkby	7	0	0	7	0	3	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0

Planning Permission	176 Land adjacent to 35 Haweswater Close,	Kirkby	4	0	0	4	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	Tower Hill, Kirkby 177 39- 41A Copthorne Road, Westvale, Kirkby	Kirkby	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	178 43 - 47A Copthorne Road Westvale, Kirkby	Kirkby	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	179 2 - 6A Coton Way, Westvale, Kirkby	Kirkby	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	180 2 - 6A Halstead Walk, Westvale, Kirkby	Kirkby	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	181 23 - 25A Jarrett Road, Northwood, Kirkby	Kirkby	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	195 Vacant land formerly 17-20 Bridge View Drive	Kirkby	4	0	0	4	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1195 Quarryside Drive / Clorain Rd, Kirkby (site H6)	Kirkby	17	0	0	17	10	7	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1345 Simonswood Walk, Kirkby.	Kirkby	9	0	0	9	0	5	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1360 Sidney Powell Ave/Corbet Walk, Kirkby.	Kirkby	6	0	0	6	0	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1411 Vacant land adjacent to 45 Stratton Road,	Kirkby	1	0	0	1	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	Westvale, Kirkby 1480.1 19-23 Didsbury Close, Kirkby	Kirkby	2	0	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1483 26-31 Thursby Crescent, Southdene	Kirkby	6	0	0	6	0	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1600 12-22 Roughwood Dri, Northwood, Kirkby	Kirkby	7	0	0	7	0	0	7	0	0	0	0	0	0	0	0		0	0	0	0	0
Planning Permission	1604 44-46 Penley Cres, Westvale, Kirkby	Kirkby	7	0	0	7	0	0	7	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	132 12 & 14 Aspinall Street, Prescot	PWCKV	3	0	0	3	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	140 6 Beesley Road, Prescot	PWCKV	2	0	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	145 Land opposite 21 - 27 Sherwood Drive, Whiston	PWCKV	4	0	0	4	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	171 26 Sinclair Close, Prescot	PWCKV	1	0	0	1	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	172 Princes House, Cock Glades, Whiston	PWCKV	4	0	0	4	0	4	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	185 Higher Shaw Farm, Foxs Bank Lane, Cronton	PWCKV	1	0	0	1	1	0	0	0	0	0	0	0	0	о	0	0	0	0	0	0	0
Planning Permission	190 Land adjacent to 2 Shop Road, Knowsley	PWCKV	1	0	0	1	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	Village, Knowsley 196 Dragon House Farm	PWCKV	2	0	1	1	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	197 97 Hall Lane	PWCKV	1	0	0	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	202 14 Station Road	PWCKV	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	1093.1 Former Holt Lane Transport and Roadrunners, Two Butt Lane, Prescot (Site	PWCKV	60	0	0	60	30	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	H7) 1192.3 St Kevins Drive, Northwood (David Wilson Homes)	PWCKV	81	11	16	5	5	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission	1298.2 land opposite 1-13 Station Road, Prescot	PWCKV	11	0	0	11	0	5	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	1769.1 Former BICC works, Manchester Road/Station Road/Bridge Road, Prescot.	PWCKV	261	17	19	225	20	50	50	50	55	0	0	0	0	0	0	0	0	0	0	0	0
Under Construction	1769.2 Former BICC works, Manchester Road/Station Road/Bridge Road, Prescot.	PWCKV	155	24	9	114	9	25	25	25	30	0	0	0	0	0	0	0	0	0	0	0	0
Planning Permission Under Construction	1831.1 Forest Farm, Liverpool Road, Prescot 2030.1 Land to rear of 12-18 Longview Road, Prescot	PWCKV PWCKV	3 1	0 0	0 0	3 1	0 1	3 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0	0 0
Under Construction	3014 16 Smithy Lane	PWCKV	2	0	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Allocated	1093 Former Holt Lane Transport and	PWCKW	40	0	0	40	0	0	0	20	20	0	0	0	0	0	0	0	0	0	0	0	0
	Total Supply (without Risk Assessment)		<b>3755</b> 4006	103	51	3755	225	406	653	684	620	340	270	190	150	159	58	0	0	0	0	0	0
	Total Supply (Risk Assessed)		3004						G	aross 2	588			(	Gross	1109			G	ross	58		

PWCKV = Prescot, Whiston, Cronton and Knowsley Village

-20% 887.2 6 - 10 years

-20% 46.4 11 - 15 years

-20% 2070 | 0 - 5 years

**Appendix 2:** 0-5 year supply (site assessment sheets)

Site ID:	K0163	Gross Site Area:	0.54	
Address:	Former Huyton College, Huyton Hey	Net Site Area:	0.54	
Township	Huyton	Density:	30	
Existing Use:	Vacant Land	] Yield:	19	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		0 Euro
Area Partnership Board:	South Huyton	]		0-5yrs
SUITABILITY		7/2		XITT

SUTTABILITY		AVAILABILITY	
Physical Constraints:	4	Active Use:	10
Un-Neighbourly Uses:	8	Multiple or Difficult Land Ownersh	<b>ip:</b> 10
Contaminated:	8	Owner willing to sell?:	5
Access:	4	Availability Score:	25
Primary School (600m):	3		
Local Centre (800m):	3	ACHIEVABILITY	
Health Centre (1000m):	3	Strong Residential Market?:	10
Employment (5000m):	3	Attractive Local Environment:	5
Railway Station (400m):	3	Abnormal Costs:	5
Bus Stop (200m):	3	New Infrastructure:	5
Suitability Score:	42	Achievability Score:	25
Total Survey Sc	ore: 92	Site Visited:	Keep Site in SHLAA?: 🖌



Site Survey Comments:	Planning persmission on this site recently expired. The site is generall free from contraints, although consideration may need to be given to access and potential impact on the Consveration Area.
Conclusion:	The site is currrently available for development, therefore placed in the 0-5yr plan period.



#### Strategic Housing Land Availability Assessment - 2010 Update 0.29 Gross Site Area: K0009 Site ID: 0.261 Net Site Area: Address: Adjacent to 16 Browning Close Huyton 30 Township Density: Knowsley Council Existing Use: Former Garage Site - Currently Vacant Land 8 Yield: Capacity Source: Urban Brownfield Plan Period: 0-5yrs Area Partnership South Huyton Board: EROWNING/CLOSE SUITABILITY 100019304 (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 10 8 Un-Neighbourly Uses: 10 Multiple or Difficult Land Ownership: 8 Contaminated: 5 Owner willing to sell?: 8 Access: 25 Availability Score: $2 \psi$ 3 Primary School (600m): ACHIEVABILITY Local Centre (800m): 3 Crown copyright Strong Residential Market?: 5 3 Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 5 Abnormal Costs: 0 Railway Station (400m): 5 New Infrastructure: Bus Stop (200m): 3 18 Achievability Score: Suitability Score: 47 1 centimeter = 18 meters $\odot$ Total Survey Score: 90 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	There may be a possibility to develop with nearby site K0109. Site overlooks school playing field to the north west.
Conclusion:	Available for development and considered to have short term potential. Accordingly, placed in the 5 year housing supply.



Site ID:	K0013					Gross Site Area:	0.15	
Address:	Former 52	- 62 Brook Hey [	Drive			Net Site Area:	0.15	
Township	Kirkby					Density:	40	
Existing Use:	Formerly R	esidential - Curre	ently Vacant Land			Yield:	6	Knowsley Council
Capacity Source:	Urban Brov	vnfield				Plan Period:		0.5
Area Partnership Board:	North Kirkt	ру				harrenou.		0-5yrs
SUITABILITY			AVAILABILITY		<u></u>		,	
Physical Constrain	nts:	8	Active Use:	10	304(2008	L M		
Un-Neighbourly L	Jses:	8	Multiple or Difficult Land Ownership:	10	₩ ₩	1	1. The second	$\sim$ / $\sim$ / $\sim$
Contaminated:		8	Owner willing to sell?:	5		🤜 🔓 🖉		N/ / /
Access:		8	Availability Score:	25	μ			
Primary School (6	600m):	3			8, _	$\sim 1$		
Local Centre (800	0m):	0	ACHIEVABILITY					
Health Centre (10	000m):	0	Strong Residential Market?:	0	l B	and the second sec		1 (
Employment (500	00m):	3	Attractive Local Environment:	0	à			1 1
Railway Station (	400m):	0	Abnormal Costs:	5	8		<b>.</b>	- E [ ]
Bus Stop (200m)	:	3	New Infrastructure:	5	Uwo			
Suitability Score:		41	Achievability Score:	10	ō /		Area	
Тс	otal Survey S	core: 76	Site Visited: 🖌 Ko	eep Site in SHLAA?: 🖌	0 / )		, i cem	timeter equals 12 meters

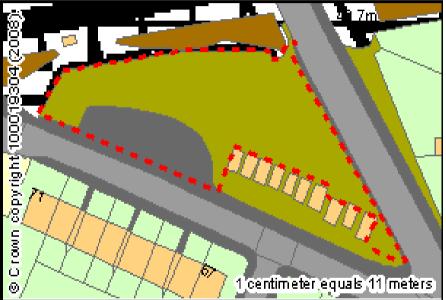
Site Survey Comments:	Site previously accommodated residential dwellings. Now cleared and grassed over. In council ownership.
Conclusion:	Vacant site which is available and well shaped to accommodate dwellings. Available for development and placed in the 5 year housing supply.



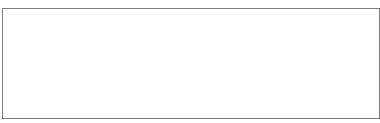
Site ID:	K0030		
Address:	Opposite 51 and 71 Greens Road		
Township	Prescot / Whiston		
Existing Use:	Former Garage Site / Vacant Lane - Currently Vacant Land		
Capacity Source:	Urban Brownfield		
Area Partnership Board:	PWKVC		

Gross Site Area:	0.113	
Net Site Area:	0.113	
Density:	30	
Yield:	3	Knowsley Council
Plan Period:		0-5yrs

SUITABILITY	AVAILABILITY
Physical Constraints: 4	Active Use: 10
Un-Neighbourly Uses: 4	Multiple or Difficult Land Ownership: 10
Contaminated: 8	Owner willing to sell?: 5
Access: 8	Availability Score: 25
Primary School (600m): 3	
Local Centre (800m): 0	ACHIEVABILITY
Health Centre (1000m): 3	Strong Residential Market?: 5
Employment (5000m): 3	Attractive Local Environment: 3
Railway Station (400m): 0	Abnormal Costs: 5
Bus Stop (200m): 3	New Infrastructure: 5
Suitability Score: 36	Achievability Score: 18
Total Survey Score: 79	Site Visited: 🖌 Keep Site in SHLAA?: 🗸

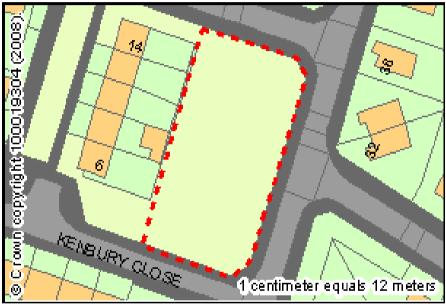


Site Survey Comments:	Shape limits capacity - otherwise a reasonable site. Railway line to the north of the site. A small number of trees on site.
Conclusion:	Irregular shape, but appears vacant. The site's development would likely improve the immediate environment. Placed in the 6-10 year housing supply as ownership details not confirmed and therefore availability for housing may well be in the medium term.



Site ID:	K0031	Gross Site Area:	0.11	
Address:	Land off Kenbury Road	Net Site Area:	0.11	
Township	Kirkby	Density:	30	
Existing Use:	Currently Vacant Land	Yield:	3	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		0-5yrs
Area Partnership Board:	North Kirkby		L	0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0

SUITABILITY	AVAILABILITY	
Physical Constraints: 8	Active Use:	10
Un-Neighbourly Uses: 8	Multiple or Difficult Land Ownership:	10
Contaminated: 8	Owner willing to sell?:	5
Access: 8	Availability Score:	25
Primary School (600m): 3		
Local Centre (800m): 0	ACHIEVABILITY	
Health Centre (1000m): 0	Strong Residential Market?:	0
Employment (5000m): 3	Attractive Local Environment:	0
Railway Station (400m): 0	Abnormal Costs:	5
Bus Stop (200m): 3	New Infrastructure:	5
Suitability Score: 41	Achievability Score:	10
Total Survey Score: 76	Site Visited: 🖌 Keep Site in S	HLAA?: 🔽



Site Survey Comments:	Land in Council ownership. Grassed over informal amenity space.
Conclusion:	In residential area and good shape for residential development plot. Council land which is available for development and is placed in the 5 year housing supply.



Site ID:	K0033
Address:	Land off Birch Close
Township	Prescot / Whiston
Existing Use:	Former Garage Site - Informal Amenity Space / Vacant Land
Capacity Source:	Urban Brownfield
Area Partnership Board:	PWKVC

Gross Site Area:	0.109	
Net Site Area:	0.109	
Density:	30	
Yield:	3	Knowsley Council
Plan Period:		0-5yrs

SUITABILITY		AVAILABILITY		(2008).		
Physical Constraints:	0	Active Use:	10	NO2		4475
Un-Neighbourly Uses:	8	Multiple or Difficult Land Ownersh	<b>ip:</b> 10	4		1 L L
Contaminated:	8	Owner willing to sell?:	5			
Access:	8	Availability Score:	25			
Primary School (600m):	3					
Local Centre (800m):	0	ACHIEVABILITY		<b>E</b>		
Health Centre (1000m):	3	Strong Residential Market?:	5	d Bij		14
Employment (5000m):	3	Attractive Local Environment:	3	, Xd		
Railway Station (400m):	0	Abnormal Costs:	0	8		
Bus Stop (200m):	3	New Infrastructure:	5			
Suitability Score:	36	Achievability Score:	13			
Total Survey	Score: 74	Site Visited:	Keep Site in SHLAA?: 🔽	©	1 centimet	ter equals 7 meters

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 and is available for development. Placed in the 5 year housing supply.



Site ID: Address: Township Existing Use: Capacity Source: Area Partnership Board:	K0034 Adjacent to 106 Brook Hey D Kirkby Formerly Residential - Currer Urban Brownfield North Kirkby				Gross Site Area: Net Site Area: Density: Yield: Plan Period:	0.12 0.12 30 4	Knowsley Council
SUITABILITY Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6 Local Centre (800 Health Centre (10 Employment (500 Railway Station (4 Bus Stop (200m): Suitability Score:	Jses:       8         8       8         900m):       3         9m):       0         900m):       3         900m):       44	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: Site Visited:	0 10 5 15 0 0 0 5 5 5 10 Keep Site in SHLAA?: ▼	© Grown copyright 100019304 (2008).		100	ntimeter equals 9 meters

Site Survey Comments:	Small corner site, which is utilised as informal amenity space.
Conclusion:	In Council ownership and available for redevelopment. Accordingly, placed in the 5 year housing supply.



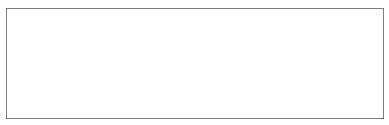
#### Strategic Housing Land Availability Assessment - 2010 Update 0.12 Gross Site Area: K0036 Site ID: 0.12 Net Site Area: Address: Adjacent to 66 Quarryside Drive Kirkby 30 Township Density: Knowsley Council Existing Use: Formerly Residential - Currently Vacant Land Yield: Capacity Source: Urban Brownfield Plan Period: 0-5yrs Area Partnership North Kirkby Board: SUITABILITY copyright 100019304 (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 10 8 Un-Neighbourly Uses: Multiple or Difficult Land Ownership: 10 Contaminated: 8 5 Owner willing to sell?: 8 Access: 25 Availability Score: 3 Primary School (600m): ACHIEVABILITY Local Centre (800m): 3 Strong Residential Market?: 0 3 Health Centre (1000m): 0 Attractive Local Environment: Employment (5000m): 3 5 Abnormal Costs: 0 Railway Station (400m): ©Grown 5 New Infrastructure: Bus Stop (200m): 3 10 Achievability Score: Suitability Score: 47 1 centimeter equals 7 meters 82 Total Survey Score: Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Corner site. Former residential dwellings. Council ownership.
Conclusion:	In Council ownership and available for redevelopment. Accordingly, placed in the 5 year housing supply.



#### Strategic Housing Land Availability Assessment - 2010 Update 0.13 Gross Site Area: K0043 Site ID: 0.13 Net Site Area: Address: Land at Ennerdale Close 30 Township Kirkby Density: Knowsley Council Existing Use: Currently Vacant Land Yield: Capacity Source: Urban Greenfield inc Greenspace available for dev Plan Period: 0-5yrs Area Partnership North Kirkby Board: El Sub Stá SUITABILITY Crown copyright 100019304 (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 10 Un-Neighbourly Uses: 8 10 Multiple or Difficult Land Ownership: Contaminated: 8 5 Owner willing to sell?: 8 Access: 25 Availability Score: 0 Primary School (600m): ACHIEVABILITY Local Centre (800m): 0 Strong Residential Market?: 5 3 Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 5 Abnormal Costs: 0 Railway Station (400m): 5 New Infrastructure: Bus Stop (200m): 3 18 Achievability Score: Suitability Score: 41 Ŵ centimeter equals 15 meters 0 Total Survey Score: 84 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Informal open space. The site is adjacent to site K0218 which lies outside the urban area within the Green Belt. Also close to site K0294. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



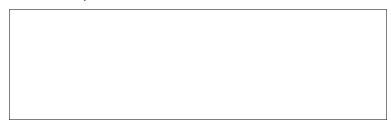
Site ID:	K0050				Gross Site Area:	0.18	
Address:	Land at Glegside Road				Net Site Area:	0.18	
Township	Kirkby				Density:	30	
Existing Use:	Formerly Residential - Curre	ntly Vacant Land			Yield:	5	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		
Area Partnership Board:	North Kirkby						0-5yrs
SUITABILITY		AVAILABILITY		<i>†</i> <u></u> `,	~		
Physical Constrain	nts: 8	Active Use:	10	5008			
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownership	<b>p:</b> 10				
Contaminated:	8	Owner willing to sell?:	5	900 400 400			
Access:	8	Availability Score:	25				
Primary School (6 Local Centre (800 Health Centre (10 Employment (500 Railway Station (4 Bus Stop (200m): Suitability Score:	0m):     3       000m):     0       00m):     3       400m):     0	ACHIEVABILITY Strong Residential Market?: Attractive Local Environment: Abnormal Costs: New Infrastructure: Achievability Score:	0 0 5 5 10	Crown copyright 1000			
То	otal Survey Score: 79	Site Visited:	Keep Site in SHLAA?: 🔽	Ĩ 🕑 🗾	$\sim$ 1 $L_{\rm i}$		imeter equals 12 meters

Site Survey Comments:	Fronted to south by footpath and residential properties. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



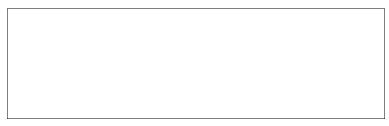
					Gross Site Area:	0.19	
Site ID:	K0051						
Address:	Land at Bramcote Walt				Net Site Area:	0.19	
Township	Kirkby				Density:	30	
Existing Use:	Formerly Residential - Current	tly Vacant			] Yield:	6	Knowsley Council
Capacity Source:	Urban Brownfield				1		-
Area Partnership Board:	North Kirkby				Plan Period:		0-5yrs
SUITABILITY		AVAILABILITY		8	4111		
Physical Constrain	nts: 8	Active Use:	10	No.		- <u>_</u>	
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10	₩ T		19 - Carlos Carl	
Contaminated:	8	Owner willing to sell?:	5	8	and the second sec		
Access:	8	Availability Score:	25	100 100			
Primary School (6	500m): 3		20	8	<u> </u>		1 Martin
Local Centre (800		ACHIEVABILITY				-	
Health Centre (10		Strong Residential Market?:	5	right		- <u>`</u> ``	
Employment (500	<b>)0m):</b> 3	Attractive Local Environment:	3	à		- <u>\$</u> _	
Railway Station (	<b>400m)</b> : 0	Abnormal Costs:	5	8		1	BRAMCOTEROAD
Bus Stop (200m)	: 3	New Infrastructure:	5	L NO		<u>\$</u>	Look Color
Suitability Score:	44	Achievability Score:	18	ō		and the second second	BR <sup>AT</sup>
То	otal Survey Score: 87	Site Visited: 🔽 Ke	ep Site in SHLAA?: 🖌	0		T cem	imeter equals 15 meters)

