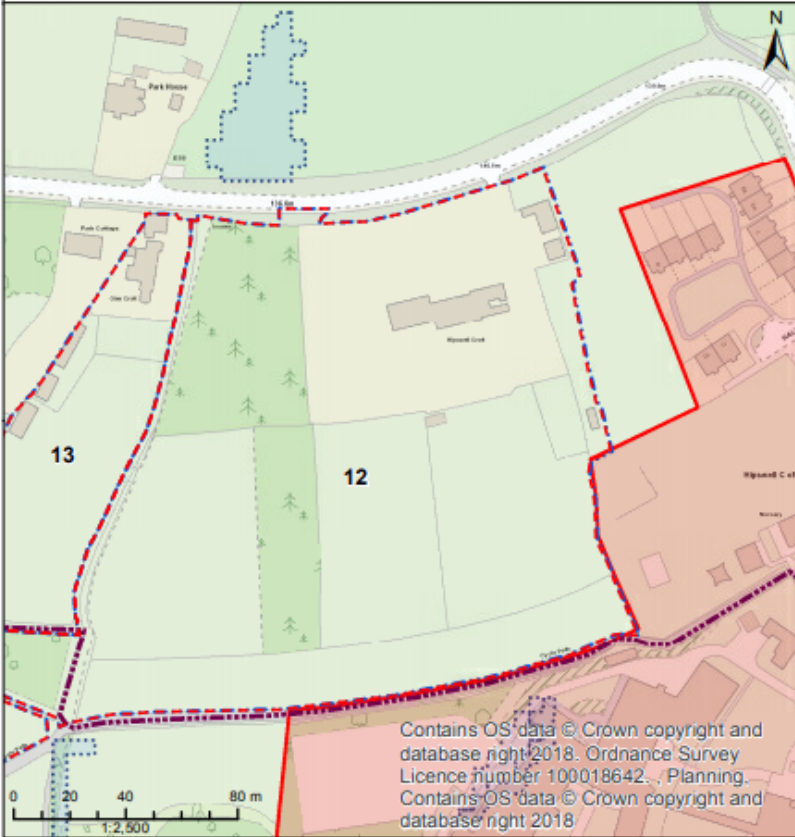


Site Reference	12			
Site Name & Location	Hipswell Croft, Hipswell Road, Hipswell, Catterick Garrison, DL9 4AY			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>House and associated grounds. North – Hipswell Road & Agricultural Field, East – Field & Housing, South – Risedale School & Woodland/Fields, West - Smallholding.</p> <p>Full planning permission (13/00168/FULL) for demolition of existing house and erection of 72 dwellings granted 22/10/13. The permission was not implemented and has now expired.</p> <p>18/00710/FULL - Full Planning Permission for Demolition of 2 No Existing Dwellings and Associated Outbuildings and Construction of 67 No Residential Dwellings with Associated Parking and Landscaping – Awaiting Decision</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is located adjacent to existing development limits and has an extant expired full permission for a suitable development.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Site is suitable for development subject to achieving full planning permission. Principle of development previously established by now expired full permission.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is in ownership of developer who is seeking full permission for development. Full planning application is currently under consideration.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Site is achievable and is being brought forward by a developer. Full planning application is currently under consideration.			
Overall Deliverability and Developability	0-5 Years <input checked="" type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>

	<p>The principle of development has previously been established with the previous granted planning permission. Full planning application is currently under consideration.</p>
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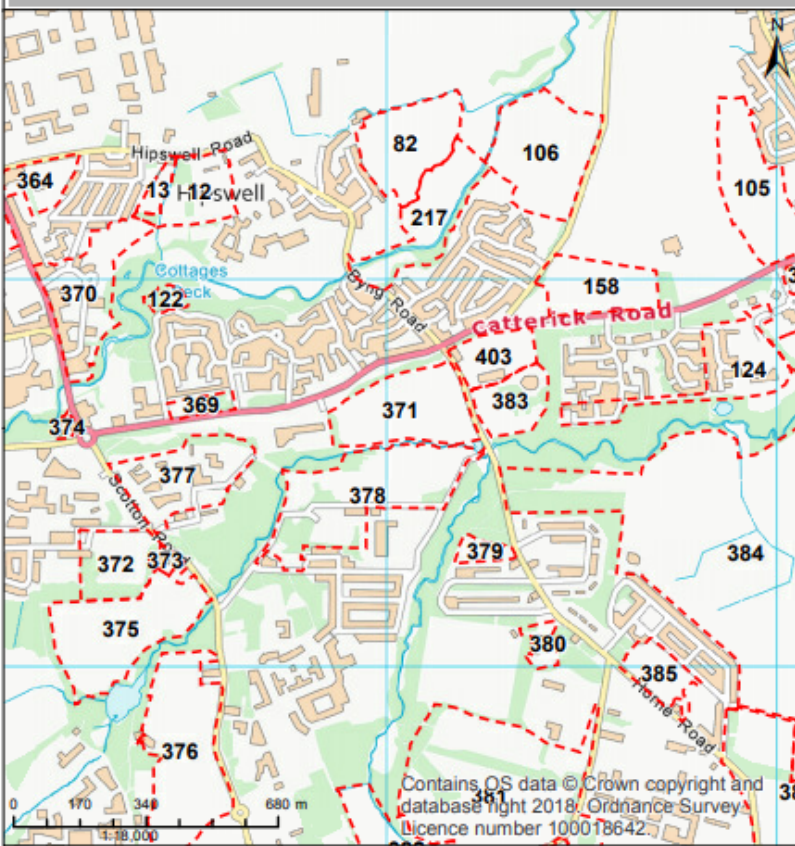
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
- Restricted Byway
- TPOs
- SHLAA 2017
- Development Limit Boundary
- SINCs
- Surface Water 1 in 30yr
- Floodzone2 v201802
- Floodzone3 v201802
- Conservation Areas
- Scheduled Monuments

ArcGIS Web Map

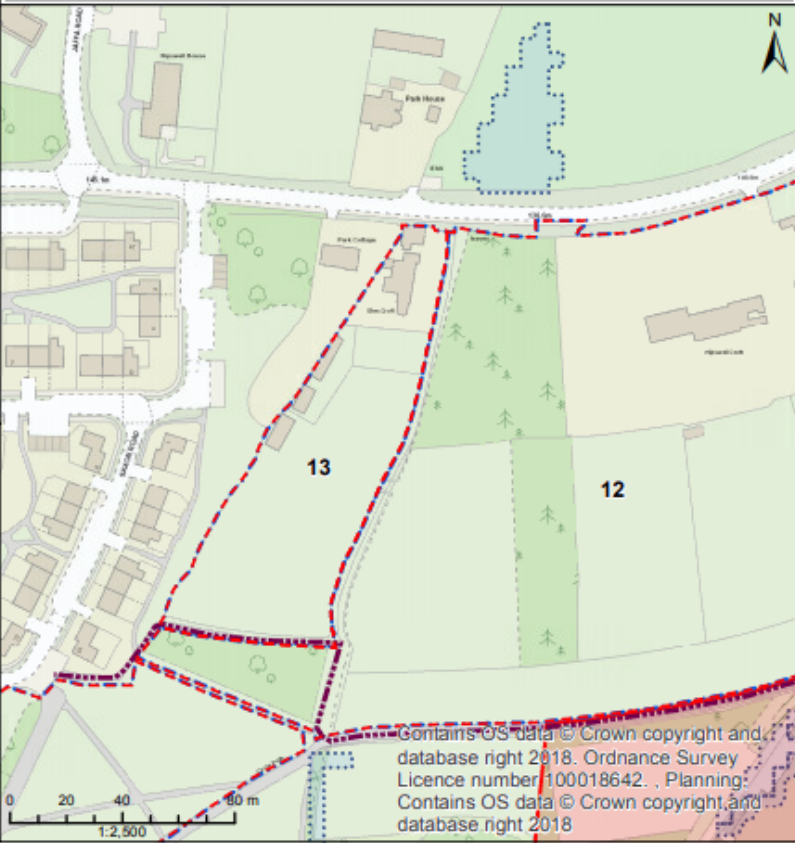


Legend

- Call for sites 2017

Site Reference	13			
Site Name & Location	Glencroft Croft, Hipswell Road, Hipswell, Catterick Garrison, DL9 4AY			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>House and associated grounds.</p> <p>North – Hipswell Road & Agricultural Field, East – Hipswell Croft, South –Woodland/Fields, West - Housing</p> <p>Site adjacent to the east had full planning permission (13/00168/FULL) for demolition of existing house and erection of 72 dwellings granted 22/10/13 which has now expired.</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is located within the Strategic Development Growth Area and is well related to the built extent. Potential for the site to be developed in combination with adjacent Site 12.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Public Right of Way runs along the south of the site. Access to the site may be an issue and would be subject to achieving the requirements of the highway authority including acceptable visibility splays.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	-			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Abnormal costs would likely include for mitigation measures relating to the landscaping, levels and foundations.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input checked="" type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is located within the Strategic Development Growth Area and is well related to the built extent. Potential for the site to be developed in combination with adjacent Site 12. Development of site subject to mitigation measures relating to landscape, levels and foundations as well as the provision of an appropriate access.			

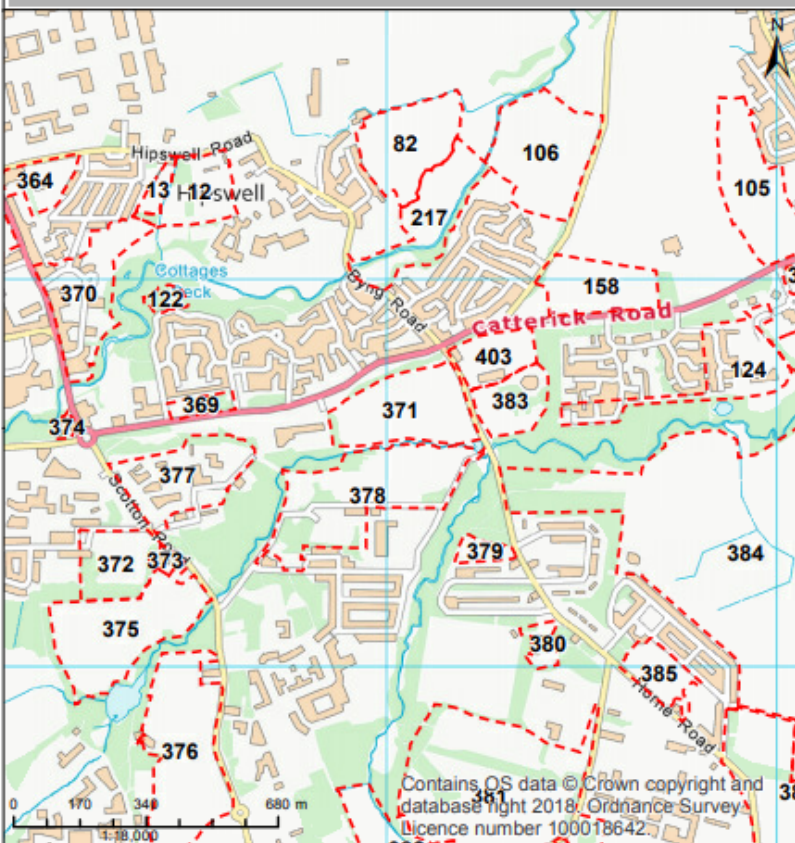
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
- Restricted Byway
- TPOs
- SHLAA 2017
- Development Limit Boundary
- SINCs
- Surface Water 1 in 30yr
- Floodzone2 v201802
- Floodzone3 v201802
- Conservation Areas
- Scheduled Monuments

ArcGIS Web Map

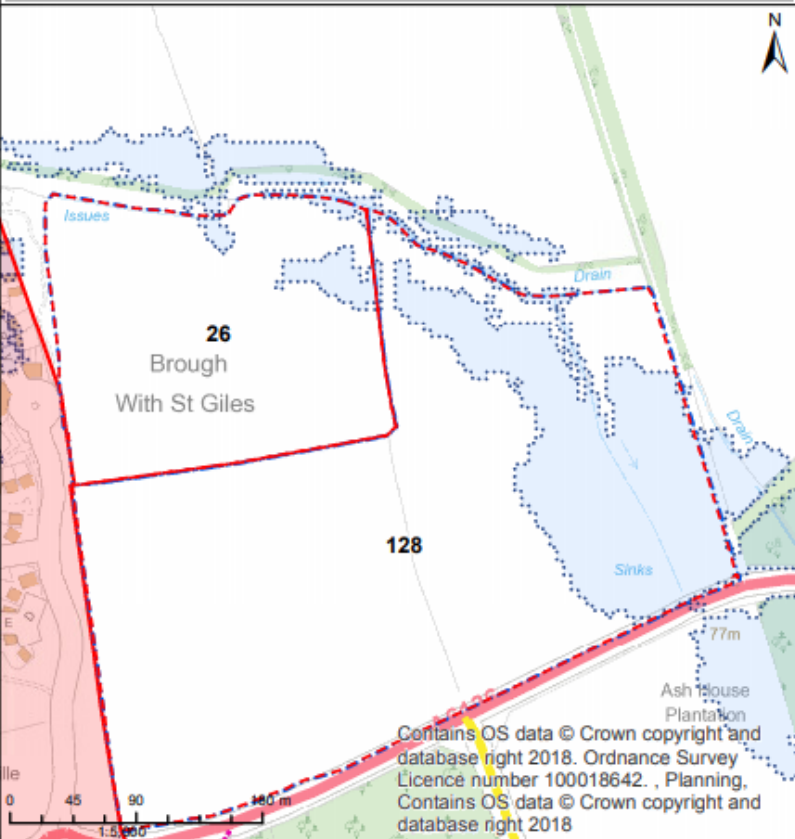


Legend

- Call for sites 2017

Site Reference	26			
Site Name & Location	Land to East of Cookson Way, Brough with St Giles, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Site is currently grassed farmland surrounded by arable farmland (site 128 to south and east) except housing to west.</p> <p>17/00628/OUT - Outline Application with All Matters Reserved Except for Access for Proposed Residential Development (Up to 107 Dwellings) and Public Open Space</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Adjacent to existing development limit (CP4). Located outside of strategic direction of growth area. Site is relatively flat with land to south sloping away. Trees and hedgerows at perimeters. Small areas of 1 in 30yr surface water flood risk in north eastern corner.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Suitable access available from Cookson Way roundabout. Services will be available from adjacent housing.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	The site is suitable and has outline planning permission granted.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	The site is suitable and has outline planning permission granted.			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>Whilst this site is located outside of the Catterick Garrison strategic direction of growth area it is adjacent to the existing development limit, is available, developable and has outline planning permission granted. Pre-application advice has been sought by a housebuilder with a reserved matters application expected early 2019.</p>				

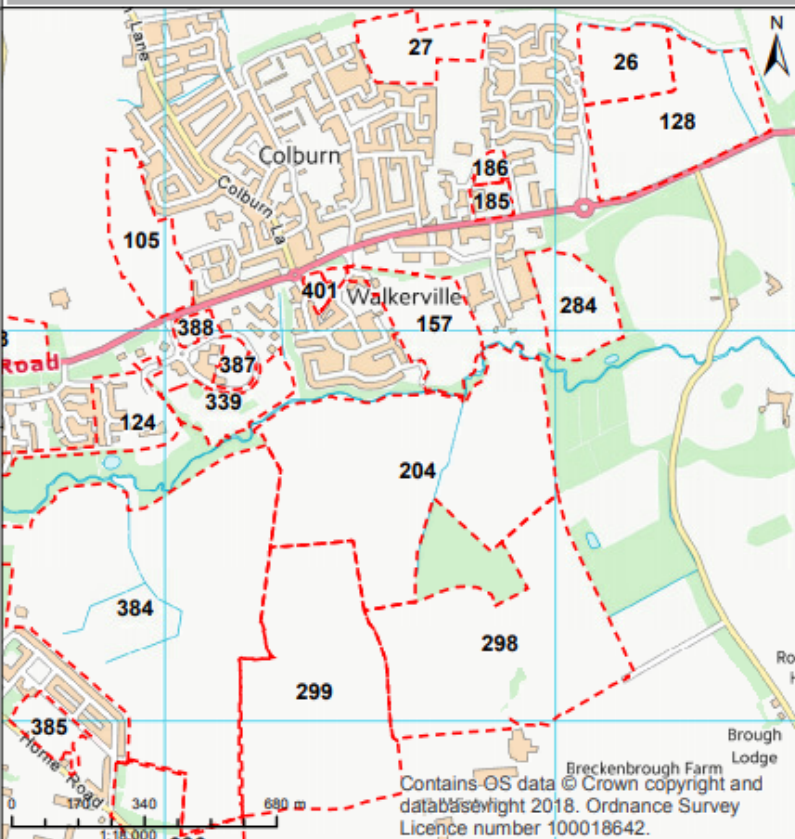
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
- Restricted Byway
- ♥ TPOs
- SHLAA 2017
- Development Limit Boundary
- SINCs
- Surface Water 1 in 30yr
- Floodzone2 v201802
- Floodzone3 v201802
- Conservation Areas
- Scheduled Monuments

