

Site capacity at 30 dph:  the site available hough there is no plate the site achievab od achievability. Values released by its own at 7, and be complete livered in yrs 1-5: livered in yrs 1-15: livered in yrs 16-20	6 Sit at ?	e capacity 25 dph:  Yes  ission or allo  Yes  erate, and coorse a reasonab	ocation, th	o infrastructur	e costs are	e likely to be very	low. If it
at 30 dph:  the site available  hough there is no pla  the site achievab  od achievability. Values released by its own ar 7, and be complete  livered in yrs 1-5: livered in yrs 6-10: livered in yrs 11-15:	nning perm  le?  les are moders, there is	Yes  Yes  Yes  Yes  Yes  erate, and coareasonab	ocation, th	at 20 dph:  nere are no kn	own legal	from planning permissions:  or ownership pro	low. If it
the site achievab od achievability. Valus released by its own ar 7, and be complete livered in yrs 1-5: livered in yrs 6-10: livered in yrs 11-15:	nning perm  le?  les are mod ers, there is	Yes erate, and careasonab	pening-up	o infrastructur	e costs are	or ownership pro	low. If it
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od achievability. Valus released by its own ar 7, and be complete livered in yrs 1-5: livered in yrs 6-10: livered in yrs 11-15:	ies are mod ers, there is	erate, and c					
s released by its own ar 7, and be complete livered in yrs 1-5: livered in yrs 6-10: livered in yrs 11-15:	ers, there is	a reasonab					
livered in yrs 6-10: livered in yrs 11-15:							
livered in yrs 21-25:			4				
the site suitable?		Yes					
I. VIRONMENTAL IMPA FRASTRUCTURE - it wen space, green infrace CATION - It is accessiful sting built-up area (defended to the common of the common of the access in the form of the access in the acce	CTS - It is u ill not lead to structure or ble to Gedn efined settl - The site fo I beside and rather than nd facilities s unclear.	nlikely to ha o the loss o community ey Hill's exis emerly limit) rmerly had ther. It is ar o been alloc are potenti	ve adverse f, or place facilities. ting service ; grain drier appropriated, owir	e impacts on r undue burder es and facilitie buildings upo ate site, which g to it deliver	natural, buns on, existes and is longer it. It is longer it ould be ing a small	ilt or heritage ass ting infrastructure ocated within Geo ocated behind a d included within tl I number of house	ets. e, such as lney Hill's welling ne es.
Deve		No hazard Low hazard Danger for s Danger for r	nost		0m 0.2 0.5 1.0	to 0.25m 5m to 0.50m 0m to 1.0m Im to 2.0m	
e l. N = e c s E r / a	ivered in yrs 16-20 ivered in yrs 21-25: the site suitable? The site is in scale with the site is accessified built-up area (defended by the site is accessified built-up area (defended by the site is sequently, the site is accessified by the site is sequently, the site is accessified by the sit	ivered in yrs 16-20 ivered in yrs 21-25:  the site suitable?  Is site is in scale with the 120 dwe with the	ivered in yrs 16-20 ivered in yrs 21-25: the site suitable?  Is site is in scale with the 120 dwellings which  VIRONMENTAL IMPACTS - It is unlikely to har  RASTRUCTURE - it will not lead to the loss of  In space, green infrastructure or community  CATION - It is accessible to Gedney Hill's existing built-up area (defined settlement limit)  E CHARACTERISTICS - The site formerly had getting north Road and beside another. It is an elopment boundary, rather than been allocated in the access is unclear.  In sequently, the site is considered suitable.  Developable (06-10)  No hazard  Low hazard  Danger for so  Danger for no	ivered in yrs 16-20 ivered in yrs 21-25:  the site suitable?  The site is in scale with the 120 dwellings which the emer of the site is in scale with the 120 dwellings which the emer of the site is in scale with the 120 dwellings which the emer of the site is in scale with the 120 dwellings which the emer of the site is unlikely to have adverse the space, green infrastructure or community facilities. CATION - It is accessible to Gedney Hill's existing service in space, green infrastructure or community facilities. CATION - It is accessible to Gedney Hill's existing service in space, green infrastructure or community facilities. CATION - It is an appropriate defined settlement limit); and the strength of the side in t	ivered in yrs 16-20 (ivered in yrs 21-25):  the site suitable?  