

## Western Power Distribution's Strategic Network

Western Power Distribution (WPD) has been involved in the development of the District Council's Development Plan and Infrastructure Plan. As part of the infrastructure work undertaken at a county wide level WPD have provided comments on the proposed development sites within the District. The following is an extract from the Council's Infrastructure Plan taken from the energy section:

*"Discussions have been held with Western Power Distribution to ascertain whether or not there is any capacity issues associated with the development levels proposed in Wyre Forest. The headline response from WPD was that there are no showstoppers for any strategic sites within the county and that no extraordinary costs for developers are envisaged. With regard to residential sites WPD indicated that any site with less than about 500 dwellings is unlikely to require major reinforcement. There are no sites within the Development Plan Documents in Wyre Forest that propose numbers of dwellings greater than 500 and therefore it is considered that the sites will not require any major reinforcing".*

However, following the representations received from WPD on the Council's Development Plan at pre-submission stage, the District Council has undertaken a more detailed assessment of the proposed development sites using information provided by Western Power Distribution in relation to their Strategic Electricity Network.

The following tables identify whether or not any of the proposed development site in the Site Allocations and Policies Plan or the Kidderminster Central Area Action Plan are affected by the strategic network. Where sites are identified then further comment is made in relation to the issues. The maps detailing the network were taken from WPD's website ([www.westernpower.co.uk/locationplans](http://www.westernpower.co.uk/locationplans)) which identifies the location of WPD's entire infrastructure network. The maps have not been reproduced in this document due to copyright law but have been used to inform the tables below. The information has been split into two in order to reflect the sites contained in the separate development plans.

### Site Allocations and Policies Plan

Site	WPD Strategic Network?	Notes / Action
Former British Sugar Site (SAL.SK2)	N/a	Outline planning permission granted, no adverse impacts
Oasis Arts and Crafts and Reilloc Chain (SAL.SK3)	The strategic network does not affect this allocation.	N/a
Former Romwire Site (SAL.SK4)	The strategic network does not affect this allocation.	N/a
Blakebrook School and County Buildings (SAL.WK1)	The strategic network does not affect this allocation.	N/a
Northumberland Avenue Surgery (SAL.KSS1)	The strategic network does not affect this allocation.	N/a

Site	WPD Strategic Network?	Notes / Action
Chester Road South Service Station (SAL.KSS1)	The strategic network does not affect this allocation.	N/a
Broadwaters Community Centre (SAL.KSS1)	The strategic network does not affect this allocation.	N/a
Rifle Range Shops and Musketeer PH (SAL.KSS1)	The strategic network does not affect this allocation.	N/a
Bridge Street Basins Link (SAL.STC1)	The strategic network does not affect this allocation.	N/a
Tan Lane and County Buildings (SAL.STC2)	The strategic network does not affect this allocation.	N/a
Civic Centre (SAL.STC3)	The strategic network does not affect this allocation.	N/a
Swan Hotel and Working Men's Club (SAL.STC4)	The strategic network does not affect this allocation.	N/a
Carpets of Worth (SAL.EA1)	The strategic network does not affect this allocation.	Outline planning permission granted, no adverse impacts
Cheapside (SAL.EA2)	The strategic network does not affect this allocation.	N/a
Parsons Chain (SAL.EA3)	<p>Part of Western Powers Strategic Network is identified as affecting this site. The line of the strategic network roughly follows the route of the proposed relief road and therefore will need to be taken into consideration in the construction of any transport scheme. However, the site is considered to be of sufficient size in order to provide the necessary separation distances required by WPD and this can be built in at detailed design stage.</p> <p>Furthermore, an electricity substation is located to the south of the proposed development site and this will need to be carefully considered in the design and implementation of any development at this site.</p>	This site is phased for development post 2021, recognising the fact that there are more constraints on development within this location. Therefore the existence of part of WPD's Strategic Network will also need to be factored into any development proposals.
Worcester Road Car Garages (SAL.EA4)	The strategic network does not appear to affect this allocation. However, some of the strategic network is located in close proximity and therefore will need to be closely considered in the design and implementation of any development at this site.	Development may need to have regard to adjacent infrastructure.

<b>Site</b>	<b>WPD Strategic Network?</b>	<b>Notes / Action</b>
Baldwin Road (SAL.EA5)	The strategic network does not affect this allocation.	N/a
MIP (SAL.WS1)	The strategic network does not affect this allocation.	N/a
Lucy Baldwin Unit (SAL.WS2)	The strategic network does not affect this allocation.	N/a
Queens Road Shops and Garages (SAL.SSS1)	The strategic network does not affect this allocation.	N/a
Robbins Depot, Manor Road (SAL.SSS1)	The strategic network does not affect this allocation.	N/a
Load Street Redevelopment Area (SAL.B1)	The strategic network does not affect this allocation.	N/a
Lax Lane (SAL.B2)	The strategic network does not affect this allocation.	N/a
Former Workhouse, High Street (SAL.B2)	The strategic network does not affect this allocation.	N/a
Blakedown Nurseries (SAL.RS1)	The strategic network does not affect this allocation.	Full planning permission granted, no adverse impacts
Land at Clows Top (SAL.RS2)	The strategic network does not affect this allocation.	N/a
Rushock Trading Estate (SAL.PDS1)	The strategic network does not affect this allocation.	N/a
Lea Castle Hospital Site (SAL.PDS1)	The strategic network does not affect this allocation.	N/a
West Midlands Safari and Leisure Park (SAL.PDS1)	The strategic network does not affect this allocation.	N/a