ArcGIS Web Map

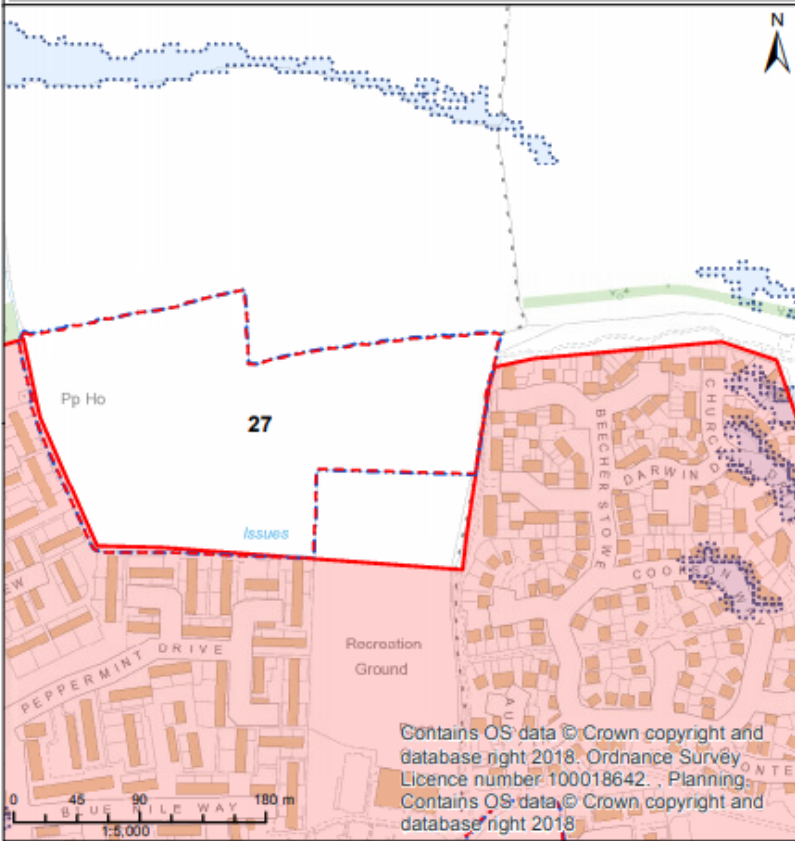


Legend

- Call for sites 2017

Site Reference	27			
Site Name & Location	Land East of Regents Park Estate, Colburn, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Site is currently grassland.</p> <p>North – Farmland and Sewage Works East – Housing and Playing Field South – Housing and Playing Field West – Housing and Sewage Works No recent planning history</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Adjacent to existing development limit (CP4) and located within main built form. Site is located outside of Catterick Garrison Strategic Direction of Growth Area. Site is generally flat. Perimeter trees and hedgerows.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Colburn Waste Water Works in close proximity to north western corner of site which may require appropriate mitigation. Limited available vehicular access with only likely access from Hawkins Drive, Regents Park Estate to west which may restrict likely scale of development. Services likely to be available from surrounding housing.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Single Landowner with no tenancies who has made available for development and marketed to developers.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations)	Early negotiation stages with developer who has shown interest in the site. Site is likely to be achievable if an appropriate access can be identified and any necessary mitigation regarding proximity to Colburn WTW is achieved.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is adjacent to existing development limits and is located within existing settlement pattern. Site may be developable for an appropriate scale of development subject to achievement of a suitable access and any necessary mitigation regarding proximity to Colburn WWTW.			

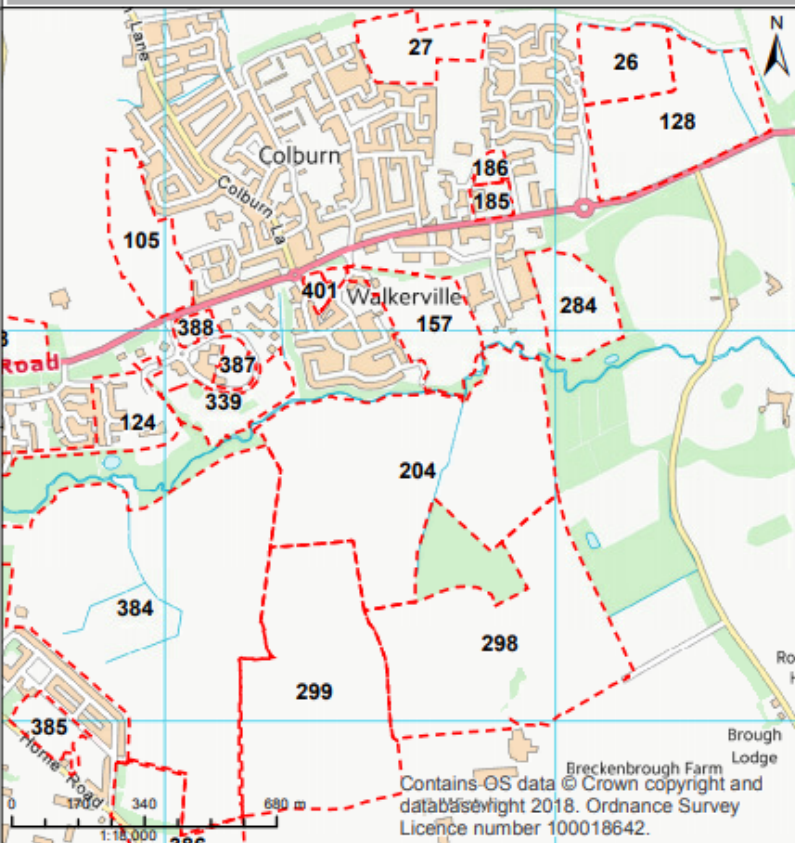
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
- Restricted Byway
- TPOs
- SHLAA 2017
- Development Limit Boundary
- SINCs
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- Floodzone3 v201802
- Conservation Areas
- Scheduled Monuments

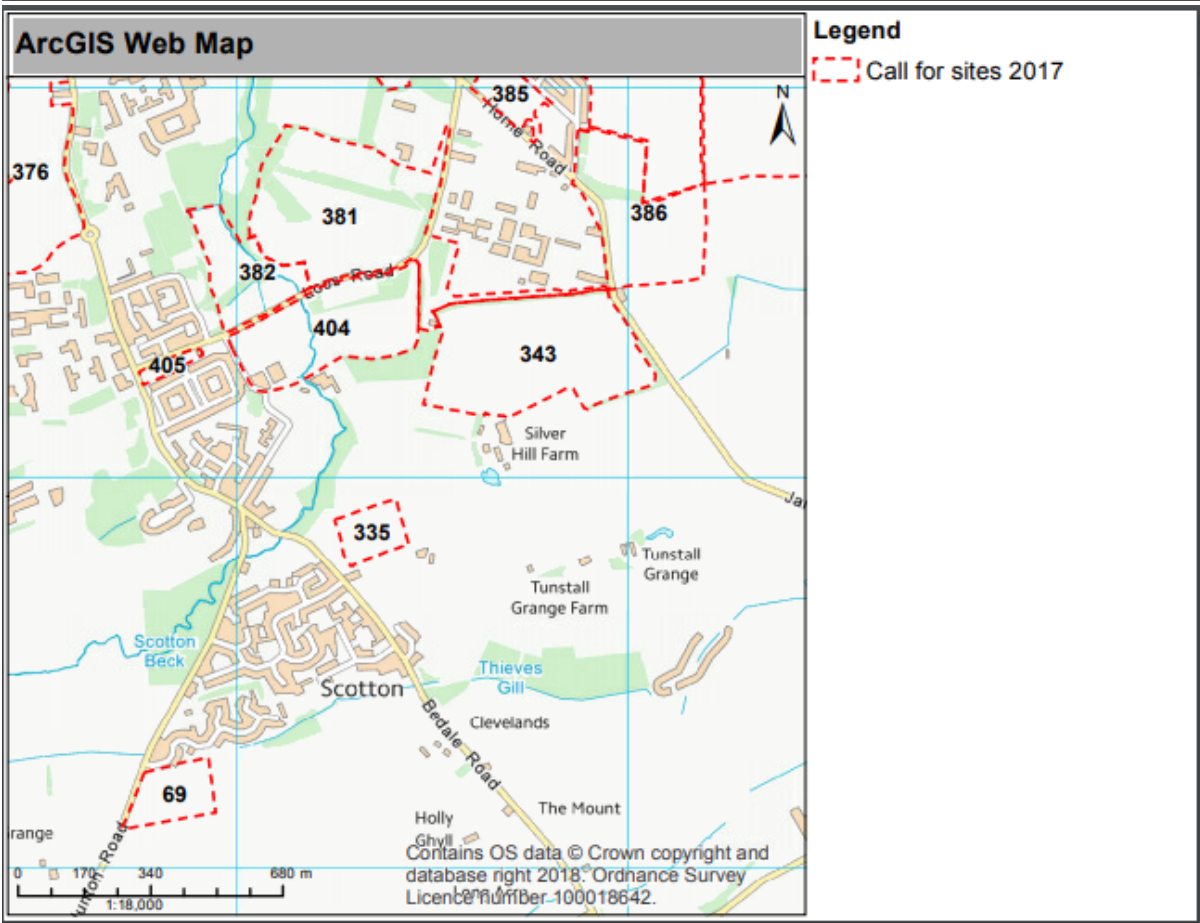
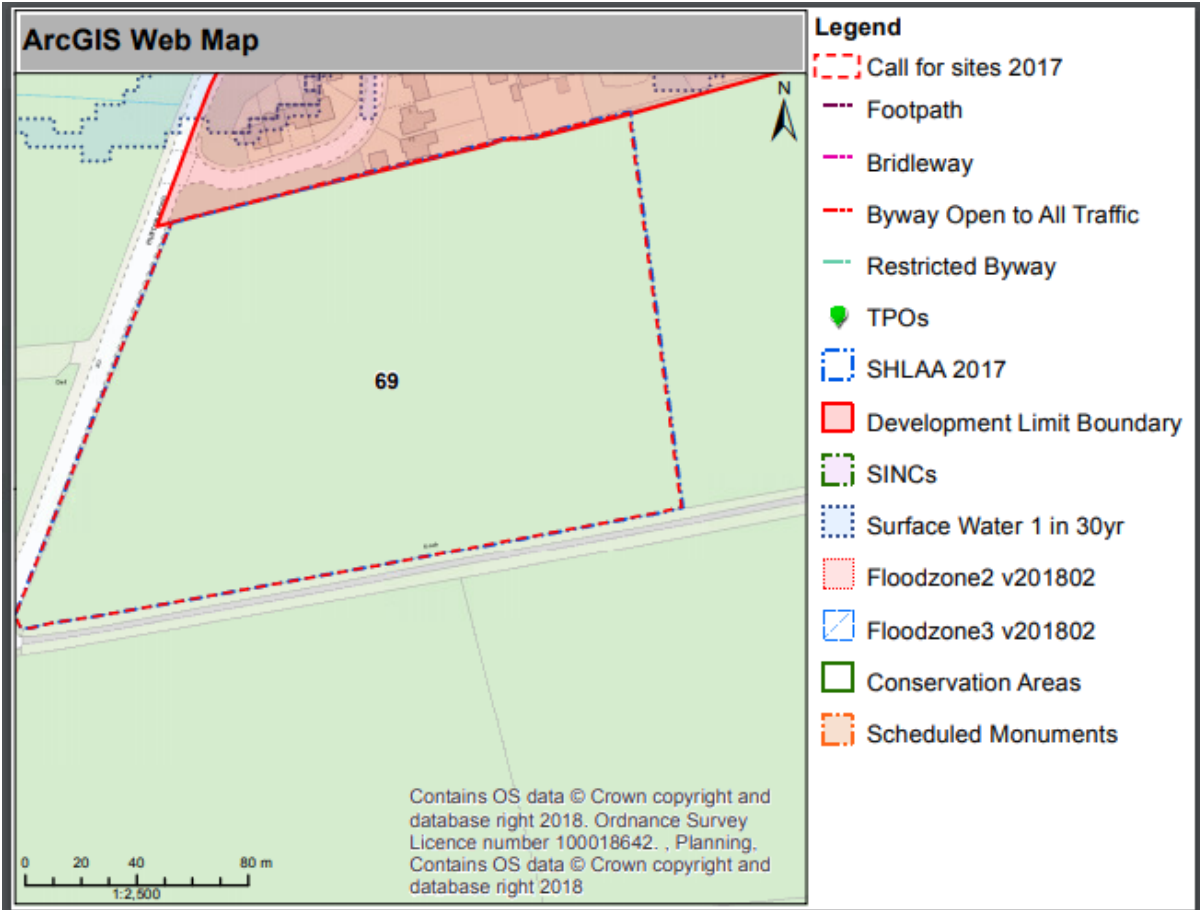
ArcGIS Web Map



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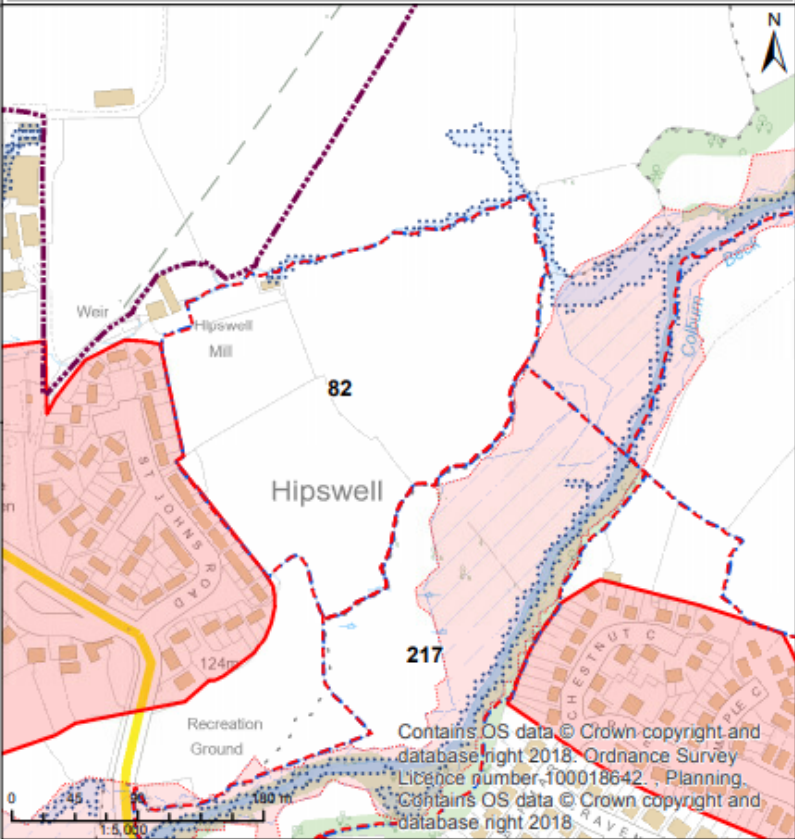
- Call for sites 2017

Site Reference	69			
Site Name & Location	Land to South of Oaktree Avenue, Scotton, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Agricultural grazing farmland. No recent relevant planning history</p> <p>North –Housing South – Farmland East – Farmland West – Hunton Road & Farmland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is located adjacent to existing development limits but outside of Catterick Garrison Strategic Direction of growth area. Trees and hedgerows along existing boundaries. Site rises upwards to the south and sits above existing housing.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Services likely to be available from neighbouring housing. Suitable access on to Hunton Road likely to be achievable.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is in ownership of landowner who is making available for development.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Unlikely to be any significant abnormal costs associated with development of site. No developer interest.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is located adjacent to existing development limits (CP4) but is outside of the Catterick Garrison strategic direction of growth area. Site may be developable in the longer term subject to consideration of the topography of site and achievement of an appropriate access.			