Ves  Ves  Virian Site is in scale with the 120 dwellings which the emerging Local Plate of the site suitable?  Virian Site is in scale with the 120 dwellings which the emerging Local Plate of the site is in scale with the 120 dwellings which the emerging Local Plate of the site is in scale with the 120 dwellings on reaction of the scale of the loss of, or place undue burder on space, green infrastructure or community facilities.  CATION - It is accessible to Gedney Hill's existing services and facilities in the suitable of the scale of the site of	vered in yrs 16-20 (vered in yrs 21-25):  the site suitable?  Ves  Site is in scale with the 120 dwellings which the emerging Local Plan seeks to vere in years and the site suitable?  VIRONMENTAL IMPACTS - It is unlikely to have adverse impacts on natural, but RASTRUCTURE - it will not lead to the loss of, or place undue burdens on, exist in space, green infrastructure or community facilities.  CATION - It is accessible to Gedney Hill's existing services and facilities and is locating built-up area (defined settlement limit);  E CHARACTERISTICS - The site formerly had grain drier buildings upon it. It is locating north Road and beside another. It is an appropriate site, which could be elopment boundary, rather than been allocated, owing to it delivering a small INSPORT - Services and facilities are potentially accessible by foot, bicycle and form of the access is unclear.  Insequently, the site is considered suitable.  No hazard  Low hazard  Danger for some  Danger for most Danger for most Danger for all	ivered in yrs 16-20 (vered in yrs 21-25: the site suitable?  Site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in the site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in the site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in the scale of the site is unlikely to have adverse impacts on natural, built or heritage ass RASTRUCTURE - it will not lead to the loss of, or place undue burdens on, existing infrastructure on space, green infrastructure or community facilities.  CATION - It is accessible to Gedney Hill's existing services and facilities and is located within Gediting built-up area (defined settlement limit);  E CHARACTERISTICS - The site formerly had grain drier buildings upon it. It is located behind a ditting north Road and beside another. It is an appropriate site, which could be included within the elopment boundary, rather than been allocated, owing to it delivering a small number of house INSPORT - Services and facilities are potentially accessible by foot, bicycle and public transport form of the access is unclear.  In the site is considered suitable.  Developable (06-10)  No hazard  Low hazard  Danger for some  Danger for some  Danger for some  Danger for most  O.25m to 0.50m  O.25m to 0.50m

Reference	Geh002	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the west of We	st Drove, Gedney Hill		
Site area (Hectares)	1.1 Site capacity at 30 dph:	33 Site capacity at 25 dph:	28 Site capacity at 20 dph:	22 Site capacity from planning permissions:
Availability	Is the site available	Yes Yes		permissions.
Explanation	Although there is no pla	anning permission or alloca	tion, there are no kno	wn legal or ownership problems.
Achievability	Is the site achievab	Yes Yes		
Explanation		easonable prospect that it		costs are likely to be very low. If it issumed to begin in year 8, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		22	
Suitability	Is the site suitable?	No		
Explanation	Hill. ENVIRONMENTAL IMPAINFRASTRUCTURE - it wopen space, green infra LOCATION - It is accessive existing built-up area (considered of the strength of the stre	ACTS - It is unlikely to have will not lead to the loss of, of structure or community failble to Gedney Hill's existing lefined settlement limit); - The site is opposite an expoorly to the existing villament in this location, on large contaminated.	adverse impacts on na r place undue burdens cilities. g services and facilities isting ribbon of develo ge. It would change the id which is currently ag	seeks to be developed in Gedney atural, built or heritage assets. s on, existing infrastructure, such as and is located within Gedney Hill's pment and its development would e area's character because it gricultural and open. Part of the site cycle and public transport. It is at improvement.