## Kidderminster Central Area Action Plan

Site	WPD Strategic Network?	Notes / Action
Grasmere Close (KCA.Ch2)	N/a	Planning permission granted, site being developed
Former Georgian Carpets / Stoney Lane Industrial Estate (KCA.Ch3)	N/a	Planning permission granted, site being developed
Former Sladen School (KCA.Ch4)	The strategic network does not affect this allocation.	N/a
Churchfields Business Park (KCA.Ch5)	The strategic network does not affect this allocation.	N/a
Limekiln Bridge (KCA.Ch6)	The strategic network does not affect this allocation.	N/a
Crossley Park (KCA.Ch7)	The strategic network does not affect this allocation.	N/a
Horsefair (KCA.Ch8)	The strategic network does not affect this allocation.	N/a
Comberton Hill Area (KCA.EG1)	The strategic network does not affect this allocation.	N/a
Kidderminster Railway Station (KCA.EG2)	The strategic network does not affect this allocation.	N/a
Comberton Place (KCA.EG3)	The strategic network does not affect this allocation.	N/a
Comberton Hill Island (KCA.EG4)	The strategic network does not affect this allocation.	N/a
Bromsgrove Street Area (KCA.EG5)	The strategic network does not affect this allocation.	N/a
Worcester Street Development (KCA.EG6)	The strategic network does not affect this allocation.	N/a
Lion Street (KCA.EG7)	The strategic network does not affect this allocation.	N/a
Waterloo Street (KCA.EG8)	The strategic network does not affect this allocation.	N/a
Park Street Industrial Estate and Rock Works (KCA.WG1)	The strategic network does not affect this allocation.	N/a
Park Lane Canalside (KCA.WG2)	The strategic network does not affect this allocation.	N/a
Weavers Wharf (KCA.WG3)	The strategic network does not affect this allocation.	N/a
MCF Complex (KCA.CW1)	The strategic network does not affect this allocation.	N/a
Tram Street (KCA.CW2)	Part of Western Powers Strategic Network is identified as affecting this site. Part of the 33kv element of the network affects a small corner of the	This site is phased for development post 2021, recognising the fact that there are more constraints

Site	WPD Strategic Network?	Notes / Action
	site (to the north of the proposed development boundary). However, this area of land could potentially remain undeveloped and development be focussed on the remaining land. This would then mean that there would be no adverse effect on WPD's Strategic Network.	on development within this location. Therefore the existence of part of WPD's Strategic Network will also need to be factored into any development proposals.
New Road Retail Warehouse (KCA.CW1)	The strategic network does not affect this allocation.	N/a
Mill Street Mixed Use Area (KCA.MS1)	The strategic network does not affect this allocation.	N/a
Civic Spaces (KCA.TTC1)	The strategic network does not affect this allocation.	N/a
Heritage Processions Area (KCA.HP1)	The strategic network does not affect this allocation.	N/a
Frank Stone (KCA.HP2)	The strategic network does not affect this allocation.	N/a
Green Street Depot (KCA.HP3)	The strategic network does not affect this allocation.	N/a
Bus Depot (KCA.HP4)	Part of Western Powers Strategic Network is identified as affecting this site. . Part of the 33kv element of the network affects some of this site and this will need to be taken into account in any development within this location. The KCAAP provides an ambitious redevelopment within this location and therefore through any development design there will be scope to consider the Strategic Network that affects this area.	This site is phased for development post 2021, recognising the fact that there are more constraints on development within this location. Therefore the existence of part of WPD's Strategic Network will also need to be factored into any development proposals.

As can be seen by the above analysis, the majority of the sites allocated within the two Plans' are not affected by Western Power Distribution's Strategic Network. The sites that are affected by the Strategic Network are phased for later in the plan period (post 2021) recognising the fact that there is greater uncertainty in terms of their deliverability. Furthermore, these sites are generally only partially affected by the network and therefore through further detailed design could be left undeveloped or used for open space / car parking. The one site where there are more constraints is Parsons Chain. However, this site is proposed for a large redevelopment which should enable uses to be positioned in order to not affect the network or provide appropriate separation distances.

Overall, it is considered that the above analysis highlights that the allocated sites are deliverable and viable as the majority are not affected by the strategic electricity network and the ones that are have been phased for later in the plan period, recognising the constraints that exist.