Site Reference	82			
Site Name & Location	Land at Hipswell Mill, Hipswell, Catterick Garrison, North Yorkshire			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Site is currently agricultural grassland.</p> <p>North – Agricultural East – Woodland/Agricultural South – Play Park and playing field West – Housing</p> <p>No planning history.</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	<p>Western part of site is adjacent to development limit. Site is located outside but adjacent to Catterick Garrison Strategic Direction of Growth Area but is located in close proximity to services including schools and town centre. Flat and sloping, Perimeter trees and hedges, small areas of 1 in 30yr surface water flood risk along northern boundary.</p>			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	<p>The only access is a field access which is not currently suitable to serve the likely scale of development on this site. Services will be available nearby from housing.</p>			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	<p>Site is in single land ownership who is making available for development. Development of site is likely to be dependent upon purchase of neighbouring land and/or property in order to gain access.</p>			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	<p>The only significant abnormal cost likely to be associated with development of this site is the achievement of access which may require the purchase of neighbouring land and/or property. Adjoining landowner not currently wishing to make their land available at this time.</p>			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	<p>Site is located adjacent to existing development limit and Catterick Garrison Strategic Direction of Growth Area and in close proximity to existing services. Ongoing issues regarding the access to the site, with adjoining landowner not currently wishing to make their land available at this time.</p>			

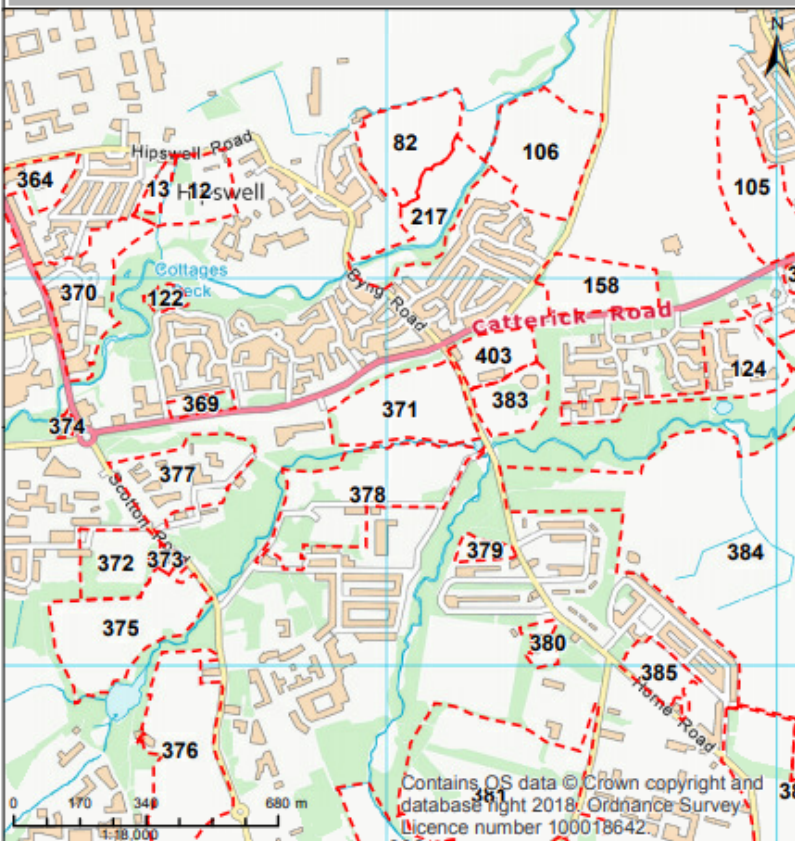
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
- Restricted Byway
- TPOs
- SHLAA 2017
- Development Limit Boundary
- SINCs
- Surface Water 1 in 30yr
- Floodzone2 v201802
- Floodzone3 v201802
- Conservation Areas
- Scheduled Monuments

ArcGIS Web Map

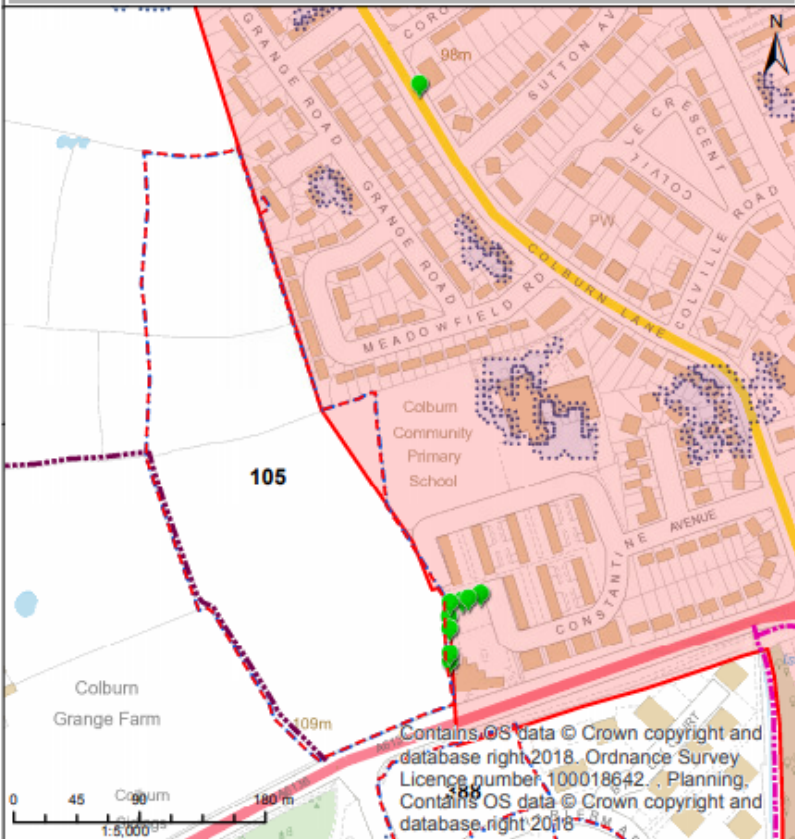


Legend

- Call for sites 2017

Site Reference	105			
Site Name & Location	Land at Colburn Grange Farm, Colburn, Catterick Garrison, North Yorkshire			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Greenfield.</p> <p>No recent relevant planning history.</p> <p>North – open countryside East – housing South – Catterick Road, Business Park beyond West – Grazing land</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Partially within but mostly adjacent to development limits (CP4). Outside of the strategic development growth area. Forms part of the 'Colburn Gap'. TPO trees located along south easterly edge of site.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Public Right of Way runs along south western edge of the site. Access likely to be achievable subject to highway considerations including visibility splays.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Private landowner who is bringing the site forward for development.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Services likely to be available from nearby housing development. Unlikely to be any significant abnormal costs.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input checked="" type="checkbox"/>
	Under current policy this site is not suitable for development as it forms a key part of the agricultural countryside north of Catterick Rd between Colburn Town, Colburn Village and Hipswell. Core Policy CP12 identifies its important contribution to the overall openness of Catterick Garrison and acting as a buffer to the old village of Colburn and therefore seeks to protect it from development. However the extent of the 'Colburn Gap' will be defined in the review of the Local Plan and so therefore this may be a potential area for modest growth in the future.			

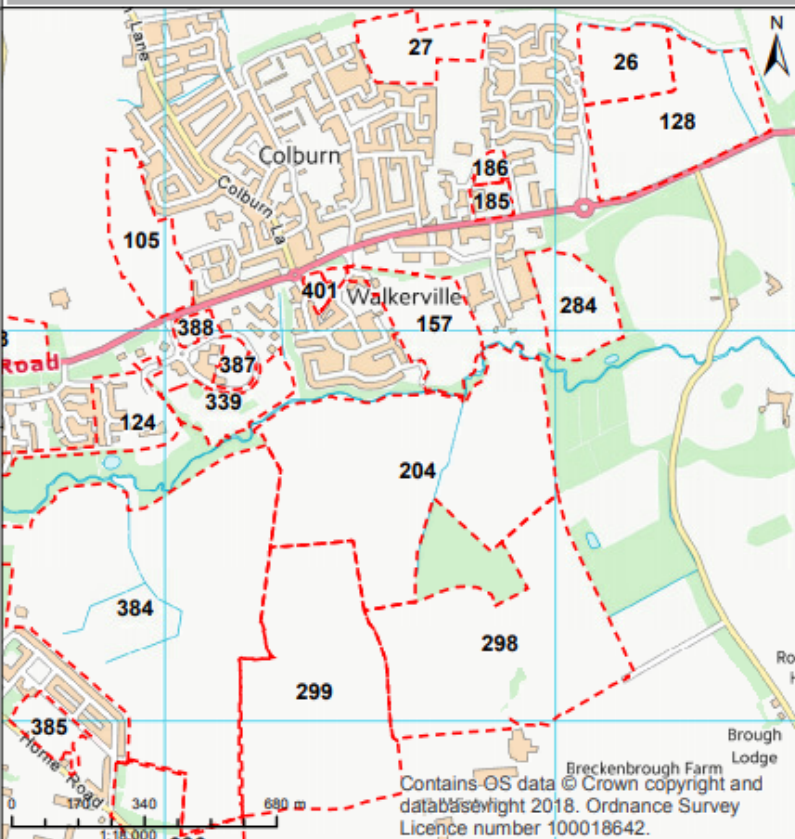
ArcGIS Web Map



Legend

- Call for sites 2017
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ArcGIS Web Map

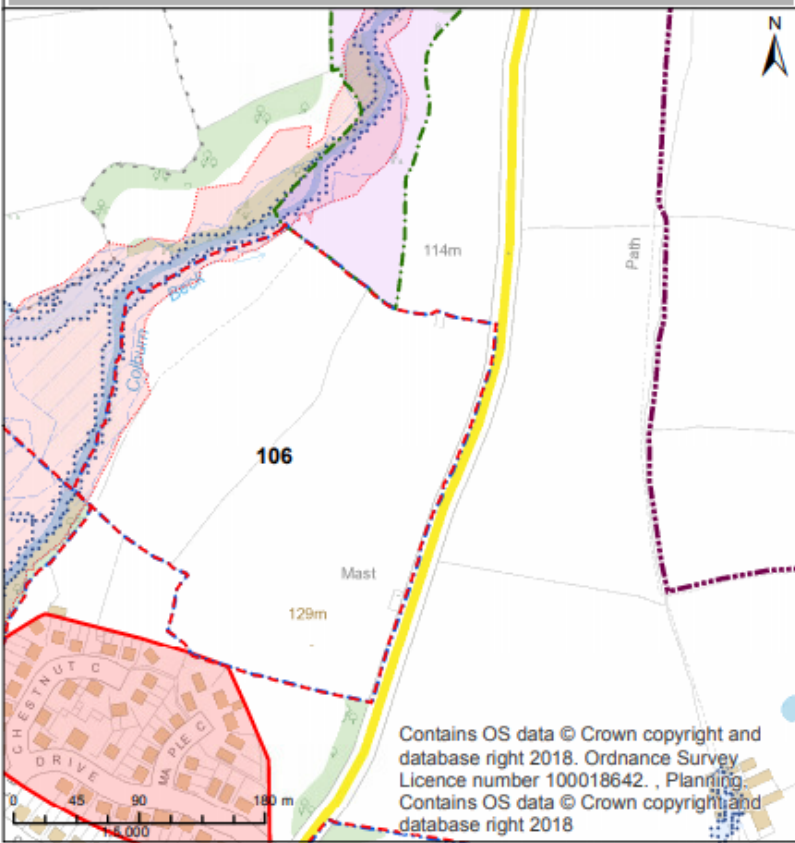


Legend

- Call for sites 2017

Site Reference	106			
Site Name & Location	Land West of Colburn, Colburn, Catterick Garrison, North Yorkshire			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Arable and grass farmland.</p> <p>North – Arable Farmland East – Colburn Lane / Farmland South – Housing / Playing Field West – Farmland</p> <p>No recent relevant planning history.</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	<p>Western part of site is adjacent to development limit. Site is located outside but adjacent to Catterick Garrison Strategic Direction of Growth Area. This area is open countryside between Hipswell, Colburn and Colburn Village which CP12 seeks to protect and enhance and states that development proposals impacting on this area will be considered which are well related to the strategic direction of growth area, designed to remediate areas of former military activity and enhance the surrounding green infrastructure. Southern part of site is sloping south to north and remainder is generally flat, Trees and hedgerows along existing field boundaries, Small western part of site is in close proximity to Colburn Beck and located in floodzone 3.</p>			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	<p>Suitable access may be achievable from Colburn Lane subject to its capacity and enhancement of access on to Catterick Rd. Services will be available nearby from housing. Mast on western boundary of site to be moved / incorporated.</p>			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	<p>Site is in single land ownership who is making available for development.</p>			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	<p>The only significant abnormal cost likely to be associated with development of this site is the achievement of access which may require enhancing Colburn Lane and its junction on to Catterick Rd.</p>			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	<p>Site is located adjacent to existing development limit and Catterick Garrison Strategic Direction of Growth Area and may be developable in the longer term subject to the capacity of Colburn Lane and its junction with Catterick Rd. Any proposal must also take in to account this sites contribution to the overall openness of Catterick Garrison.</p>			

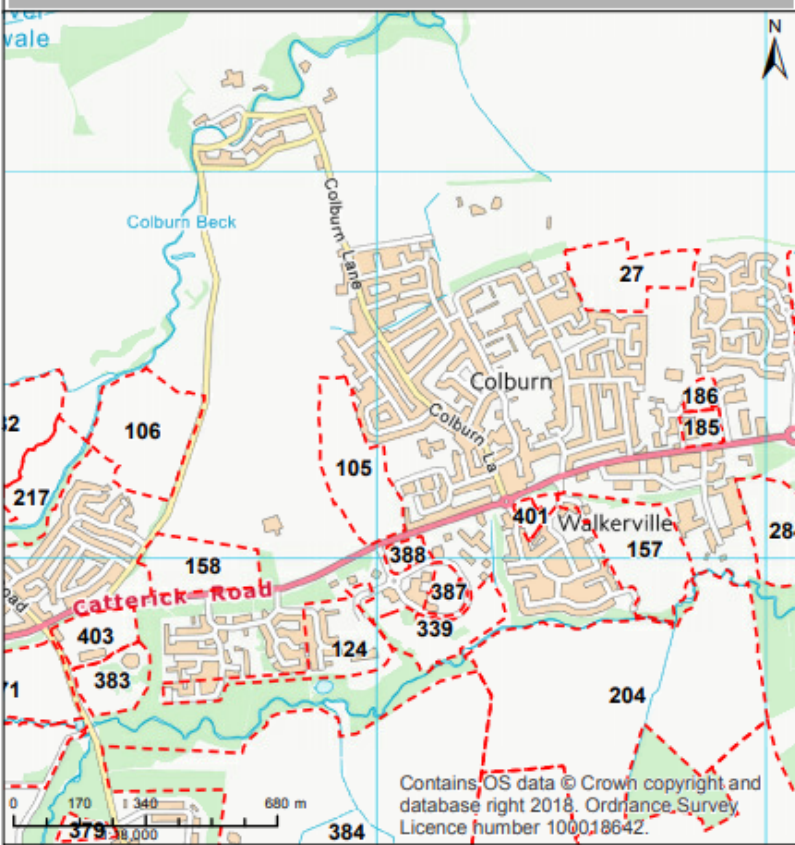
ArcGIS Web Map



Legend

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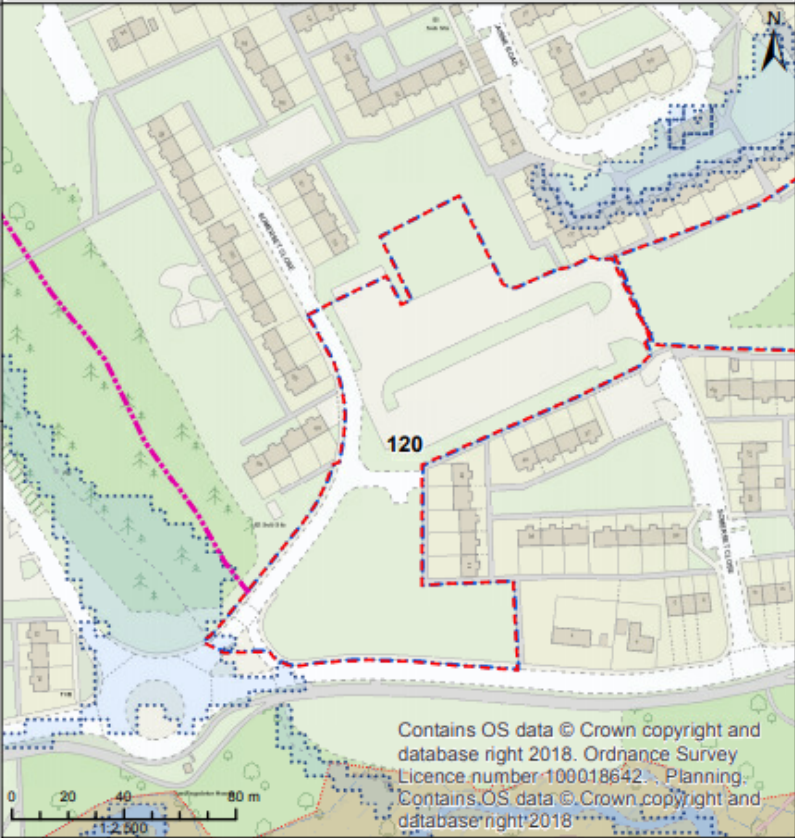


Legend

- Call for sites 2017

Site Reference	120			
Site Name & Location	Land at Somerset Close, Gough Road, Catterick Garrison, DL9 3HE			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Disused former MOD operational site.</p> <p>Full Planning Application (15/00587/FULL) refused for 40 dwellings following outline permission (14/00109/OUT) granted 03/09/14.</p> <p>18/00827/FULL - Full Planning Permission for 40 No 2, 3 and 4 Bedroom Two Storey Residential Dwellings and Associated Works – Awaiting decision</p> <p>North – Open Space & Housing South – Gough Road, Housing & Woodland East – Housing & Open Space West – Housing and Woodland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Outline planning application was submitted through public land auction pilot and granting of permission has demonstrated that it is suitable for development. Full planning permission under consideration.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Outline planning permission has demonstrated subject to following planning conditions which ensure an appropriate access can be achieved.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is available and is in ownership of developer Gleeson Homes who have submitted full planning application which is currently under consideration.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Site is achievable as viability negotiations have taken place to ensure a viable development can be brought forward. Application currently under consideration.			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
The site is deliverable and developable with an outline planning permission and is in ownership of a developer who has now submitted a full planning application and subject to receipt of this will proceed with development. Application currently under consideration.				