Classification	Unde	evelopable		
Flood risk Zone Zone Zone	2 3a	No hazard Low hazard Danger for son Danger for mo Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

Reference	Geh003	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the west of Hi	llgate, Gedney Hill		
Site area (Hectares)	3.34 Site capacity at 30 dph:	100 Site capacity at 25 dph:	84 Site capacity at 20 dph:	67 Site capacity from planning permissions:
Availability	Is the site availab	Yes		permissions.
Explanation	Although there is no p	lanning permission or alloc	ation, there are no know	n legal or ownership problems.
Achievability	Is the site achieva	Yes		
Explanation	low. The water and se by 300 places. If it is a	werage networks require ir llocated, there is a reasona	nprovements and the se- ble prospect that it woul	ure costs are likely to be relatively condary school requires extending d be developed but owing to the n in year 10, and be completed
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15 Delivered in yrs 16-20 Delivered in yrs 21-25	)	25 42	
Suitability	Is the site suitable	Yes Yes		
	Archaeologist has adv information may be re be a minor affect on of frontage would softer covered by a TPO and INFRASTRUCTURE - it open space, green infollogen by the sacces existing built-up area of SITE CHARACTERISTIC centre of the village.  TRANSPORT - Services	in the church which does not the development. There are could be affected by the act will not lead to the loss of, rastructure or community facilities to Gedney Hill's existing defined settlement limit);	nt Iron Age Romano Briti evelopment. The Conser- ot require mitigation alth e eight mature trees alou- ccess and the visibility spl or place undue burdens of acilities. Ing services and facilities and wo sides by existing deve	sh landscape and further vation Officer advises there may ough maintaining a landscaped ng the road side which are lay. On, existing infrastructure, such as and is located within Gedney Hill's elopment and is well located in the
i lood ilon	ne 1	elopable (11-15)  No hazard Low hazard		No Depth
Zo	nne 2 nne 3a nne3b	Danger for so Danger for mo Danger for all		0m to 0.25m 0.25m to 0.50m 0.50m to 1.0m 1.0m to 2.0m >2.0m

Reference	Geh004	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the north of Mill	Lane, Gedney Hill		
Site area (Hectares)	0.82 Site capacity at 30 dph:	25 Site capacity at 25 dph:	20 Site capacity at 20 dph:	16 Site capacity from planning
Availability	Is the site available?	Yes		permissions:
Explanation	Although there is no plan	nning permission or alloca	ation, there are no knowr	n legal or ownership problems.
Achievability	Is the site achievable	e? Yes		
Explanation	water and sewerage net places. If it is allocated, t	works require improvement where is a reasonable pros	ents and the secondary so spect that it would be dev	osts likely to be very low. The chool requires extending by 300 veloped but owing to the in year 8, and be completed
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		9 7	
Suitability	Is the site suitable?	Yes		
	Mill is located to the westimmediate setting. The statement is asset at this location is not in the statement in the statemen	st of the site. There is a b bite does not extend behin ninor. Il not lead to the loss of, of tructure or community fa ble to Gedney Hill's existir efined settlement limit); The site is in front of Mil front boundary is hedged served by a better road. and facilities are potentiall would be required.	uilding between the mill and the curtilage of the mile or place undue burdens of acilities.  In graph services and facilities	aral or built assets. Gedney Hill and the site which forms its II. The impact on the heritage on, existing infrastructure, such as and is located within Gedney Hill's antly has polytunnels upon it and at fits in better with the cle and public transport. Turning
Classification	Devel	opable (11-15)		
Zor Zor	ne 1 ne 2 ne 3a ne3b	No hazard Low hazard Danger for sor Danger for mo Danger for all		No Depth  0m to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

Address    Land to the south of Highstock Lane, Gedney Hill   Site area (Hectares)	Reference	Geh005	Settlement:	Gedney Hill	Phase two SHLAA sites
