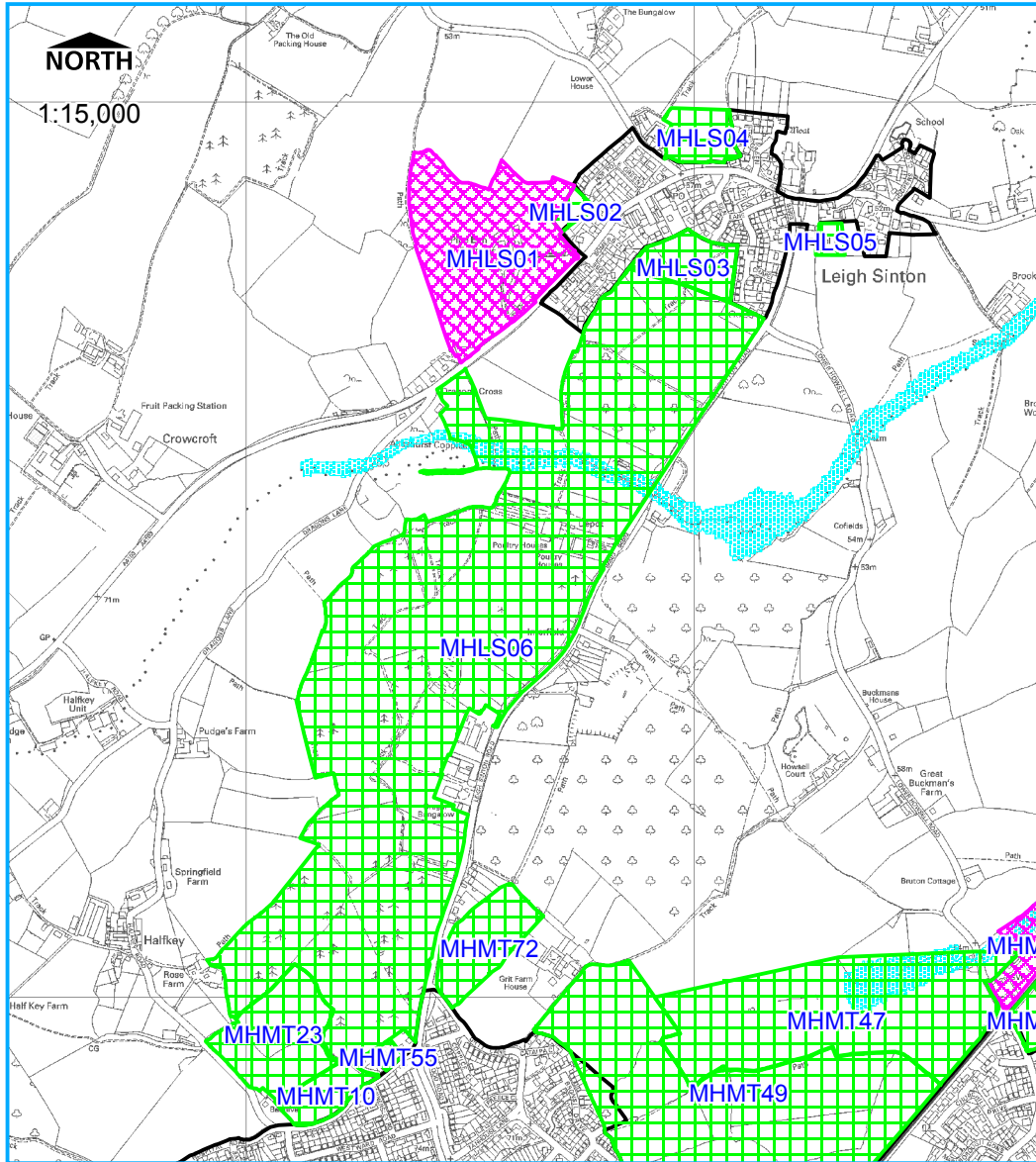
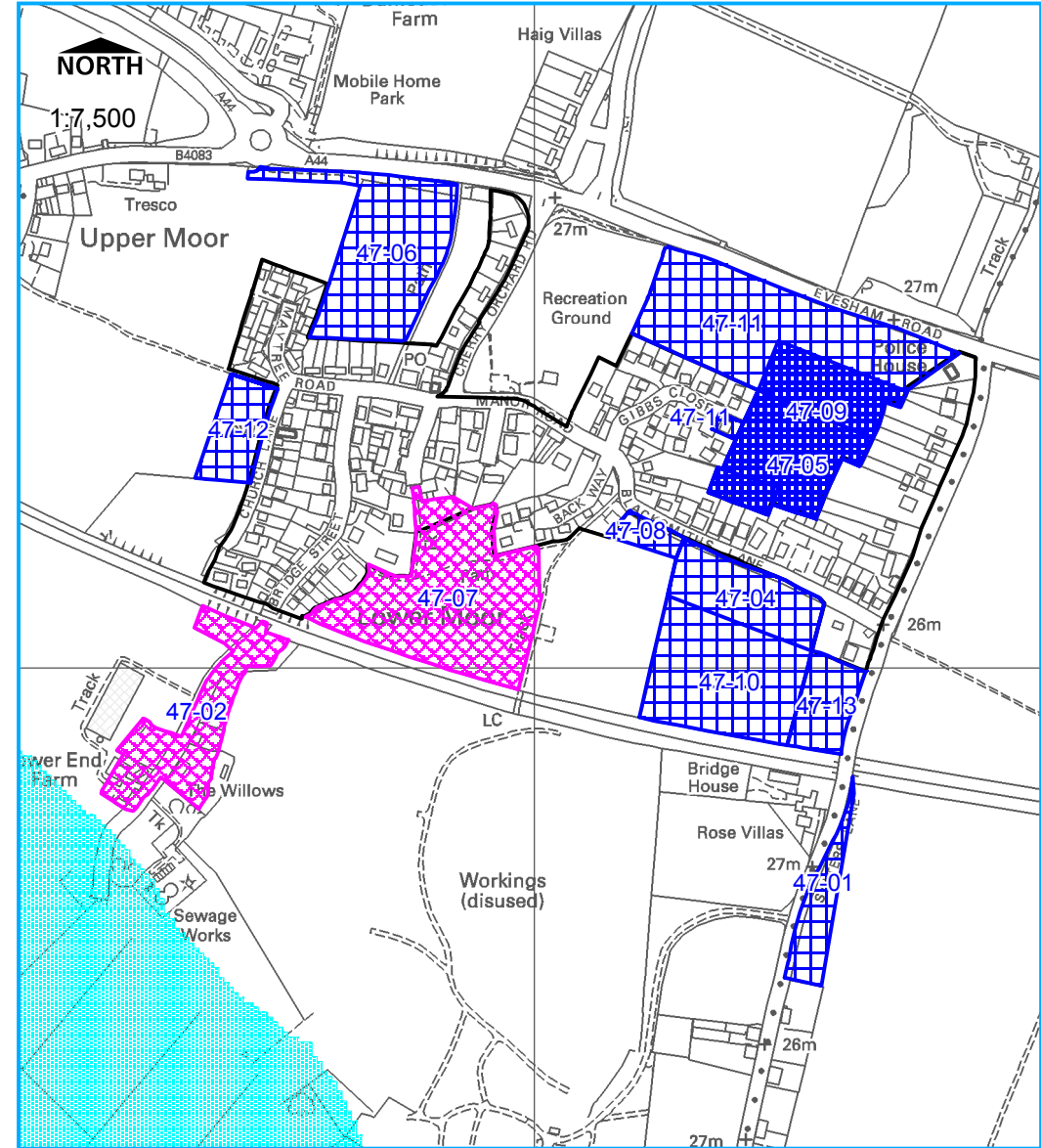