ArcGIS Web Map



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Legend

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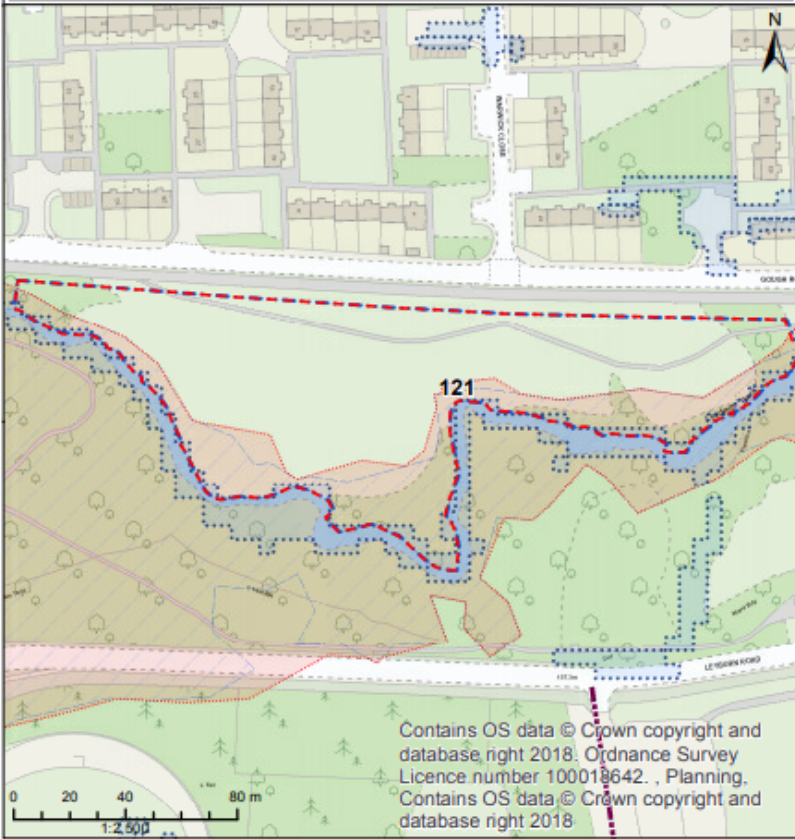
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Legend

- Call for sites 2017

Site Reference	121			
Site Name & Location	Land at Gough Road, Catterick Garrison, DL9 3HE			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Disused former MOD operational site.</p> <p>Full Planning Application (15/00603/FULL) refused for 29 dwellings following outline permission (14/00133/OUT) granted.</p> <p>18/00826/FULL - Full Planning Permission for 29 No 2, 3 and 4 Bedroom Two Storey Residential Dwellings and Associated Works – Awaiting decision</p> <p>North – Gough Road & Housing South – Beck & Woodland East – Woodland & Open Space West – Open Space and Woodland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Outline planning application was submitted through public land auction pilot and granting of permission has demonstrated that it is suitable for development. Full planning permission has been submitted and is currently under consideration.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Outline planning permission has demonstrated subject to following planning conditions an appropriate access can be achieved.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is available and is in ownership of developer Gleeson Homes who have submitted full planning application which is currently under consideration.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Site is achievable as viability negotiations have taken place to ensure a viable development can be brought forward. Application currently under consideration.			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
The site is deliverable and developable with an outline planning permission and is in ownership of a developer who has now submitted a full planning application and subject to receipt of this will proceed with development. Application currently under consideration.				

ArcGIS Web Map



Legend

- - - Call for sites 2017
- - - Footpath
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- - - Byway Open to All Traffic
- - - Restricted Byway
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ArcGIS Web Map

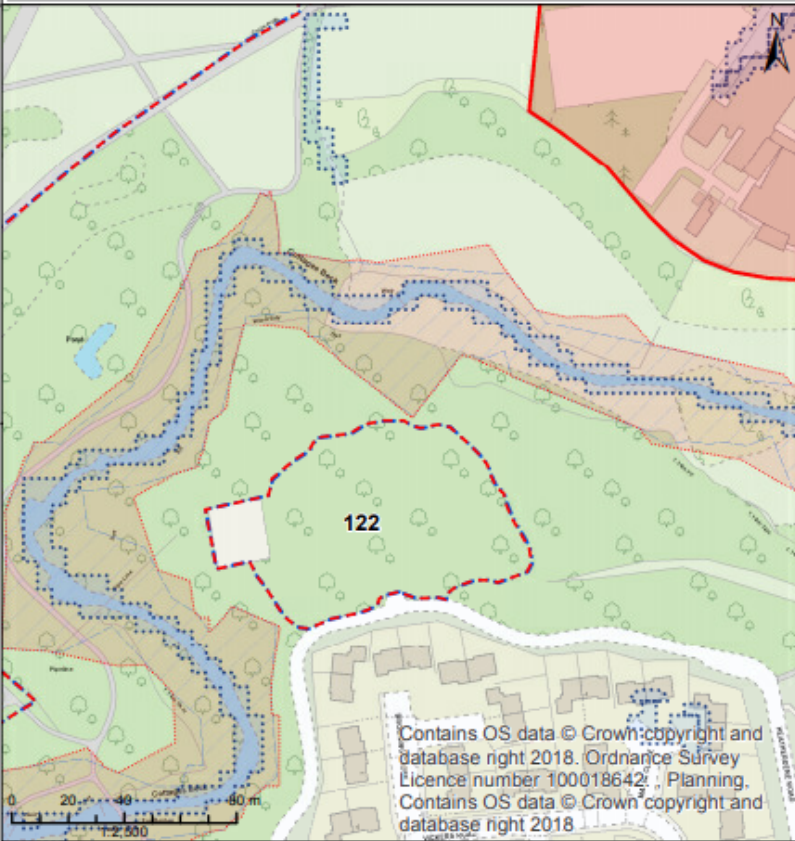


Legend

- - - Call for sites 2017

Site Reference	122			
Site Name & Location	Land East of Coronation Park, Catterick Rd, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Former MOD site now overgrown scrubland.</p> <p>18/00433/OUT - Outline Application for Residential Use of Brownfield Site (64 Residential Units) – Awaiting Decision</p> <p>North – Woodland South – Heatherdene Rd & Housing East – Woodland & Grassland West – Woodland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is located with Catterick Garrison Strategic Direction of growth area is previously used and adjacent to existing MOD housing. Site is surrounded by trees which form part of the important green corridors in Catterick Garrison which Core Policy CP12 seeks to protect and enhance.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Services likely to be available from neighbouring housing. Enhancement and widening of Heatherdene Rd is likely to be required to ensure an appropriate access.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is in now in private ownership.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Abnormal cost likely to be associated with development of this site are likely to include identification and any required remediation of past uses along with provision of an appropriate access. No developer interest known.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input checked="" type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is located in Catterick Garrison strategic direction of growth area and is adjacent to military housing. Site may be developable subject to its availability, appropriate consideration and remediation of past uses, achievement of a suitable access and protection and/or enhancement of surrounding woodland.			

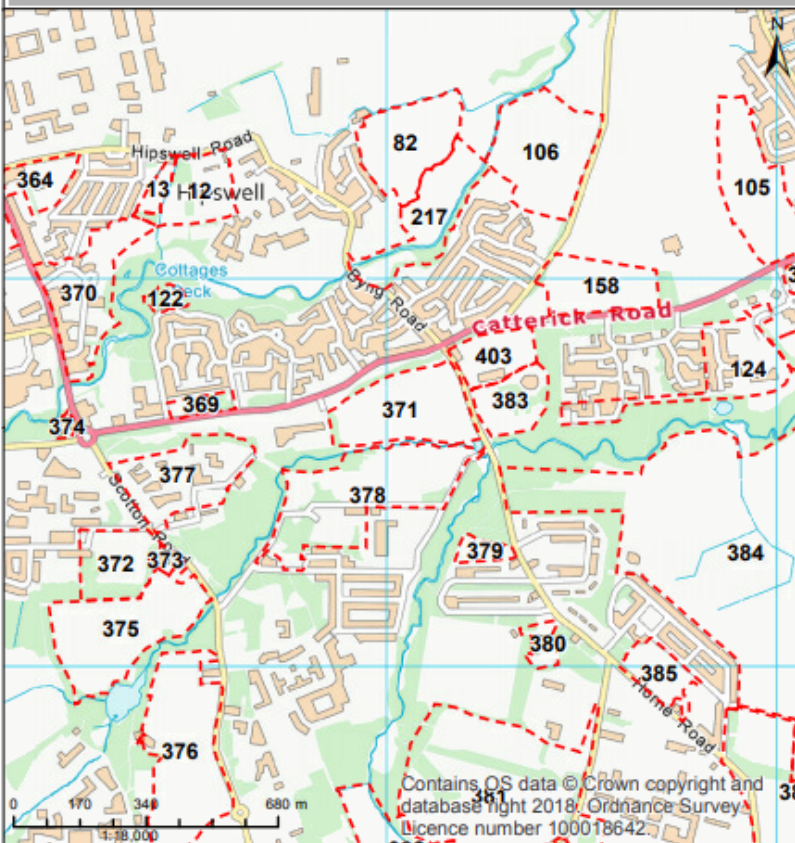
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
- Restricted Byway
- TPOs
- SHLAA 2017
- Development Limit Boundary
- SINCs
- Surface Water 1 in 30yr
- Floodzone2 v201802
- Floodzone3 v201802
- Conservation Areas
- Scheduled Monuments

ArcGIS Web Map

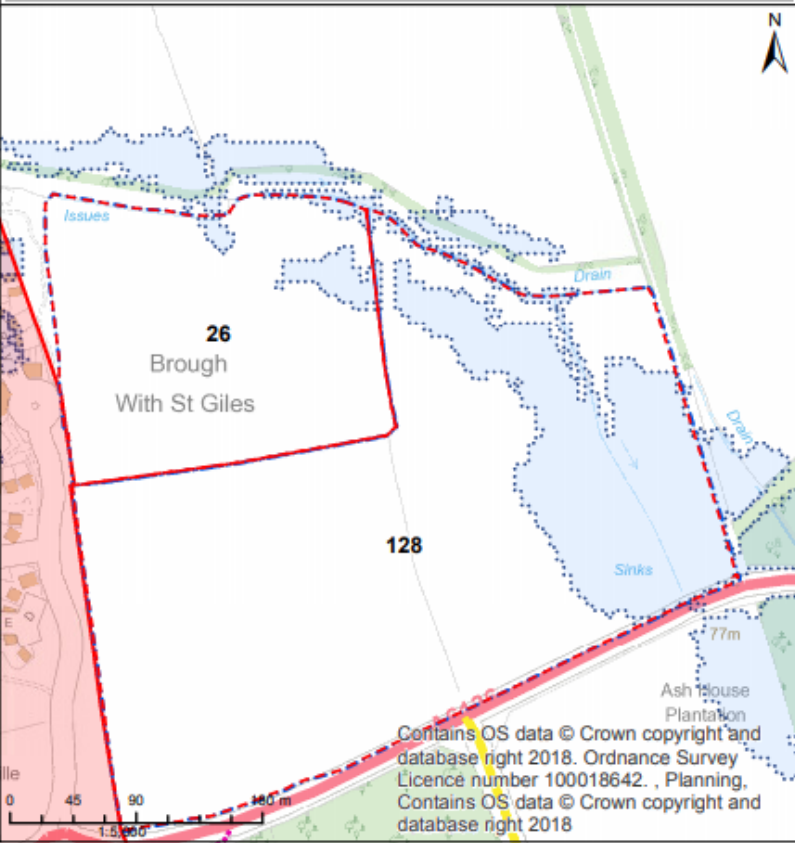


Legend

- Call for sites 2017

Site Reference	128			
Site Name & Location	Land to the East of Walkerville, Catterick Rd, Brough with St Giles			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Arable agricultural land</p> <p>No recent relevant planning history.</p> <p>North – Agricultural Land, (Site 26) East – Agricultural Land South – Catterick Rd and Agricultural Land West – Housing and Agricultural Land</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	<p>Western Part of site is adjacent to development limits. Site is located outside of Catterick Garrison Strategic Direction of Growth Area and eastern part of site is distant from settlement. Site is gently sloping to south. Eastern Part of site is within 1 in 30 year surface water flood risk. Perimeter hedgerows and trees.</p>			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	<p>Western part of site is accessible from Cookson Way off roundabout. Services will be available from adjacent housing.</p>			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	<p>Willing landowner making available for development.</p>			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	<p>Developer Interest. Site is likely to be achievable and unlikely to present any significant abnormal costs associated with development.</p>			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input checked="" type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>
	<p>Whilst this site is located outside of the Catterick Garrison strategic direction of growth area the south western part of site is adjacent to the existing development limit, is available and is likely to be suitable for development of a modest scale. May be possible to develop along with Site 26 to North. Eastern Part of site is distant from settlement and is unlikely to be suitable for development at this time.</p>			

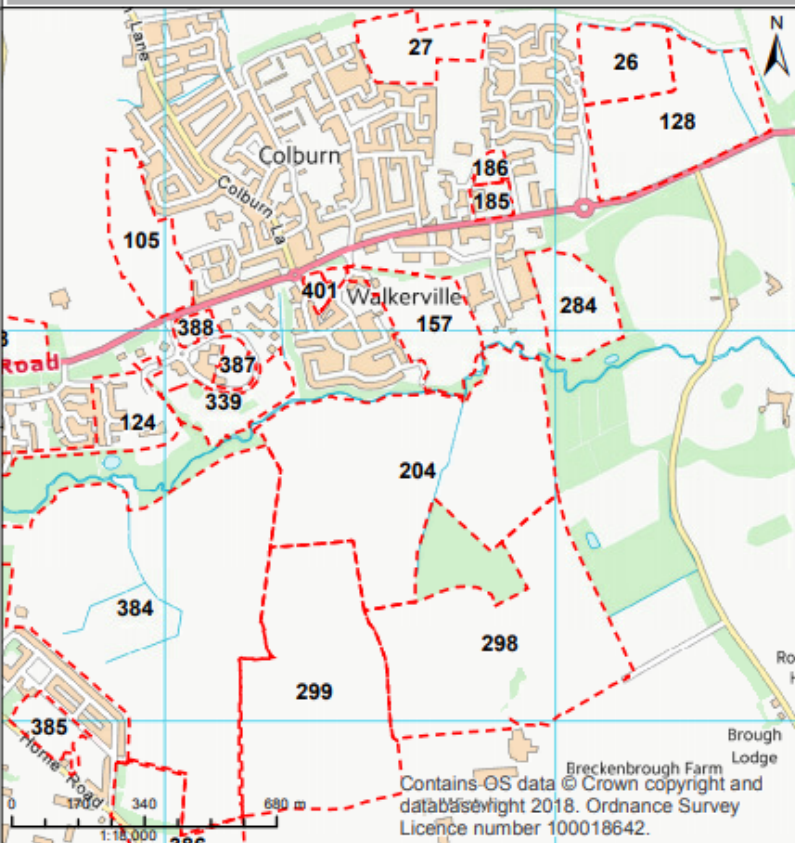
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Legend

- Call for sites 2017
- Footpath
- Bridleway
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- ♥ TPOs
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ArcGIS Web Map

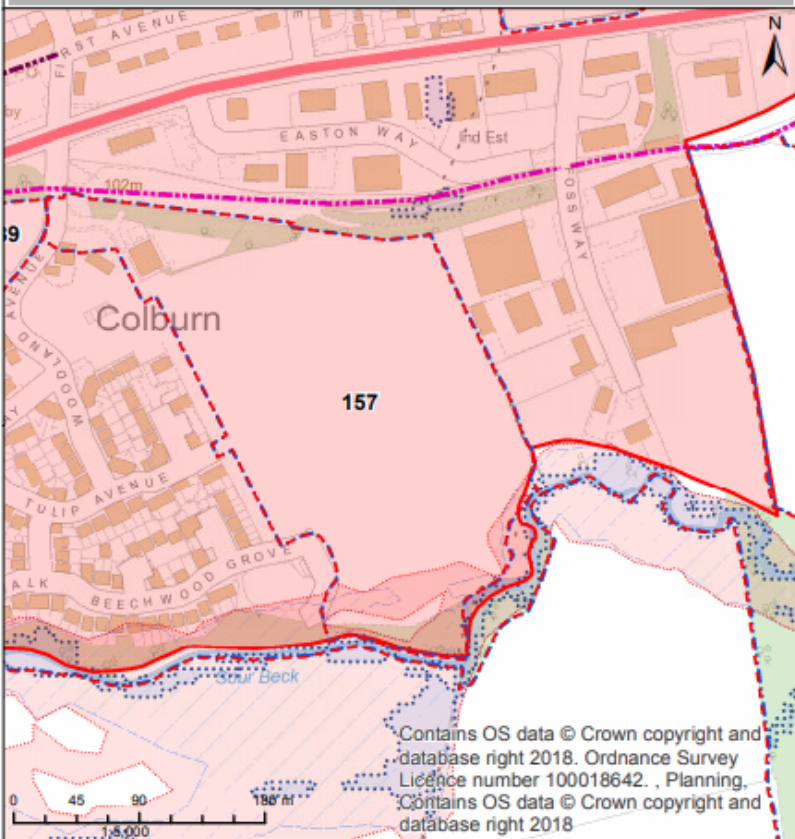


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- Call for sites 2017

Site Reference	157			
Site Name & Location	Colburndale Phase II, Catterick Road, Colburn, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Former pipeworks site.</p> <p>12/00669/OUT granted for mixed use development including 250 houses.</p> <p>18/00202/AORM - Approval of Reserved Matters Application Following Outline Approval of Planning Permission 12/00669/OUT (As Amended) – Approved November 2018</p> <p>North – Lorry Park, Industrial Estate, Catterick Road East – Industrial Estate South – Woodland and Farmland West – Colburndale Phase I (Site 156)</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is located within existing development limits and the Catterick Garrison Strategic Direction of Growth Area and both outline and reserved matters permission demonstrate that the site is suitable for development.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Outline and Reserved Matters permission demonstrates that suitable infrastructure and accessibility can be achieved. Developer on site.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site has reserved matters permission and is therefore available for development. Developer on site.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Site has reserved matters permission and is therefore available for development. Developer on site.			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Site is deliverable and developable with outline and reserved matters permission. Developer on site.				