Achievability  Explanation  Although there is no planning permission or allocation, there are no known legal or ownership problems.  Achievability  Explanation  Is the site achievability. Values are moderate, and opening-up infrastructure costs are likely to be low. If it is allocated, there is a reasonable prospect that it would be developed (assumed to begin in year 8, and be completed before year 15).  Assumed delivery rate  Delivered in yrs 1-5: Delivered in yrs 1-15: Delivered in yrs 1-15: Delivered in yrs 1-25: Is the site suitable?  Explanation  The site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in Gedney Hill. ENVIRONMENTAL IMPACTS - it is unlikely to have adverse impacts on natural, built or heritage assets. INFRASTRUCTURE - it will not lead to the loss of, or place undue burdens on, existing infrastructure, such as open space, green infrastructure or community facilities. UCATION - It is accessible to deenly Hills existing services and facilities and is located within Gedney Hills existing services and facilities are potentially accessible by foot, bicycle and public transport. However, a frontage footway, kerbing and road guillies are required.  Classification  Developable (11-15)  No hazard Low hazard Om to 0.25m Onte 0.0.5m One 1 Zone 2 Zone 3a Danger for some O.25m to 0.5m	Address	Land to the south of Hi	ghstock Lane, Gedney Hil		
Although there is no planning permission or allocation, there are no known legal or ownership problems.  Although there is no planning permission or allocation, there are no known legal or ownership problems.  Is the site achievable?  Explanation  Belivered in ys 1-5: Delivered in ys 1-5: Delivered in ys 1-15: Delivered in ys 1-	Site area (Hectares)				from planning
Separation   Good achievability, Values are moderate, and opening-up infrastructure costs are likely to be low. If it is allocated, there is a reasonable prospect that it would be developed (assumed to begin in year 8, and be completed before year 15).    Assumed delivery rate	Availability	Is the site available	Yes Yes		permissions.
Good achievability. Values are moderate, and opening-up infrastructure costs are likely to be low. If it is allocated, there is a reasonable prospect that it would be developed (assumed to begin in year 8, and be completed before year 15).  Delivered in yrs 1-5: Delivered in yrs 1-15: Delivered in yrs 1-15: Delivered in yrs 12-25:  Sultability  Is the site suitable?  Explanation  The site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in Gedney Hill. ENVIRONMENTAL IMPACTS - It is unlikely to have adverse impacts on natural, built or heritage assets. INFRASTRUCTURE - It will not lead to the loss of, or place undue burdens on, existing infrastructure, such as open space, green infrastructure or community facilities. LOCATION - It is accessible to Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and is located within Gedney Hill's existing services and facilities and public transport. However, a frontage footway, kerbing and one in larger grounds. These give the site a suitable context.  TRANSPORT - Services and facilities are potentially accessible by foot, bicycle and public transport. However, a frontage footway, kerbing and road gullies are required.  Consequently, the site is considered suitable.  Classification  Developable (11-15)  Wo Death On bo 2.5m On Do 2.5m On 50.25m to 0.50m	Explanation	Although there is no pl	anning permission or allo	cation, there are no kno	wn legal or ownership problems.
allocated, there is a reasonable prospect that it would be developed (assumed to begin in year 8, and be completed before year 15).  Delivered in yrs 1-5: Delivered in yrs 1-10: Delivered in yrs 1-15: Delivered in yrs 1-15: Delivered in yrs 1-25:  Suitability  In the site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in Gedney Hill. ENVIRONMENTAL IMPACTS - It is unlikely to have adverse impacts on natural, built or heritage assets. INFRASTRUCTURE - it will not lead to the loss of, or place undue burdens on, existing infrastructure, such as open space, green infrastructure or community facilities. LOCATION - It is accessible to Gedney Hill's existing services and facilities and is located within Gedney Hill's existing built-up area (defined settlement limit); SITE CHARACTERISTICS - The site is opposite recent development and is between an isolated dwelling and a group of six new dwellings and one in larger grounds. These give the site a suitable context. TRANSPORT - Services and facilities are potentially accessible by foot, bicycle and public transport. However, a frontage footway, kerbing and road guillies are required.  Consequently, the site is considered suitable.  Classification  Developable (11-15)  Low hazard Low hazard Low hazard Don to 0.25m to 0.55m	Achievability	Is the site achieval	Yes Yes		