Site Survey Comments:	Fence across middle of site. In Council ownership. Part maintained. The part of site which lies behind residential dwellings is overgrown. Railway line to the north of the site. The site was formerly occupied by residential dwellings.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Site ID:	K0055			Gross Site Area:	0.10195
Address:	Land adjacent to St Judes Chi	urch Round Hey		Net Site Area:	0.10195
Township	Stockbridge			Density:	30
Existing Use:	Currently Vacant Land - Form	er Use Unknown			Knowsley Council
Capacity Source:	Urban Brownfield			Yield:	
Area Partnership Board:	North Huyton			Plan Period:	0-5yrs
SUITABILITY		AVAILABILITY			
Physical Constrain	nts: 8	Active Use:			
Un-Neighbourly U	ses: 8	Multiple or Difficult Land Ownership:			
Contaminated:	8	Owner willing to sell?:			
Access:	8	Availability Score:			
Primary School (6	<b>00m):</b> 3				N 1
Local Centre (800	<b>m):</b> 3	ACHIEVABILITY	5		<u>_</u>
Health Centre (10	000m): 3	Strong Residential Market?:			
Employment (500	0 <b>m)</b> : 3	Attractive Local Environment:	3		
Railway Station (4	<b>400m):</b> 0	Abnormal Costs:	5		
Bus Stop (200m):		New Infrastructure:	5		
Suitability Score:	47	Achievability Score:		189	
То	tal Survey Score: 90 S	Site Visited: 🖌 Keep	Site in SHLAA?: 🔽	$( \land X \land \land$	1 centimeter = 11 meters

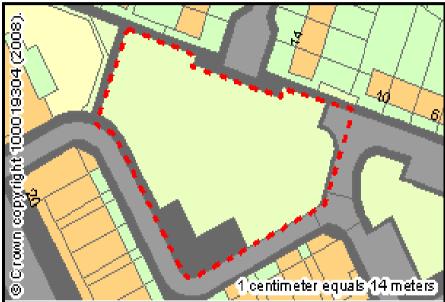
Site Survey	Part of wider site has been developed for special needs housing. Service yard for shops to the east.
Comments:	Owned by Villages Housing Assoication.
Conclusion:	Vacant and thought to be available for residential development. Placed in the 5 year housing supply.



Site ID:	K0063				
Address:	1 to 7 Thursby Walk				
Township	Kirkby				
Existing Use:	Formerly Residential / Garage Site - Currently Vacant Land				
Capacity Source:	Urban Brownfield				
Area Partnership South Kirkby					
Board:					

Gross Site Area:	0.221	
Net Site Area:	0.221	
Density:	30	
Yield:	7	Knowsley Council
Plan Period:		0-5yrs

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



Site Survey	Overlooks rear of shopping parade, which is not particularly attractive. Adjacent to public house.
Comments:	Former residential dwellings/garages. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

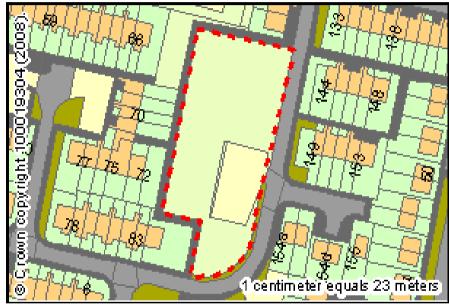
Site ID:	K0071				Gross Site Area:	0.245	
Address:	Behind 1 to 23 Normandy	Road			Net Site Area:	0.1225	
Township	Huyton				Density:	30	
Existing Use:	Formerly Residential / Gar	age Site - Currently Vacant Land			Yield:	4	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		-
Area Partnership Board:	South Huyton						0-5yrs
SUITABILITY		AVAILABILITY		8			
Physical Constrain	nts: 4	Active Use:	10	200	NORMAND	AKOLO L	
Un-Neighbourly L	lses: 8	Multiple or Difficult Land Ownership:	10	4	NUM	1+	
Contaminated:	8	Owner willing to sell?:	5	000	Talatal	1 del	
Access:	4	Availability Score:	25		12   11 Tell		
Primary School (6	<b>600m):</b> 3			8 19	JI-1-1-1	( ) )	
Local Centre (800	<b>)m):</b> 3	ACHIEVABILITY			$\gamma \gamma \gamma \gamma$	Lalada	
Health Centre (10	<b>)00m):</b> 3	Strong Residential Market?:	5		1 July 100		
Employment (500	0 <b>0m):</b> 3	Attractive Local Environment:	3	oopyrigh			
Railway Station (	<b>400m)</b> : 0	Abnormal Costs:	5			_	a a a a a a a a a a a a a a a a a a a
Bus Stop (200m)	3	New Infrastructure:	5	Lown		and the second s	
Suitability Score:	39	Achievability Score:	18	9	-	المردية. المردية	mater a such 48 maters
Tc	otal Survey Score: 82	Site Visited: 🖌 Ke	ep Site in SHLAA?: 🖌	0		1 cent	meter equals 16 meters

Site Survey Comments:	Irregular 'L' shaped site. Mature trees on site boundary. Council owned land.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

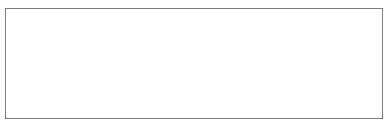


Site ID:	K0076	Gross Site Area:	0.329	
Address:	Pod 11 Hollow Croft	Net Site Area:	0.329	
Township	Stockbridge	Density:	30	
Existing Use:	Formerly Residential	Yield:	10	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		0-5yrs
Area Partnership Board:	North Huyton			0-5913
		""+#L\$	J ] [-+-	

SUITABILITY	AVAILABILITY	
Physical Constraints: 8	Active Use:	10
Un-Neighbourly Uses: 8	Multiple or Difficult Land Ownership:	0
Contaminated: 8	Owner willing to sell?:	0
Access: 8	Availability Score:	10
Primary School (600m): 3		
Local Centre (800m): 3	ACHIEVABILITY	
Health Centre (1000m): 3	Strong Residential Market?:	5
Employment (5000m): 3	Attractive Local Environment:	3
Railway Station (400m): 0	Abnormal Costs:	5
Bus Stop (200m): 3	New Infrastructure:	5
Suitability Score: 47	Achievability Score:	18
Total Survey Score: 75	Site Visited: 🖌 Ke	ep Site in SHLAA?: 🔽



Site Survey Comments:	Vacant site formerly residential. Owned by Villages Housing Association.
Conclusion:	Site has definite potential for redevelopment for housing. In ownership of Villages Housing Association and therefore offers potential for redevelopment in the short term. Placed in the 5 year housing supply.



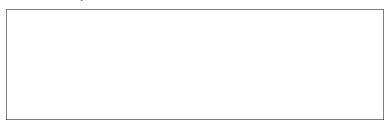
				Cross Site Area	0.5	
Site ID:	K0080			Gross Site Area:	0.5	
Address:	Land at Bramcote Close			Net Site Area:	0.45	
Township	Kirkby			Density:	30	
Existing Use:	Currently Vacant Land			Yield:	14	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:		
Area Partnership Board:	North Kirkby					0-5yrs
SUITABILITY		AVAILABILITY		Ś		
Physical Constrai	nts: 8	Active Use:	10	00 20	1	
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10	4		
Contaminated:	8	Owner willing to sell?:	5	l 🕅 🥒	f \	
Access:	8	Availability Score:	25		<u>ا</u> ۱	$-\Delta$
Primary School (6	500m): 3				ι,	
Local Centre (800		ACHIEVABILITY		8		
Health Centre (10		Strong Residential Market?:	5	Har I	11	
Employment (500		Attractive Local Environment:	3			
		Abnormal Costs:	5		1200	24
Railway Station (		New Infrastructure:	5			AIN 10
Bus Stop (200m)		Achievability Score:	18	87 L L	10	
Suitability Score:	44				1 cent	imeter equals 21 meters
Тс	otal Survey Score: 87	Site Visited: 🖌 Keep	Site in SHLAA?: 🖌		- i veni	

Site Survey Comments:	1950s council estate - vacant land. Railway line to the north. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



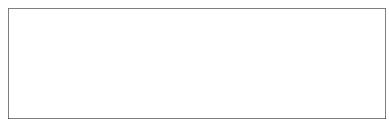
	14000 A			Gross Site Area:	0.286873
Site ID:	K0084				
Address:	Land to the north of Brook I	Hey Drive		Net Site Area:	0.286873
Township	Kirkby			Density:	30
Existing Use:	Formerly Residential - Curre	ntly Vacant Land		Yield:	, Knowsley Council
Capacity Source:	Urban Brownfield				
Area Partnership Board:	North Kirkby			Plan Period:	0-5yrs
SUITABILITY		AVAILABILITY			46
Physical Constrair	nts: 8	Active Use:			
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownershi	p: 10		
Contaminated:	8	Owner willing to sell?:	p: 10 5	B ALI	T-LT-Free /
Access:	8	Availability Score:	25		
Primary School (6	<b>600m):</b> 3				
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY			
Health Centre (10	000m): 3	Strong Residential Market?:	0		
Employment (500		Attractive Local Environment:	0		
Railway Station (4	<b>400m):</b> 0	Abnormal Costs:	5		
Bus Stop (200m):	3	New Infrastructure:	5	PH 2	
Suitability Score:	44	Achievability Score:	[ <u>R</u> _		GILSECROFT
То	otal Survey Score: 79	Site Visited: 🗸	Keep Site in SHLAA?: 🔽 🛛		/1_centimeter= 18 meters

Site Survey Comments:	Former residential dwellings. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Site ID:	K0104					Gross Site Area:	0.25	
Address:	Land at Simor	Land at Simonswood Land				Net Site Area:	0.25	
Township	Kirkby					Density:	30	
Existing Use:	Formerly Resid	dential - Curre	ntly Vacant Land			] Yield:	8	Knowsley Council
Capacity Source:	Urban Brownfi	ield				Plan Period:		-
Area Partnership Board:	North Kirkby							0-5yrs
SUITABILITY			AVAILABILITY			$\sim$		
Physical Constrain	nts:	8	Active Use:	10	8	KAN (* )		
Un-Neighbourly U	lses:	4	Multiple or Difficult Land Ownershi	i <b>p:</b> 10	म	$\sqrt{\times}$ $$		
Contaminated:		8	Owner willing to sell?:	5	9304	$\sim \gamma r$		N. / -
Access:		8	Availability Score:	25	8	≪ ∖//		
Primary School (6	600m):	0			1.87 📐	$\sim$		- <b></b>
Local Centre (800	)m):	0	ACHIEVABILITY			N 77		
Health Centre (10	000m):	0	Strong Residential Market?:	0	l B			2 / X
Employment (500	00m):	3	Attractive Local Environment:	0	à			38.1m
Railway Station (4	400m):	0	Abnormal Costs:	5	8		- £ 1	
Bus Stop (200m):	:	3	New Infrastructure:	5			$\mathbf{X}^{\prime}$	
Suitability Score:		34	Achievability Score:	10	ŏ√ –	and the second	A and	in der en uber 7 metere
То	otal Survey Scor	<b>e</b> : 69	Site Visited:	Keep Site in SHLAA?:	@/			imeter equals 17 meters

Site Survey Comments:	On edge of the estate. Overlooks large industrial buildings. Playing fields opposite Former residential dwellings. Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



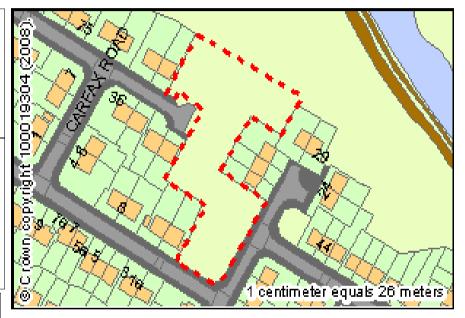
					Gross Site Area:	0.201
	Site ID:	K0105				
	Address:	Land at Garth Road			Net Site Area:	0.201
	Township	Kirkby			Density:	30
	Existing Use:	Currently Vacant Land			Yield:	Knowsley Council
Capa	acity Source:	Urban Greenfield inc Greer	nspace available for dev			
	Partnership	South Kirkby	·		Plan Period:	0-5yrs
ડા	JITABILITY		AVAILABILITY			
Ph	ysical Constraiı	nts: 8	Active Use:			
Ur	-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownersh	ip: 10		
Co	ntaminated:	8	Owner willing to sell?:	ip: 10 5		32.6m
Ac	cess:	8	Availability Score:			
Pri	imary School (6	600m): 3				
Lo	cal Centre (800	<b>0m):</b> 0	ACHIEVABILITY			
He	alth Centre (10	000m): 0	Strong Residential Market?:	5		
En	nployment (500	00m): 3	Attractive Local Environment:	3		
Ra	ilway Station (4	<b>400m)</b> : 0	Abnormal Costs:	5	BNAATH D-	
Bu	s Stop (200m)	: 3	New Infrastructure:	5	BARTH ROAD	
Su	itability Score:	41	Achievability Score:			
	Тс	otal Survey Score: 84	Site Visited:	Keep Site in SHLAA?: 🔽		1 centimeter equals 14 meters

Site Survey Comments:	Need to provide access to properties on west side which front onto site and have only pedestrian access. Council ownership.
Conclusion:	In Council ownership. However, located within an area of open space deficit and not currently available for development. Accordingly, placed in the 6-10 year housing supply.

Site ID:	K0106				
Address:	Land at Carfax Road				
Township	Kirkby				
Existing Use:	Currently Informal Open Space				
Capacity Source:	Urban Greenfield inc Greenspace available for dev				
Area Partnership Board:	North Kirkby				

Gross Site Area:	0.31	
Net Site Area:	0.31	
Density:	30	
Yield:	5	Knowsley Council
Plan Period:		0-5yrs

SUITABILITY	AVAILABILITY
Physical Constraints:	8 Active Use: 0
Un-Neighbourly Uses:	8 Multiple or Difficult Land Ownership: 10
Contaminated:	8 Owner willing to sell?: 5
Access:	8 Availability Score: 15
Primary School (600m):	3
Local Centre (800m):	
Health Centre (1000m):	O         Strong Residential Market?:         5
Employment (5000m):	3 Attractive Local Environment: 3
Railway Station (400m):	0   Abnormal Costs:   5
Bus Stop (200m):	New Infrastructure:         5
Suitability Score:	Achievability Score: 18
Total Survey Score:	74 Site Visited: 🗸 Keep Site in SHLAA?: 🗸



Site Survey Comments:	Awkward shape, which could reduce potential yield. Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

				Gross Site Area:	0.23
Site ID:	K0108			GIUSS SILE AIEa.	
Address:	Land at Copthorne Walk			Net Site Area:	0.23
Township	Kirkby			Density:	30
Existing Use:	Formerly Residential - Curren	tly Vacant Land		Yield:	Knowsley Council
Capacity Source:	Urban Brownfield				, ,
Area Partnership Board:	North Kirkby			Plan Period:	0-5yrs
SUITABILITY		AVAILABILITY	Ô		
Physical Constrain	nts: 8	Active Use:			
Un-Neighbourly U	Jses: 4	Multiple or Difficult Land Ownership:			
Contaminated:	8	Owner willing to sell?:	5	∽∕∕Ҡ	
Access:	8	Availability Score:	25		
Primary School (6	500m): 3		Iŏ/		
Local Centre (800		ACHIEVABILITY	문		
Health Centre (10		Strong Residential Market?:		🔪	
		Attractive Local Environment:		/	
Employment (500		Abnormal Costs:	5		
Railway Station (4	400m): 0				
Bus Stop (200m):	3	New Infrastructure:	<u> </u>		
Suitability Score:	40	Achievability Score:			
То	otal Survey Score: 83	Site Visited: 🔽 Keep S	ite in SHLAA?: 🔽		1 centimeter equals 20 meters

Site Survey Comments:	Pleasant site - but some traffic noise from M57. Former residential dwellings. Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

L		

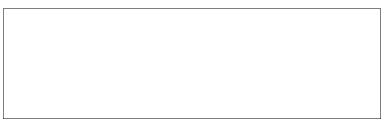
					Gross Site Area:	0.125	
Site ID:	K0109						
Address:	Land at Dryden Grove				Net Site Area:	0.125	
Township	Huyton				Density:	30	
Existing Use:	Currently Vacant Land				Yield:	4	Knowsley Council
Capacity Source:	Urban Greenfield inc Greensp	ace available for dev			]		-
Area Partnership Board:	South Huyton				Plan Period:		0-5yrs
SUITABILITY		AVAILABILITY		(2008).		~	
Physical Constrai	nts: 4	Active Use:	10			$-/$ $\gtrsim$	
Un-Neighbourly l	Jses: 8	Multiple or Difficult Land Ownership:	10		- X - N		
Contaminated:	8	Owner willing to sell?:	5	8304	2 3		
Access:	8	Availability Score:	25		1		$\checkmark$
Primary School (	600m): 3			<u>p</u>			
Local Centre (80		ACHIEVABILITY				<b>`</b>	
Health Centre (1		Strong Residential Market?:	5	tight.	DRVDRN GROL		N / 🖉 🎽
		Attractive Local Environment:	3	$\mathbb{Z}$	A 200		
Employment (50		Abnormal Costs:	5	Xdoo			- Y Y
Railway Station (		New Infrastructure:	5		$\sim$ $\sim$		
Bus Stop (200m)	: 3		5	ц 198			
Suitability Score:	43	Achievability Score:	18	<mark>6.</mark> X	$\prec \bigvee_{\mathbf{A}}$		
Te	otal Survey Score: 86	Site Visited: 🖌 K	eep Site in SHLAA?: 🖌	<mark>.    ⊙</mark>	$\sim \sim \wedge 7$	1 cent	imeter equals 13 meters

Site Survey Comments:	Strip of land between two rows of houses. May be sufficient plot depth to develop without overlooking.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

Site was resubmitted during 2010 as part of the Council's asset review (AM50)

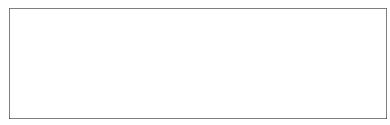
					Gross Site Area:	0.01	
Site ID:	K0206				GIUSS SILE Area:	0.21	
Address:	The Swan Public House, King	gsway			Net Site Area:	0.21	
Township	Huyton				Density:	30	
Existing Use:	Currently Leisure (Public Hou	ise)			Yield:	6	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		
Area Partnership Board:	South Huyton				FIAIT FEITOU.		0-5yrs
SUITABILITY		AVAILABILITY			140-1-144		
Physical Constrair	nts: 8	Active Use:	0		4++,11 T**		
Un-Neighbourly U	ses: 8	Multiple or Difficult Land Ownership:	10		11111-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-	j 📒	
Contaminated:	8	Owner willing to sell?:	5		HHH		
Access:	8	Availability Score:	15	8744	LLL fronter	_ 1	
Primary School (6	00m): 3				111 1	1, 📲	╸╸╴
Local Centre (800	m): 3	ACHIEVABILITY		I = I + h + I	111 4	( ``\	
Health Centre (10	000m): 3	Strong Residential Market?:	5				7 7544
Employment (500		Attractive Local Environment:	3	8714	1_01		
Railway Station (4		Abnormal Costs:	0	8 1 1	1 1 - 98 -	կ լ	
Bus Stop (200m):		New Infrastructure:	5				
Suitability Score:	47	Achievability Score:	13	5 7 7		1	1 Sam Intration
То	tal Survey Score: 75	Site Visited: 🖌 Kee	p Site in SHLAA?: 🖌	<u>⊚</u> 97+-, / .	177	1 cent	imeter equals 22 meters

Site Survey Comments:	In active use as pub, but 'call for sites' representation indicates that the site is available for development. Site is flat and covered by public house and car park.
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



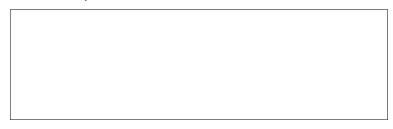
Site ID:	K0210			Gross Site	Area: 0.242	
Address:	Land to the rear of Copplehou	use PH, Copple House		Net Site	Area: 0.242	
Township	Kirkby			De	nsity: 30	
Existing Use:	Currently Leisure - pub car pa	ark and grounds of public house			Yield: 7	Knowsley Council
Capacity Source:	Urban Brownfield			Plan F		0.5.00
Area Partnership Board:	South Kirkby					0-5yrs
SUITABILITY		AVAILABILITY				
Physical Constrain	nts: 8	Active Use:	5			
Un-Neighbourly L	Jses: 4	Multiple or Difficult Land Ownership:	10			
Contaminated:	8	Owner willing to sell?:	5		• 11	
Access:	8	Availability Score:	20			
Primary School (6	<b>600m)</b> : 0			3	[]	
Local Centre (800	<b>)m):</b> 3	ACHIEVABILITY				
Health Centre (10	000m): 0	Strong Residential Market?:				
Employment (500	00m): 3	Attractive Local Environment:	3	Bulde:	<u>_</u>	
Railway Station (	<b>400m):</b> 0	Abnormal Costs:	5	ş 🔰 🕴		
Bus Stop (200m)	: 3	New Infrastructure:	5		1	
Suitability Score:		Achievability Score:	18	5 🔪 🔽	HTT.	
Тс	otal Survey Score: 75 S	Site Visited: 🖌 Keep S	Site in SHLAA?: 🔽		. \	timeter equals 15 meters

Site Survey Comments:	Neighbours are pub and car garage. Current access to site is shared with public house. The land owner is currently in negotiations with lessee available within 2 years. Promoted through call for sites. Last used during the 1970s. Development may be suject to Policy OS4: Outdoor Sports Provision.					
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.					



