

Summary of Information for Allocated Sites									
Site Name	Site Ref.	Area	Pot. Capacity	GB or BF	Summary of Rel. PH	Local Plan 2004	Documents in EL	SA Summary	Constraints to Delivery?
Former British Sugar Site	K210	27.59 Ha	320 dwellings	BF	Outline approval subject to Section 106 agreement. Phase 1 to include access and link road, 4 Ha. employment development and 250 dwellings, plus class A1, A3, A4 and A5, as well as class C1 and C2 and Class D1.	Allocated as employment land, (B1, B2 and B8 uses).	12/0146/EIA	Could reduce anti-social behaviour. Could provide higher contribution to renewable energy. Reasonable access to services and facilities. Reasonable access to schools, and good access to employment. No flooding issues. Could enhance townscape. Congestion on Stourport Road - leading to air quality issues. Negative impact on biodiversity, as well as on the Conservation Area. Reduced Employment Land.	N/A
Oasis Arts & Crafts and Reilloc Chain	K101	2.69 Ha	100 dwellings	BF				Reasonable access to services and facilities. Good access to schools and employment. Not affected by AQMA or flooding issues. Potential to improve the streetscene as well as improving biodiversity. Potential to reduce noise in the area. Loss of employment land; however allowing mix of uses on site could limit this. Some sewerage and SUDS issues.	Existing occupiers
Former Romwire Site		5 Ha	Employment generating uses	BF				Well located to provide accessible jobs. Site is not affected by flood risk and provides the opportunity to enhance the townscape of the District. Will help to diversify the District's economy and support the regeneration of Kidderminster and Stourport-on-Severn. No negative impacts identified.	
Blakebrook School and County Buildings Site	K074	1.32 Ha	up to 50 dwellings	BF				Good access to services and facilities by foot and public transport. Good access to schools and employment. Not affected by AQMA or flooding issues. Will maintain character by securing the future. Conversion may make it difficult to provide renewable energy. Potential loss of some open space and mature trees. Impact on biodiversity. Some sewerage and SUDS issues.	Site release dependant on new school being built elsewhere.
Kidderminster - Smaller Sites									
Northumberland Avenue Surgery	K077	0.14 Ha	10 dwellings	BF				Reasonable access to services and facilities by foot and public transport. Reasonable access to schools and employment. Not affected by AQMA or flooding issues. Opportunity to improve streetscene and biodiversity provision. Brownfield site.	Existing use as Doctor's Surgery

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Chester Road South Service Station	K030	0.41 Ha	20 dwellings	BF				Town centre, rail station, open space and play facilities all in walking distance. Reasonable access to schools and employment. Redevelopment could decontaminate the site, improve the streetscene and improve biodiversity. Would remediate contaminated land. Bus services are poor which may result in increased car journeys, however, the rail station and town centre are within walking distance. some sewerage and SUDS issues.	Existing businesses occupying site; decontamination costs
Broadwaters Community Centre	K043	0.49 Ha	10	BF				Good access to services and facilities by foot and public transport. Reasonable access to schools and employment. Would provide 100% affordable housing. Redevelopment offers the opportunity to improve the streetscene and improve opportunities for biodiversity. Potential loss of a community facility. Could have flood risk implications. Some SUDS issues.	Existing use; access
Rifle Range Shops and Musketeer PH*	K134,K102	0.59 Ha	23 dwellings (net gain of 5)	BF				Good access to services and facilities by foot and public transport. Reasonable access to schools and employment. Would provide 100% affordable housing. Redevelopment offers the opportunity to improve the streetscene and improve biodiversity. Some sewerage issues and some SUDS issues.	Funding; existing occupiers
Stourport-on-Severn Town Centre									
Bridge Street Basins Link	S021	0.38 Ha	(First Phase): 40 dwellings, 10 retail units	BF				Good access to services, facilities, schools and employment. Opportunity to improve streetscene and enhance the Conservation Area as well as providing better connectivity. Would aid regeneration. Partially within flood zone 2. Would impact on existing businesses. Some SUDS issues.	Land acquisition and assembly; funding
Tan Lane and County Buildings	H005 and H082	1.68 Ha	40 dwellings. Potential new community, retail and commercial uses	BF				Could provide higher levels of affordable housing than generally required because of ownership. Good access to services and facilities. Good access to schools and employment. No AQMA. Potential to create a feature on a gateway site. Loss of services and facilities including GP and library. Loss of employment opportunities. Some SUDS issues. Some possible canal flooding. Impact on historic environment.	Funding