Delivered in yrs 11-15: 5 Delivered in yrs 11-15: 5 Delivered in yrs 12-25:  Suitability  Is the site suitable?  Explanation  The site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in Gedney Hill.  ENVIRONMENTAL IMPACTS - It is unlikely to have adverse impacts on natural, built or heritage assets. INFRASTRUCTURE: it will not lead to the loss of, or place undue burdens on, existing infrastructure, such as open space, green infrastructure or community facilities.  LOCATION - It is accessible to Gedney Hill's existing services and facilities and is located within Gedney Hill's existing built-up area (defined settlement limit):  SITE CHARACTERISTICS - The site is opposite recent development and is between an isolated dwelling and a group of six new dwellings and one in larger grounds. These give the site a suitable context. TRANSPORT - Services and facilities are potentially accessible by foot, bicycle and public transport. However, a frontage footway, kerbing and road guillies are required.  Consequently, the site is considered suitable.  Classification  Developable (11-15)    No hazard   No Deoth   Om to 0.25m   Om to 0.25m   Ozen to 0.50m	Explanation	allocated, there is a rea	sonable prospect that it		-
The site is in scale with the 120 dwellings which the emerging Local Plan seeks to be developed in Gedney Hill.  ENVIRONMENTAL IMPACTS - It is unlikely to have adverse impacts on natural, built or heritage assets. INFRASTRUCTURE - it will not lead to the loss of, or place undue burdens on, existing infrastructure, such as open space, green infrastructure or community facilities.  LOCATION - It is accessible to Gedney Hill's existing services and facilities and is located within Gedney Hill's existing built-up area (defined settlement limit);  SITE CHARACTERISTICS - The site is opposite recent development and is between an isolated dwelling and a group of six new dwellings and one in larger grounds. These give the site a suitable context.  TRANSPORT - Services and facilities are potentially accessible by foot, bicycle and public transport. However, a frontage footway, kerbing and road gullies are required.  Consequently, the site is considered suitable.  Classification  Developable (11-15)  Flood risk  Zone 1  Zone 2  Zone 3a  No Depth  Dom to 0.25m  On to 0.25m  On to 0.25m  On to 0.25m  On to 0.50m	Assumed delivery rate	Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20			
Hill.  ENVIRONMENTAL IMPACTS - It is unlikely to have adverse impacts on natural, built or heritage assets.  INFRASTRUCTURE - it will not lead to the loss of, or place undue burdens on, existing infrastructure, such as open space, green infrastructure or community facilities.  LOCATION - It is accessible to Gedney Hill's existing services and facilities and is located within Gedney Hill's existing built-up area (defined settlement limit);  SITE CHARACTERISTICS - The site is opposite recent development and is between an isolated dwelling and a group of six new dwellings and one in larger grounds. These give the site a suitable context.  TRANSPORT - Services and facilities are potentially accessible by foot, bicycle and public transport. However, a frontage footway, kerbing and road gullies are required.  Consequently, the site is considered suitable.  Consequently, the site is considered suitable.  No hazard  Low hazard  Danger for some  Om to 0.25m  0.25m to 0.55m to 0.50m	Suitability	Is the site suitable	? Yes		
Flood risk  Zone 1 Zone 2 Low hazard Low hazard Danger for some 0.25m to 0.50m	Explanation	Hill. ENVIRONMENTAL IMP. INFRASTRUCTURE - it v open space, green infra LOCATION - It is access existing built-up area (of SITE CHARACTERISTICS group of six new dwelli TRANSPORT - Services However, a frontage for	ACTS - It is unlikely to have will not lead to the loss of, astructure or community lible to Gedney Hill's exist defined settlement limit); - The site is opposite records and one in larger ground facilities are potential potway, kerbing and road	e adverse impacts on na or place undue burdens facilities. Ing services and facilities ent development and is l unds. These give the site lly accessible by foot, bid	tural, built or heritage assets. s on, existing infrastructure, such as and is located within Gedney Hill's between an isolated dwelling and a a suitable context.
Low hazard Danger for some 0.25m to 0.50m	Classification	Deve			
Danger for all  1.0m to 2.0m >2.0m	Zone 2 Zone 3	2 3a	Low hazard Danger for so Danger for m	ost	0m to 0.25m 0.25m to 0.50m 0.50m to 1.0m 1.0m to 2.0m

Reference	Geh006	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the west of Sy	camore View, Gedney Hill		
Site area (Hectares)	0.49 Site capacity at 30 dph:	15 Site capacity at 25 dph:	12 Site capacity at 20 dph:	10 Site capacity from planning
Availability	Is the site available	Yes		permissions:
Explanation	Although there is no p	lanning permission or alloca	ation, there are no kno	wn legal or ownership problems.
