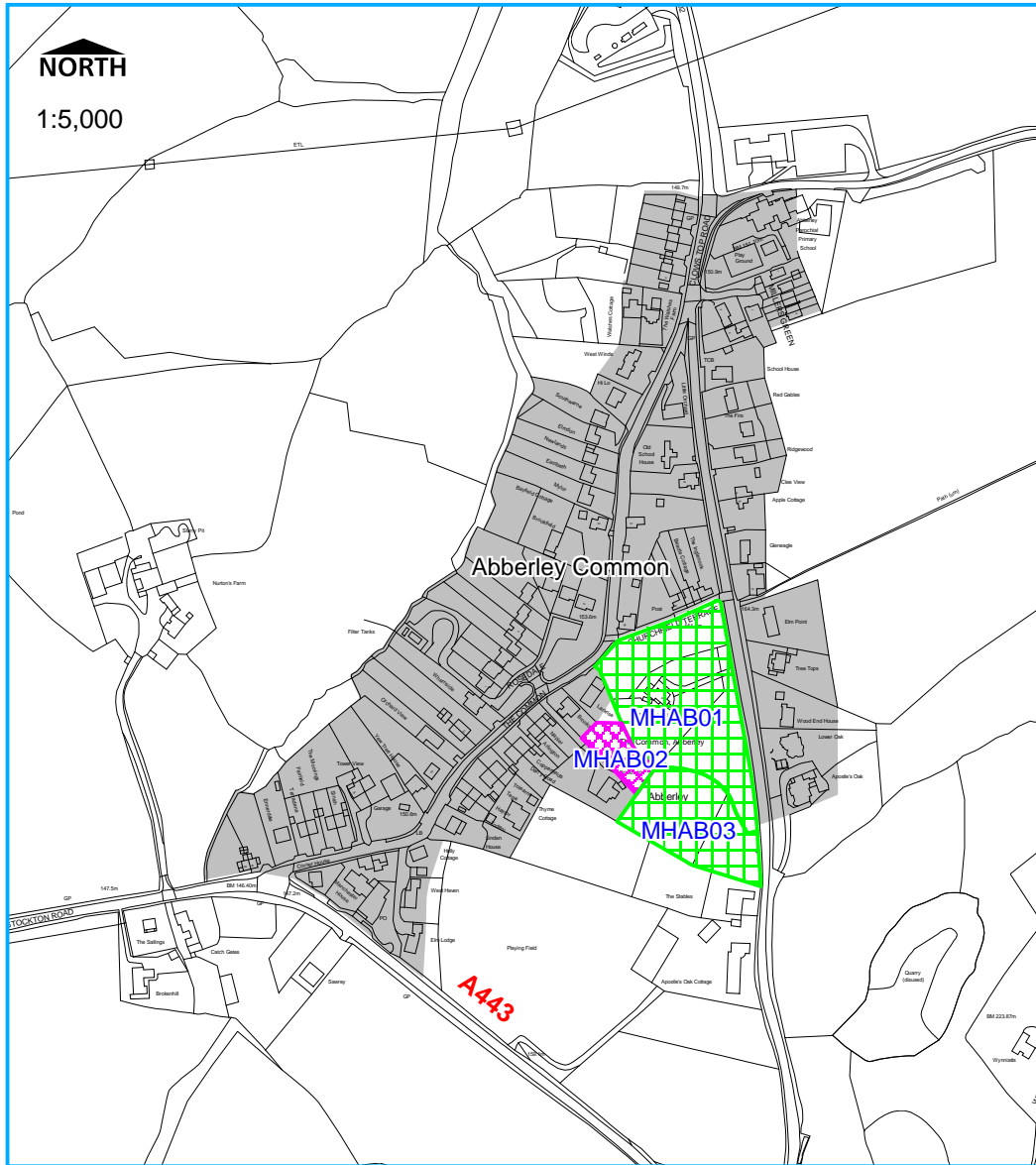


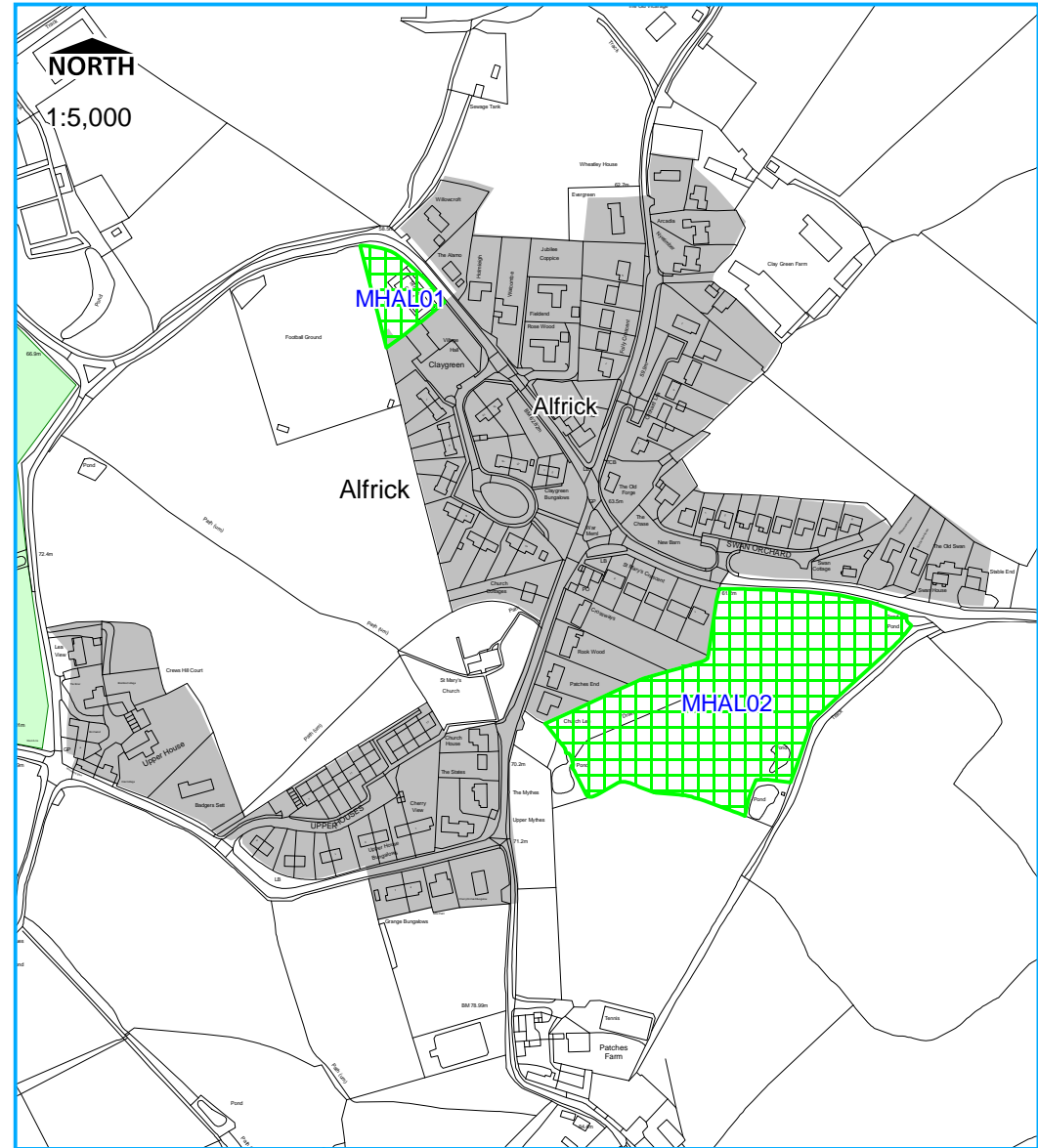
STRATEGIC HOUSING LAND AVAILABILITY ASSESSMENT

Abberley Common







STRATEGIC HOUSING LAND AVAILABILITY ASSESSMENT

Alfrick



Legend

	Sites within Malvern Hills DC		Settlement boundary
	Sites ruled out		Malvern Hills AONB