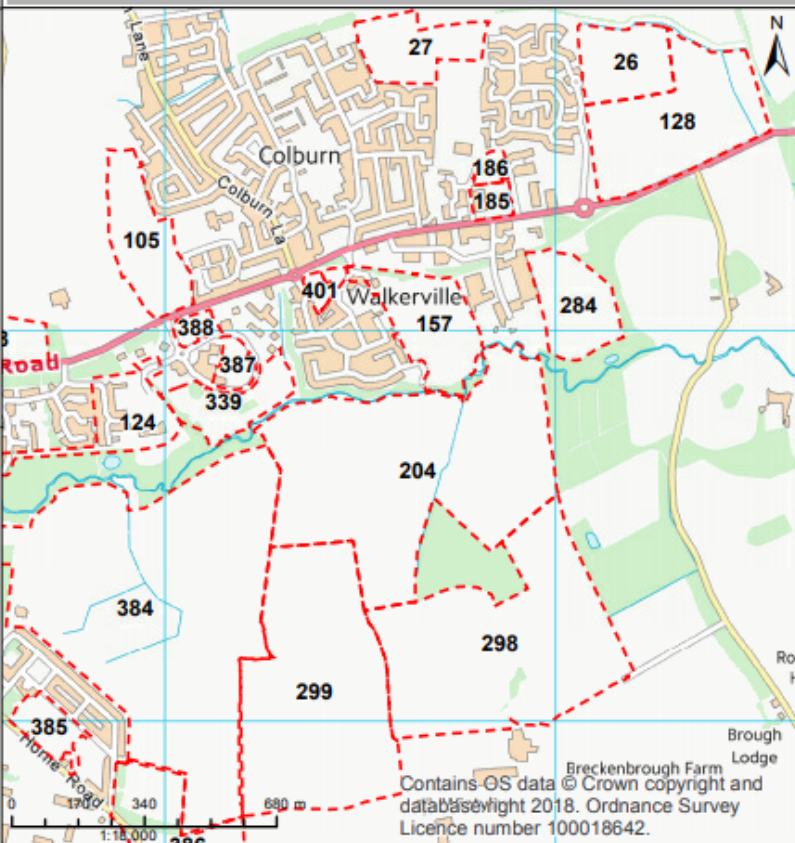
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ArcGIS Web Map



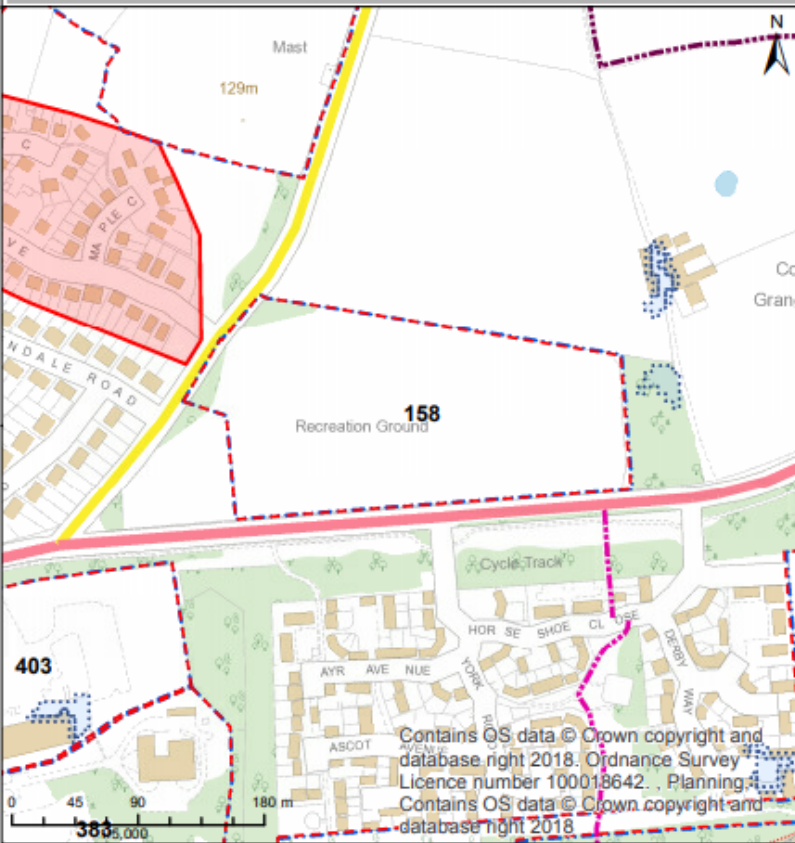
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- Call for sites 2017

Site Reference	158			
Site Name & Location	Former MOD Recreation Ground, Colburn			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Agricultural grazing restored from former MOD Sports ground and facilities.</p> <p>North – Agricultural Land East – Wood and Agricultural Land South – Catterick Rd and Housing beyond West – Housing</p> <p>No recent relevant planning history.</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	<p>Western part of site adjacent to development limit. Site is located in Catterick Garrison Strategic Direction of Growth Area. This area is located in the open countryside between Hipswell, Colburn and Colburn Village which CP12 seeks to protect and enhance and states that development proposals impacting on this area will be considered which are well related to the strategic direction of growth area, designed to remediate areas of former military activity and enhance the surrounding green infrastructure. Flat Site, Below neighbouring land due to former use as sports field. Soil removed when sports ground and very poor for agriculture. Clinker and foundations of facilities remain on site. Perimeter hedgerows and trees enclosing site.</p>			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Site will require access upgrade on to Colburn Lane or may be accessed following enlargement of existing roundabout on Catterick Rd. Services likely to be available from neighbouring housing. Adjacent to footpath.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is available with single landowner making available for development.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Developer interest with very preliminary negotiations. Development of this site is achievable subject to creating an appropriate access, appropriate remediation of clinker and enhancement of surrounding green infrastructure.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>

	<p>The site is located within the Catterick Garrison strategic direction of growth area and may be developable subject to appropriate consideration of its location in the open countryside between Hipswell, Colburn and Colburn Village. An achievement of an appropriate access will also be necessary along with remediation of clinker on site and enhancement of surrounding green infrastructure.</p>
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ArcGIS Web Map

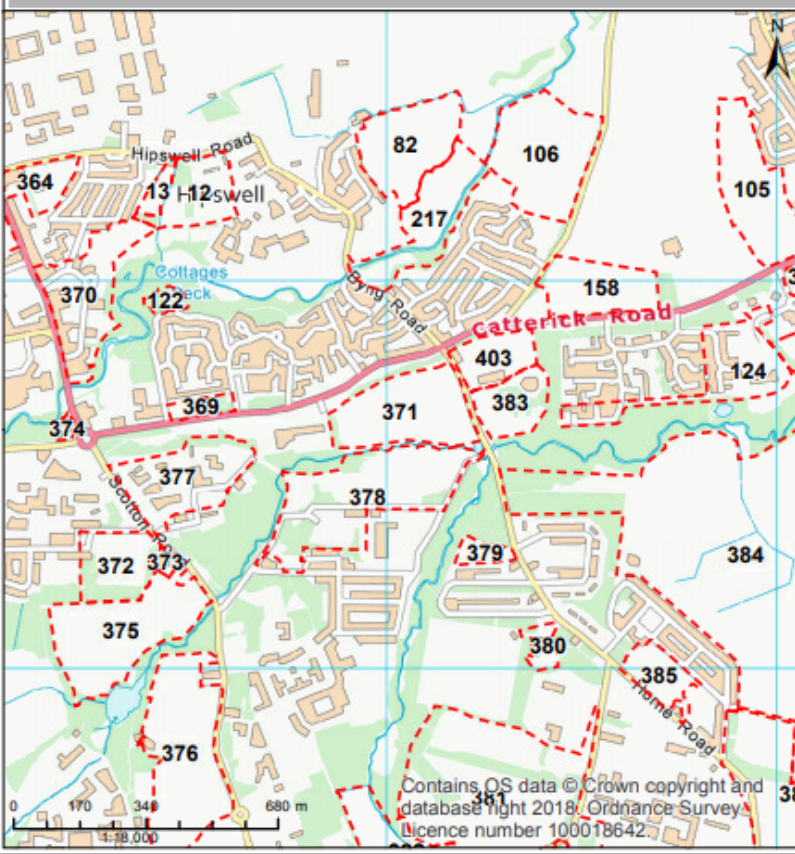


Legend

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ArcGIS Web Map



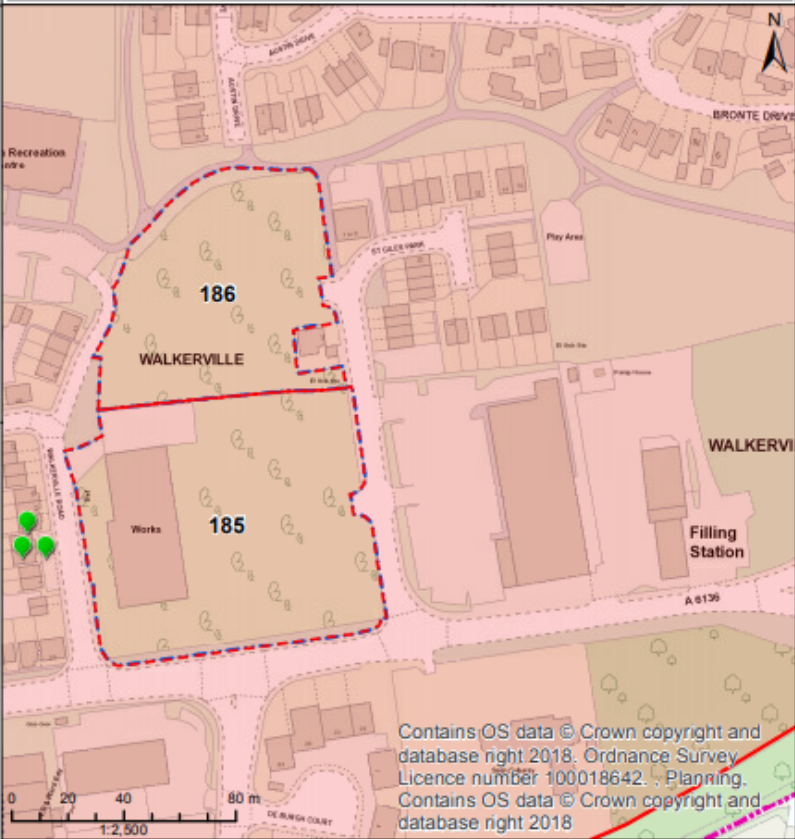
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Site Reference	185			
Site Name & Location	Richmond Park, Catterick Road, Colburn, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Site is currently derelict land including building no longer used.</p> <p>No extant planning permissions however long planning history including for a mixed use development including housing, retail and employment.</p> <p>North – Derelict Land with permission for autism centre(Site 186) South – Catterick Rd and Ind Estate East – Lidl West – Housing</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is previously developed, within existing development limits and Catterick Garrison Strategic Direction of Growth Area and suitable for redevelopment demonstrated by past and surrounding permissions.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Services likely to be available on site. Suitable access will be achievable.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is in ownership of landowner who is making available for development.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Only abnormal costs are likely to be associated with clearance and any remediation of site required. Significant developer interest in site.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input checked="" type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>
	The site is located within existing development limits and the Catterick Garrison strategic direction of growth area and is developable for an appropriate scale of development.			

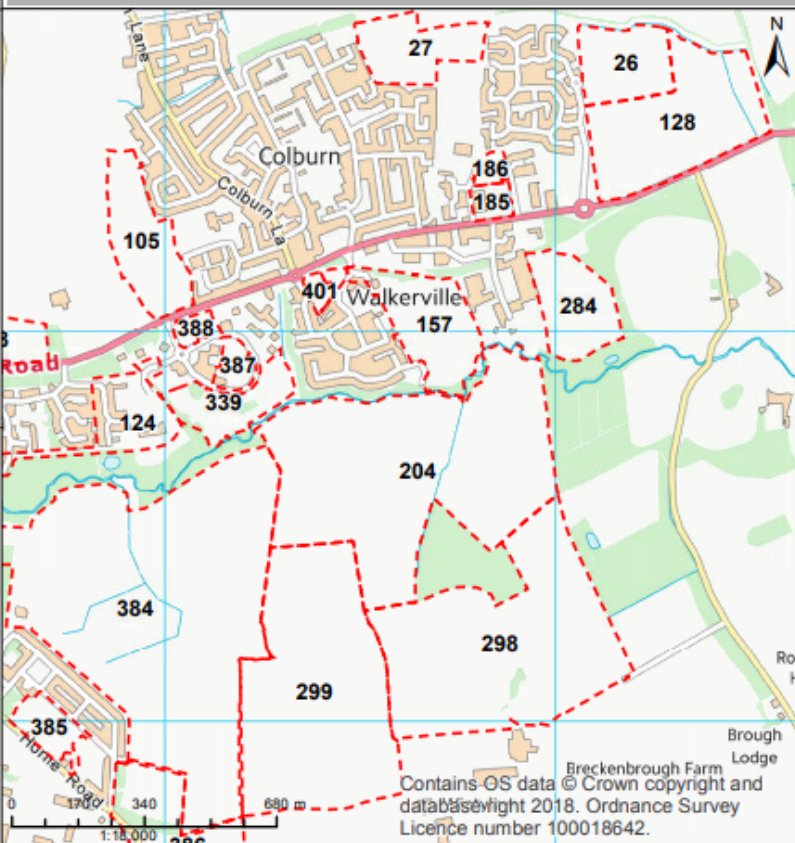
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- Call for sites 2017
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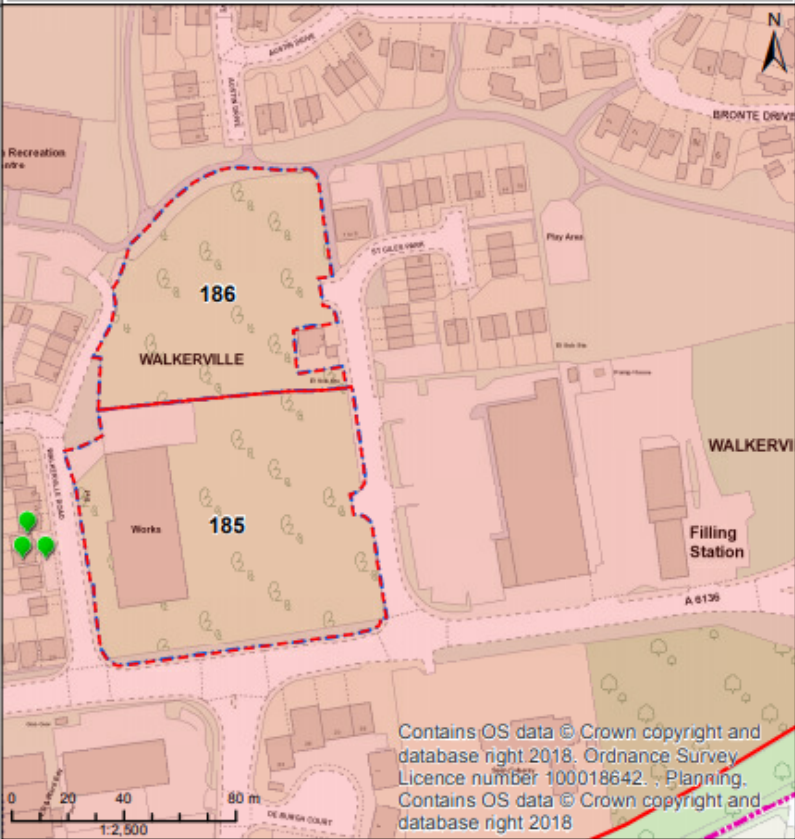


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- Call for sites 2017

Site Reference	186			
Site Name & Location	Land adjacent Lidl, Catterick Road, Colburn, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Site is currently derelict land.</p> <p>Long planning history with most recent consent being 12/00515/FULL for specialist autism centre with 24 bedrooms which has now expired.</p> <p>North – Housing South – Vacant Building and derelict land (Site 185) East – Housing West – Leisure Centre & Former Inpipes (Site 29)</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is previously developed, within existing development limits and Catterick Garrison Strategic Direction of Growth Area and suitable for redevelopment demonstrated by current and past permissions.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Previous permission has demonstrated suitable provision of infrastructure and access.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Site is now being marketed for sale.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Site is likely to be achievable and viable for development. Site would be suitable to be developed in combination with site 185 to the south.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input checked="" type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is no longer being pursued for the development of C2 autism centre which permission for has now expired. The site is currently on the market and would be suitable for development in combination with site 185 to the south. The site is located within existing development limits and the Catterick Garrison strategic direction of growth area and is developable for an appropriate scale of development.			