Achievability	Is the site achieva	Yes		
Explanation	-	reasonable prospect that it		costs are likely to be very low. If it assumed to begin in year 7, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15 Delivered in yrs 16-20 Delivered in yrs 21-25	: )	10	
Suitability	Is the site suitable	Yes Yes		
Explanation	Hill. ENVIRONMENTAL IMF INFRASTRUCTURE - it open space, green infr LOCATION - It is acces existing built-up area ( SITE CHARACTERISTIC to access this site. At p depth of the site is sin dwelling. The site only TRANSPORT - Services	PACTS - It is unlikely to have will not lead to the loss of, or astructure or community fasible to Gedney Hill's existing (defined settlement limit); S - The site is behind a receipresent the site does not han a receipresent the existing scheme	adverse impacts on na or place undue burden icilities. Ig services and facilities at development of deta we any frontage or con and corresponds with the field, which may res	atural, built or heritage assets. Is on, existing infrastructure, such as and is located within Gedney Hill's eached dwellings with a large gap left inection to a public highway. The the curtilage of an adjacent trict how the site is developed. cycle and public transport.
Zo Zo	one 1 one 2 one 3a one3b	No hazard Low hazard Danger for sor Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m

Reference	Geh007	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the west of Syca	more View, Gedney Hill		
Site area (Hectares)	0.83 Site capacity at 30 dph:	25 Site capacity at 25 dph:	21 Site capacity at 20 dph:	17 Site capacity from planning
Availability	Is the site available	Yes		permissions:
Explanation	Although there is no plan	nning permission or alloca	tion, there are no know	wn legal or ownership problems.
Achievability	Is the site achievable	le? Yes		
Explanation	<b>」</b>	onable prospect that it we		costs are likely to be low. If it is umed to begin in year 7, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		12 5	
Suitability	Is the site suitable?	Yes		
Explanation	Hill. ENVIRONMENTAL IMPAINFRASTRUCTURE - it wis open space, green infrast LOCATION - It is accessible existing built-up area (de SITE CHARACTERISTICS - to access this site. At predepth of the site is similar dwelling. The site is wide	CTS - It is unlikely to have II not lead to the loss of, of structure or community fable to Gedney Hill's existing effined settlement limit); The site is behind a recent seent the site does not have ar to the existing scheme are than Geh006, using the not facilities are potentially	adverse impacts on na or place undue burdens cilities. g services and facilities at development of detaile any frontage or contant corresponds with the full width of the field.	tural, built or heritage assets. on, existing infrastructure, such as and is located within Gedney Hill's ched dwellings with a large gap left nection to a public highway.The he curtilage of an adjacent cycle and public transport.
Classification	Devel	opable (11-15)		
		No hazard Low hazard Danger for som Danger for mos Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

Reference	Geh008	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the west of Syc	amore View, Gedney Hill		
Site area (Hectares)	3.01 Site capacity at 30 dph:	90 Site capacity at 25 dph:	75 Site capacity at 20 dph:	60 Site capacity from planning permissions:
Availability	is the site available	Yes		
Explanation	Although there is no pla	anning permission or allo	cation, there are no knov	vn legal or ownership problems.
Achievability	Is the site achieval	Yes		
Explanation	-	ere is a reasonable prosp		sure costs are likely to be relatively eloped (assumed to begin in year 9,
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		50 10	
Suitability	Is the site suitable?	No		
Explanation	Hill. ENVIRONMENTAL IMPAINFRASTRUCTURE - it wopen space, green infra LOCATION - It is accessivating built-up area (continued of the site o	ACTS - It is unlikely to havill not lead to the loss of structure or community ble to Gedney Hill's exist lefined settlement limit); - The site is behind a recresent the site does not his in the site relating poor ter. There is a large area st. and facilities are potentials considered unsuitable.	e adverse impacts on nat or place undue burdens facilities. ing services and facilities ent development of detac ave any frontage or conf y to the existing built-up of undeveloped land bety	seeks to be developed in Gedney cural, built or heritage assets. on, existing infrastructure, such as and is located within Gedney Hill's ched dwellings with a large gap left nection to a public highway. The area, and its development would ween here and Geh003, which ycle and public transport.