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Civic Centre	S016	0.58 Ha	20 dwellings, community, office, hotel uses	BF				Good access to services and facilities. Good access to schools and employment. No AQMA or flooding issues. Loss of Civic Hall. Would remove employment site from the town centre. Would prevent site being re-used for traditional town centre uses. Some SUDS issues.	N/A
Swan Hotel and Working Men's Club	S302	1.52 Ha	20 dwellings	BF				Well located for access to services and facilities. Good access to schools and employment. Opportunity to improve streetscene and setting of Locally Listed Buildings. Mix of uses would enhance the economy. No negative effects identified.	Aspiration of landowners; funding
<u>Stourport-on-Severn - Eastern Approaches</u>									
Carpets of Worth	S020	6.06 Ha	159 dwellings	BF	Outline approval for 159 dwellings, Class A retail uses and Class B employment. Reserved matters, access, appearance, landscaping, layout and scale to be considered.	Allocated for redevelopment, (including A1, A3, B1 and C3).	11/0534/RESE	Good access to services and facilities. Good access to schools and employment. Opportunity to improve streetscene and the Conservation Area. Would aid regeneration. Partially in flood zone 3, remainder in flood zone 2. Some SUDS issues.	Link road over River Stour is required before development can proceed - to be provided as part of application on adjacent site. Link road completed, but not yet opened.
Cheapside	S006	2.2 Ha	60 dwellings	BF				Good access to services and facilities. Not within AQMA. Good access to schools and employment. Opportunity to improve streetscene and river frontage. Potential to improve biodiversity and setting of a Listed Building. Would aid regeneration. Within flood zones 2 and 3. Impact on historic environment? some SUDS issues.	Existing business need to relocate
Parsons Chain	S044	6.26 Ha	150 dwellings	BF				Good access to services and facilities. Good access to schools and employment. Opportunity to re-use brownfield site and improve streetscene. Would aid regeneration. Partially in flood zone 2. Removal of tree belt likely to have an impact on biodiversity. Loss of employment land. some SUDS issues.	Highways issues
Worcester Road Car Garages	S086	0.83 Ha	30 dwellings	BF				Reasonable access to services, facilities and schools. Good access to employment. Potential to improve streetscene. Flood zone 2 affects most of the site. Loss of employment land and potential loss of jobs/employment opportunities. Some SUDS issues.	N/A
Baldwin Road	S106	2.03 Ha	50 dwellings	BF				Good access to services, facilities, schools and employment. Potential to improve streetscene. Mix of uses could help support the economy. Partially in flood zone 3. Some SUDS issues.	Multiple landowners