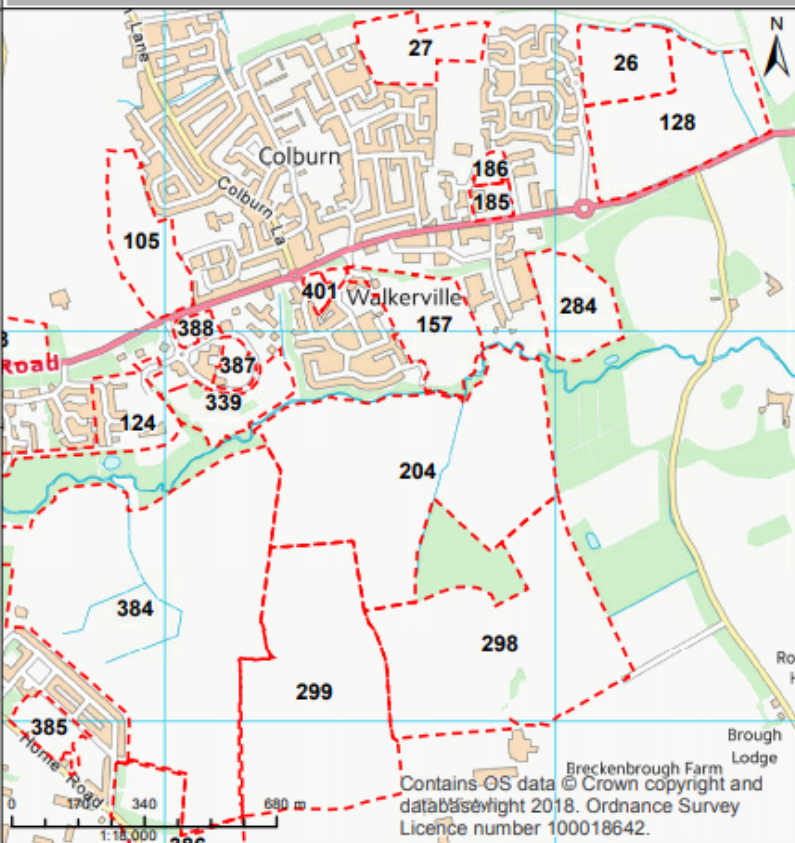
ArcGIS Web Map



Legend

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ArcGIS Web Map

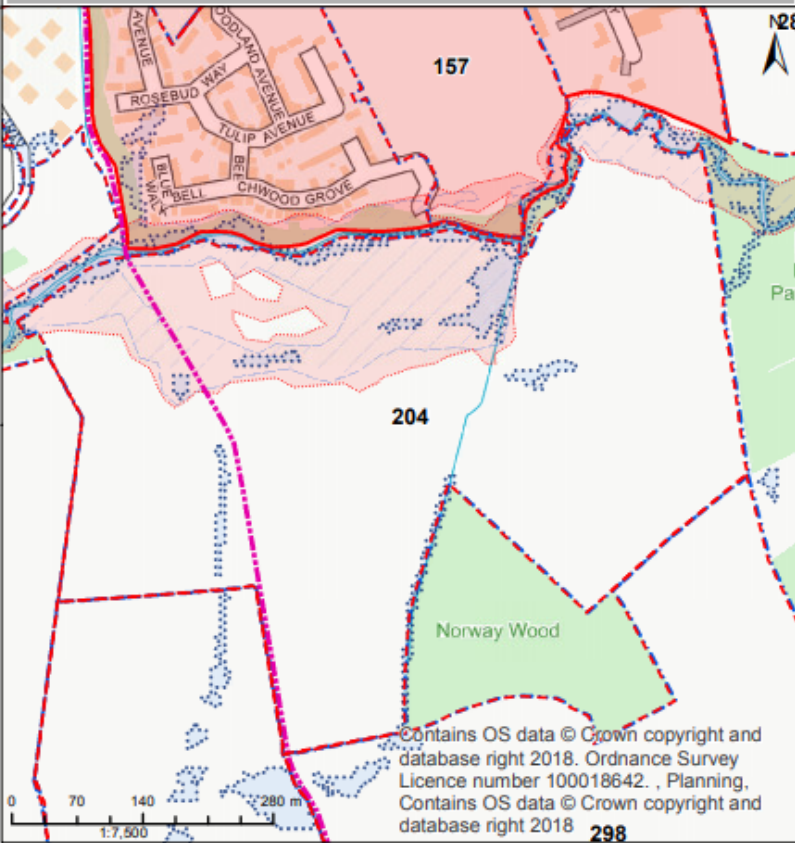


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- Call for sites 2017

Site Reference	204			
Site Name & Location	Land to South of Sour Beck (Site 1), Brough Park			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Arable and grazing farmland.</p> <p>No planning history</p> <p>North – Sour Beck, Tree Belt, Business Park & Colburndale Housing Sites South – Farmland & Woodland East – Woodland & Farmland West – Arable Farmland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Northern part of site is located adjacent to existing development limits. Site is adjacent to the identified strategic land release area within Catterick Garrison Strategic Direction of Growth Area. Trees and hedgerows along existing boundaries. Site is undulating. Small area along northern boundary where beck flows along is in floodzone 3. Small areas at risk of surface water flooding (1 in 30yrs).			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Services likely to be available from neighbouring housing/business sites. Suitable access will need to be determined and likely to be dependant upon phasing of development or may require access through adjoining land. Bridleways passes north to south through western part of site.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Land is not being made available for development at this time. Suitable access over adjoining land will be required.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Sites lies outside of but adjacent to an identified strategic land release within growth area where suitable access will need to be achieved. No known developer interest at this stage.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is located adjacent to existing development limits (CP4) and is adjacent to the identified strategic land release area within Catterick Garrison Strategic Direction of Growth Area. Parts of site outside of floodzone 3 are suitable for an appropriate scale of development subject to mitigation of surface water flooding and achievement of access. Given likely achievable accesses in to this area this site is likely to form part of later phase of development of this area. However the land is currently not available for development at this time.			

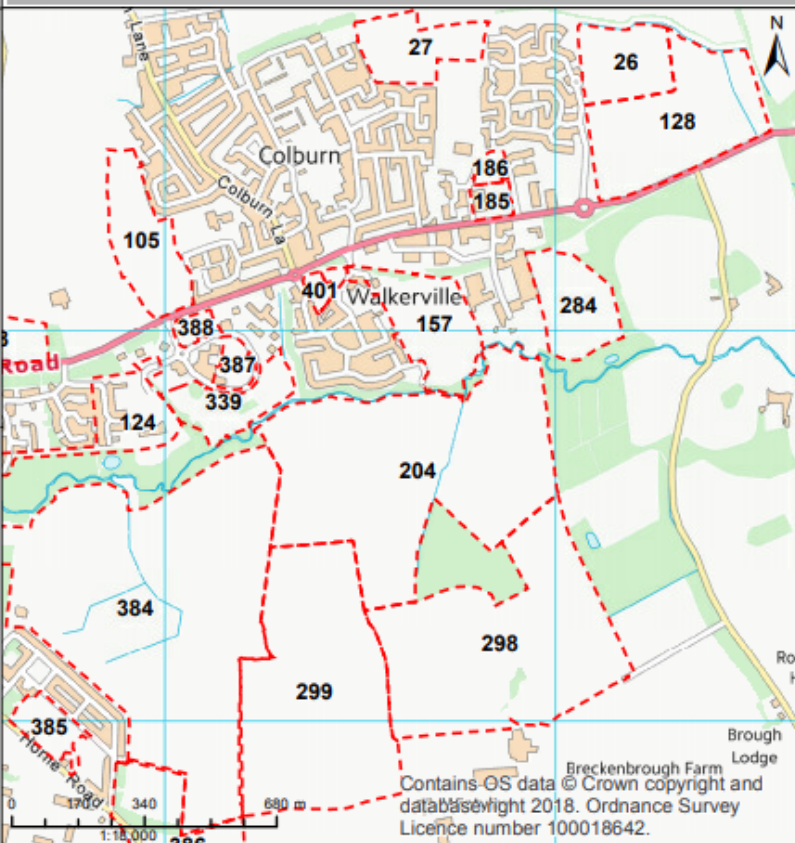
ArcGIS Web Map



Legend

- Call for sites 2017
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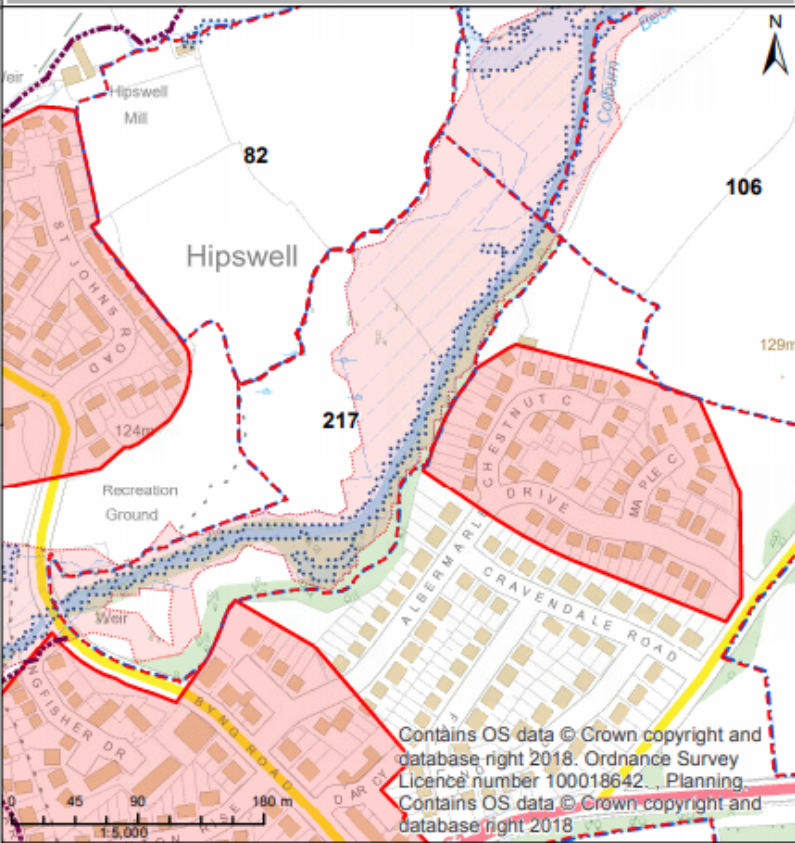
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- Call for sites 2017

Site Reference	217
Site Name & Location	Land East of Byng Rd, Hipswell, Catterick Garrison
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Site is currently grassland and woodland.</p> <p>15/00935/OUT - Outline Application for Residential Development and Associated Landscaping – Awaiting Decision (relating to the part of the site to the west)</p> <p>North – Agricultural Grazing & Recreation Ground South – Housing & Playground East – Housing & Agricultural Grazing West – Byng Road, Housing and Grassland</p>
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	<p>Site is located partly adjacent to existing development limits and the western part of the site is within the Catterick Garrison Strategic Direction of Growth Area. Colburn beck flows through site meaning most of site, particularly northern and eastern parts are located in floodzone 3. Woodland on site and deep along boundaries which contributes to the green corridors in Catterick Garrison (identified in CP12). Site is generally flat with some undulations although land beyond southern boundary which is woodland is steeply sloping upwards and raised above site.</p>
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	<p>Services likely to be available at nearby housing. Suitable access with appropriate visual splays on to Byng Road may be problematic as the road sweeps steeply to west and bends sharply to east. Access subject to meeting the requirements of the highway authority.</p>
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	<p>Site in multiple family ownership who are making available for development and initial pre-application discussions and a public consultation have taken place regarding potential development of small western part of site.</p>
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	<p>Abnormal costs are likely to be associated with appropriate mitigation of flood risk and achievement of a suitable access. Developer interest.</p>

Overall Deliverability and Developability	0-5 Years <input checked="" type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input type="checkbox"/>
<p>Whilst the site is located partly adjacent to existing development limits and the western part of the site located within the Catterick Garrison Strategic Direction of Growth much of this site is not suitable for development as it forms part of the corridors of green space and trees between Colburn and Hipswell which Core Policy CP12 seeks to protect and is located in floodzone 3.</p> <p>The site outlined in planning application 15/00935/OUT which is a smaller site to the west adjacent to Byng Road is considered to be developable for an appropriate scale of development subject to full planning permission being granted, mitigation of small areas within floodzone 2, appropriate retention of existing tree cover and achievement of an appropriate access which meets the requirements of the local highways authority. (Please note therefore that the assessment of the site relates specifically to the site which is outlined within planning application 15/00935/OUT). This site is being marketed for sale and there is developer interest.</p>				

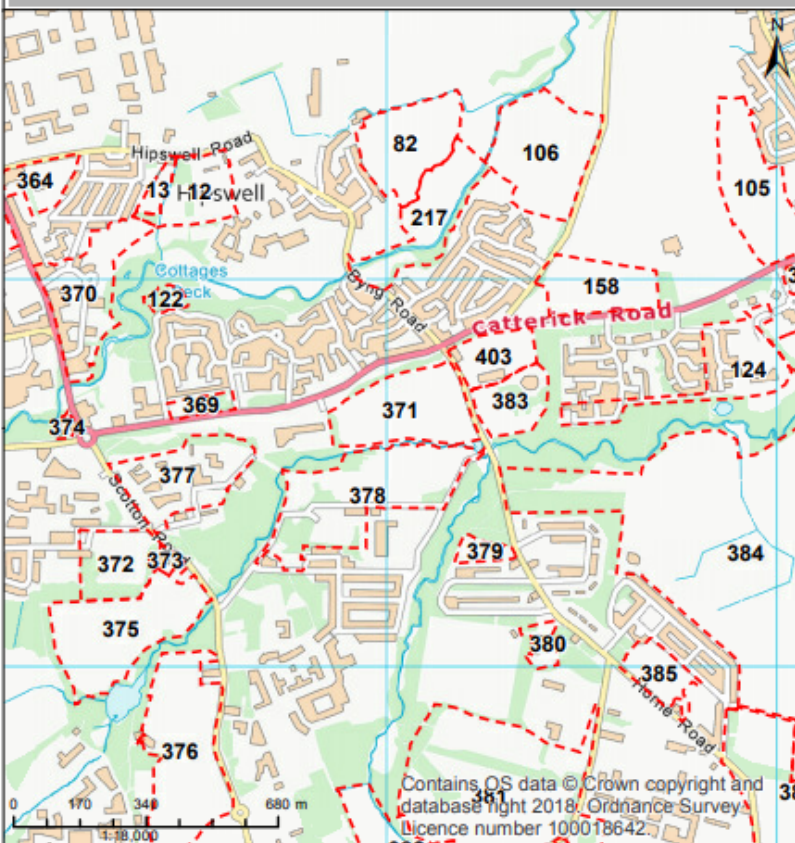
ArcGIS Web Map



Legend

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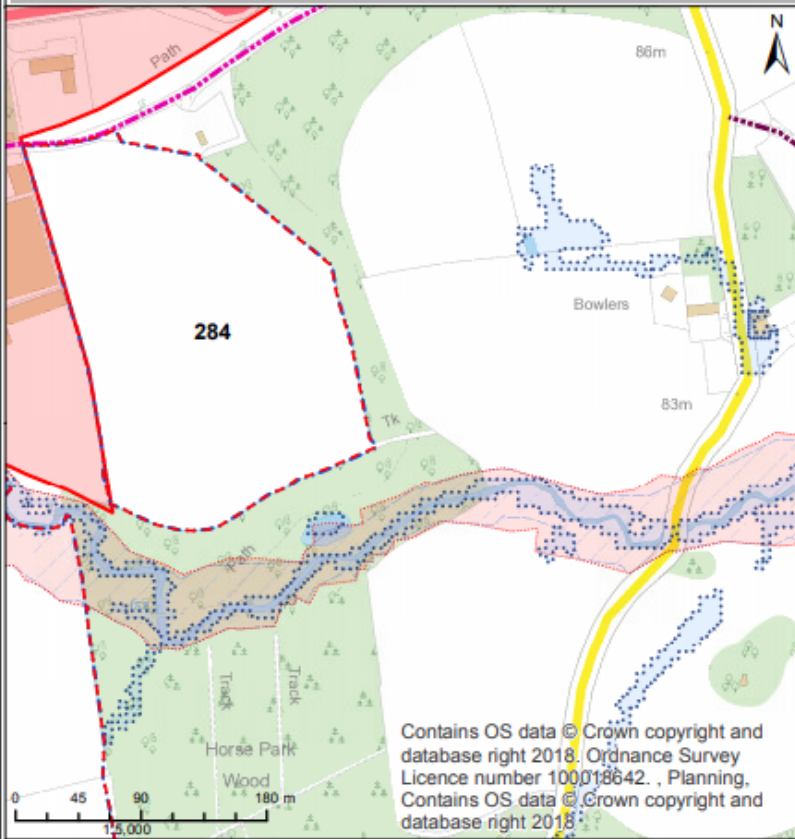


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- Call for sites 2017

Site Reference	284			
Site Name & Location	Land adjacent Walkerville Ind Est, Catterick Rd, Colburn			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Agricultural Grassland.</p> <p>No recent planning history</p> <p>North – Field Access, Property and Overgrown Land East – Woodland South – Woodland West – Industrial Estate</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Adjacent to existing development limit (CP4) and in close proximity to Catterick Garrison Strategic Direction of Growth Area (CRSS). Proximity to Walkerville Ind Est may make this area suitable for future employment development. Flat site with perimeter hedgerows and woodland.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Limited direct access in to site which is currently only via track from Ind Est which is old road and railway line and is also not in landowners possession. Two electricity pylons on site.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Single land owner who has made available for development however only current access is not in their possession.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	No known developer interest. Site may be achievable and viable subject to identifying an appropriate access. May be potential to be combined with neighbouring sites to achieve an appropriate access from Catterick Rd r/bout to North.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	This site may be suitable for development subject to achievement of an appropriate access and consideration and mitigation of the pylons on site and the gas holder on the northern boundary. It may be suitable for development in connection with the wider development of this area (including future employment development) within the Catterick Garrison Strategic Direction of Growth Area which will enable the creation of an appropriate access.			