#### Strategic Housing Land Availability Assessment - 2010 Update 0.127 Gross Site Area: K0212 Site ID: 0.127 Net Site Area: Bridge Road Address: The Dog House PH, (Imperial Hotel) 30 Township Prescot / Whiston Density: Knowsley Council Existing Use: Currently Leisure (PH) / Vacant Land Yield: Capacity Source: Urban Brownfield Plan Period: 0-5yrs Area Partnership PWKVC Board: SUITABILITY copyright 100019304 (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 0 Un-Neighbourly Uses: 8 Multiple or Difficult Land Ownership: 10 Contaminated: 0 5 Owner willing to sell?: 8 Access: 15 Availability Score: 3 Primary School (600m): ACHIEVABILITY Local Centre (800m): 3 Still Broke 5 Strong Residential Market?: Station 3 Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 0 Abnormal Costs: 3 Railway Station (400m): Crown 5 Station New Infrastructure: Bus Stop (200m): 3 Achievability Score: 13 Suitability Score: 42 1 centimeter equals 17 meters 0 Total Survey Score: 70 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Adjacent to Action Area being redeveloped for housing at present. Site may have some level of contamination due to former industrial works. Pub on site is expected to become vacant in 2009. Demolition and remediation may be required.					
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.					



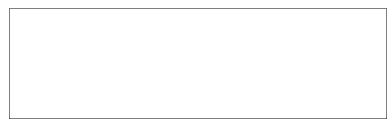
#### Strategic Housing Land Availability Assessment - 2010 Update 0.112 Gross Site Area: K0213 Site ID: 0.112 Net Site Area: Address: Deans House Hotel, Church Street 25 Township Prescot / Whiston Density: Knowsley Council Existing Use: Currently Surface Carparking - Pub car park 3 Yield: Capacity Source: Urban Brownfield Plan Period: 0-5yrs Area Partnership PWKVC Board: SUITABILITY (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 0 Un-Neighbourly Uses: 8 Multiple or Difficult Land Ownership: 10 copyright 100019304 Contaminated: 8 5 Owner willing to sell?: 8 Access: 15 Availability Score: 3 Primary School (600m): ACHIEVABILITY Local Centre (800m): 3 Deanste Strong Residential Market?: 5 3 Health Centre (1000m): House 3 Attractive Local Environment: Employment (5000m): 3 Hotel 5 Abnormal Costs: 0 Railway Station (400m): Crown 5 New Infrastructure: Bus Stop (200m): 3 18 Achievability Score: Suitability Score: 47 1 centimeter equals 9 meters 0 Total Survey Score: 80 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Capacity likely to be limited by design considerations regarding overlooking (3 to 4 storey development to rear). In Prescot Conservation Area and surrounded by Grade II listed buildings. Town centre site. Mixed use area. Single ownership.				
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.				



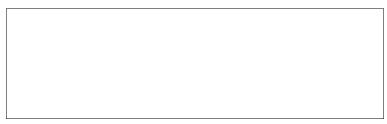
Site ID:	K0224				Gross Site Area:	0.105	
Address:	St. Judes Vicarage, 168 The R	oundhey			Net Site Area:	0.105	
Township	Stockbridge				Density:	30	
Existing Use:	Currently church / vicarage				Yield:	3	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0.5
Area Partnership Board:	North Huyton				Fian Fenou.		0-5yrs
SUITABILITY		AVAILABILITY		୍ଥି			
Physical Constrai	nts: 8	Active Use:	0	2008) (2008)	- Vo, /		
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10	4			
Contaminated:	8	Owner willing to sell?:	5	00019304			
Access:	8	Availability Score:	15	<u> </u>		N . N	
Primary School (6	<b>500m):</b> 3			Ö.		$\langle \langle \rangle \rangle$	
Local Centre (800	<b>Dm):</b> 3	ACHIEVABILITY				X	
Health Centre (10	000m): 3	Strong Residential Market?:	5	li 🔪		$\sim$	
Employment (500	<b>00m)</b> : 3	Attractive Local Environment:	3	X Y	K N	<u> </u>	
Railway Station (	<b>400m):</b> 0	Abnormal Costs:	0	8	🔪 🛛 The 🔨	$\sim$ .	
Bus Stop (200m)	: 3	New Infrastructure:	5	L NO	$\sim 10^{-1}$	1 - A	
Suitability Score:		Achievability Score:	13	,õ 🦯	St Jude	Areart	imeter equals 12 meters
Тс	otal Survey Score: 75 S	ite Visited: 🔽 Kee	p Site in SHLAA?: 🖌	0.		, i cent	inteler equals 12 meters

Site Survey Comments:	Vicarage may require demolition or remodeling for residential use. A mixture of uses surround the site. Single ownership and actively promoted through the call for sites.					
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.					



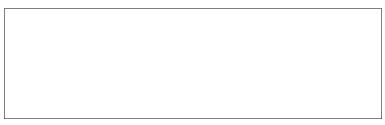
011 15	W0005				Gross Site Area:	0.337	
Site ID:	K0225					0.007	
Address:	St Martins Church and Vicara	ge, Peatwood Avenue			Net Site Area:	0.337	
Township	Kirkby				Density:	30	
Existing Use:	Currently Church / Vicarage				Yield:	10	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		
Area Partnership Board:	South Kirkby				rian renou:		0-5yrs
SUITABILITY		AVAILABILITY		(2008)		$\lambda N$	
Physical Constrair	nts: 8	Active Use:	0	l õ		VA.	
Un-Neighbourly U	ses: 8	Multiple or Difficult Land Ownership:	10	4		X X //	X79X // /
Contaminated:	8	Owner willing to sell?:	5	8	<b>/ \)</b> Z		$\times$ $\times$ $\times$ $\times$ $//$
Access:	8	Availability Score:	15	010	<b>!</b> '/∠		
Primary School (6	00m): 3			8			
Local Centre (800	<b>m):</b> 0	ACHIEVABILITY			- K /S	NU A	
Health Centre (10		Strong Residential Market?:	5	copyright			
Employment (500		Attractive Local Environment:	3	1 ×		$\mathbb{A}$	
		Abnormal Costs:	0	00			No Sec
Railway Station (4		New Infrastructure:	5		1 4 / 🦄	$\mathbb{N}/\mathbb{N}$	
Bus Stop (200m):	3		13	LOND	L 1	XX 🏒	
Suitability Score:	41	Achievability Score:	13	j ŭ	RZ L	1 oant	im ator a quale 40 m ators
То	tal Survey Score: 69	Site Visited: 🖌 Kee	ep Site in SHLAA?: 🔽	0 j		i cent	imeter equals 19 méters

Site Survey Comments:	May require demolition/remodelling for residential use. Single ownership and promoted through the call for sites.
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Site ID:	K0226			Gross Site Area:	0.239
Address:	St Georges Church, Corner of	St Georges Road and Hillside Road		Net Site Area:	0.239
Township	Huyton			Density:	30
Existing Use:	Currently Church Hall and Ga	rdens		Yield:	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:	
Area Partnership Board:	North Huyton				0-5yrs
SUITABILITY		AVAILABILITY	ର୍ଚ୍ଚ		
Physical Constrai	nts: 4	Active Use:			
Un-Neighbourly l	Jses: 8	Multiple or Difficult Land Ownership:			
Contaminated:	8	Owner willing to sell?:			
Access:	8	Availability Score:			
Primary School (	600m): 3				
Local Centre (800	<b>0m)</b> : 0	ACHIEVABILITY			
Health Centre (10	000m): 3	Strong Residential Market?:		h	
Employment (500	00m): 3	Attractive Local Environment:	3		
Railway Station (	( <b>400m</b> ): 0	Abnormal Costs:	0 -8-1		
Bus Stop (200m)	: 3	New Infrastructure:			A A A A A A A A A A A A A A A A A A A
Suitability Score:		Achievability Score:		in the second	
To	otal Survey Score: 68	Site Visited: 🔽 Kee	p Site in SHLAA?: 🔽		1 centimeter equals 16 meters

Site Survey	Site is located next to a school and a nursery. The triangular shape of the site limits capacity.
Comments:	Mature trees on site.
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Site ID:	K0227	Gross Sit	
Address:	St Bartolomew's Day Hospital, Station Road	Net Sit	
Township	Huyton		
Existing Use:	Formerly Educational Land (C of E School) - Currently Day Hospital		
Capacity Source:	Urban Brownfield	Plar	
Area Partnership Board:	South Huyton		
Board:			

Gross Site Area:	0.37	
Net Site Area:	0.074	
Density:	30	
Yield:	2	Knowsley Council
Plan Period:		0-5yrs

SUITABILITY		AVAILABILITY			Ward Bdy
Physical Constraints:	8	Active Use:	0		
Un-Neighbourly Uses:	4	Multiple or Difficult Land Ownershi	<b>p</b> : 10		
Contaminated:	8	Owner willing to sell?:	5		
Access:	4	Availability Score:	15		
Primary School (600m):	3				9 ( 6 ( []
Local Centre (800m):	3	ACHIEVABILITY			/ <mark>  c</mark> P [ ]
Health Centre (1000m):	3	Strong Residential Market?:	10	40 <b>-</b>	
Employment (5000m):	3	Attractive Local Environment:	5	┟┋┟╧╹┍┎╌┻╢	
Railway Station (400m):	3	Abnormal Costs:	0		
Bus Stop (200m):	3	New Infrastructure:	5		
Suitability Score:	42	Achievability Score:	20	Ğ PZZ	1 centimeter equals 20 meters
Total Survey Score: 77		Site Visited:	Keep Site in SHLAA?: 🖌		r centimeter equals zo meters

Site Survey Comments:	Site is partially within Roby Conservation Area - the access point to extreme west of site. There is limited access to site by driveway. Mature trees on edges of site. Railway line to north. Limited access from west of site - driveway leading to site.
Conclusion:	Promoted for development through the 'call for sites' and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



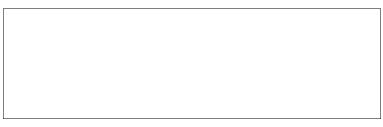
Site ID:	K0255		Gross Site Area:	0.42
Address:	Frederick Lunt Avenue, K	nowsley Village	Net Site Area:	0.378
Township	Knowsley Village		Density:	30
Existing Use:	Currently Vacant Land		Yield:	11 Knowsley Council
Capacity Source:	Urban Brownfield		Plan Period:	0.5
Area Partnership Board:	PWKVC			0-5yrs
SUITABILITY			<u>مه</u>	
Physical Constrain	nts: 8	Active Use: 10	7-12-1	
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	and the second s	
Contaminated:	8	Owner willing to sell?: 5	· •	
Access:	8	Availability Score: 25		
Primary School (6	500m): 3			
Local Centre (800	<b>)m)</b> : 0	ACHIEVABILITY	See 1	
Health Centre (10	000m): 0	Strong Residential Market?: 5	ItsB	
Employment (500	00m): 3	Attractive Local Environment: 3		
Railway Station (	<b>400m):</b> 0	Abnormal Costs: 5	L1	· ····································
Bus Stop (200m)	: 3	New Infrastructure: 5		
Suitability Score:	41	Achievability Score: 18	S / 100	
Тс	otal Survey Score: 84	Site Visited: 🔽 Keep Site in SHLAA?: 🔽	9///	1 centimeter equals 20 meters

Site Survey Comments:	Some mature trees on site. Building looks like a former scout hut/youth centre. Some areas of hardstanding. Council owned land. Existing builing may require demolition / remodeling for residential use.
Conclusion:	Council owned land which has been promoted for development through the 'call for sites' and is available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



					Gross Site Area:	0.14	
Site ID:	K0259						
Address:	Gilescroft Avenue				Net Site Area:	0.14	
Township	Kirkby				Density:	30	
Existing Use:	Previous Use Unknown - Cur	rently Vacant			Yield:	4	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0.5
Area Partnership Board:	North Kirkby						0-5yrs
SUITABILITY		AVAILABILITY				K	57
Physical Constrair	nts: 8	Active Use:	10			/ 7	
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownership:	10	$1 \simeq 1$	1 1	🔪 / .	7
Contaminated:	8	Owner willing to sell?:	5	9304	<u></u>		
Access:	8	Availability Score:	25		7		
Primary School (6	<b>00m):</b> 3			/ <u>00</u>	<	/	
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		Ŧ,	7 /		
Health Centre (10	000m): 0	Strong Residential Market?:	0	l ē 📈			
Employment (500	0 <b>0m):</b> 3	Attractive Local Environment:	0	pixie V			- 5 👗 🖊
Railway Station (4	<b>400m):</b> 0	Abnormal Costs:	5	8	<u> </u>	×.	
Bus Stop (200m):	3	New Infrastructure:	5		×// \\		
Suitability Score:	41	Achievability Score:	10	Crown			timeter equals 12 meters
То	tal Survey Score: 76	Site Visited: 🖌 Kee	ep Site in SHLAA?: 🔽		$\langle / \rangle$		umeter equals 12 meters

Site Survey Comments:	Council ownership.
Conclusion:	Council owned land which has been promoted for development through the 'call for sites' and is available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Local Centre (800m):

Health Centre (1000m):

Employment (5000m):

Railway Station (400m):

Bus Stop (200m):

3

3

3

0

3

47

Site ID.	K0261	7		Gross Site Area:	0.08	
Site ID: Address:		es Catholic Primary School,		Net Site Area:	0.08	
Township	Kirkby			Density:	30	
Existing Use:	Currently Vacant Land			Yield:	2	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:		0-5yrs
Area Partnership Board:	South Kirkby					0-0913
SUITABILITY Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6	Jses:	AVAILABILITY Active Use: Multiple or Difficult Land Ownership: Owner willing to sell?: Availability Score:	10 10 5 25	B	29.6	
Local Centre (800	()m).					

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18

Suitability Score		10	ō
Т	otal Survey Score: 90 Site Visited: 🗸	Keep Site in SHLAA?: ✔	0
Site Survey Comments:	Suitable for development. Adjacent to school. Council owned.		SHLAA
Conclusion:	In Council ownership and available for redevelopment in the sho year housing supply.	ort term. Accordingly, placed in t	he 5

Strong Residential Market?:

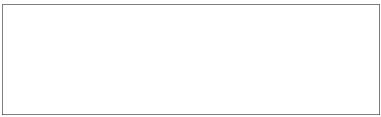
Abnormal Costs:

New Infrastructure:

Achievability Score:

Attractive Local Environment:

### A 2010 Update Comments:



1 centimeter = 15 meters

#### Strategic Housing Land Availability Assessment - 2010 Update 0.0696 Gross Site Area: K0284 Site ID: 0.0696 Net Site Area: Adjacent to 10 Coronation Drive Address: 30 Township Prescot / Whiston Density: Knowsley Council Existing Use: Currently Vacant Land 2 Yield: Capacity Source: Urban Greenfield inc Greenspace available for dev Plan Period: 0-5yrs Area Partnership PWKVC Board: SUITABILITY copyright 100019304 (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 10 Un-Neighbourly Uses: 4 Multiple or Difficult Land Ownership: 10 Contaminated: 8 5 Owner willing to sell?: 8 Access: 25 Availability Score: Primary School (600m): 0 ACHIEVABILITY Local Centre (800m): 3 Strong Residential Market?: 5 3 Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 5 Abnormal Costs: 0 Railway Station (400m): Crown 5 New Infrastructure: Bus Stop (200m): 3 18 Achievability Score: Suitability Score: 40 1 centimeter equals 11 meters 0 Total Survey Score: 83 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Good site for housing. Railway nearby. Council owned land.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



				Gross Site Area:	0.031
Site ID:	K0297				
Address:	Corner of Sanderling Road a	and Bigdale Drive		Net Site Area:	0.031
Township	Kirkby			Density:	30
Existing Use:	Formerly Residential - Curre	ently Vacant Land		Yield:	Knowsley Council
Capacity Source:	Urban Brownfield				
Area Partnership Board:	North Kirkby			Plan Period:	0-5yrs
SUITABILITY		AVAILABILITY		>	
Physical Constrain	nts: 8	Active Use:	10		
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10	ž / /	and the second sec
Contaminated:	8	Owner willing to sell?:		8	
Access:	8	Availability Score:			· · · · · · · · · · · · · · · · · · ·
Primary School (6	5 <b>00m):</b> 3		25		
Local Centre (800	<b>)m):</b> 3	ACHIEVABILITY			
Health Centre (10	000m): 3	Strong Residential Market?:	5	i 🛃	· · · · · · · · · · · · · · · · · · ·
Employment (500		Attractive Local Environment:	3		· · · · · · · · · · · · · · · · · · ·
Railway Station (		Abnormal Costs:	5		
Bus Stop (200m):		New Infrastructure:	5		
		Achievability Score:	18		
Suitability Score:	47				1 centimeter equals 5 meters
To	otal Survey Score: 90	Site Visited: 🗸 Keep	o Site in SHLAA?: 🔽 🛛 🗳		