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Blakedown Nurseries	R095	1.34 Ha	42 dwellings	GF	Change of use to residential, with 42 dwellings, including 7 bungalows , 33 houses and 2 flats together with parking.	Allocated as Area of Development Restraint	12/0114/FULL	Potential for higher levels of renewable than required. Reasonable access to services, facilities, schools and employment. No AQMA or floodplain issues. Opportunity to improve townscape. Development to meet affordable housing need , so no serious impact on the regeneration priorities. Would prevent anti-social behaviour currently associated with the site. Negative impact on biodiversity as a result of loss of tree cover and run-off flowing into adjacent Special Wildlife Site. Greenfield site; however some disused greenhouses on the site. Infrastructure upgrade required to prevent increased flood risk to existing development. Some SUDS issues.	N/A
Land at Clows Top	R161	1.45 Ha	30 dwellings	GF				Potential for higher levels of affordable housing and renewable energy than generally required. No AQMA or flooding issues. Very poor access to services and facilities. Loss of undeveloped site at settlement entrance, possible negative impact on biodiversity. Greenfield site. Increased noise and light pollution. Poor access to education and employment. significant sewerage issues. some SUDS issues.	Mains sewerage required
Previously Developed Sites in the Green Belt									
Rushock Trading Estate		14.5 Ha (approx.)							N/A
Lea Castle Hospital Site	R092	105 Ha (approx.)						Attractive site which could attract employment opportunities for the district and help with economic diversification and the regeneration of Kidderminster. Opportunities to contribute to the green infrastructure network and to open up access to existing sports facilities. Potential for detrimental impact on townscape. Poor public transport access to the site.	N/A
West Midlands Safari and Leisure Park		92 Ha (approx.)							N/A
Churchfields									
Grasmere Close	K042	2.27 Ha	100 dwellings	BF	Approval for 97 dwellings (apartments and dwelling houses).	Residential	11/0390/FULL	Promotes the delivery of housing, including a mix of tenures and affordable housing, in a high quality residential environment. It promotes brownfield development and the regeneration of Kidderminster.	N/A

Site Name	Site Ref.	Area	Pot. Capacity	GB or BF	Summary of Rel. PH	Local Plan 2004	Documents in EL	SA Summary	Constraints to Delivery?
Comberton Hill Area		10.094 Ha	Retail, small scale retail (up to 280sqm), offices, hotel. Dwelling houses, non-residential institutions.	BF				Promotes the regeneration of Kidderminster and the Local Centre aims to improve the urban and historic environment of the street. Supports the growth of retail opportunities.	Existing businesses
Kidderminster Railway Station			Redevelopment and re-organising of existing station	BF				Promotes the improvement of sustainable transport facilities and the public realm of the station area.	Funding
Comberton Place	K039	0.105 Ha	Redevelopment of mix use, residential and commercial .	BF				Very good access to services and facilities. No AQMA or flooding issues. Positive impact on townscape. Loss of existing businesses.	Viability
Comberton Hill Island			Infilling of the pedestrian subway system	BF				Encourages walking and cycling and improves the public realm. Promotes regeneration of the town centre by improving accessibility to it.	N/A
Bromsgrove Street Area		3.6 Ha	Retail, residential, offices, leisure	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. The site could offer the opportunity to deliver residential, retail and employment development.	Existing businesses
Lower Worcester Street Area			Retail, as well as some business (start-up units) and residential	BF				Very good access to services and facilities. No AQMA or flooding issues. Opportunity to secure the future of a Locally Listed Building. Significant contribution to the regeneration of Kidderminster. Conversion of a Locally Listed Building/retention of facade could limit opportunities for renewable energy.	Existing businesses
Worcester Street Retail Development		1.15 Ha	retail, office and dwelling	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. The site could offer the opportunity to deliver residential, retail and employment development.	Existing businesses
Lion Street		0.76 Ha	Retail, office, dwelling houses, hotel, non-residential institutions	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. The site could offer the opportunity to deliver residential, retail and employment development.	Impact on Conservation Area

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Waterloo Street Area		1.103 Ha	retail, office, dwelling houses, hotel, residential institutions	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. The site could offer the opportunity to deliver residential, retail and employment development.	N/A
<u>Western Gateway</u>									
Park Street Industrial Estate and Rock Works	K047	1.673 Ha	residential and non-institutions, dwelling houses, office and workshops, and assembly and leisure	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment and open up public open space. Could also help improve pedestrian accessibility to the town centre. The site could offer opportunity to deliver residential, retail and employment development.	Existing businesses
Park Lane Canal side		3.47 Ha	residential and non-institutions, dwelling houses, office and workshops, and	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment and provide vibrancy to the canal. Could also help improve pedestrian accessibility to the town centre. The site could offer opportunity to deliver residential, retail and employment development. Could	Existing businesses, possible flooding issues
Weavers Wharf		4.364 Ha	residential and non-institutions, dwelling houses, office and workshops, and assembly and leisure	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. Also provides the opportunity to improve the quality of the canal and river. The site could offer opportunity to deliver residential, retail and employment development. Could increase noise and light pollution to the canal and river.	Flooding; impact on Heritage Assets and Conservation Area
<u>Castle Wharf</u>				BF					
MCF Complex	K135	0.77 Ha	residential and commercial developments	BF				Enhance the conservation area and strengthen local distinctiveness and sense of place.	Flooding; existing occupiers
Tram Street	K098	0.77 Ha	residential	BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. Could help to compliment the Green Street Conservation Area and improve the quality of the canal and river. The site could offer opportunity to deliver residential, retail and employment development. Could increase noise and light pollution to the canal and river. Some flood risk issues.	Existing occupier; flood risk