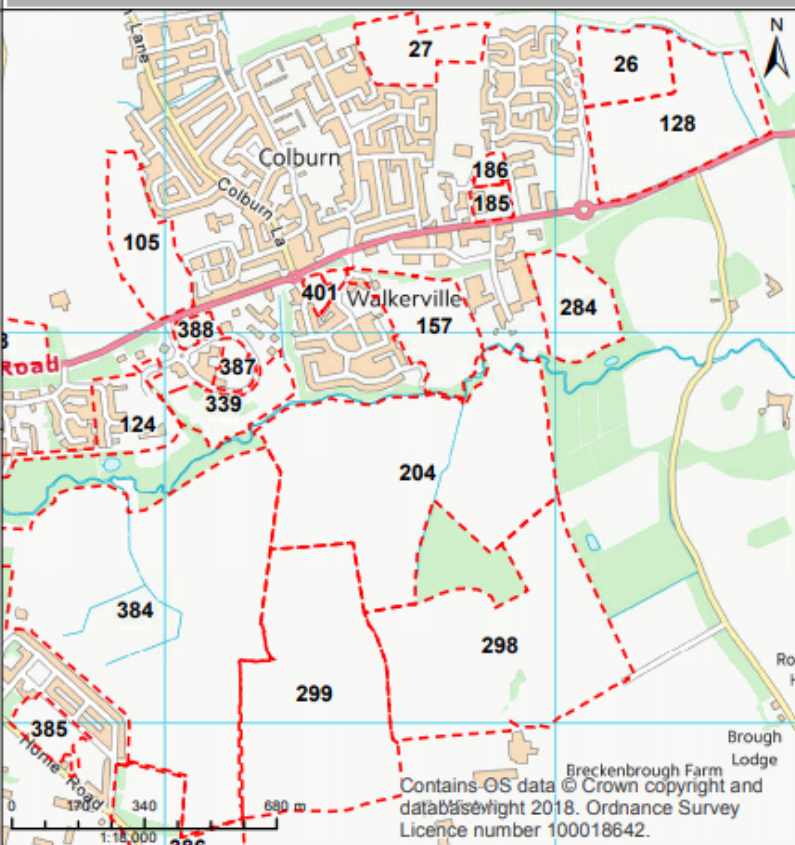
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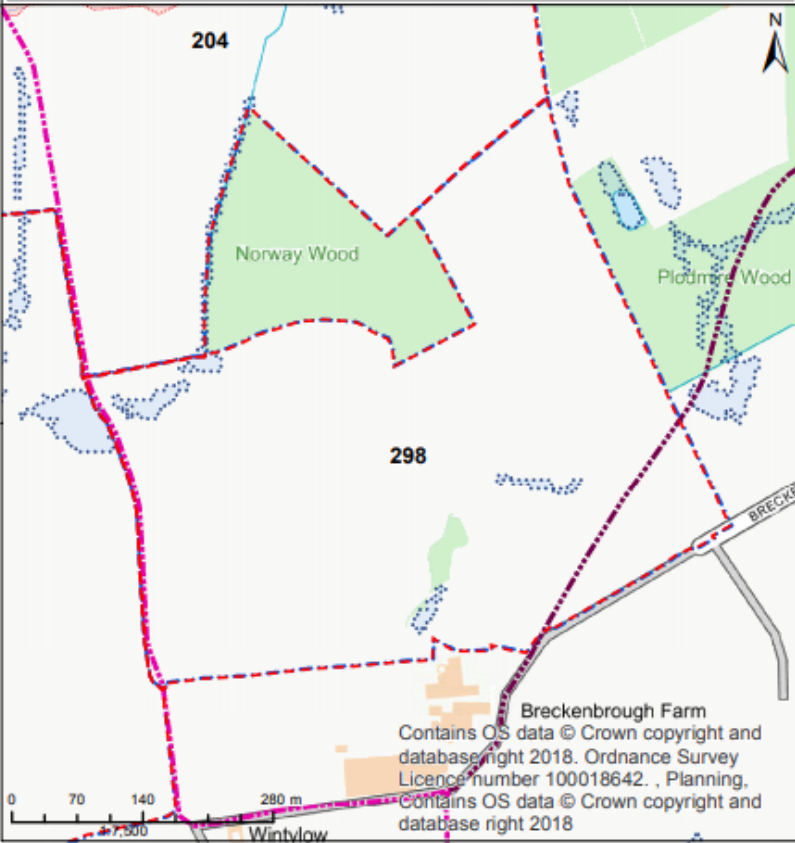


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- Call for sites 2017

Site Reference	298			
Site Name & Location	Land to South of Sour Beck (Site 2), Brough Park			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Arable and grazing farmland.</p> <p>No recent relevant planning history</p> <p>North – Arable farmland and Norway Wood South – Arable Farmland & Breckenbrough Farm & Equestrian Centre East – Agricultural grazing & Plodmire Wood West – Arable farmland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	<p>Site is located outside of existing development limits and outside of an identified strategic land release area within Catterick Garrison Strategic Direction of Growth Area. Trees and hedgerows along existing boundaries. Site is sloping southwards. Small areas in northern parts of site at risk of surface water flooding (1 in 30yrs).</p>			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	<p>Services likely to be available from neighbouring farm. Suitable access will need to be determined and likely to be dependant upon development of neighbouring sites. Public footpath runs through south eastern corner of site.</p>			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	<p>Suitable access is likely to be dependent upon development of neighbouring sites. Land is not being made available for development at this time.</p>			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	<p>Sites lies outside of an identified strategic land release area within Catterick Garrison Strategic Direction of Growth Area and so a suitable access will need to be achieved. No known developer interest at this stage.</p>			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<p>Site is located outside of the area which forms part of the identified strategic land release area within Catterick Garrison Strategic Direction of Growth Area. This site may form part of the later phase of development in this area. However the land is currently not available for development at this time.</p>				

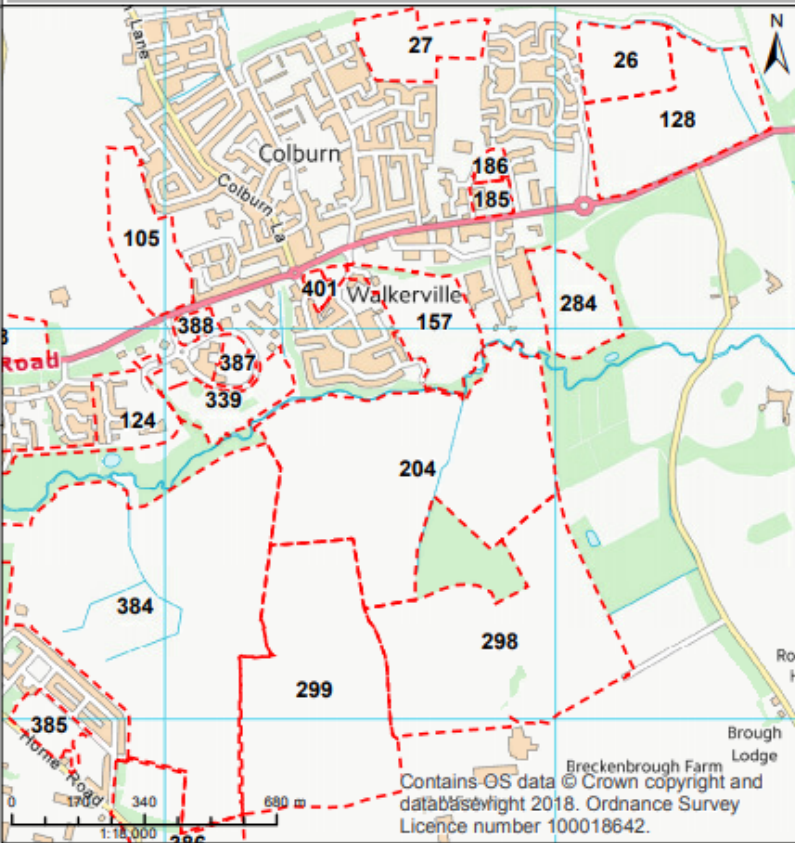
ArcGIS Web Map



Legend

- Call for sites 2017
- Footpath
- Bridleway
- Byway Open to All Traffic
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ArcGIS Web Map

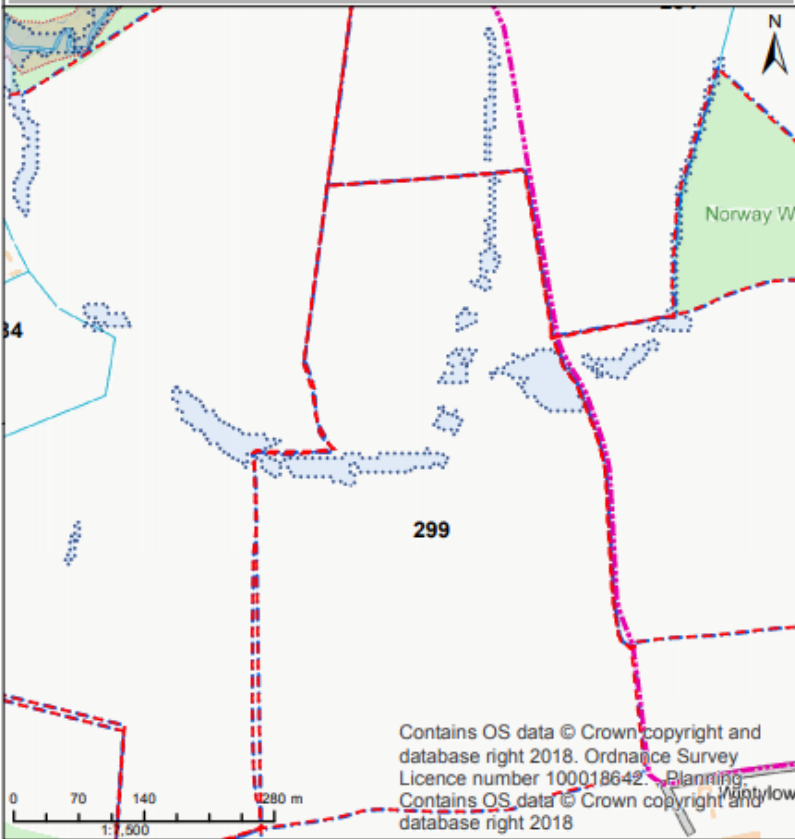


Legend

- Call for sites 2017

Site Reference	299			
Site Name & Location	Land to South of Sour Beck (Site 3), Brough Park			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Arable farmland.</p> <p>No planning history</p> <p>North – Arable farmland South – Arable Farmland East – Farmland West – Arable farmland</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Trees and hedgerows along existing boundaries. Site is sloping southwards. Small areas in northern parts of site at risk of surface water flooding (1 in 30yrs).			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Services unlikely to be directly available. Suitable access will need to be determined and likely to be dependant upon development of neighbouring sites. Bridleway runs along eastern boundary.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	Suitable access is likely to be dependent upon development of neighbouring sites. Land is not being made available for development at this time.			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Any abnormal costs likely to be associated with flood mitigation measures given the close proximity to the beck. No known developer interest at this stage.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input checked="" type="checkbox"/>	Discounted <input type="checkbox"/>
	Site is suitable for an appropriate scale of development subject to mitigation of surface water flooding and achievement of access. Given likely achievable accesses in to this area this site is likely to form part of later phase of development in this area. However the land is currently not available for development at this time.			

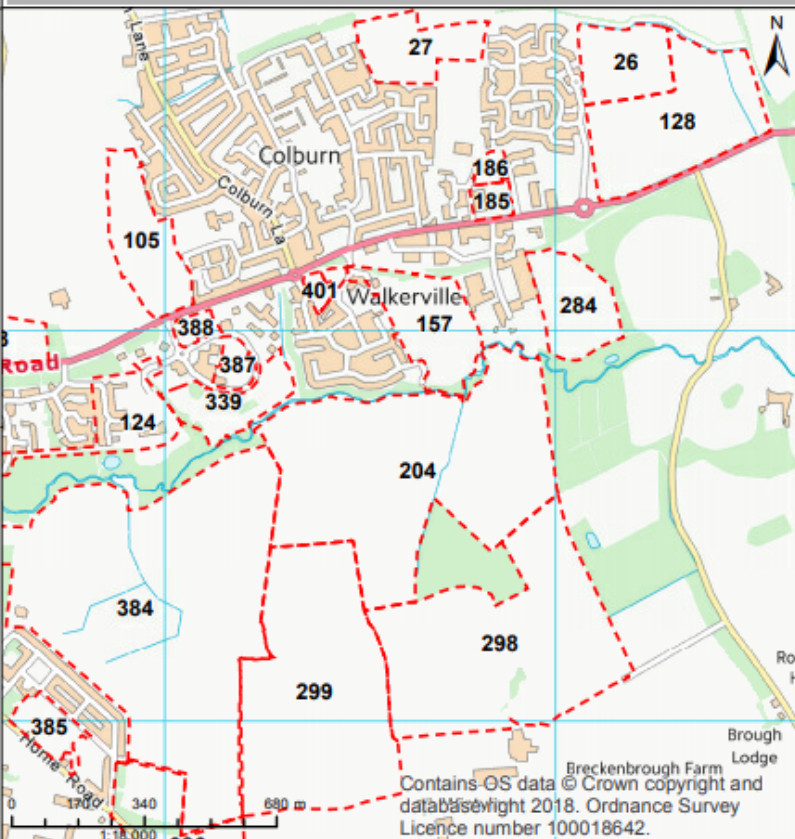
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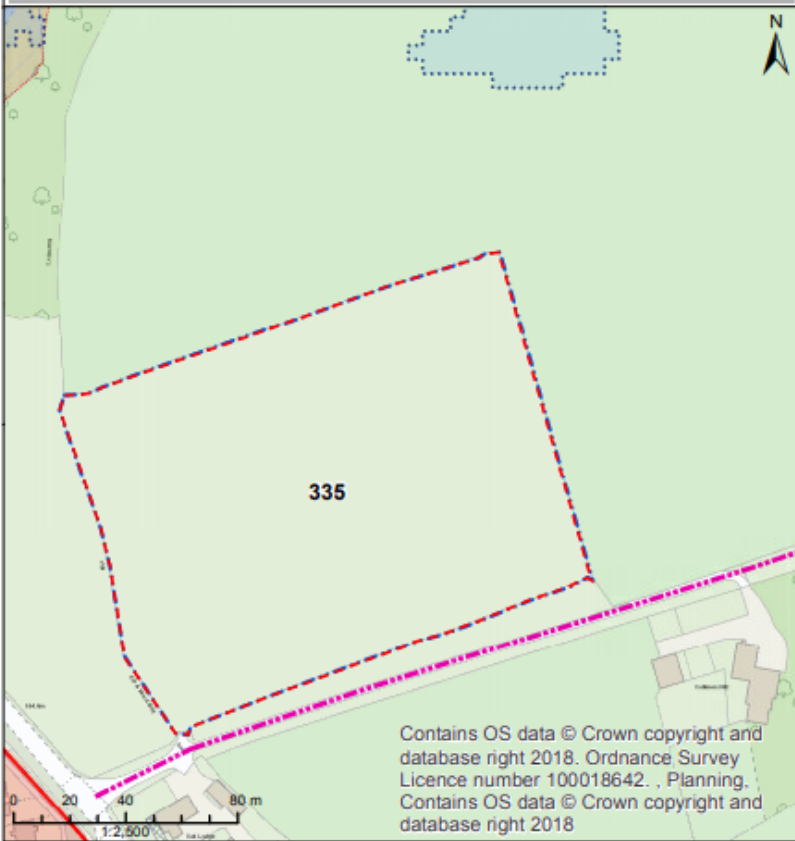


Legend

- Call for sites 2017

Site Reference	335			
Site Name & Location	Land at Bedale Road, Scotton			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Greenfield site.</p> <p>No recent relevant planning history.</p> <p>North – Open countryside East – Open countryside South – Access track, Open countryside, housing beyond West – Scotton Road, housing beyond</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Outside of development limits (CP4). Public right of way to the south.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	-			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	-			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	Single landowner bringing the site available for development.			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input checked="" type="checkbox"/>
	Site is located in open countryside and is distant from the development limits of Scotton and built extend and so therefore is not suitable for the inclusion in the SHLAA.			