Site Survey Comments:	New residential properties being built to north of site on site K0190. Small site in Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Site ID:	K0301					Gross Site Area:	0.114	
Address:	Land to rear	of 17 Woodland	ls Road			Net Site Area:	0.114	
Township	Huyton					Density:	30	
Existing Use:	Currently Va	cant Land				Yield:	3	Knowsley Council
Capacity Source:	Urban Green	field inc Greens	bace available for dev			Plan Period:		0 Evre
Area Partnership Board:	South Huyto	n						0-5yrs
SUITABILITY			AVAILABILITY		(2008)	1		
Physical Constrair	nts:	8	Active Use:	10	00	1	No. of Concession, Name	ATTACK OF THE OWNER
Un-Neighbourly U	lses:	8	Multiple or Difficult Land Ownership:	10		-1		
Contaminated:		8	Owner willing to sell?:	5		The Real Property lies		
Access:		8	Availability Score:	25			7	
Primary School (6	600m):	3			8		And the second	
Local Centre (800	)m):	3	ACHIEVABILITY				177	
Health Centre (10	000m):	3	Strong Residential Market?:	5	ight	┌─┼─┼─┼─┼		

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Keep Site in SHLAA?: 🗸

Site Survey Comments:	Small site which could accommodate 3 to 4 units on eastern part of site - insufficient plot depth on western part. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

Attractive Local Environment:

Abnormal Costs:

New Infrastructure:

Achievability Score:

Site Visited:

3

3

3

50

93

Employment (5000m):

Railway Station (400m):

Total Survey Score:

Bus Stop (200m):

Suitability Score:

### SHLAA 2010 Update Comments:



8

1 centimeter equals 12 meters)

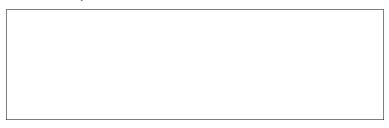
Site ID:	K0313				Gross Site Area:	0.044	
Address:	Land adjacent to 31 Brechin I	Road			Net Site Area:	0.044	
Township	Kirkby				Density:	30	
Existing Use:	Currently Vacant Land				] Yield:	1	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:	· · · ·	
Area Partnership Board:	North Kirkby						0-5yrs
SUITABILITY		AVAILABILITY		ŝ		Ĺ	
Physical Constrair	nts: 8	Active Use:	10	(2008).	a state of the second s		
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Owners	hip: 10	4			
Contaminated:	8	Owner willing to sell?:	5	9304			
Access:	0	Availability Score:	25		11		
Primary School (6	<b>00m)</b> : 3			000			
Local Centre (800	<b>)m):</b> 3	ACHIEVABILITY		t 1			
Health Centre (10	000m): 0	Strong Residential Market?:	5	ţġ,			
Employment (500	00m): 3	Attractive Local Environment:	3	copyright	4		
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	0		11		
Bus Stop (200m):	3	New Infrastructure:	5	L NO		The second second	
Suitability Score:	36	Achievability Score:	13	ŏ	1	- A-	
То	tal Survey Score: 74	Site Visited: 🔽	Keep Site in SHLAA?:	0	1		ntimeter equals 5 meters

Site Survey Comments:	Amenity space would need to be removed in order to provide parking space. Appears to be clearance site and considered brownfield. Council owned land.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



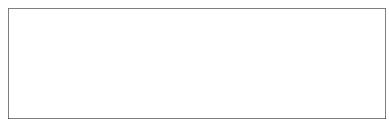
#### Strategic Housing Land Availability Assessment - 2010 Update 0.15 Gross Site Area: K0317 Site ID: 0.15 Net Site Area: Address: Land to rear of 11 Chadwell Road 30 Township Kirkby Density: Knowsley Council Existing Use: Currently Vacant Land Yield: Capacity Source: Urban Greenfield inc Greenspace available for dev Plan Period: 0-5yrs Area Partnership North Kirkby Board: SUITABILITY copyright 100019304 (2008). **AVAILABILITY** 8 CHADMEN **Physical Constraints:** Active Use: 10 Un-Neighbourly Uses: 8 Multiple or Difficult Land Ownership: 10 Contaminated: 8 5 Owner willing to sell?: 8 Access: 25 Availability Score: ROND 3 Primary School (600m): ACHIEVABILITY Bramobie Wak Local Centre (800m): 0 Strong Residential Market?: 5 3 Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 $\lambda 0$ 5 Abnormal Costs: 0 Railway Station (400m): C 200 5 New Infrastructure: Bus Stop (200m): 3 18 Achievability Score: Suitability Score: 44 $\odot$ 1 centimeter equals 17 meters $\odot$ Total Survey Score: 87 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Adjoins vacant site to the west. In Council ownership.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



				Gross Site Area:	0.149	
Site ID:	K0321			Gross Sile Area:	0.149	
Address:	Land to rear of 10 Frederick	Lunt Avenue		Net Site Area:	0.149	
Township	Kirkby			Density:	30	
Existing Use:	Former Garage Site - Current	ly Vacant Land		Yield:	2	Knowsley Council
Capacity Source:	Urban Brownfield					-
Area Partnership Board:	PWKVC			Plan Period:		0-5yrs
SUITABILITY		AVAILABILITY	<u></u>			
Physical Constrain	nts: 8	Active Use:				
Un-Neighbourly U	ses: 8	Multiple or Difficult Land Ownership:				
Contaminated:	8	Owner willing to sell?:				
Access:	4	Availability Score:				
Primary School (6	00m): 3					
Local Centre (800		ACHIEVABILITY	문			
Health Centre (10		Strong Residential Market?:				Pipe and
		Attractive Local Environment:			1 1	PT (PH)S
Employment (500		Abnormal Costs:			- day	land l
Railway Station (4		New Infrastructure:			CV.	1 1
Bus Stop (200m):	3				my	
Suitability Score:	37	Achievability Score:		<u></u>	A	
То	tal Survey Score: 80	Site Visited: 🔽 Keep Sit	te in SHLAA?: 🔽 🛛		1 cent	imeter equals 18 meters)

Site Survey Comments:	Access is narrow, capacity limited following highways advice. Partial foundations. Council owned site.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.



Site ID:	K0329			Gross Site Area:	0.107	
		e and Pinfold Crescent		Net Site Area:	0.107	
Address:						
Township	Kirkby			Density:	30	Knoweley Coursel
Existing Use:	Currently Vacant Lanc	d		Yield:	3	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:		0-5yrs
Area Partnership Board:	South Kirkby					0 0 51.5
SUITABILITY		AVAILABILITY	10			
Physical Constrain	nts:	8 Active Use:	10			
Un-Neighbourly L	Uses:	8 Multiple or Difficult Land Owners	ship: 10		1 and the second second	
Contaminated:		8 Owner willing to sell?:	ship: 10 5			
Access:		8 Availability Score	25		- 7 🔪	

Physical Constraints:	8	Active Use:	10	
Un-Neighbourly Uses:	8	Multiple or Difficult Land Ownersh	<b>ip:</b> 10	
Contaminated:	8	Owner willing to sell?:	5	
Access:	8	Availability Score:	25	
Primary School (600m):	3			0 Pietter
Local Centre (800m):	0	ACHIEVABILITY		
Health Centre (1000m):	0	Strong Residential Market?:	5	
Employment (5000m):	3	Attractive Local Environment:	3	
Railway Station (400m):	0	Abnormal Costs:	5	
Bus Stop (200m):	3	New Infrastructure:	5	
Suitability Score:	41	Achievability Score:	18	1 centimeter equals 10 meters
Total Survey S	Score: 84	Site Visited:	Keep Site in SHLAA?: 🖌	

Site Survey Comments:	Small site and triangular shape, but has some potential. Council ownership.	
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.	

Site ID:	K0346			Gross Site Area:	0.141	
Address:	Land between Shelley close	and Byron Close		Net Site Area:	0.141	
Township	Huyton			Density:	30	
Existing Use:	Former Garage Site - Currer	ntly Vacant Land		Yield:	4	Knowsley Council
Capacity Source:	Urban Brownfield					
Area Partnership Board:	South Huyton			Plan Period:		0-5yrs
SUITABILITY		AVAILABILITY	Ó			
Physical Constrain	nts: 8	Active Use:				
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownership:	10 🕁			
Contaminated:	4	Owner willing to sell?:				X ( 74
Access:	8	Availability Score:	25	ALIN.		
Primary School (6	<b>500m):</b> 3		25		<b>y</b> ×	$\wedge$
Local Centre (800	)m): 3	ACHIEVABILITY				
Health Centre (10		Strong Residential Market?:				
Employment (500		Attractive Local Environment:	3		4	
Railway Station (4		Abnormal Costs:	5		× /	
Bus Stop (200m):		New Infrastructure:	5			

18

Keep Site in SHLAA?: 🗸

Total Survey Score:

Suitability Score:

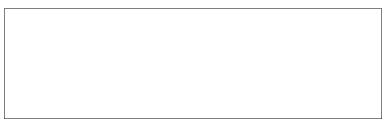
86 Site Visited:

43

© Crown	1 centimeter equals 15 meters

Site Survey Comments:	Former shallow mine. Council owned.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

Achievability Score:



			Gross Site Area:	0.7414452
Site ID:	K0348			
Address:	Land to the south of Quarrys	ide Drive	Net Site Area:	0.6673007
Township	Kirkby		Density:	30
Existing Use:	Vacant open land		Yield:	20 Knowsley Council
Capacity Source:	Urban Brownfield		Plan Period:	
Area Partnership Board:	North Kirkby			0-5yrs
SUITABILITY		AVAILABILITY	PCs	Playing Field
Physical Constrain	nts: 8	Active Use: 10		- • •
Un-Neighbourly U	Ises: 8	Multiple or Difficult Land Ownership:		
Contaminated:	8	Owner willing to sell?: 5		• <u>t</u>
Access:	8	Availability Score: 25	.7m	
Primary School (6	<b>500m):</b> 3		Z	
Local Centre (800	<b>)m)</b> : 3			• 1
Health Centre (10	000m): 3	Strong Residential Market?: 5	ARD WAY	:
Employment (500	00m): 3			· · · · · · · · · · · · · · · · · · ·
Railway Station (	<b>400m)</b> : 0	Abnormal Costs: 5	79	
Bus Stop (200m):		New Infrastructure: 5		
Suitability Score:	47	Achievability Score:		
То	otal Survey Score: 90	Site Visited: 🖌 Keep Site in SHLAA?: 🖌		1 centimeter = 26 meters

Site Survey Comments:	The site is designated as Urban Greenspace. In Council ownership.
Conclusion:	Site is previously developed and considered to have development potential. Site placed in 5 year supply.



Site ID: Address: Township Existing Use: Capacity Source: Area Partnership	K0373 Huyton Church Road Huyton Urban Brownfield South Huyton				Gross Site Area: Net Site Area: Density: Yield: Plan Period:	0.24 0.216 30 3	Knowsley Council
Board: SUITABILITY Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6 Local Centre (800 Health Centre (10	nts: 0  ses: 0 0 00m): 3  m): 0  00m): 3	AVAILABILITY Active Use: Multiple or Difficult Land Ownership: Owner willing to sell?: Availability Score: ACHIEVABILITY Strong Residential Market?:		wsley MBC 100017655, 2010			
Employment (500 Railway Station (4 Bus Stop (200m): Suitability Score:	400m): 0	Attractive Local Environment: Abnormal Costs: New Infrastructure: Achievability Score:	3 0 5 13	© Crown Copyright Know	Maintain		6 <u>45</u> 90 metres

Keep Site in SHLAA?: 🗸

Site Survey Comments:	Vacant site.
Conclusion:	In Council ownership and available for redevelopment in the short term. Accordingly, placed in the 5 year housing supply.

Site Visited:

30

Total Survey Score:

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (Ref:AM3)

Site ID:	K0383				Gross Site Area:	2	
Address:	Knowsley Northern Primary S	upport Centre			Net Site Area:	1.5	
Township	Kirkby				Density:	30	
Existing Use:					] Yield:	45	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0.5
Area Partnership Board:	South Kirkby						0-5yrs
SUITABILITY		AVAILABILITY				Green Carry	
Physical Constrair	nts: 0	Active Use:	0	目目			A Contra to a contraction
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Owners	hip: 0				
Contaminated:	0	Owner willing to sell?:	5	2010			
Access:	0	Availability Score:	5	655			2000 million
Primary School (6	<b>00m)</b> : 3			00017			
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		MBC 10			
Health Centre (10	000m): 3	Strong Residential Market?:	5	6Å		AED.	
Employment (500	00m): 3	Attractive Local Environment:	3	SMOU		THE WORK	
Railway Station (4	400m): 3	Abnormal Costs:	0	Copyright Knows	1 Pull	St. B.	A BAR AND A
Bus Stop (200m):		New Infrastructure:	5	Copyi	THE A		
Suitability Score:	15	Achievability Score:	13	© Crown			netres
То	tal Survey Score: 33	Site Visited:	Keep Site in SHLAA?:			Lough L	

Site Survey Comments:	A mixture of hard standing and grassed land. Land levels and a number of exisitng established trees may prove to be a further constraint.
Conclusion:	Good site for housing, but due to current class use, may be required to facilitate the community; for this reason the site is given a development plan period of 0-5 years.

Site was submitted during 2010 as part of the Council's asset review (AM12)

Site ID:	К0409				Gross Site Area:	0.2299	
Address:	Alamein Road				Net Site Area:	0.2299	
Township	Huyton				Density:	30	
Existing Use:					Yield:	7	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0-5yrs
Area Partnership Board:	North Huyton						0 3913
SUITABILITY		AVAILABILITY			E	F II	
Physical Constrain	nts: 0	Active Use:	0	1934		176	
Un-Neighbourly L	Jses: 0	Multiple or Difficult Land Ownership:	0			2	h H H

Physical Constraints:	0	Active Use:	0	BA DA
Un-Neighbourly Uses:	0	Multiple or Difficult Land Ownersh	i <b>p:</b> 0	
Contaminated:	0	Owner willing to sell?:	5	2010
Access:	0	Availability Score:	5	7655,
Primary School (600m):	3			000
Local Centre (800m):	0	ACHIEVABILITY		MBC 1
Health Centre (1000m):	3	Strong Residential Market?:	5	
Employment (5000m):	3	Attractive Local Environment:	3	opyright knowsley
Railway Station (400m):	0	Abnormal Costs:	5	right 1
Bus Stop (200m):	3	New Infrastructure:	5	
Suitability Score:	12	Achievability Score:	18	Crown
Total Survey S	core: 35	Site Visited:	Keep Site in SHLAA?:	0



Site Survey Comments:	Vacant land well shaped to suit dwellings located to the rear of residential properties with good access from Almein Road. Few other site problems except a number of established trees and a sign for a hazardous area. Physical constraints may also be posed by a large slope toward the centre of the site.
Conclusion:	Good vacant site which is fairly well suited to accomodating dwellings. Categorised within the 0-5 years development plan period class to reflect this.

Site was submitted during 2010 as part of the Council's asset review (AM34)

					Gross Site Area:	0.3215	
Site ID:	K0411				Gross Site Area.	0.5215	
Address:	Nursery Delfby Crescent				Net Site Area:	0.3215	
Township	Kirkby				Density:	30	
Existing Use:					] Yield:	10	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		-
Area Partnership Board:	South Kirkby						0-5yrs
SUITABILITY		AVAILABILITY		3-1-	1		
Physical Constrain	nts: 0	Active Use:	0	and a second		10	
Un-Neighbourly U	<b>Ises:</b> 0	Multiple or Difficult Land Ownership:	0	E.S.			Non and a second se
Contaminated:	0	Owner willing to sell?:	5	2010		X //	
Access:	0	Availability Score:	5	7655,		$\sim$	
Primary School (6	<b>600m):</b> 3					SAN T	
Local Centre (800	) <b>m):</b> 0	ACHIEVABILITY		No.	Con 1124	$\langle \rangle \rangle$	
Health Centre (10	000m): 3	Strong Residential Market?:	0	sley M		$\wedge$	
Employment (500	00m): 3	Attractive Local Environment:	3	Knows			
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	0	Copyright		LAA	AL A REAL
Bus Stop (200m):	3	New Infrastructure:	5	Copy	alents ecolo		

8

Keep Site in SHLAA?: 🗸

© Crowr

Total Survey Score: 2

Suitability Score:

Site Survey

Comments:

Conclusion:

e: 25 Site Visited: 🗸

However, the site appears to be still in use as a day centre.

the 0-5 years development plan period class to reflect this.

12

Achievability Score:

Awkwardly shaped site with difficult access routes off Clieves Road, although in a good location.

Although the site still appears to be in use, this is a good site in a good location. Categorised within

SHLAA 2010	Update	Comments:	

Site wa	is submitted	during 2010	as part of the	Council's ass	set review Aiv	137

metres

Site ID:	K0413				Gross Site Area:	0.1187	
Address:	Whiston Library, Dragons Dr	ive			Net Site Area:	0.1187	
Township	Prescot / Whiston				Density:	30	
Existing Use:					Yield:	4	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0.5.00
Area Partnership Board:	PWKVC				Fian Feriou.		0-5yrs
SUITABILITY		AVAILABILITY		480 LOB		and the second sec	
Physical Constrair	nts: 0	Active Use:	0		wood a	EAUE	Cancer une
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Ownership:	0				A Provide A Prov
Contaminated:	0	Owner willing to sell?:	5	5, 2010			
Access:	0	Availability Score:	5	655,	*		
Primary School (6	<b>00m):</b> 3			10001		$\sim$ $>$	
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		MBC 10			
Health Centre (10	000m): 3	Strong Residential Market?:	5	M M			
Employment (500	00m): 3	Attractive Local Environment:	3	swou)			
Railway Station (4	400m): 3	Abnormal Costs:	0	ight b			
Bus Stop (200m)	3	New Infrastructure:	5	Copyright Knowsley h	<b>4</b>		
Suitability Score:	15	Achievability Score:	13	Crown		XIA	0 30 60 metres
То	tal Survey Score: 33	Site Visited: 🖌 Kee	p Site in SHLAA?: 🔽				

Site Survey Comments:	The plot appears to be a good size and well shaped to suit the development of dwellings. There are a number of established trees and a downward slope toward the back of the plot may prove to be development constraints. Yield appears accurate.			
Conclusion:	Current site use appears to still be active, however, site would be able to accommodate a decent number of dwellings. Therefore is placed with the 0-5 year housing supply.			

Site was submitted during 2010 as part of the Council's asset review (AM 39)						

Site ID:	K0418				Gross Site Area:	0.3759	
Address:	Mackets Resource, Arncliffe F	Road			Net Site Area:	0.3759	
Township	Halewood				Density:	30	
Existing Use:					Yield:	11	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0-5yrs
Area Partnership Board:	Halewood						0-5915
SUITABILITY		AVAILABILITY				TI	N Vere
Physical Constrain	ts: 0	Active Use:	10		Lanting Canadi I	TE	
Un-Neighbourly U	ses: 0	Multiple or Difficult Land Ownership:	0			JE-F	
Contaminated:	0	Owner willing to sell?:	5				
Access:	0	Availability Score:	15	655,		1	
Primary School (6	<b>00m):</b> 3					S	
Local Centre (800	<b>m):</b> 0	ACHIEVABILITY		10			
Health Centre (10	00m): 3	Strong Residential Market?:	10	lley M			FRAT I
Employment (500	<b>Dm):</b> 3	Attractive Local Environment:	3	SWOULD STATE	H HEILI - H	HIR	
Railway Station (4		Abnormal Costs:	5	opyright knowsley			F THERE
Bus Stop (200m):		New Infrastructure:	5	Copy		E.E.E.	and the second second
Suitability Score:	9	Achievability Score:	23	Crown			0 50 100

Total Survey Score:

47 Site Visited: 🗸

5 5 23	
Keep Site in SHLAA?: 🖌	

Site Survey Comments:	Good sized site which is likely to have an immediate improvement on the surrounding area. Good access from Arncliffe Road and Lancing Close. Possible constraints posed by a number of established trees around the site and a fluctuating land level.			
Conclusion:	Site has been sold by the Council and it expected development can take place within 0-5 years.			