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New Road Retail Warehouse	H113	0.68 Ha	mixed use development, mainly residential and commercial	BF				Very good access to services and facilities. No AQMA issues. Entire site within either flood zone 2 or 3. Would reduce the retail offer within Kidderminster and could lead to a loss of employment opportunities.	Existing businesses
Mill Street Mixed Use Area	K015	2.606 Ha	retail no more than 280sqm, offices, dwelling houses, non-residential institutions and leisure	BF				It promotes brownfield development and the regeneration of Kidderminster and this local shopping area. Supports the growth of retail opportunities but also residential and employment development.	Existing businesses
Green Street Depot and First Bus Depot				BF					
Frank Stone	K073	0.32 Ha	non-residential institutions, residential, office and light industrial	BF				Very good access to services and facilities. No AQMA issues. Potential to improve the streetscene and the setting of a Locally Listed Building and to improve adjacent Special Wildlife Site. Entire site is within flood zone 3.	Perceived lack of marketability
Green Street Depot	K083	1.26 Ha		BF				Very good access to services and facilities. No AQMA issues. Potential to improve the streetscene. Site is within flood zone 2. Existing Council depot would need to be relocated.	N/A
Bus Depot		2 Ha		BF				Promotes brownfield development and the regeneration of Kidderminster and also provides the opportunity to improve the urban environment. Could also help improve transport accessibility. Could also compliment the Green Street Conservation Area and retain locally listed buildings.	N/A

Summary of Information for Sites Considered but Not Allocated								
Site Ref.	Location	Area	Pot. Capacity	GF or BF?	Previously Allocated / Previously Considered?	Reason for Rejection?	SA?	Constraints to Delivery ?
K049: 207	Birmingham Road,	0.153 Ha	3 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H049: 207	Contrary to development strategy
K056	Land rear of 32-51 Franche Road	1.11 Ha	40 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H056	N/A
K057	Land of Broomfield Close	0.786 Ha	25 dwellings	GF	Zoned as urban open space in Adopted Local Plan.	Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H057	N/A
K058	Playing Field adjacent to St. Mary's School, Stourvale Drive	1.018 Ha	35 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H058	N/A
K059	Yew Tree Pub, Chester Road North	0.259 Ha	6 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H059	Highways issues and TPO
K060	Rear of the Parade, Stourbridge Road	0.347 Ha	10 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H060	N/A
K062	Land South of Bernie Crossland Walk, Chester Road South	0.835 Ha	42 dwellings	GF	Application for 42 dwellings refused June 2008 – not all of land considered to be previously developed as some is no longer in use as gardens.	Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H062	None other than pdl issues
K064	Playing Field off Sutton Park Rise	1.644 Ha	50 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H064	On PPG17 audit to be retained
K068	Queens Street (redevelopment), Kidderminster	0.262 Ha	13 dwellings	BF		Not allocated, net gain less than 10 dwellings, already zoned residential so could come forward without specific policy.	Yes - H068	Funding; site economics
K071 274	Hoo Road	0.181 Ha	5 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H071: 273/274	Access; overlooking issues; backland development
K072	Land North of Bernie Crossland Walk, Chester Road South		30 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H072	None other than pdl issues
K076	Aylmer Lodge Surgery, Stourport Road	0.17 Ha	6 dwellings	BF		Below SHLAA threshold due to TPO constraints. Not allocated. Too small and already washed over residential so could come forward as a windfall.	Yes - H076	Existing use as Doctors Surgery
K089	King Charles I School, Comberton Road	5.813 Ha	200 dwellings	BF		Remaining in use as a school site due to loss of BSF funding to relocate the school to an alternative site.	Yes - H089	N/A - sports pitch provision / compensatory provision
K094	Hurcott ADR, Stourbridge Road		250 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H094	Green Belt
K096	Allotments off Chester Road North	3.525 Ha	60 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H096	Access; loss of allotments