STRATEGIC HOUSING LAND AVAILABILITY ASSESSMENT: Category 2 Villages

Leigh Sinton



Lower Moor



	Sites within Malvern Hills DC		Sites ruled out		Flood Zone
	Sites within Wychavon DC		Settlement boundary		Duplicate sites

Site Ref	MHLS02	Location	Off Hop Pole Green		
Town / Village	Leigh Sinton				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	1		
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)	0	Size of site	0.58	Total potential Dwellings	5
Financial Viability for housing	Medium	Availability	Available Now		
Further Detail	Current consent not implemented - potential ransom strip?				
Panel Reason					

Site Ref	MHLS03	Location	Land off Kiln Lane		
Town / Village	Leigh Sinton				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	1		
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)	30	Size of site	1.85	Total potential Dwellings	55
Financial Viability for housing	High	Availability	Within 5 years		
Further Detail	Could deliver if access permitted off Kiln Lane.				
Panel Reason					

Site Ref	MHLS04	Location	Land off A4103
Town / Village	Leigh Sinton		
Village Category	2		
District	MH		
Panel date	23/01/2008	Panel Name	Malvern Villages
Ownership	Single	Land Owners Attitude	1
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	Access/ new junction
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	1.66
		Total potential Dwellings	50
Financial Viability for housing	High	Availability	Unknown
Further Detail	Logical Extension to village		
Panel Reason			

Site Ref	MHLS05	Location	Land adjacent to telephone exchange
Town / Village	Leigh Sinton		
Village Category	2		
District	MH		
Panel date	23/01/2008	Panel Name	Malvern Villages
Ownership	Single	Land Owners Attitude	1
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	Access not available.
Physical Constraints Costs	Low	Infrastructure Constraints	Medium
Type of constraint		Type of Infrastructure	Access
Potential Developer	Don't know		
Appropriate Density (dws/ha)	30	Size of site	0.4
		Total potential Dwellings	12
Financial Viability for housing	Low	Availability	Unknown
Further Detail	No direct access to highway, vast, linear site of 70ha in strategic gap, needed to provide services e.g.. Schools etc. Not well related to village in location or size - strategic gap issues.		
Panel Reason			

Site Ref	MHLS06	Location	Land between Leigh Sinton and malvern		
Town / Village	Leigh Sinton				
Village Category	2				
District	MH				
Panel date	23/01/2008	Panel Name	Malvern Villages		
Ownership	Single	Land Owners Attitude	1		
Economic Viability	Good	Brownfield (Y/N)	N		
Market Demand	High	Greenfield (Y/N)	Y		
Assumed Dwelling	Mixed	Dwelling info			
Contamination Mitigation Costs	Low	Exceptional Planning Obligations Cost	Medium		
Type of contamination		Type of Obligation cost	Schools/community etc.		
Physical Constraints Costs	Medium	Infrastructure Constraints	Low		
Type of constraint	Landscape - strategic gap - ponds/stream.	Type of Infrastructure			
Potential Developer	Don't know				
Appropriate Density (dws/ha)	30	Size of site	70	Total potential Dwellings	2100
Financial Viability for housing	High	Availability	Unknown		
Further Detail	Vast, linear site of 70ha in strategic gap - would required to provide services, e.g.. Schools etc - not well related to village in location or size - strategic gap issues.				
Panel Reason					