	Site was submitted during 2010 as part of the Council's asset review (AM44)						
l							

Site ID:	К0420				Gross Site Area:	0.2049	
Address:	Land of Carrs Terrace				Net Site Area:	0.2049	
Township	Prescot / Whiston				Density:	30	
Existing Use:					Yield:	6	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		0-5yrs
Area Partnership Board:	PWKVC				]		0-5915
SUITABILITY		AVAILABILITY		Read Hassanada			
Physical Constrair	nts: 0	Active Use:	10	- Jahren		SIF	
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Ownership:	5	HAD			
Contaminated:	0	Owner willing to sell?:	5	2010	the second second		
Access:	0	Availability Score:	20	7655,			CE DAR ROAD
Primary School (6	<b>00m):</b> 3			10001			
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		MBC			
Health Centre (10	000m): 3	Strong Residential Market?:	10			$\checkmark$	
Employment (500	00m): 3	Attractive Local Environment:	3	opyright Knowsley			Contraction of the second s
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	0	right			
Bus Stop (200m):	3	New Infrastructure:	5	Cop			
Suitability Score:	12	Achievability Score:	18	© Crown			e the second sec
То	tal Survey Score: 50 S	ite Visited: 🔽 Kee	p Site in SHLAA?: 🖌				////

Site Survey Comments:	Well shaped site with a public footpath located to the east. Good access from Carrs Terrace and Cross Lane.
Conclusion:	Vacant site, development may be possible within the 0-5 years development plan period subject to access requirements for Stadt Moers Park to the south-west.

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (AM46) previously submitted under SHLAA K00029

				Gross Site Area:	0.451
Site ID:	K0394				
Address:	Swimming baths, Scotchbar	n Lane		Net Site Area:	0.4059
Township	Prescot / Whiston			Density:	30
Existing Use:				Yield:	12 Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:	
Area Partnership Board:	PWKVC				0-5yrs
SUITABILITY		AVAILABILITY	hiba abiry		
Physical Constrain	nts: 0	Active Use:	0		
Un-Neighbourly L	<b>Jses:</b> 0	Multiple or Difficult Land Ownership:	0		
Contaminated:	0	Owner willing to sell?:	5 0102		
Access:	0	Availability Score:	5		
Primary School (6	500m): 3		10001		
Local Centre (800	<b>)m)</b> : 0	ACHIEVABILITY			
Health Centre (10	<b>000m):</b> 3	Strong Residential Market?:	5	I an STAT	
Employment (500	<b>D0m):</b> 3	Attractive Local Environment:	3	and the state of t	
Railway Station (	<b>400m)</b> : 0	Abnormal Costs:	Copyright Knowsley MBC		
Bus Stop (200m)		New Infrastructure:			
Suitability Score:		Achievability Score:	13		0 40 80 metres
Тс	otal Survey Score: 30	Site Visited: 🖌 Keep Sit	e in SHLAA?: 🔽		induces in the second s

Site Survey Comments:	Still occupied existing major sporting use and existing foundations may be development may constrain development. However, good access from Scotchbarn Lane and good location near to sports and recreation grounds. No other apparent site restricitions.			
Conclusion:	The site is placed within the 0-5 year development plan period category. Due to become vancant in Autum 2011.			

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (ref: AM19)

Site ID:       K0395         Address:       Land to rear of swimming b         Township       Prescot / Whiston         Existing Use:       Image: Capacity Source:       Urban Greenfield inc Greense         Area Partnership       PWKVC		Gross Site Area:          Net Site Area:         Density:         Yield:         Plan Period:	0.395 0.395 30 12 <i>Knowsley Council</i> 0-5yrs
SUITABILITY         Physical Constraints:       0         Un-Neighbourly Uses:       0         Contaminated:       0         Access:       0         Primary School (600m):       3         Local Centre (800m):       0         Health Centre (1000m):       3         Employment (5000m):       3         Railway Station (400m):       0         Bus Stop (200m):       3         Suitability Score:       12	AVAILABILITY   Active Use:   Multiple or Difficult Land Ownership:   Owner willing to sell?:   Availability Score:   Strong Residential Market?:   Attractive Local Environment:   3   Abnormal Costs:   Strong Residential Market?:   10   Attractive Local Environment:   3   Abnormal Costs:   5   Achievability Score:   23		

Site Survey Comments:	Vacant hard standing land adjoining existing major sporting use. Telephone mast on site may cause a minor constraint to development.
Conclusion:	The site is placed within the 0-5 year plan period category.

Site was submitted during 2010 as part of the Council's asset review (AM20)							

Site ID:	K0397				Gross Site Area:	0.3821	
Address:	Alloment Gardens, Hillingdale	Avenue			Net Site Area:	0.3821	
Township	Halewood				Density:	30	
Existing Use:					Yield:	11	Knowsley Council
Capacity Source:	Urban Greenfield inc Greenspa	ace available for dev			Plan Period:		0.5
Area Partnership Board:	Halewood						0-5yrs
SUITABILITY		AVAILABILITY					
Physical Constrain	nts: 0	Active Use:	10		A the A	and the second sec	
Un-Neighbourly U	<b>Jses:</b> 0	Multiple or Difficult Land Ownership	0			Corone .	
Contaminated:	0	Owner willing to sell?:	5	2010			
Access:	0	Availability Score:	15	655,	Start Start	$\times$	A Reserved
Primary School (6		ACHIEVABILITY		100017655,	N. M. Sana		
Local Centre (800			5	WBO			
Health Centre (10	000m): 3	Strong Residential Market?:		vsley		//	
Employment (500	00m): 3	Attractive Local Environment:	3	Nor X			
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	5	Copyright Knowsley		MULAN CODI A LOUISE	
Bus Stop (200m):	3	New Infrastructure:	5			5000	
Suitability Score:	15	Achievability Score:	18	© Crown	L'IN	*	0 45 90 metres
То	otal Survey Score: 48 S	Site Visited: 🔽 🛛 🕅	eep Site in SHLAA?: 🔽				

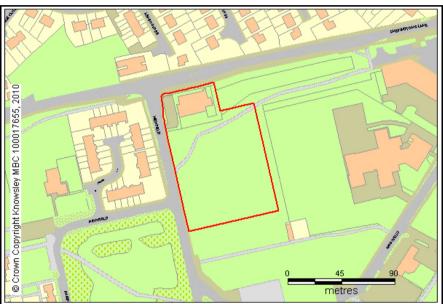
Site Survey Comments:	Residential site with very good potential, however, accesibility of the site was a notable constraint.
Conclusion:	Vacant site which is available and a good shape for residential development; this site was designated as having a development plan period of 0-5 years.

#### SHLAA 2010 Update Comments:

Site has been resubmitted during 2010 as part of the Council's asset review due to access issues. (AM22)

Site ID:	K0399	Gross Site Area:	0.8487	
Address:	Nursery, Highfield	Net Site Area:	0.76383	
Township	Kirkby	Density:	30	
Existing Use:		Yield:	23	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		0 5.00
Area Partnership Board:	North Kirkby	]		0-5yrs
SUITABILITY			3	-nucluik

Physical Constraints:	0	Active Use:	10
Un-Neighbourly Uses:	0	Multiple or Difficult Land Owners	hip: 0
Contaminated:	0	Owner willing to sell?:	5
Access:	0	Availability Score:	15
Primary School (600m):	3		
Local Centre (800m):	0	ACHIEVABILITY	
Health Centre (1000m):	3	Strong Residential Market?:	5
Employment (5000m):	3	Attractive Local Environment:	3
Railway Station (400m):	0	Abnormal Costs:	0
Bus Stop (200m):	3	New Infrastructure:	5
Suitability Score:	12	Achievability Score:	13
Total Surve	<b>y Score</b> : 40	Site Visited:	Keep Site in SHLAA?: 🖌



Site Survey Comments:	Good size / shape vacant nursery plot with good access points off Highfield Road.			
Conclusion:	Deficit of greenspace within the area may contrain southern portion of the site. The remained provides the reason why the site is placed within the 6-10 year development plan period category.			

Site was submitted during 2010 as part of the Council's asset review (AM24)							

Site ID: K0403 Address: Astley Hous Township Huyton Existing Use: Capacity Source: Urban Brow Area Partnership North Huyto			Gross Site Area:         0.614           Net Site Area:         0.55333           Density:         34           Yield:         1           Plan Period:	
Board:          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:	0       AVAILABILITY         0       Active Use:         0       Multiple or Difficult Land Ownership:         0       Owner willing to sell?:         0       Availability Score:         3       ACHIEVABILITY         3       ACHIEVABILITY         3       Attractive Local Environment:         4bnormal Costs:       New Infrastructure:         3       Achievability Score:	0 0 5 5 5 0 0 5 13 SHLAA?:		the second secon

Site Survey Comments:	Although an awkward shape, potentially a fairly good site to locate residential, particularly with the desirable playing field in the north. No other apparent site issues.				
Conclusion:	Categorised within the 0-5 years development plan period				

Site was submitted during 2010 as part of the Council's asset review (AM28)							

					Gross Site Area:	0.5105	
Site ID:	K0407				_		
Address:	Land adjacent to Mercer Ave	nue			Net Site Area:	0.45945	
Township	Kirkby				Density:	30	
Existing Use:					Yield:	14	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		
Area Partnership Board:	South Kirkby						0-5yrs
SUITABILITY		AVAILABILITY		ALL A	110.77		
Physical Constrain	nts: 0	Active Use:	10	IL)-7		PARO	
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Ownership:	0	174-18-18			and the second second
Contaminated:	0	Owner willing to sell?:	5	2010	HATTER AND	K. F	A HALL
Access:	0	Availability Score:	15	7655,	TELLUNG 15		
Primary School (6	<b>00m):</b> 3						The Rever
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		122211	BE.		Es al marthe
Health Centre (10	000m): 3	Strong Residential Market?:	5	dey MB			EFEER ARE STA
Employment (500	00m): 3	Attractive Local Environment:	3	SMOU)		XX II	
Railway Station (4		Abnormal Costs:	5	right Kno		AL AT	The second state

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18

Keep Site in SHLAA?: 🗸

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Site Survey Comments:	Vacant site well shaped to suit dwellings with a seemingly achievable yield. Few site problems except a number of established trees.
Conclusion:	Vacant site which is well suited to accomodating dwellings. Categorised within the 0-5 years development plan period class to reflect this.

New Infrastructure:

Achievability Score:

Site Visited:

0

3

12

45

Total Survey Score:

Bus Stop (200m):

Suitability Score:

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (AM32)								

metres

Township Kirkby Existing Use:	ne Methodist Church, rownfield	Broad Lane			Gross Site Area: Net Site Area: Density: Yield: Plan Period:	0.2006 0.2006 30 6	Knowsley Council 0-5yrs
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:	0 0 0 3 0 3 0 3 3 0 3 12	AVAILABILITY Active Use: Multiple or Difficult Land Ov Owner willing to sell?: Availability Score: ACHIEVABILITY Strong Residential Market?: Attractive Local Environmer Abnormal Costs: New Infrastructure: Achievability Score:	5	© Crown Copyright Knowsley MBC 100017655, 2010			0 45 90 metres

Site Survey Comments:	Vacant land with a church building on site, well shaped to suit dwellings with a small row of shops located to the north and good access from Broad Lane. Few other site problems.				
Conclusion:	Vacant site which is well suited to accomodating dwellings. Categorised within the 0-5 years development plan period class to reflect this.				

Site was submitted during 2010 as part of the Council's asset review (AM33)							

**Appendix 3:** 6 – 10 year supply (site assessment sheets)

				Gross Site Are	<b>1:</b> 0.118	
Site ID:	K0037			GIUSS SILE AIE	0.110	
Address:	Former 20 - 31 Woodfar	m Hey		Net Site Are	a: 0.118	
Township	Stockbridge			Densit	/: 30	
Existing Use:	Currently Vacant Land -	Formerly Residential		Yie	<b>d</b> · 4	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Perio		( 10
Area Partnership Board:	North Huyton				u.	6-10yrs
SUITABILITY		AVAILABILITY				
Physical Constrain	nts: 8	Active Use:	10		\/	
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10		- <b>N</b>	
Contaminated:	8	Owner willing to sell?:	0	500 T		
Access:	8	Availability Score:	20			
Primary School (6	<b>500m)</b> : 3				-1	
Local Centre (800	<b>Dm):</b> 3	ACHIEVABILITY		Ē / / / 🚺		V.
Health Centre (10	000m): 3	Strong Residential Market?:	5		$\sim$	
Employment (500		Attractive Local Environment:	3	Ma and a second s		
Railway Station (		Abnormal Costs:	5	-0		
Bus Stop (200m)		New Infrastructure:	5			11

Keep Site in SHLAA?: 🗸

18

Total Survey Score: 85 Site Visited: 🗸

Suitability Score:

47

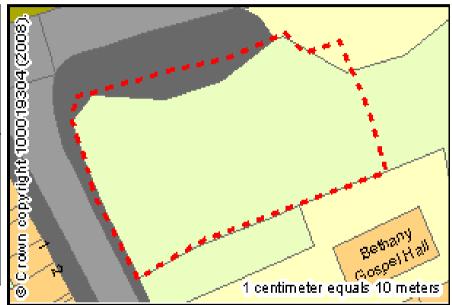
B WOODFARMNEY 1 centimeter equals 11 meters

Site Survey Comments:	The site is currently listed in the Council's National Land Use Database return and was formerly included in the Urban Capacity Study (UCS).				
Conclusion:	Suitable for infill development scheme, but ownership details not known. Considered more likely to be realised in the medium term and, accordingly, site is placed in the 6-10 year housing supply.				

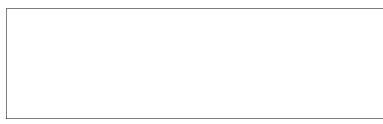
Achievability Score:

Site ID:	K0042	Gross Site Area:	0.155	
Address:	Adj. to Farmers Arms Dinas Lane	Net Site Area:	0.155	
Township	Huyton	Density:	30	
Existing Use:	Currently Vacant Land / Advertising Hording	Yield:	5	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:	[]	( 10 m
Area Partnership Board:	North Huyton	nan ronou.		6-10yrs
SUITABILITY				

JUITABILITT		AVAILABILITY	
Physical Constraints:	8	Active Use:	10
Un-Neighbourly Uses:	4	Multiple or Difficult Land Ownersh	<b>ip:</b> 5
Contaminated:	8	Owner willing to sell?:	5
Access:	4	Availability Score:	20
Primary School (600m):	0		
Local Centre (800m):	3	ACHIEVABILITY	
Health Centre (1000m):	3	Strong Residential Market?:	5
Employment (5000m):	3	Attractive Local Environment:	3
Railway Station (400m):	0	Abnormal Costs:	5
Bus Stop (200m):	3	New Infrastructure:	5
Suitability Score:	36	Achievability Score:	18
Total Survey	Score: 74	Site Visited:	Keep Site in SHLAA?: 🖌



Site Survey Comments:	Site currently used for billboard advertising. Access issue - highways authority will need to be consulted as site very close to dual-carrageway. Current access point is on north of site. Site is currently overgrown.				
Conclusion:	Vacant land which would benefit from redevelopment. Ownership details not known and considered likely to come forward for development in the medium term. Placed in the 6-10 year housing supply.				



#### Strategic Housing Land Availability Assessment - 2010 Update 0.159 Gross Site Area: K0046 Site ID: 0.159 Net Site Area: Baileys Lane Address: Adjacent to Farm 30 Township Halewood Density: Knowsley Council Existing Use: Currently Agricultural Buildings 5 Yield: Capacity Source: Urban Brownfield Plan Period: 6-10yrs Area Partnership Halewood Board: SUITABILITY (2008)-**AVAILABILITY** 8 **Physical Constraints:** 10 Active Use: Un-Neighbourly Uses: 8 0 Multiple or Difficult Land Ownership: copyright 100019304 훕 Contaminated: 8 0 Owner willing to sell?: 0 Access: 10 Availability Score: Primary School (600m): 3 Drain ACHIEVABILITY Local Centre (800m): 3 5 Strong Residential Market?: \_14.3m 3 Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 5 Abnormal Costs: Railway Station (400m): 0 rown 5 New Infrastructure: Bus Stop (200m): 3 18 Achievability Score: Suitability Score: 39 O, 胬 -1 centimeter equals 20 meters 0 Total Survey Score: 67 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Backland site - access could be improved if adjoining building is included.
Conclusion:	Site appears under-utilised with potential for development. As the ownership of the site is uncertain, it is considered that the potential may be realised in the medium term and the site is placed in the 6-10 year housing supply.



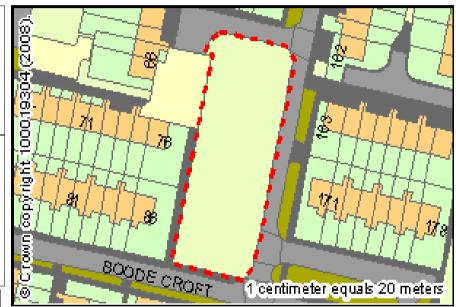
Site ID: Address: Township Existing Use:	K0053         266 - 277 Boode Croft         Stockbridge         Formerly Residential - Currently Vacant Land			Gross Site Area: Net Site Area: Density:	0.18 0.18 30	Knowsley Council	
Capacity Source: Area Partnership	Urban Brownfield North Huyton				Yield: Plan Period:	5	6-10yrs
Board: SUITABILITY		AVAILABILITY		<b>a</b>			1
Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6	Jses: 4 8 8	Active Use: Multiple or Difficult Land Ownership: Owner willing to sell?: Availability Score:	10 0 0 10	100019304 (2008		$\Box$	
Local Centre (800 Health Centre (10 Employment (500 Railway Station (4 Bus Stop (200m): Suitability Score:	D00m):     3       D0m):     3       400m):     0	ACHIEVABILITY Strong Residential Market?: Attractive Local Environment: Abnormal Costs: New Infrastructure: Achievability Score:	5 3 5 5 18	o Crown copyright	OODE CROET	1 cen	timeter equals 20 meters
То	otal Survey Score: 71 S	Site Visited: 🔽 K	eep Site in SHLAA?: 🖌	-@4_[/			

Site Survey Comments:	Informal open space.
Conclusion:	Good shape for development. Ownership details not known and potential considered more likely to be realised in the medium term. Placed in the 6-10 year housing supply.



Site ID:	K0061	Gross Site Area:	0.224	
Address:	Land at Pod 10 (west) Boode Court	Net Site Area:	0.224	
Township	Stockbridge	Density:	30	
Existing Use:	Formerly Residential - Currently Vacant Land	] Yield:	7	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		6-10yrs
Area Partnership Board:	North Huyton	]		0-10915

SUITABILITT		AVAILABILITY	
Physical Constraints:	8	Active Use:	10
Un-Neighbourly Uses:	8	Multiple or Difficult Land Ownership:	0
Contaminated:	8	Owner willing to sell?:	0
Access:	8	Availability Score:	10
Primary School (600m):	3		
Local Centre (800m):	3	ACHIEVABILITY	
Health Centre (1000m):	3	Strong Residential Market?:	5
Employment (5000m):	3	Attractive Local Environment:	3
Railway Station (400m):	0	Abnormal Costs:	5
Bus Stop (200m):	3	New Infrastructure:	5
Suitability Score:	47	Achievability Score:	18
Total Survey	<b>Score</b> : 75	Site Visited: 🖌 Keep	Site in SHLAA?: 🗸

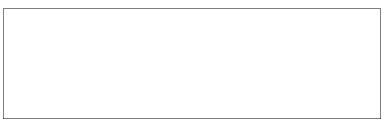


Site Survey Comments:	Former residential dwellings.
Conclusion:	Site has definite potential for redevelopment for housing. Ownership details not known and it is considered most likely that potential will be realised in the medium term Accordingly, placed in the 6-10 year housing supply.