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K100	R&D Aggregates, Lisle Avenue	1.049 Ha	40 dwellings	BF		To be retained in employment use, Employment Land Review recommendation.	Yes - H100	N/A
R118	Land South of Spennells, Stanklyn Lane	3.938 Ha	700 dwellings	GF	Submitted as potential affordable housing site during local plan review and current LDF process.	Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H118	Green Belt
K123	Land at Wolverley Traffic Lights, Wolverhampton Road	8.63 Ha	150 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H123	Green Belt
K124	Rear of 41 Clarence Street, Kidderminster	0.02 Ha	2 dwellings			Below SHLAA threshold; overlooking issues. Too small to allocate. Could come forward as a windfall.	Yes - H124	Access
K125	Land at The Lea	1.56 Ha	25 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H125	Green Belt
K139	Low Habberley Farm, Habberley Road	95.24 Ha	1500 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H139	Green Belt
K152	164-166 Sutton Park Road	0.94 Ha	23 dwellings	BF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H152: 164-166	Site economics; TPOs
K166	Land off Wolverley Road, Franche	2.67 Ha	48 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H166	Green Belt
S004	Chichester Caravans/Rogers Rescue, Vale Road	0.38 Ha	40 dwellings	BF	Outline application WF:633/2005 for 14 flats on southern part of site refused. LPA would wish to see whole site redeveloped – is key gateway to town; zoned residential in Local Plan.	Current use remaining on-site.	Yes - H004	Existing businesses
S009	A-Z Wedding Services, Minster Road	0.154 Ha	10 dwellings	BF		Current use remaining on-site.	Yes - H009	Existing business
S035	Walshes Community Centre, Linden Avenue	0.166 Ha	15 dwellings	BF		Not allocated. Site identified a number of negative issues.	Yes - H035	Existing use as Doctors Surgery
S069	Garage Block Adjacent Areley Common School, Abberley Avenue	0.084 Ha	3 dwellings	GF		Not allocated. Not viable because of site shape.	Yes - H069	Funding; site dimensions
S079	20 Lorne Street	0.21 Ha	6 dwellings			Below SHLAA threshold as only part of site likely to be available. Too small to allocate. Could come forward as windfall.	Yes - H079	N/A
S080	Merrihill, Mitton Gardens	0.285 Ha	14 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H080	Contrary to development strategy
S108	Four Acres Caravan Site, ADR Worcester Road	2.903 Ha	52 dwellings	GF	Currently zoned as Area of Development Restraint	Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H108	Existing use as Doctors Surgery
	Sion Gardens, Stourport-on-Severn			BF		Not allocated Postal Sorting Office is no longer closing.		
S111	Wilden Top ADR, Wilden Top Road	2.72 Ha	49 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H111	Green Belt