Site Ref	MHAB01	Location	The Orchard		
Town / Village	Abberley Common				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	For		
Economic Viability	Good	Brownfield (Y/N)	N		
Market Demand		Greenfield (Y/N)	Y		
Assumed Dwelling	Houses	Dwelling info			
Contamination Mitigation Costs	Low	Exceptional Planning Obligations Cost	Medium		
Type of contamination		Type of Obligation cost	Access to main road.		
Physical Constraints Costs	Medium	Infrastructure Constraints	Low		
Type of constraint	Slopes/prominent site.	Type of Infrastructure			
Potential Developer	Don't know				
Appropriate Density (dws/ha)	25	Size of site	1.18	Total potential Dwellings	30
Financial Viability for housing	High	Availability	Within 5 years		
Further Detail	Useful site - quite steep so design issues/lower density.				
Panel Reason					

Site Ref	MHAB02	Location	Land at Larkrise		
Town / Village	Abberley Common				
Village Category	3				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	For		
Economic Viability	Good	Brownfield (Y/N)	ear Ga		
Market Demand		Greenfield (Y/N)	N		
Assumed Dwelling	Houses	Dwelling info			
Contamination Mitigation Costs	Low	Exceptional Planning Obligations Cost	High		
Type of contamination		Type of Obligation cost	Access to main road.		
Physical Constraints Costs	Low	Infrastructure Constraints	Low		
Type of constraint		Type of Infrastructure			
Potential Developer	Don't know				
Appropriate Density (dws/ha)	25	Size of site	0.12	Total potential Dwellings	3
Financial Viability for housing	Low	Availability	Unknown		
Further Detail	Very small site, only viable if site -01 provides access.				
Panel Reason	y small site with no road access, take d				

Site Ref	MHAB03	Location	Land at Abberley Common		
Town / Village	Abberley Common				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	For		
Economic Viability	Good	Brownfield (Y/N)	Y		
Market Demand	High	Greenfield (Y/N)	Y		
Assumed Dwelling	Houses	Dwelling info			
Contamination Mitigation Costs	Low	Exceptional Planning Obligations Cost	Low		
Type of contamination		Type of Obligation cost			
Physical Constraints Costs	Medium	Infrastructure Constraints	Low		
Type of constraint	Site slopes - design issues.	Type of Infrastructure			
Potential Developer	Don't know				
Appropriate Density (dws/ha)	25	Size of site	0.81	Total potential Dwellings	20
Financial Viability for housing	High	Availability	5-10 years		
Further Detail	Less logical rounding up of settlement than site 01.				
Panel Reason					

Site Ref	MHAL01	Location	Village Hall Site		
Town / Village	Alfrick				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	For		
Economic Viability	Good	Brownfield (Y/N)	N		
Market Demand	High	Greenfield (Y/N)	Y		
Assumed Dwelling	Houses	Dwelling info			
Contamination Mitigation Costs	Low	Exceptional Planning Obligations Cost	Medium		
Type of contamination		Type of Obligation cost	Replacement Hall required.		
Physical Constraints Costs	Low	Infrastructure Constraints	Medium		
Type of constraint		Type of Infrastructure			
Potential Developer	Don't know				
Appropriate Density (dws/ha)	30	Size of site	0.28	Total potential Dwellings	8
Financial Viability for housing	Low	Availability	Unknown		
Further Detail	Would require replacement hall - not viable for this number of houses.				
Panel Reason					

Site Ref	MHAL02	Location	Site south of Swan Orchard		
Town / Village	Alfrick				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Unknown	Land Owners Attitude	Unknown		
Economic Viability	Good	Brownfield (Y/N)	N		
Market Demand	High	Greenfield (Y/N)	Y		
Assumed Dwelling	Houses	Dwelling info			
Contamination Mitigation Costs	Low	Exceptional Planning Obligations Cost	Low		
Type of contamination		Type of Obligation cost			
Physical Constraints Costs	Low	Infrastructure Constraints	Low		
Type of constraint		Type of Infrastructure			
Potential Developer	Don't know				
Appropriate Density (dws/ha)	25	Size of site	1.76	Total potential Dwellings	16
Financial Viability for housing	High	Availability	Within 5 years		
Further Detail	Represents substantial extension to the village - smaller area (say 0.64ha) more appropriate.				
Panel Reason					