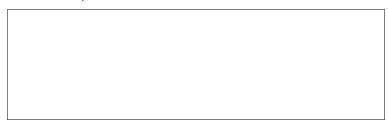
CH- 1D	K0062			Gross Site Area:	0.222	
Site ID:		Г		Net Cite Area	0.222	
Address:	Land at Pod 10 (East) Boode	e Court		Net Site Area:	0.222	
Township	Stockbridge			Density:	30	
Existing Use:	Formerly Residential - Curre	ntly Vacant Land		Yield:	7	Knowsley Council
Capacity Source:	Urban Brownfield					-
Area Partnership Board:	North Huyton			Plan Period:		6-10yrs
SUITABILITY		AVAILABILITY				
Physical Constrai	nts: 8	Active Use:	10	2 Martines	and the second s	El Sub Sta
Un-Neighbourly l	Uses: 8	Multiple or Difficult Land Ownership:		╧┽┽┿┵┼╷╷╷╴╸		
Contaminated:	8	Owner willing to sell?:		-4-4-4 1 1777-7 🖡		
Access:	8	Availability Score:		+12-1-1		1 HITA
Primary School (	<b>600m):</b> 3			11111114_1	· · · · · · ·	
Local Centre (800	<b>0m):</b> 3	ACHIEVABILITY		14441.1	- K	
Health Centre (10		Strong Residential Market?:			<u>(</u>	
Employment (500		Attractive Local Environment:	3		- 11	
Railway Station (		Abnormal Costs:				
Bus Stop (200m)		New Infrastructure:	5		- 11	8117747
Suitability Score:		Achievability Score:			1.000	imeter equals 19 meters
Тс	otal Survey Score: 75	Site Visited: 🖌 Ke	eep Site in SHLAA?: 🔽 🛛 💴 👉		i cent	

Site Survey Comments:	Formerly the site of residential dwellings, now informal open space.
Conclusion:	Site has definite potential for redevelopment for housing. Ownership details not known and it is considered most likely that potential will be realised in the medium term Accordingly, placed in the 6-10 year housing supply.



				Gross Site Area:	0.236	
Site ID:	K0065					
Address:	Land off Shevingtons Lane			Net Site Area:	0.059	
Township	Kirkby			Density:	30	
Existing Use:	Currently Vacant Land			Yield:	2	Knowsley Council
Capacity Source:	Urban Greenfield inc Greenspa	ace available for dev				
Area Partnership Board:	North Kirkby			Plan Period:		6-10yrs
SUITABILITY		AVAILABILITY				
Physical Constrain	nts: 8	Active Use:	10			
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownership:	10			
Contaminated:	8	Owner willing to sell?:		⊾/ `` <b>∮ *•</b> •		
Access:	4	Availability Score:		$   \sim 1$	1	
Primary School (6	<b>00m):</b> 3				i	
Local Centre (800		ACHIEVABILITY		$\sim$ / $f$	5	
Health Centre (10		Strong Residential Market?:	night.			
Employment (500		Attractive Local Environment:	3	. / · · · ·	- E	
Railway Station (4		Abnormal Costs:	5 8			•
-		New Infrastructure:	5	and the second se	-	
Bus Stop (200m):		Achievability Score:				
Suitability Score:	40		[Ø]		4	centimeter = 10 meters
То	tal Survey Score: 78 S	Site Visited: 🔽 Ke	ep Site in SHLAA?: 🔽		U	centimeter = 10 meters

Site Survey Comments:	Very small site. Mature trees on boundary of site. Net developable area relates to that part of the site which falls outside flood zone 3.
Conclusion:	Area of site which lies outside flood zone 3 has potential for development for a couple of dwellings. Ownership details not known and considered most likely that potential will be realised in the medium term. Placed in the 6-10 year housing supply.



					Gross Site Area:	0.22	
Site ID:	K0074						
Address:	Land at Wheathill Road				Net Site Area:	0.22	
Township	Huyton				Density:	30	
Existing Use:	Formerly Developed - Curre	ntly Vacant Land			Yield:	7	Knowsley Council
Capacity Source:	Urban Brownfield						
Area Partnership Board:	South Huyton				Plan Period:		6-10yrs
SUITABILITY		AVAILABILITY		(2008)		118	
Physical Constrain	nts: 0	Active Use:	10	Ŏ			
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10	$\frac{4}{2}$			
Contaminated:	8	Owner willing to sell?:	5	9304		-7	
Access:	8	Availability Score:	25				
Primary School (	600m): 0						
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY					
Health Centre (10	000m): 0	Strong Residential Market?:	10	ight,	<b>5</b>		
Employment (500	00m): 3	Attractive Local Environment:	5	copyrig	∧ –		
Railway Station (		Abnormal Costs:	0		and the second s		
Bus Stop (200m)		New Infrastructure:	5	Law			- 10 A
Suitability Score:		Achievability Score:	20	O fo		Arres	
To	otal Survey Score: 75	Site Visited: 🖌 Kee	o Site in SHLAA?: 🖌	0,5		1 cem	timeter equals 12 meters

Site Survey Comments:	Mature trees, completely overgrown. Near to M62.
Conclusion:	Site has definite potential for redevelopment for housing. Ownership details not known and it is considered most likely that potential will be realised in the medium term Accordingly, placed in the 6-10 year housing supply.



						Gross Site Area:	0.383	
Site ID:	K0078					GIOSS SILE AIRE	0.383	
Address:	Site 1 Prese	cot by-pass St He	elens Road			Net Site Area:	0.383	
Township	Prescot / W	/histon				Density:	20	
Existing Use:	Currently A	menity Greenspa	ace - former water works			Yield:	8	Knowsley Council
Capacity Source:	Urban Brow	vnfield				Plan Period:		
Area Partnership Board:	PWKVC							6-10yrs
SUITABILITY			AVAILABILITY		(2008)			
Physical Constrai	nts:	0	Active Use:	5	lõ,	See.		
Un-Neighbourly l	Jses:	0	Multiple or Difficult Land Ownersh	<b>ip:</b> 10	<b>4</b>	2 - C. T. T. S. S.		
Contaminated:		4	Owner willing to sell?:	5	8		*****	
Access:		0	Availability Score:	20	8			State Contraction of the second se
Primary School (	600m):	3			8	N.		
Local Centre (800	0m):	3	ACHIEVABILITY		E -			17 <b>5</b> 4
Health Centre (10		3	Strong Residential Market?:	5	righ			
Employment (500		3	Attractive Local Environment:	3	ž			$\sim$ $\sim$ $\sim$
Railway Station (		0	Abnormal Costs:	0	8	/ ``	N	$\sim$ $\wedge$ $\rangle$
Bus Stop (200m)		2	New Infrastructure:	0	Ş			$\sim$
Suitability Score:		19	Achievability Score:	8	C row			K / Kr
Тс	otal Survey S	core: 47	Site Visited:	Keep Site in SHLAA?: 🖌	0	_ / 🍋	1 cen	timeter equals 18 meters)

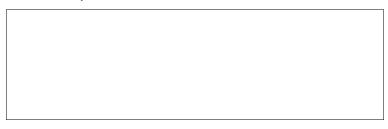
Site Survey Comments:	Site in SBI. No access to site. Access to this site could be achieved by negotiating with land owner of Gas Works (neighbouring site) to gain access from Ward Street. Mature tree cover - woodland. Council owned. Policy OS3 applies.
Conclusion:	Situated in Greenspace but is previously developed and considered that this part of the site has potential for low density development. Due to designation and possible remediation issues site is placed in 6-10 year supply.

### SHLAA 2010 Update Comments:

Site is wholly within an SBI and CBA. Therefore is excluded from SHLAA supply

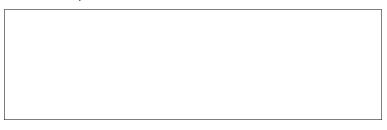
Site ID:	K0087				Gross Site Area:	0.559	
Address:	Nr Stockbridge Leisure Centre	e, The Withens			Net Site Area:	0.5031	
Township	Stockbridge				Density:	30	
Existing Use:	Former Underground Car Parl	k - Currently Amenity Greenspace			Yield:	15	Knowsley Council
Capacity Source:	Urban Brownfield						
Area Partnership Board:	North Huyton				Plan Period:		6-10yrs
SUITABILITY Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6 Local Centre (800 Health Centre (10 Employment (500 Railway Station (4 Bus Stop (200m):	Ises:       8         8       8         000m):       3         0m):       3         000m):       3         000m):       3         000m):       0	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:	10 10 0 20 5 3 5 5 5 18	rown copyright 1000.19304 (2008).	Store Store Store Store		
Suitability Score:		Site Visited: 🗹 Kee	p Site in SHLAA?: 🖌	0		1 cent	imeter equals 31 meters

Site Survey Comments:	Designated Centre in UDP. Area is in need of regeneration. Owned by Villages Housing Association. Some trees on site. Vacant site - former use deck access commercial and retail basement car park.						
Conclusion:	Site available and in need of development. Housing likely as part of mixed use development. Given size and location of site, it is considered likely that housing will be delivered in the medium term. Placed in 6-10 year housing supply.						



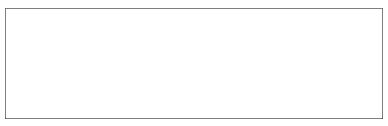
Site ID:	K0088				Gross Site Area:	0.65	
Address:	Pod 9 Boode Croft				Net Site Area:	0.585	
Township	Stockbridge				Density:	30	
Existing Use:	Currently Residential / Vacant	Land			Yield:	18	Knowsley Council
Capacity Source:	Urban Greenfield inc Greenspa	ace available for dev			Plan Period:		
Area Partnership Board:	North Huyton				Fiail Feliou.		6-10yrs
SUITABILITY		AVAILABILITY					
Physical Constrair	nts: 8	Active Use:	10	l STHH	97		HAYWOOD ROAD
Un-Neighbourly U	<b>Ises</b> : 8	Multiple or Difficult Land Ownersh	ip: 0		-// 🔪	29	2917-286
Contaminated:	8	Owner willing to sell?:	5	l l l l l l l l l l l l l l l l l l l	J.(	N HI	287-268
Access:	8	Availability Score:	15	<b>1</b>			
Primary School (6	<b>500m):</b> 3			18.004			HEXITYANA
Local Centre (800	<b>)m):</b> 3	ACHIEVABILITY		17-17-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1	967	s /	ALL HIT
Health Centre (10	<b>)00m):</b> 3	Strong Residential Market?:	5	į.		$\sim$	
Employment (500	0 <b>0m):</b> 3	Attractive Local Environment:	3		HASV HASV		
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	0	8444			
Bus Stop (200m):	3	New Infrastructure:	0	동가석	Po	nd DRIVE	1545UTT
Suitability Score:	47	Achievability Score:	8	3			14 POOL HE
То	otal Survey Score: 70 S	Site Visited:	Keep Site in SHLAA?: 🔽	<u>@</u> ~ ~/	CRESCENT		<mark>1 centimeter = 335 meters</mark>

Site Survey Comments:	Site includes existing housing and amenity land.
Conclusion:	Site has definite potential for redevelopment for housing. Ownership details not known and it is considered most likely that potential will be realised in the medium term Accordingly, placed in the 6-10 year housing supply.



Site ID:	K0089				Gross Site Area:	0.654			
Address:	Greenway Square, Green Way				Net Site Area:	0.5886			
Township	Huyton				Density:	30			
Existing Use:	Urban Greenspace				Yield:	18	Knowsley Council		
Capacity Source:	Urban Greenfield inc Greenspa	ce available for dev			Plan Period:		( 10,		
Area Partnership Board:	North Huyton						6-10yrs		
SUITABILITY		AVAILABILITY							
Physical Constrain	nts: 8	Active Use:	0				~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~		
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownership	<b>b:</b> 10	43					
Contaminated:	8	Owner willing to sell?:	5		~				
Access:	8	Availability Score:	15	87/	17				
Primary School (6 Local Centre (800 Health Centre (10 Employment (500 Raliway Station (4	Im):     3       100m):     3       10m):     3	ACHIEVABILITY Strong Residential Market?: Attractive Local Environment: Abnormal Costs:	5 3 5	i copyright 100					
Bus Stop (200m):	3	New Infrastructure:	5						
Suitability Score:	47	Achievability Score:	18	۵ ۵		4 coard	imeter equals 19 méters		
То	tal Survey Score: 80 S	ite Visited: 🔽	Keep Site in SHLAA?: 🔽	0		T Cent	interer equals na merers		

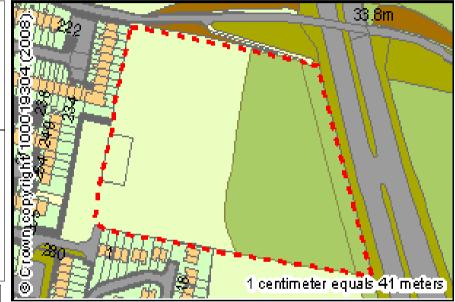
Site Survey Comments:	Council owned land. Designated as Urban Greenspace designation. Policy OS3 applies.
Conclusion:	Situated in Urban Greenspace but considered to have development potential. Due to designation site is placed in 6-10 year supply.



Site ID:	К0096							
Address:	Former St. Clems Croxteth Road							
Township	Stockbridge							
Existing Use:	Former School - Currently Vacant Land / Outdoor Sports Provision							
Capacity Source:	Urban Brownfield							
Area Partnership Board:	North Huyton							

Gross Site Area:	2.42	
Net Site Area:	1.815	
Density:	30	
Yield:	54	Knowsley Council
Plan Period:		6-10yrs

SUITABILITY		AVAILABILITY	
Physical Constraints:	8	Active Use:	10
Un-Neighbourly Uses:	8	Multiple or Difficult Land Own	ership: 10
Contaminated:	8	Owner willing to sell?:	0
Access:	8	Availability Score:	20
Primary School (600m):	3		
Local Centre (800m):	3	ACHIEVABILITY	
Health Centre (1000m):	3	Strong Residential Market?:	5
Employment (5000m):	3	Attractive Local Environment:	3
Railway Station (400m):	0	Abnormal Costs:	5
Bus Stop (200m):	3	New Infrastructure:	5
Suitability Score:	47	Achievability Score:	18
Total Survey Sco	ore: 85	Site Visited:	Keep Site in SHLAA?: 🖌



Site Survey Comments:	Access might constrain development unless dealt with through K0053. Site off a cul-de-sac. Footprint of school towards western edge. Designated as Outdoor Sports Provision (Policy OS4) and Green Space. M57 to the east of the site. Some trees on site.
Conclusion:	Requirements of Sport England's playing fields policy and PPG17 would need to be met before development could proceed. Due to this, the site is placed in the 6-10 year housing supply.

					Gross Site Area:	0.188	
Site ID:	K0175				GIUSS SILE ALEA:	0.188	
Address:	Land at Custley Hey				Net Site Area:	0.188	
Township	Stockbridge				Density:	30	
Existing Use:	Currently Vacant Land				] Yield:	6	Knowsley Council
Capacity Source:	Urban Greenfield inc Greens	pace available for dev			]		
Area Partnership Board:	North Huyton				Plan Period:		6-10yrs
SUITABILITY		AVAILABILITY		<u>.</u>	~+++		
Physical Constrain	nts: 8	Active Use:	10	8			
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownershi	<b>p:</b> 0	8-//	- H-1 - 68		
Contaminated:	8	Owner willing to sell?:	0	 €	147-*		
Access:	8	Availability Score:	10	8- A			
Primary School (6	<b>00m):</b> 3						
Local Centre (800	<b>m):</b> 3	ACHIEVABILITY		5			
Health Centre (10	000m): 3	Strong Residential Market?:	5	dgh			
Employment (500	<b>Om)</b> : 3	Attractive Local Environment:	3	12	and the second se	1	
Railway Station (4		Abnormal Costs:	5	18 <u>1</u> 7777			
Bus Stop (200m):	3	New Infrastructure:	5		14+		
Suitability Score:	47	Achievability Score:	18	57+-		V.	timeter equals 16 meters
То	tal Survey Score: 75	Site Visited:	Keep Site in SHLAA?: 🔽	]@{			limeter equais 10 meters

Site Survey Comments:	Vacant site - ownership unknown.
Conclusion:	Site has definite potential for redevelopment for housing. Ownership details not known and it is considered most likely that potential will be realised in the medium term Accordingly, placed in the 6-10 year housing supply.



Сар	Site ID: Address: Township Existing Use: acity Source: Partnership d:	Stockbridge Formerly Edu	cational Land ield inc Green	School Pool Hey / Playing Fields - Outdoor Sports Provisi space available for dev	on, school grounds		Gross Site Area: Net Site Area: Density: Yield: Plan Period:	6.851 5.13825 40 206	Knowsley Council 6-10yrs
Ph Ur Cc Ac Pr Lo He En Ra Bu	UITABILITY nysical Constrain n-Neighbourly L ontaminated: ccess: imary School (6 ocal Centre (800 ealth Centre (10 mployment (500 ailway Station ( us Stop (200m) uitability Score:	Jses:	8 8 8 3 3 3 3 3 3 3 3 3 3 47	AVAILABILITY         Active Use:         Multiple or Difficult Land Ownershi         Owner willing to sell?:         Availability Score:         ACHIEVABILITY         Strong Residential Market?:         Attractive Local Environment:         Abnormal Costs:         New Infrastructure:         Achievability Score:	p: 10 5 25 5 5 5 5 18	c rown copyright 100019304 (2008)			
		otal Survey Sco		Site Visited: 🗸	Keep Site in SHLAA?: 🔽	St ilin		1 cen	timeter equals 66 meters

Site Visited: 90

SHLAA 2010 Update Comments:
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Site was resubmitted during 2010 as part of the Council's asset review (AM 48)

Conclusion:

Site Survey

Comments:

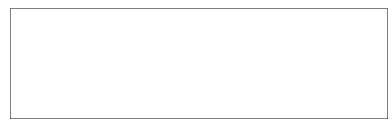
Requirements of Sport England's playing fields policy and PPG17 would need to be met before development could proceed. Due to this, the site is placed in the 6-10 year housing supply.

Former comprehensive school - vacant since early 1990s. Outdoor sports provision - Policy OS4

applies. Designated as Greenspace in UDP. Site close to M57. Council owned land.

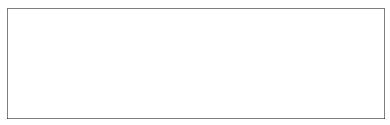
Site ID:	К0228			Gross Site Area:	0.629
Address:	Willis House, 23 Cumber Lane			Net Site Area:	0.5661
Township	Prescot / Whiston			Density:	30
Existing Use:	Currently a Day Hospital / Clin	ic		Yield:	17 Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:	
Area Partnership Board:	PWKVC				6-10yrs
SUITABILITY		AVAILABILITY	8		
Physical Constrair	nts: 8	Active Use:			
Un-Neighbourly U	lses: 8	Multiple or Difficult Land Ownership:			$\sim$ $\sim$
Contaminated:	8	Owner willing to sell?:	5		
Access:	8	Availability Score:			
Primary School (6	<b>00m)</b> : 3				
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY			
Health Centre (10	000m): 0	Strong Residential Market?:	5 j <u></u>		
Employment (500	00m): 3	Attractive Local Environment:	3		
Railway Station (4	<b>400m):</b> 0	Abnormal Costs:	5 8		
Bus Stop (200m):	3	New Infrastructure:	5		4
Suitability Score:	41	Achievability Score:			
То	tal Survey Score: 74 S	ite Visited: 🔽 Keep Site	e in SHLAA?: 🔽 🛛 🙋 .		1 centimeter equals 23 meters

Site Survey Comments:	Put forward by PCT - closure date unknown still in active use. Trees along frontage. Light industry to north of site. Single ownership, CFS site. May require demolition or remodeling for residential use.
Conclusion:	Promoted for development through the 'call for sites'. Placed in the 6-10 year housing supply as exact date of availability not yet known.