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S129	Bournewood Nurseries, Lickhill Road North	3.56 Ha	60 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H129	N/A
S130	Land at Moorhall Lane	1.97 Ha	35 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield Site.	Yes - H130	N/A
S142	Land rear of 92 Wilden Lane	0.43 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield Site.	Yes - H142	N/A
B003	Texaco Garage, Kidderminster Road	0.121 Ha	11 dwellings	BF		Not allocated, planning approval to redevelop to redevelop as fuel station and shop.	Yes - H003	N/A
B048	Land at 71-73 Bewdley Road, Kidderminster	0.263 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield Site.	Yes - H048	N/A
B063	Butts Town Meadow Caravan Park, Northwood Lane	2.092 Ha	63 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield Site.	Yes - H063	Highways issues; existing occupiers
B126	Land at Wyre Hill	0.49 Ha	14 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield Site.	Yes - H126	N/A
B127	Land off Stourport Road	3.18 Ha	55 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H127	N/A
B140	Allotments at Grey Green Farm, Grey Green Lane	3.882 Ha	70 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H140	N/A
B144	Land South of Lodge Close	2.547 Ha	45 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H144	N/A
B145	Land rear of Catchems End Fish Bar, Kidderminster Road	3.06 Ha	55 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H145	N/A
R117	Land of Orchard Close, Bliss Gate	0.26 Ha	4 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H117	Funding; updated local needs survey needed
R131	Bine Lane, Bliss Gate	5.159 Ha	90 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H131	N/A
R022	Land at Hemming Way, Chaddesley Corbett	0.448 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H022	N/A
R067	Adjacent Chaddesley Corbett Surgery, Briar Hill	2.28 Ha	40 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H067	N/A
H109	Chaddesley Corbett School, The Village			GF		Not allocated. School building itself could be suitable for conversion however wider site has negative sustainability issues.	Yes - H109	Only school building itself can be converted

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R120	Land at Fold Farm, The Village, Chaddesley Corbett	0.31 Ha	2 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H120	Site dimensions; access
R143	Garage Site, The Green, Chaddesley Corbett	0.065 Ha	4 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H143	None - subject to funding
R163	Land off Briar Hill, Chaddesley Corbett	1.901 Ha	30 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H163	Contrary to planning policy
R164	Land off Hemming Way, Chaddesley Corbett	2.379 Ha	40 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H164	N/A
R136	Land opposite East View, Clows Top	1.728 Ha	30 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H136	N/A
R091	Titan Steel Wheels, Bridge Road, Cookley	5.665 Ha	100 dwellings	BF		Not in conformity with development strategy set out within Adopted Core Strategy. Remaining in industrial use.	Yes - H091	Existing occupier; flood risk
R093	Kimberlee Avenue ADR, Cookley	1.2 Ha	21 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H093	Green Belt
R099	Land adjacent 29 Castle Road, Cookley	0.15 Ha	4 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H099	N/A
R121	Land at Lawnswood, Westhead Road, Cookley	1.774 Ha	5 dwellings	Mixed	Land put forward by owners as potential housing site or ADR.	Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H121	N/A
R105	Fairfield ADR, Lowe Lane, Fairfield	3.11 Ha	57 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H105	Green Belt
R112	Hayes Road ADR, Hayes Road, Fairfield	1.16 Ha	21 dwellings	BF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H112	Green Belt
R132	Land at Orchard House, Cleobury Road, Far Forest	0.644 Ha	12 dwellings	Mixed		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H132	Sewage capacity
R133	Land at Bellmans Cross, Shatterford	1.071 Ha	19 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H133	N/A
R119	Land at Stone Hill, Stone	3.94 Ha	70 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H119	Green Belt
R122	Land at Brown Westhead Park, Wolverley	1.758 Ha	30 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H122	N/A