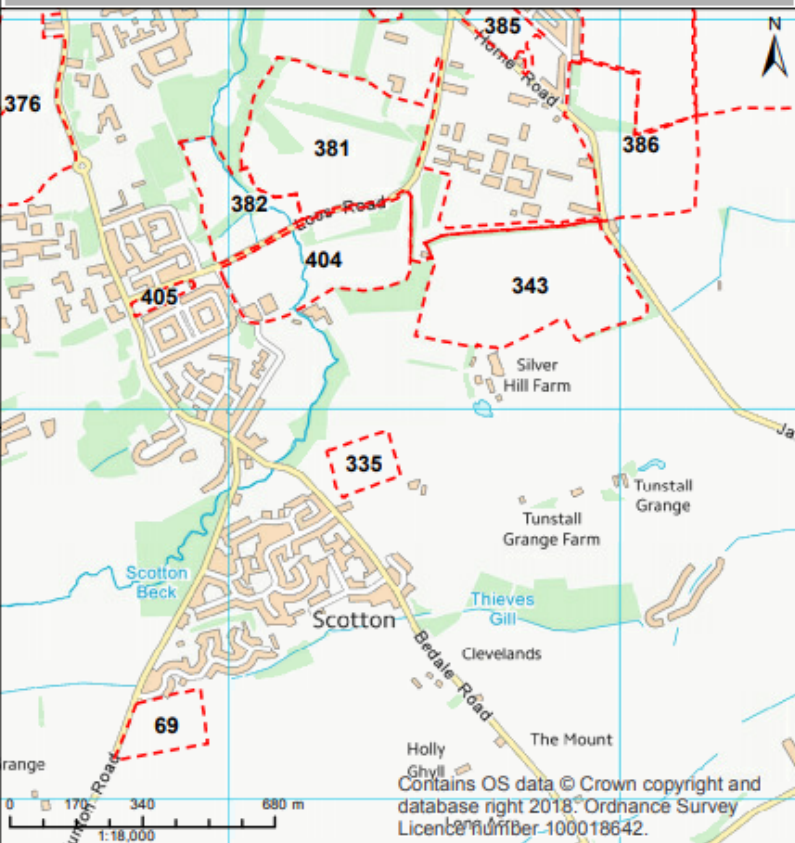
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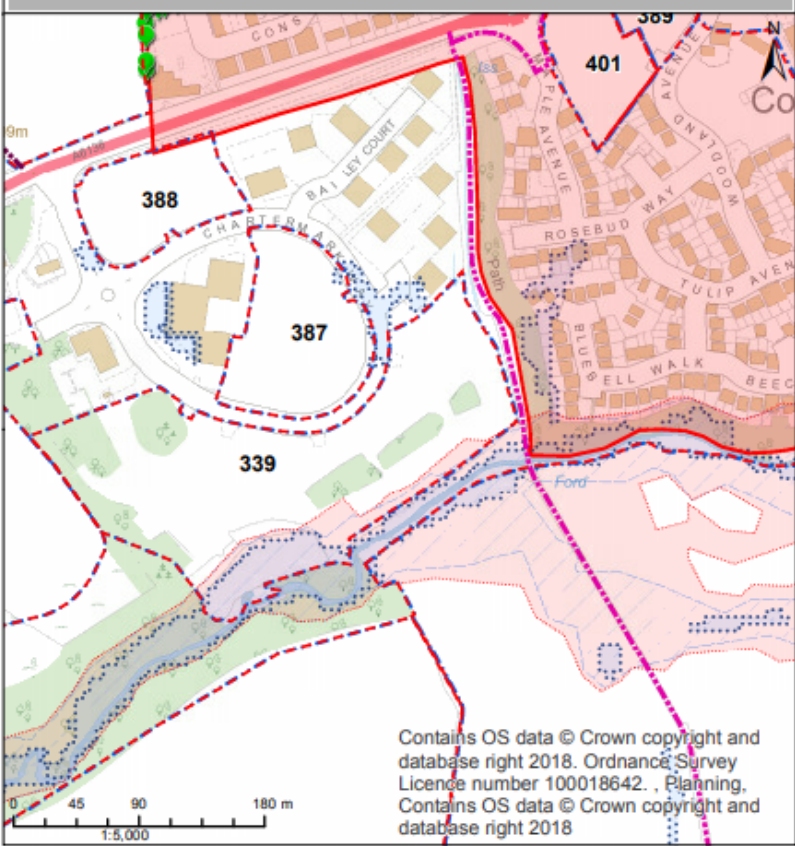


Legend

- Call for sites 2017

Site Reference	339			
Site Name & Location	Land off Chartermark way, Colburn Business Park			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Greenfield site. Previously allocated for employment.</p> <p>00/00108/OUT - Outline Application for Development of Land for B1 Business Use, B8 Storage and Distribution, a Hotel Development under Class C1 and the Development of a Motor Dealership/Showroom – Approved 22 Aug 2000</p> <p>06/00651/OUT - Outline Application for Development of B1 Units and a Creche unit (464 sq metres) with Associated Amenities and Landscaping – Approved 07 Sep 2006</p> <p>North – Colburn Business Park, Catterick Road East – Housing South – Open countryside West – Housing, open countryside</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	-			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	-			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	-			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	-			
Overall Deliverability and Developability	0-5 Years <input type="checkbox"/>	6-10 Years <input type="checkbox"/>	11-15 Years <input type="checkbox"/>	Discounted <input checked="" type="checkbox"/>
	This site is unlikely to be suitable for housing development. The site The site would likely be suitable for the further expansion of Colburn Business Park and for employment land.			

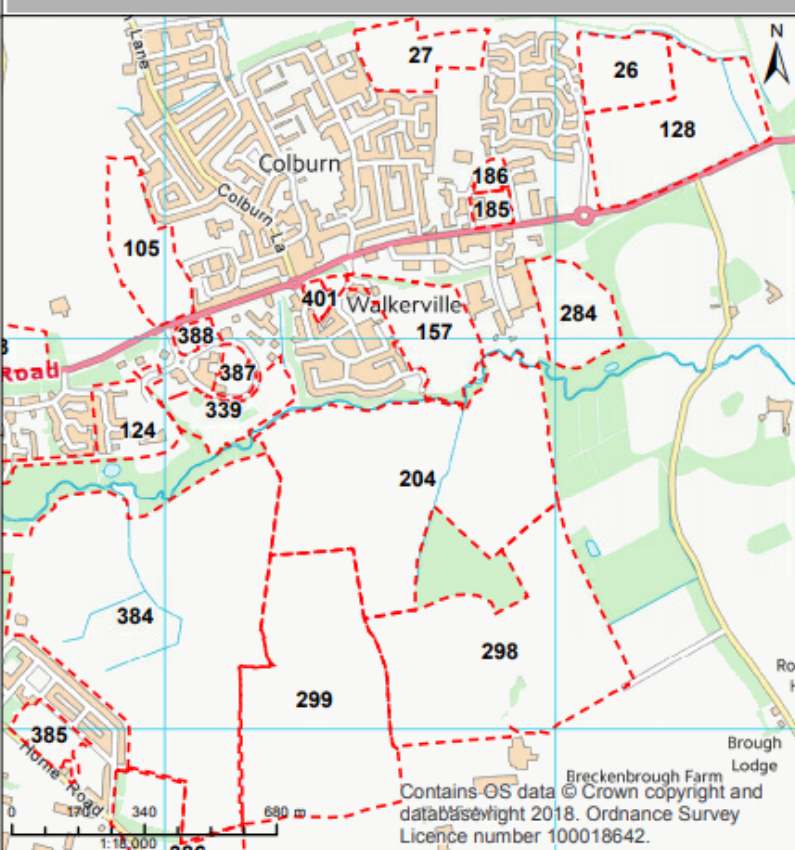
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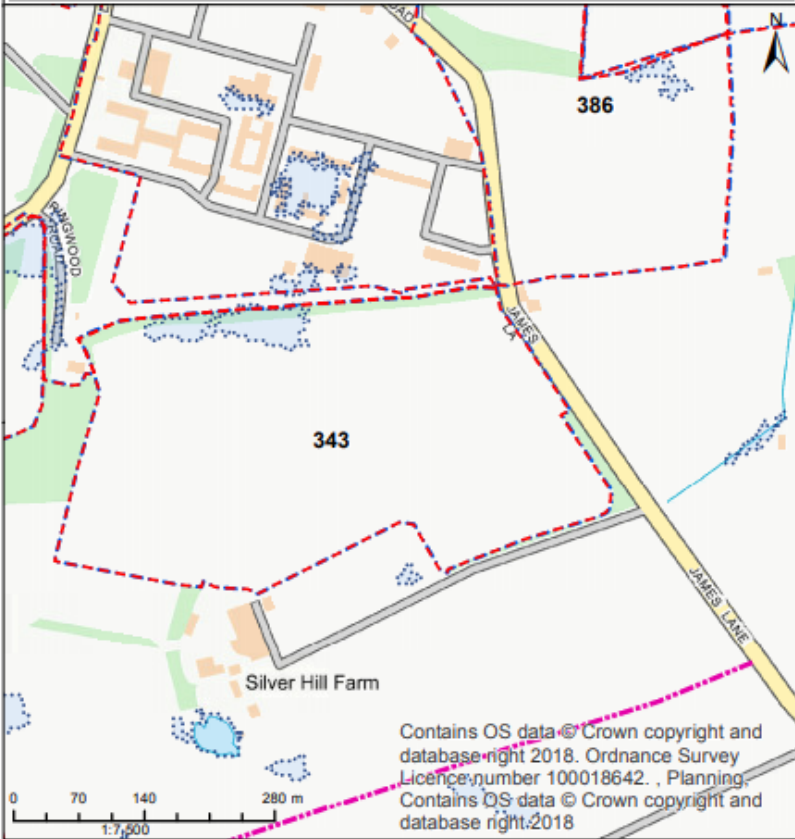


Legend

- Call for sites 2017

Site Reference	343			
Site Name & Location	Land at James Lane, Catterick Garrison			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Agricultural field.</p> <p>No previous planning history.</p> <p>North – Somme Barracks East – Open Countryside South – Open Countryside West – Open Countryside, Housing beyond</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Site is not within or adjacent to development boundary limits (CP4). The site is also not within or well related to the Catterick Garrison Strategic Direction of Growth. Patch of surface water (1 in 30 yrs) to the north of the site.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	-			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	-			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	-			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Site is not within or adjacent to development boundary limits (CP4). The site is also not within or well related to the Catterick Garrison Strategic Direction of Growth and so therefore is not suitable for the inclusion in the SHLAA.				

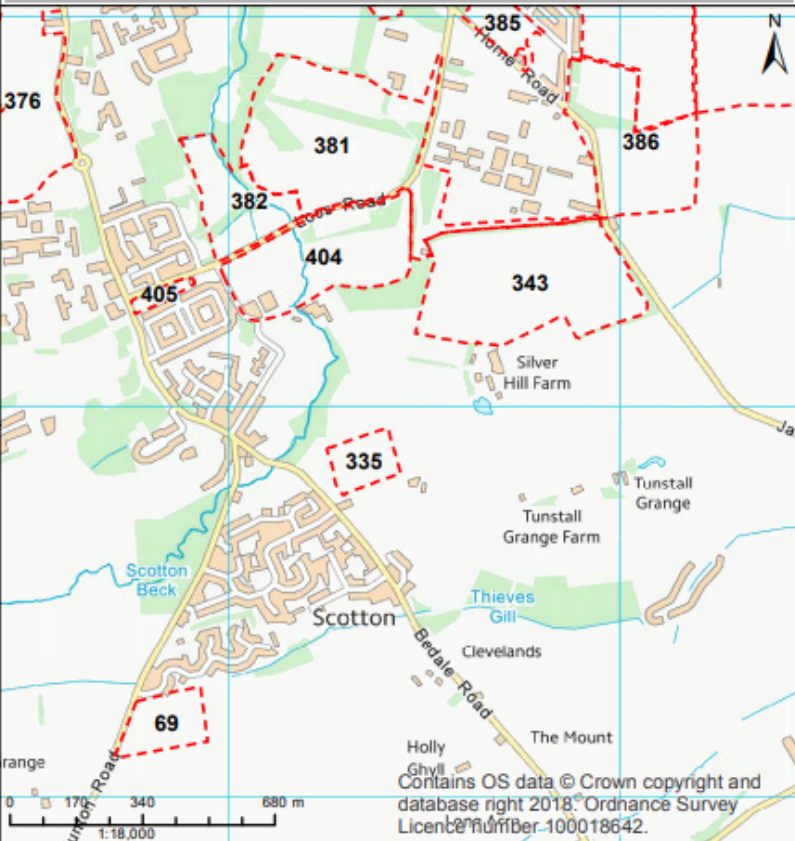
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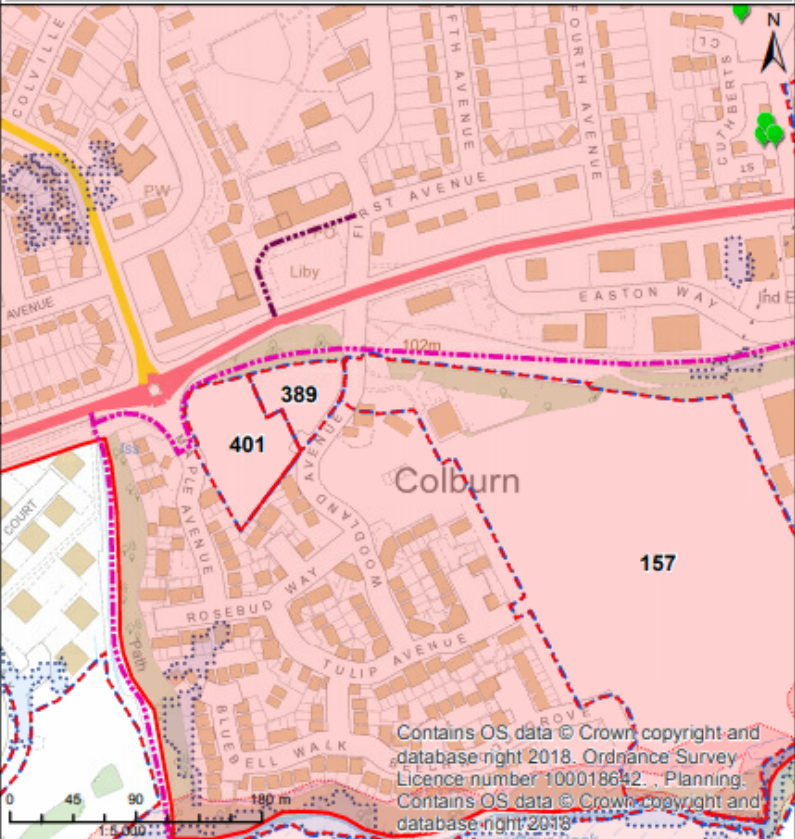


Legend

- Call for sites 2017

Site Reference	401			
Site Name & Location	Colburndale III			
Land Use & Planning History (Existing Use, Adjacent Uses, Planning History)	<p>Application anticipated in near future for Housing submitted November 2018.</p> <p>Cleared brownfield site.</p> <p>North – Catterick Road South – Housing East – Site 389 (Mixed Use) West – Housing</p>			
Site Suitability - Policy Restrictions & Site Features (Topography, Ground Conditions, Flood Risk, Heritage Assets, Archaeology, Ecology & Biodiversity & Surrounding Features)	Located within Development Boundary Limit and within the Catterick Garrison Strategic Direction of Growth Area. Adjacent to existing housing development.			
Site Suitability - Infrastructure & Accessibility (Services, Constraints, Access to and Visibility of Highway, Public Rights of Way, Proximity to Services)	Suitable accesses can be achieved from Maple Avenue to the west of the site. Public Right of Way runs to the north of the site.			
Site Availability (Ownership, Timescales, Tenancies, Legal Matters)	-			
Site Achievability & Economic Viability (Abnormal Costs, Additional facility requirements, Developer Interest, Negotiations, Build out rate, Predicted Supply)	May be some abnormal costs associated with previous use. Services likely to be available from nearby housing.			
Overall Deliverability and Developability	0-5 Years	6-10 Years	11-15 Years	Discounted
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
The site is deliverable and developable with a planning application for housing submitted. Located within Development Boundary limit and also the Strategic Direction of Growth.				

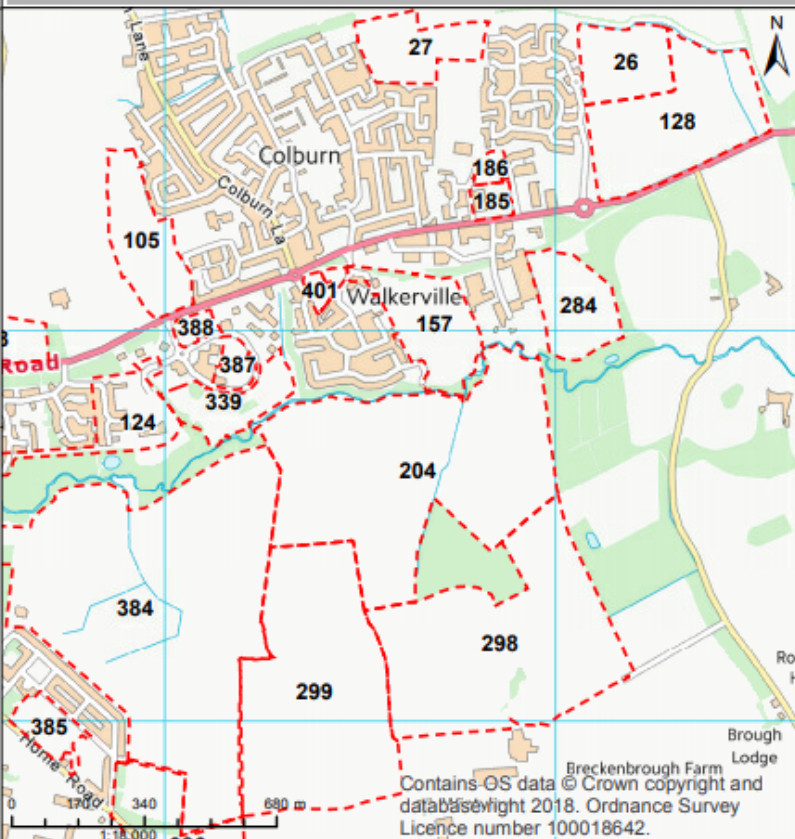
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