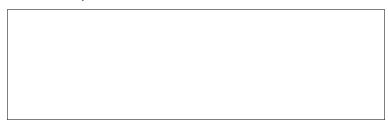
				Gross Site Area:	0.615
	Site ID:	K0264		GIUSS SILE AIEa.	
	Address:	Playground, Rear of Proper	ies, Cedar Road	Net Site Area:	0.5535
	Township	Prescot / Whiston		Density:	30
E	Existing Use:	Currently Amenity Greenspa	ce - Vacant land / backland	Yield:	Knowsley Council
Сара	city Source:	Urban Greenfield inc Green	space available for dev	Plan Period:	
Area F Board	Partnership I:	PWKVC			6-10yrs
SU	ITABILITY				
Phy	ysical Constraiı	nts: 8	AVAILABILITY Active Use: 10		
Un	-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership: 10		
Cor	ntaminated:	8	Owner willing to sell?: 5	┓∕┣┪╡╡┥┥	
Acc	ess:	8	Availability Score: 25	M/	
Prir	mary School (6	5 <b>00m):</b> 3		( <u> </u>	<b>_</b> \
Loc	al Centre (800	<b>)m):</b> 0	ACHIEVABILITY	NY 491. / N ==	
Hea	alth Centre (10	<b>000m):</b> 3	Strong Residential Market?: 5	N 🖓 k / 📐	
Em	ployment (500	<b>)0m):</b> 3	Attractive Local Environment: 3	AN A A A A A A A A A A A A A A A A A A	
Rai	Iway Station (	<b>400m):</b> 3	Abnormal Costs: 5	XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	
	s Stop (200m):		New Infrastructure: 5	V6/27 X X X	
	tability Score:		Achievability Score: 18		
	To	otal Survey Score: 90	Site Visited: 🔽 Keep Site in SHLAA?: 🔽	1 Xan VI A	1 centimeter equals 25 meters

Site Survey	UDP designated as urban greenspace. Amenity greenspace designation. Otherwise a good site.
Comments:	Trees along boundary. Council owned land.
Conclusion:	Situated in Urban Greenspace but considered to have development potential. Due to designation site is placed in 6-10 year supply.



Site ID:	K0295			Gross Site Are	<b>a:</b> 0.143	
Address:	Land adjacent to St Leo's Chu	ırch, Rudgate		Net Site Are	<b>a:</b> 0.143	
Township	Prescot / Whiston			Densit	<b>y</b> : 30	
Existing Use:	Currently Vacant Land			Yie	ld: 4	Knowsley Council
Capacity Source:	Urban Greenfield inc Greensp	ace available for dev		Plan Peri		6-10yrs
Area Partnership Board:	PWKVC					0-10yis
SUITABILITY		AVAILABILITY	8)			
Physical Constrain	nts: 4	Active Use:	10	31		
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership:	10			
Contaminated:	8	Owner willing to sell?:	5	العبر المسباب		
Access:	8	Availability Score:	25			- <b>1</b>
Primary School (6	<b>500m)</b> : 3					
Local Centre (800	<b>)m)</b> : 0	ACHIEVABILITY				
Health Centre (10	000m): 3	Strong Residential Market?:				
Employment (500	<b>00m):</b> 3	Attractive Local Environment:	3			
Railway Station (	<b>400m):</b> 0	Abnormal Costs:	5 8			
Bus Stop (200m)		New Infrastructure:				
Suitability Score:		Achievability Score:				
Тс	otal Survey Score: 83	Site Visited: 🔽 Keep	Site in SHLAA?: 🔽			timeter equals 12 meters)

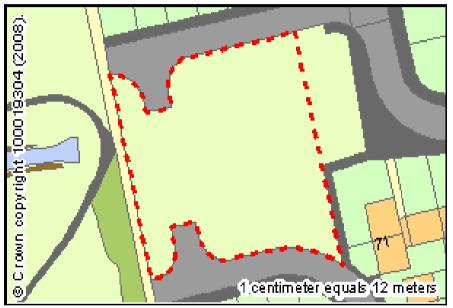
Site Survey Comments:	Site slopes a little - would need levelling out for development, and soil removal. Residents car parking spaces surround site. Council owned land. Site has some amenity value to local residents.
Conclusion:	In Council ownership. However, located within an area of open space deficit and not currently available for development. Accordingly, placed in the 6-10 year housing supply.



Site ID:	К0296	Gros			
Address:	Malta Close	Ne			
Township	Huyton				
Existing Use:	Currently Vacant Land				
Capacity Source:	y Source: Urban Greenfield inc Greenspace available for dev				
Area Partnership Board:					

Gross Site Area:	0.173	
Net Site Area:	0.173	
Density:	30	
Yield:	5	Knowsley Council
Plan Period:		6-10yrs

SUITABILITY	AVAILABILITY
Physical Constraints: 8	Active Use: 10
Un-Neighbourly Uses: 8	Multiple or Difficult Land Ownership: 10
Contaminated: 8	Owner willing to sell?: 5
Access: 8	Availability Score: 25
Primary School (600m): 3	
Local Centre (800m): 3	ACHIEVABILITY
Health Centre (1000m): 3	Strong Residential Market?: 5
Employment (5000m): 3	Attractive Local Environment: 3
Railway Station (400m): 0	Abnormal Costs: 5
Bus Stop (200m): 3	New Infrastructure: 5
Suitability Score: 47	Achievability Score: 18
Total Survey Score: 90	Site Visited: 🔽 Keep Site in SHLAA?: 🔽

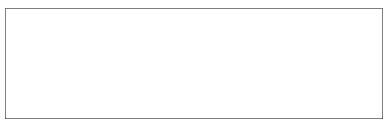


Site Survey Comments:	Informal open space. Stream nearby. Council owned.
Conclusion:	In Council ownership. However, located within an area of open space deficit and not currently available for development. Accordingly, placed in the 6-10 year housing supply.



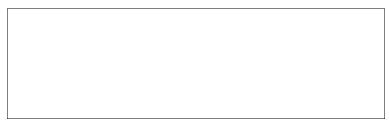
Site ID:	K0350			Gross Site Area:	2.524
Address:	Land to the South West of Wilson Road			Net Site Area:	1.893
Township	Huyton			Density:	40
Existing Use:	Formerly Leisure (Tennis Courts / Recreation Ground) - Vacant land			Yield:	76 Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:	
Area Partnership Board:	South Huyton				6-10yrs
SUITABILITY		AVAILABILITY			
Physical Constrain	nts: 4	Active Use:	10		
Un-Neighbourly L	Jses: 4	Multiple or Difficult Land Ownership:			
Contaminated:	0	Owner willing to sell?:	5		$\mathcal{V}$
Access:	8	Availability Score:	15		
Primary School (4 Local Centre (800 Health Centre (10 Employment (500 Railway Station (	Dm):       0         D00m):       0         D0m):       3         400m):       0	ACHIEVABILITY Strong Residential Market?: Attractive Local Environment: Abnormal Costs: New Infrastructure:	0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0		
Bus Stop (200m) Suitability Score:		Achievability Score:			1 centimeter equals 64 meters
Тс	otal Survey Score: 50	Site Visited: 🖌 Kee	o Site in SHLAA?: 🔽		Contraction and Contraction of the left

Site Survey Comments:	Would need screening from adjacent industrial area containing B8 uses. Potential for contamination. Public sewer crosses site. Allocated for employment in UDP. Requirements of Sport England's playing fields policy and PPG17 would need to be met.
Conclusion:	Employment allocation, but identified as having inadequate access by the Council's recent Employment Land & Premises Study. LDF is likely to consider alternative uses. Offers realisible housing potential in medium term and placed in 6-10 year supply.



#### Strategic Housing Land Availability Assessment - 2010 Update 1.61 Gross Site Area: K0365 Site ID: 1.449 Net Site Area: Former Gas Works, Moss Street Address: 40 Township Prescot / Whiston Density: Knowsley Council Currently Vacant / Office / Storage: CFS Existing Use: 58 Yield: Capacity Source: Urban Brownfield Plan Period: 6-10yrs Area Partnership PWKVC Board: SUITABILITY hight 100019304 (2008). **AVAILABILITY** 8 **Physical Constraints:** Active Use: 5 Un-Neighbourly Uses: 8 Multiple or Difficult Land Ownership: 10 Contaminated: 4 5 Owner willing to sell?: 8 Access: 20 Availability Score: 3 Primary School (600m): ACHIEVABILITY Local Centre (800m): 3 Strong Residential Market?: 10 3 Health Centre (1000m): 5 Attractive Local Environment: Employment (5000m): 3 8 0 Abnormal Costs: 0 Railway Station (400m): rown 5 New Infrastructure: Bus Stop (200m): 3 20 Achievability Score: Suitability Score: 43 O, centimeter equals 37 meters ø ⁄alerie Pałk Total Survey Score: 83 Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	Access possible from Ward Street, Halsall Street and possibly Moss Street. May open up K0078, K0086 and K0093 (but these sites have Urban Greenspace designation).
Conclusion:	A vacant brownfield site with significant potential. Promoted for consideration through call for sites and available for development. However, given the size of the site and the potential for contamination, it is placed in the 6-10 year housing supply.



Site ID:	K0371	Gross Site Area:	6.9563	
Address:	Bowring Community Sports College Western Avenue	Net Site Area:	5.217225	
Township	Huyton	Density:	40	
Existing Use:	Former School	Yield:	209	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:	,	6-10yrs
Area Partnership Board:	North Huyton		<u></u>	0 10913
		TTKA SAN BUT AND	And the second	

SUITABILITY	AVAILABILITY
Physical Constraints: 0	Active Use: 0
Un-Neighbourly Uses: 0	Multiple or Difficult Land Ownership: 0
Contaminated: 0	Owner willing to sell?: 5
Access: 8	Availability Score: 5
Primary School (600m): 3	
Local Centre (800m): 3	ACHIEVABILITY
Health Centre (1000m): 3	Strong Residential Market?: 5
Employment (5000m): 3	Attractive Local Environment: 3
Railway Station (400m): 0	Abnormal Costs: 0
Bus Stop (200m): 3	New Infrastructure: 5
Suitability Score: 23	Achievability Score: 13
Total Survey Score: 41	Site Visited: 🖌 Keep Site in SHLAA?: 🗸



Site Survey Comments:	The site is designated as Urban Greenspace. In Council ownership. The site has recently become vacant, but physical constriants may arise from land levels as the centre appears to be marshy and water-logged.
Conclusion:	Situated in Urban Greenspace but considered to have development potential. Due to designation site is placed in 6-10 year supply.

Site was submitted during 2010 as part of the Council's asset review (ref:AM1)

Site ID:	K0372			Gross Site Area:	3.1098	
Address:	Cherryfield School Rockf	rd Avenue		Net Site Area:	2.33235	
Township	Kirkby			Density:	40	
Existing Use:	Former Cherryfield Scho	1		Yield:	93	Knowsley Council
Capacity Source:	Urban Greenfield inc Gre	enspace available for dev		Plan Period:		6-10yrs
Area Partnership Board:	South Kirkby					0-10913
SUITABILITY		AVAILABILITY	I			
Physical Constrain	nts: 0	Active Use:	0		A A A	
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Ownership:	0			
Contaminated:	0	Owner willing to sell?:	5 510	States 1		
Access:	0	Availability Score:	5			
Primary School (6 Local Centre (800		ACHIEVABILITY	61000			
Health Centre (10	000m): 3	Strong Residential Market?:	5 W Aag	ALL ASPECTAL		
Employment (500	10m): 3	Attractive Local Environment:	S Copyright Knowsley			
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	0 O			
Bus Stop (200m):	3	New Infrastructure:			ALATIN ST	
Suitability Score:	12	Achievability Score:		and the second s		n so tan metres
То	tal Survey Score: 3	Site Visited: 🔽 Keep Site i	n SHLAA?: 🔽			

Site Survey Comments:	The site is designated as Urban Greenspace. In Council ownership. No other site constraints apparent.
Conclusion:	Situated in Urban Greenspace but considered to have development potential. Due to designation site is placed in 6-10 year supply.

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (Ref:AM2)

Site ID:	K0375				Gross Site Area:	1.2	
Address:	land adjacent to Mosscroft sc	chool York Road			Net Site Area:	0.9	
Township	Huyton				Density:	40	
Existing Use:					Yield:	36	Knowsley Council
Capacity Source:	Urban Greenfield inc Greensp	bace available for dev			Plan Period:		( 10
Area Partnership Board:	North Huyton						6-10yrs
SUITABILITY		AVAILABILITY					
Physical Constrain	nts: 0	Active Use:	10			- n	Contraction of
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Ownership:	0				A STATE OF A
Contaminated:	0	Owner willing to sell?:	5	2010			Citre A
Access:	0	Availability Score:	15	7655,		$\sum $	
Primary School (6	<b>00m):</b> 3			000			
Local Centre (800	m): 0	ACHIEVABILITY		E C		/	
Health Centre (10	000m): 3	Strong Residential Market?:	5	M M	$\sim$		
Employment (500	0 <b>m):</b> 3	Attractive Local Environment:	3	WOLL NO.		11/3	
Railway Station (4	<b>400m)</b> : 0	Abnormal Costs:	0	opyright Knowsley		THE F	
Bus Stop (200m):		New Infrastructure:	5	Copy		ALL AND	
Suitability Score:	9	Achievability Score:	13	© Crown			u su no
То	tal Survey Score: 37	Site Visited: 🖌 Keep	Site in SHLAA?: 🔽			A . THE	

Site Survey Comments:	Cleared site subject to Flood Risk Zone 2/3 - net developable area reduced to 1.2 hectares. Poor location and poor accesibility from York Road limit site. Land levels could prove to be a physical constraint as the land is uneven. Descending towards the centre and banking towards the rail line.
Conclusion:	Due to planning constraints, classified as a Plan Period of 6-10 years.

Site was submitted during 2010 as part of the Council's asset review (RefAM5)

Site ID:	K0376				Gross Site Area:	2.99	
Address:	Former Mosscroft Primary sch	ool, York Way			Net Site Area:	2.2425	
Township	Huyton	· · ·			Density:	40	
Existing Use:					Yield:	90	Knowsley Council
Capacity Source:	Urban Greenfield inc Greenspa	ace available for dev				,,,	-
Area Partnership Board:	North Huyton				Plan Period:		6-10yrs
SUITABILITY		AVAILABILITY					
Physical Constrain	nts: 0	Active Use:	0				
Un-Neighbourly L	Jses: 0	Multiple or Difficult Land Ownership:	0				
Contaminated:	0	Owner willing to sell?:	5	2010			
Access:	0	Availability Score:	5	7655,		~ \	
Primary School (6 Local Centre (800		ACHIEVABILITY		MBC 10001			A THE ARA
Health Centre (10	<b>000m):</b> 3	Strong Residential Market?:	5	wsley 1		S) / I	with the state of the
Employment (500	<b>)0m):</b> 3	Attractive Local Environment:	3	ŝ			
Railway Station (	<b>400m)</b> : 0	Abnormal Costs:	0	tight .		- HARE	
Bus Stop (200m)	: 3	New Infrastructure:	5	Copy		i i	
Suitability Score:	12	Achievability Score:	13	Crown			
Тс	otal Survey Score: 30 S	Site Visited: 🖌 Keep	Site in SHLAA?: 🔽				ALC CALLER DO

Site Survey Comments:	Railway to the south. Designated Urban Greenspace. Overall Yield				
Conclusion:	Due to planning constraints of adjoining site K0375 classified as a Plan Period of 6-10years.				

#### SHLAA 2010 Update Comments:

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Site was submitted during 2010 as part of the Council's asset review (RefAM6)

#### Strategic Housing Land Availability Assessment - 2010 Update 2.86 Gross Site Area: K0381 Site ID: 2.145 Net Site Area: Waterpark Drive Address: Brookside Community College Huyton 30 Township Density: Knowsley Council Existing Use: 64 Yield: Capacity Source: Urban Brownfield Plan Period: 6-10yrs Area Partnership North Huyton Board: SUITABILITY **AVAILABILITY Physical Constraints:** 0 Active Use: 0 Un-Neighbourly Uses: 0 Multiple or Difficult Land Ownership: 0 2010 Contaminated: 0 5 Owner willing to sell?: 100017655, 0 Access: 5 Availability Score: 3 Primary School (600m): . ACHIEVABILITY MBC Local Centre (800m): 3 Strong Residential Market?: 5 3 Copyright Knowsley Health Centre (1000m): 3 Attractive Local Environment: Employment (5000m): 3 5 Abnormal Costs: Railway Station (400m): 0 5 New Infrastructure: Bus Stop (200m): 3 © Crown 18 Achievability Score: Suitability Score: 15 38 Total Survey Score: Site Visited: Keep Site in SHLAA?: 🗸

Site Survey Comments:	A large plot partially subject to Flood Zone 2. The existing building may be a physical constraint for developmen. Location near to large round-a-bout dispensing to residential areas provides good accessibility.
Conclusion:	Large plot which is susceptible partially to Flood Zone 2. Placed within a 6-10 year development plan period.

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review. (Ref AM11)

Site ID:	K0382			Gross Site Area:	2.0035	
Address:	Huyton Leisure Centre	Roby Road		Net Site Area:	1.502625	
Township	Huyton			Density:	40	
Existing Use:	Leisure centre / sports provis	ion		Yield:	60	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:		
Area Partnership Board:	South Huyton					6-10yrs
SUITABILITY		AVAILABILITY				
Physical Constrai	nts: 4	Active Use: 0				A BAR TO
Un-Neighbourly L	Jses: 8	Multiple or Difficult Land Ownership: 10				11-7-19
Contaminated:	8	Owner willing to sell?: 5	2010			The set Bapp
Access:	8	Availability Score: 15	7655,			
Primary School (& Local Centre (800		ACHIEVABILITY	C10001		- pape	
Health Centre (10		Strong Residential Market?: 10	sley MB			
Employment (500	<b>)0m):</b> 3	Attractive Local Environment: 5	Know			
Railway Station (	<b>400m):</b> 3	Abnormal Costs: 0	Copyright Know			
Bus Stop (200m)	3	New Infrastructure: 5			S drammer	
Suitability Score:	46	Achievability Score: 20	© Crown		A share	
Тс	otal Survey Score: 81	Site Visited: 🔽 Keep Site in SHLAA?: 🔽				1 Dan 18

Site Survey Comments:	Site contains car park and building which would need to be demolished prior to redevelopment. Release of the site is likely to be dependant on meeting the requirements of Policy OS4: Outdoor Sports Provision and/or adequate replacement provision being provided.			
Conclusion:	Suitable site for housing, but suject to policy contraints. Given a development plan period of 6-10 years.			