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R165	Land off Wolverley Road, Wolverley	0.17 Ha	5 dwellings			Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H165	Green Belt
K202	Land at Comberton Lodge, Kidderminster	0.56Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - K202	Green Belt, Contrary to development strategy
K207	Land West of Southgate Close, Kidderminster	3.6 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - K207	N/A
K209	Former Sion Hill Middle School, Kidderminster	1.65 Ha		BF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - K209	N/A
R201	Broad House Farm Nurseries, Cookley	2.13Ha	64 dwellings	GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - K201	N/A
R205	Land at Gaymore Farm, Cookley	0.96 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - R205	N/A
R206	Land off New Road, Far Forest	2.34 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - R206	N/A
S203	Land off Wilden Lane/Mill Road, Stourport-on-Severn	0.34 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - S203	N/A
S204	Land at Wilden Top, Stourport-on-Severn	5.75 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - S204	N/A
S208	Wilden Primary School, Stourport-on-Severn	0.46 Ha		BF		Site still in education use with no firm plans to relocate.	Yes - S208	Funding for new school
S213	Land at Ribbesford Road, Areley Kings, Stourport-on-Severn	34.27 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - H213	N/A
B127	Site at Stourport Road	3.184 Ha	55 dwellings			Source Protection Zone, landscape impact, flood risk and Green Belt.	Yes - BEW0002	Green Belt; flooding
R121	Land at Lawnswood	1.774 Ha	5 dwellings	Mixed	Land put forward by owners as potential housing site or ADR.	Landscape implications and Green Belt.	Yes - COOK0002	Green Belt
R066	Former Depot, Stone	7.088 Ha	31 dwellings	BF	Previous permission for conversion of buildings lost due to partial demolition. New application approved June 2009.	Source Protection Zone and Green Belt.	Yes - STON0001	N/A
K064	Land north of Sutton Park Rise	1.644 Ha				Loss of playing field.	Yes - UUBE	On PPG17 audit to be retained
S212	Land at Burlish Crossing, Stourport-on-Severn	6.03 Ha		GF		Not in conformity with development strategy set out within Adopted Core Strategy. Greenfield site.	Yes - S212	N/A
Gypsy Traveller and Travelling Showpeople Sites								
BEW0001	Land north of Habberley Road			GF		Green Belt and landscape impact.	Yes - BEW0001	Green Belt
BEW0002	Site at Stourport Road			GF		Source Protection Zone, landscape impact, flood risk and Green Belt.	Yes - BEW0002	Green Belt; flooding

Site Ref.	Location	Area	Pot. Capacity	GF or BF?	Previously Allocated / Previously Considered?	Reason for Rejection?	SA?	Constraints to Delivery ?
COOK0002	Land at Lawnswood			Mixed		Landscape implications and Green Belt.	Yes - COOK0002	Green Belt
STON0001	Former Depot, Stone			BF		Source Protection Zone and Green Belt.	Yes - STON0001	N/A
UUBE	Land north of Sutton Park Rise			GF		Loss of playing field.	Yes - UUBE	On PPG17 audit to be retained
WR104458	Manor Farm, Stourport-on-Severn			Mixed		Impact on landscape and biodiversity and loss of existing business. Strong objections received at consultation stage.	Yes - WR104458	Green Belt
BLA00001	Former Blakedown Nurseries			GF		Allocated to meet local housing needs.	Yes - BLA00001	ADR
CLO0001	Yard south of A456			BF		Allocated to meet local housing needs.	Yes - CLO0001	Drainage
FAIR0001	Land off Lowe Lane			GF		Landscape implications and Green Belt.	Yes - FAIR0001	Green Belt
GJAL	Former Sion Hill Middle School, Kidderminster			Mixed		Strong objections received at consultation stage. Site is not available.	Yes - GJAL	Green Belt
KID0011	Former Lea Castle Hospital Site			Mixed		Costs for developing the site for this use make it unviable. Strong objections at consultation stage.	Yes - KID0011	Green Belt
STO0006	Land off Wilden Top Road			GF		Landscape impact, loss of agricultural land.	Yes - STO0006	Green Belt

Key to Headings

Site Name	Site Name
Site Ref	Site Reference
Location	Site Location
Area	Area
Pot. Capacity	Potential Capacity
GF or BF	Greenfield or Brownfield?
Summary of Rel. PH	Summary of Relevant Planning History
Local Plan 2004	Was the site allocated in the 2004 Local Plan
Documents in EL	Documents which are provided in the Examination Library
Reason for Rejection	If the site was previously considered why was it rejected?
SA	Has the site been subject to Sustainability Appraisal?
SA Summary	Summary of SA Information
Constraints to Delivery?	Does the site have any significant environmental or infrastructure constraints or requirements?