Site was submitted during 2010 as part of the Council's asset review (AM13)

Site ID:	K0389				Gross Site Area:	2.442	
Address:	Knowsley Southern Primary Su	Knowsley Southern Primary Support Centre Arncliffe Road				1.8315	
Township	Halewood				Density:	30	
Existing Use:					] Yield:	55	Knowsley Council
Capacity Source:	Urban Greenfield inc Greenspa	ace available for dev			Plan Period:		6-10yrs
Area Partnership Board:	Halewood				]		0-10913
SUITABILITY		AVAILABILITY					
Physical Constrain	ts: 0	Active Use:	0			明明 二次	
Un-Neighbourly U	ses: 0	Multiple or Difficult Land Own	ership: 0				
Contaminated:	0	Owner willing to sell?:	5	2010			
Access:	0	Availability Score:	5	7655,			
Primary School (6	00m): 3					5	
Local Centre (800	<b>m)</b> : 0	ACHIEVABILITY				10	Ummenen in the second s
Health Centre (10	<b>00m):</b> 3	Strong Residential Market?:	10	A A A A A A A A A A A A A A A A A A A		- 12	
Employment (500	<b>0m):</b> 3	Attractive Local Environment:	5				
Railway Station (4	000m): 0	Abnormal Costs:	0	te de la			$\sim$ / $\sim$
Bus Stop (200m):	0	New Infrastructure:	5				
Suitability Score:	9	Achievability Score:	20	Crown			50 100. metres
То	tal Survey Score: 34 S	site Visited: 🖌	Keep Site in SHLAA?: 🔽			r	

Site Survey Comments:	Located on the edge of a large woodland belt. Building is still in current use. Land levels may prove to be a physical constraint, with a large dip in the land toward the middle of the site.				
Conclusion:	Lack of building vacancy and a deficit of greenspace within the area provide the reason why the site is placed within the 6-10 year plan period category.				

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (Ref AM14)

Township     Kirkby       Existing Use:	he workers playing field Brewley Drive	Gross Site Area: Net Site Area: Density: Yield: Plan Period:	1.3492         1.21428         30         36         6-10yrs
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:   O   ACHIEVABILITY   Strong Residential Market?:   Achievability Score:   Strong Residential Market?:   Strong Residential Market?:		

Site Survey Comments:	Possible access issues. No other apparent constraints.
Conclusion:	Site may be suitable for residential use, subject to findings of Playing Pitch Assessment. Therefore placed in the 6 - 10 year plan period.

Site was submitted during 2010 as part of the Council's asset review (AM47)							

Site ID: Address: Township Existing Use: Capacity Source: Area Partnership	K0422 land at Penmann Crescent Halewood Urban Brownfield Halewood				Gross Site Area: Net Site Area: Density: Yield: Plan Period:	0.485 0.4365 30 13	Knowsley Council 6-10yrs
Board:	Halewood						
SUITABILITY Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6 Local Centre (800 Health Centre (10 Employment (500 Railway Station (4 Bus Stop (200m):	ses:       0         0       0         00m):       3         00m):       3         00m):       3         00m):       3         00m):       3         00m):       3	AVAILABILITY Active Use: Multiple or Difficult Land Owner Owner willing to sell?: Availability Score: ACHIEVABILITY Strong Residential Market?: Attractive Local Environment: Abnormal Costs: New Infrastructure:	rship: 0 5 15 5 5 5 5 5 5 5	Copyright Knowsley MBC 100017655, 2010			
Suitability Score:	18	Achievability Score:	18	Crown			0 40 80 metres

Keep Site in SHLAA?: 🗸

Site Survey Comments:	Exisiting building on site may prove to be a constraint, as well as the large number of established trees.
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

Site Visited:

51

Total Survey Score:

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (AM 49) under SHLAA K0090

Site ID: Address: Township Existing Use: Capacity Source: Area Partnership Board:	K0423 Land Off Knowl Hey Road Halewood Urban Brownfield Halewood				Gross Site Area: Net Site Area: Density: Yield: Plan Period:	0.4462 0.40158 30 12	Knowsley Council 6-10yrs
SUITABILITY Physical Constrain Un-Neighbourly U Contaminated: Access: Primary School (6 Local Centre (800 Health Centre (10 Employment (500 Railway Station (4 Bus Stop (200m): Suitability Score:	ses: 0 00m): 0 00m): 3 m): 3 00m): 3 00m): 3 00m): 3 k00m): 0	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:	):	© Crown Copyright Knowsley MBC 100017655, 2010			
То	tal Survey Score: 48 S	ite Visited: 🖌	Keep Site in SHLAA?: 🖌			7	EMPI. THE REAL

Site Survey Comments:	Although a good location within a high residential area, site accesibility could be a constraint.					
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.					

Site was submitted during 2010 as part of the Council's asset review (AM51)							

#### Strategic Housing Land Availability Assessment - 2010 Update 2.44 Gross Site Area: K0390 Site ID: 1.83 Net Site Area: Address: Nine Tree Primary School, Hollow Croft 30 Township Stockbridge Village Density: Knowsley Council Existing Use: 55 Yield: Capacity Source: Urban Greenfield inc Greenspace available for dev Plan Period: 6-10yrs Area Partnership North Huyton Board: SUITABILITY **AVAILABILITY** Physical Constraints: 0 Active Use: 10 Un-Neighbourly Uses: 0 Multiple or Difficult Land Ownership: 0 2010 Contaminated: 0 5 Owner willing to sell?: 100017655, 0 Access: 15 Availability Score: Primary School (600m): 3 ACHIEVABILITY MBC Local Centre (800m): 3 Strong Residential Market?: 5 Health Centre (1000m): 3 Crown Copyright Knowsley 3 Attractive Local Environment: Employment (5000m): 3

Keep Site in SHLAA?: 🗸

0

5

13

0

Site Survey Comments:	Large vacant plot situated to the rear of residential dwellings.
Conclusion:	Good site, with good potential for housing development. Classified in the 6-10 years development plan period due to greenspace deficits.

Abnormal Costs:

New Infrastructure:

Achievability Score:

Site Visited:

0

3

15

43

Railway Station (400m):

Total Survey Score:

Bus Stop (200m):

Suitability Score:

Site was submitted during 2010 as part of the Council's asset review (AM15)							

Site ID:	K0391			Gross Site Area:	1.288	
Address:	Simonswood Primary School,	Westhead Avenue		Net Site Area:	1.1592	
Township	Kirkby			Density:	40	
Existing Use:				Yield:	46	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Period:		( 10
Area Partnership Board:	North Kirkby					6-10yrs
SUITABILITY		AVAILABILITY	A			
Physical Constrai	nts: 0	Active Use:	0	And some and and and	Section 2	
Un-Neighbourly L	<b>Jses:</b> 0	Multiple or Difficult Land Ownership:	0			
Contaminated:	0	Owner willing to sell?:	5		LA LA	
Access:	0	Availability Score:	5			
Primary School (6	<b>500m):</b> 3					
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY				
Health Centre (10	000m): 3	Strong Residential Market?:	5		$\Box$	医症 短 短
Employment (500	0 <b>0m)</b> : 3	Attractive Local Environment:	3		LIN	
Railway Station (	<b>400m)</b> : 0	Abnormal Costs:	5 High	His Long		
Bus Stop (200m)		New Infrastructure:	5			
Suitability Score:	12	Achievability Score:	18			a sa na metres
Тс	otal Survey Score: 35	Site Visited: 🔽 Keep Site in SHL	\A?: <b>∠</b>			incres

Site Survey Comments:	Vacant Land adjoining the Simonswood Primary School located to the rear of residential properties.
Conclusion:	Nearby woodland issues and a deficit of greenspace within the area provide the reason why the site is placed within the 6-10 year development plan period category.

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (Ref AM16)

Site ID: Address:	K0396 land adjacent St Edmund Arro	owsmith Primary School Scotchbarn Land	e		Gross Site Area: Net Site Area:	2.937 2.20275	
Township Existing Use:					Density: Yield:	40	Knowsley Council
Capacity Source: Area Partnership Board:	Urban Greenfield inc Greensp. PWKVC	ace available for dev			Plan Period:		6-10yrs
SUITABILITY Physical Constrain Un-Neighbourly L Contaminated: Access: Primary School (& Local Centre (800 Health Centre (10 Employment (500 Railway Station ( Bus Stop (200m)) Suitability Score:	Ises:       0         0       0         000m):       3         0m):       0         000m):       0         000m):       0         000m):       0         000m):       0         000m):       0         000m):       0	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:	0 0 5 5 5 5 3 0 5 13	Crown Copyright Knowsley MBC 100017655, 2010			
Тс	tal Survey Score: 27	Site Visited: 🖌 Keep	p Site in SHLAA?: 🖌				-metres

Site Survey Comments:	Large capacity school playing field site with good access off Scotchbarn Road. Land levels are uneven and the site does not appear in use.
Conclusion:	Lack of building vacancy provides the reason why the site is placed within the 6-10 year development plan period category. 2016 at the earliest.

Site was submitted during 2010 as part of the Council's asset review (AM21)								

#### Strategic Housing Land Availability Assessment - 2010 Update 5.5095 Gross Site Area: K0404 Site ID: 4.132125 Net Site Area: Address: Springfield School, Leyburn Close 40 Township Kirkby Density: Knowsley Council Existing Use: 165 Yield: Capacity Source: Urban Greenfield inc Greenspace available for dev Plan Period: 6-10yrs Area Partnership South Kirkby Board: SUITABILITY **AVAILABILITY** Physical Constraints: 0 Active Use: 0 Un-Neighbourly Uses: 0 Multiple or Difficult Land Ownership: 0 2010 Contaminated: 0 0 Owner willing to sell?: 100017655, 0 Access: 0 Availability Score: Primary School (600m): 3 ACHIEVABILITY MBC Local Centre (800m): 0 Strong Residential Market?: 5 Health Centre (1000m): 3 sley 3 Attractive Local Environment: © Crown Copyright Know Employment (5000m): 3 0 Abnormal Costs: Railway Station (400m): 0 5 New Infrastructure: Bus Stop (200m): 0 13 Achievability Score: 9 Suitability Score: 22 Total Survey Score: Site Visited: Keep Site in SHLAA?: 🗸

	New plans are in place to redevelop the existing special needs school on the site. There is very little development potential.
Conclusion:	Despite having a development plan period of 6-10 years, the site is not considered as available for housing development.

Site was submitted during 2010 as part of the Council's asset review (AM2								

Site ID:	K0405				Gross Site Area:	1.5606	
Address:	The Elms School, Whitethorne	Drive			Net Site Area:	1.40454	
Township	Kirkby				Density:	30	
Existing Use:					Yield:	42	Knowsley Council
Capacity Source:	Urban Greenfield inc Greenspa	ace available for dev			Plan Period:		6-10yrs
Area Partnership Board:	South Kirkby				]		0-10913
SUITABILITY		AVAILABILITY					
Physical Constrain	nts: 0	Active Use:	0				
Un-Neighbourly U	ses: 0	Multiple or Difficult Land Ownership	: 0	- Contraction of the second		$\sim 1 $	
Contaminated:	0	Owner willing to sell?:	5	10, JU			
Access:	0	Availability Score:	5	1655.			
Primary School (6	00m): 3			0001	THE SERVICE	5	
Local Centre (800	m): 3	ACHIEVABILITY				97	
Health Centre (10	00m): 3	Strong Residential Market?:	5			$\leq$	
Employment (500	<b>0m):</b> 3	Attractive Local Environment:	3	Copyright Knowsley			
Railway Station (4	<b>100m)</b> : 0	Abnormal Costs:	0	light	E a		
Bus Stop (200m):	3	New Infrastructure:	5	Copy			
Suitability Score:	15	Achievability Score:	13		阿耳開車		netres
То	tal Survey Score: 33 S	ite Visited: 🔽 🛛 🕅	ceep Site in SHLAA?: 🔽				

Site Survey Comments:	With Line Square Wood located to the north of the site, there is potential for housing development with access off Haswell drive.
Conclusion:	Lack of building vacancy and a deficit of greenspace within the area provide the reason why the site is placed within the 6-10 year development plan period category.

Site was submitted during 2010 as part of the Council's asset review (AM30)					

Site ID:	K0424				Gross Site Area:	0.215	
Address:	Land at Garth Road				Net Site Area:	0.215	
Township	Kirkby				Density:	30	
Existing Use:					Yield:	6	Knowsley Council
Capacity Source:	Urban Brownfield				Plan Period:		
Area Partnership Board:	South Kirkby						6-10yrs
SUITABILITY		AVAILABILITY					
Physical Constrain	nts: 0	Active Use:	0	and the second se	NAT	J. Hur	
Un-Neighbourly L	<b>Jses</b> : 0	Multiple or Difficult Land Ownership:	0		TITLE E	EARE	
Contaminated:	0	Owner willing to sell?:	0	2010		- Anna	
Access:	0	Availability Score:	0	7655,	Without The The State	T armos	L ET TO
Primary School (	500m): 3				The start of the		SE SE
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		MBC	THREFIE	$\rightarrow$	THIS & THIS
Health Centre (10	<b>000m)</b> : 3	Strong Residential Market?:	5		ALTO STALL	- Del	HIN E
Employment (500	00m): 3	Attractive Local Environment:	3	SMOUL S	and the first of the first		E HANE
Railway Station (	<b>400m)</b> : 0	Abnormal Costs:	5	copyright Knowsley	The LELL	HITT	
Bus Stop (200m)		New Infrastructure:	5	CODY	The Press and	ATT A	
Suitability Score:	12	Achievability Score:	18	Lown	T PHILIPPI	States -	0. 1 40 80

Keep Site in SHLAA?: 🗸

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 Site Survey Comments:
 Access issues with the site.

 Conclusion:
 The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

Site Visited:

Total Survey Score:

30

#### SHLAA 2010 Update Comments:

Site was submitted during 2010 as part of the Council's asset review (AM52)				

metres

Site ID:	K0425			Gross Site Area	: 0.294	
Address:	Land at Pitsmead Road			Net Site Area	: 0.294	
Township	Kirkby			Density	: 30	
Existing Use:				Yiel	<b>j</b> : 9	Knowsley Council
Capacity Source:	Urban Brownfield			Plan Perio		( 10
Area Partnership Board:	South Kirkby					6-10yrs
SUITABILITY		AVAILABILITY			FLF	
Physical Constrair	nts: 0	Active Use:	10			AND ATTACK
Un-Neighbourly U	lses: 0	Multiple or Difficult Land Ownership:	0	22 HAT		OUKRADUDE
Contaminated:	0	Owner willing to sell?:	5	2010	511	
Access:	0	Availability Score:	15	7655,	544	1 That I
Primary School (6	<b>00m):</b> 3				FI	A It AT
Local Centre (800	<b>)m):</b> 0	ACHIEVABILITY		WBC	AL-I	
Health Centre (10	000m): 3	Strong Residential Market?:	5		$\leq$	
Employment (500	0 <b>0m):</b> 3	Attractive Local Environment:	3	Copyright Knowsley	A	
Railway Station (4	<b>400m):</b> 0	Abnormal Costs:	5	Ident I	$\times$	XIII L
Bus Stop (200m)	3	New Infrastructure:	5			
Suitability Score:	12	Achievability Score:	18	Crown	Safetia Safet	0 40 80 metres
То	tal Survey Score: 45	Site Visited: 🖌 Keep	Site in SHLAA?: 🔽		HR. 201	

Site Survey Comments:	Apparent access issues.
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

#### SHLAA 2010 Update Comments:

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Site was submitted during 2010 as part of the Council's asset review (AM 53)

Site ID:	К0426		Gross Site Area:	0.2923	
Address:	Land at Copthorne Road		Net Site Area:	0.2923	
Township	Kirkby		Density:	30	
Existing Use:			Yield:	9	Knowsley Council
Capacity Source:	Urban Brownfield	 	Plan Period:		6-10yrs
Area Partnership Board:	North Kirkby		]		0-10915
SUITABILITY					

SUTABLITT	AVAILABILITY	5
Physical Constraints: 0	Active Use:	0
Un-Neighbourly Uses: 0	Multiple or Difficult Land Ownership:	0
Contaminated: 0	Owner willing to sell?:	0
Access: 0	Availability Score:	0
Primary School (600m): 3		
Local Centre (800m): 0	ACHIEVABILITY	
Health Centre (1000m): 3	Strong Residential Market?:	5
Employment (5000m): 3	Attractive Local Environment:	3
Railway Station (400m): 0	Abnormal Costs:	5 3 5 5
Bus Stop (200m): 0	New Infrastructure:	5
Suitability Score: 9	Achievability Score:	18
Total Survey Score: 27	Site Visited: 🖌 Keep S	Site in SHLAA?: 🔽



Site Survey Comments:	Land accesibility issues.
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

Site was submitted during 2010 as part of the Council's asset review (AM54)

Site ID:	K0427	Gross Site Area:	0.135	
Address:	Land to the rear of 47-55 Brook Hey Drive	Net Site Area:	0.135	
Township	Kirkby	Density:	30	
Existing Use:		Yield:	4	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		6-10yrs
Area Partnership Board:	North Kirkby			0 10913
		~		

SUITABILITY	AVAILABILITY	
Physical Constraints: 0	Active Use:	10
Un-Neighbourly Uses: 0	Multiple or Difficult Land Ownership:	0
Contaminated: 0	Owner willing to sell?:	5
Access: 0	Availability Score:	15
Primary School (600m): 3		
Local Centre (800m): 0	ACHIEVABILITY	
Health Centre (1000m): 3	Strong Residential Market?:	5
Employment (5000m): 3	Attractive Local Environment:	3
Railway Station (400m): 0	Abnormal Costs:	5
Bus Stop (200m): 3	New Infrastructure:	5
Suitability Score: 12	Achievability Score:	18
Total Survey Score: 45	Site Visited: 🔽 Keep S	Site in SHLAA?: 🔽



Site Survey Comments:	Poor access to the site which is currently council owned allotment gardens.
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

Site was submitted during 2010 as part of the Council's asset review (AM 55)

Site ID: Address: Township Existing Use: Capacity Source: Area Partnership	K0429 Land at Ormonde Crescent Kirkby Urban Brownfield North Kirkby				Gross Site Area: Net Site Area: Density: Yield: Plan Period:	0.397 0.397 30 12	Knowsley Council 6-10yrs
Board: SUITABILITY Physical Constrain Un-Neighbourly L Contaminated: Access: Primary School (& Local Centre (800 Health Centre (10 Employment (500 Railway Station (& Bus Stop (200m)) Suitability Score:	nts: 0  ses: 0 0  00m): 3  00m): 3  00m): 3  00m): 3  400m): 0  3  12	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:	□ 10 □ 0 □ 5 □ 15 □ 5 □ 3 □ 5 □ 5 □ 18 □ 5 □ 18	© Crown Copyright Knowsley MBC 100017655, 2010			

Site Survey Comments:	Limited access to site.
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

#### SHLAA 2010 Update Comments:

Si	te was	s subm	itted du	iring 20 <sup>-</sup>	10 as pa	art of the	e Counc	il's asse	et review	/ (AM 57	7)

Site ID:	K0430	Gross Site Area:	0.269	
Address:	Land at Overdene Walk	Net Site Area:	0.269	
Township	Kirkby	Density:	30	
Existing Use:		] Yield:	8	Knowsley Council
Capacity Source:	Urban Brownfield	Plan Period:		6-10yrs
Area Partnership Board:	South Kirkby	]		0-10913
	TAS VE	7		

SUITABILITY	AVAILABILITY
Physical Constraints: 0	Active Use: 10
Un-Neighbourly Uses: 0	Multiple or Difficult Land Ownership: 0
Contaminated: 0	Owner willing to sell?: 5
Access: 0	Availability Score: 15
Primary School (600m): 3	
Local Centre (800m): 0	ACHIEVABILITY
Health Centre (1000m): 3	Strong Residential Market?: 5
Employment (5000m): 3	Attractive Local Environment: 3
Railway Station (400m): 0	Abnormal Costs: 5
Bus Stop (200m): 3	New Infrastructure: 5
Suitability Score: 12	Achievability Score: 18
Total Survey Score: 45	Site Visited: 🔽 Keep Site in SHLAA?: 🔽



Site Survey Comments:	Land levels and access could be an issue.
Conclusion:	The site is part of KHT's disposal / regeneration plans. Because of accesibility issues, site is placed within the 6-10 years Plan Period.

Site	was submitted dur	ring 2010 as part of	of the Council's a	asset review (AN	158)