Classification	Unde	velopable		
Flood risk  Zone 1 Zone 2 Zone 3 Zone 3	a	No hazard Low hazard Danger for so Danger for m Danger for al	ost	No Depth Om to 0.25m 0.25m to 0.50m 0.50m to 1.0m 1.0m to 2.0m >2.0m

Reference	Geh009	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the east of Stat	ion Road, Gedney Hill		
Site area (Hectares)	1.82 Site capacity at 30 dph:	55 Site capacity at 25 dph:	46 Site capacity at 20 dph:	36 Site capacity from planning permissions:
Availability	Is the site available	Yes		permissions.
Explanation	Although there is no pla	anning permission or alloca	ation, there are no knov	vn legal or ownership problems.
Achievability	Is the site achieval	Yes		
Explanation		sonable prospect that it w		costs are likely to be low. If it is umed to begin in year 8, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		24 12	
Suitability	Is the site suitable?	No		
	INFRASTRUCTURE - it wopen space, green infra LOCATION - It is access Hill's existing built-up a SITE CHARACTERISTICS frontage bungalows. Thresults in the site relationary character TRANSPORT - Services access would be likely to the space of the state o	will not lead to the loss of, of structure or community failure to Gedney Hill's existing rea (defined settlement ling). The site is behind a receive position of the site toward poorly to the existing but and facilities are potentially	or place undue burdens cilities. g services and facilities nit); at development of detailed the edge of the sett wilt-up area, and its develop accessible by foot, bic	cural, built or heritage assets. on, existing infrastructure, such as and is located adjacent Gedney ched dwellings and a pair of clement and the depth of the site elopment would harm the area's ycle and public transport. The . There is a connecting footway.
Classification  Zone 1 Zone 2 Zone 3 Zone 3	a	No hazard Low hazard Danger for sor Danger for mo Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

Reference	Geh010	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the east of Mo	le Drove, Gedney Hill		
Site area (Hectares)	0.17 Site capacity at 30 dph:	5 Site capacity at 25 dph:	4 Site capacity at 20 dph:	3 Site capacity from planning
Availability	Is the site available	Yes		permissions:
Explanation	Although there is no pl Two owners, but they		tion, there are no know	n legal or ownership problems.
Achievability	Is the site achieval	ble? Yes		
Explanation	-	reasonable prospect that it		osts are likely to be very low. If it sumed to begin in year 7, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		3	
Suitability	Is the site suitable	? No		
Explanation	Hill. ENVIRONMENTAL IMP. INFRASTRUCTURE - it v open space, green infra LOCATION - It is not as located within Gedney SITE CHARACTERISTICS group of buildings in th TRANSPORT - Services footways and poor roa	ACTS - It is unlikely to have vill not lead to the loss of, castructure or community fa accessible to Gedney Hill's Hill's existing built-up area is - The site is unrelated to the countryside, to the detrir	adverse impacts on nature place undue burdens of cilities. existing services and fact (defined settlement limine village, and its development of the area's charact accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the area of accessible by bicycle, but or place in the accessible by bicycle in the accessible by but or place	oment would intensify an existing
Classification	Unde	evelopable		
Flood risk Zone Zone Zone Zone3	2 3a	No hazard Low hazard Danger for son Danger for mod Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

Reference	Geh011	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land between North Di	rove and West Drove, Ge	dney Hill.	
Site area (Hectares)	1.33 Site capacity at 30 dph:	40 Site capacity at 25 dph:	33 Site capacity at 20 dph:	27 Site capacity from planning
Availability	Is the site available	No No		permissions:
Explanation	The owners are not all difficult and protracted		tions for the land are un	known. Land assembly could be
Achievability	Is the site achieval	Yes		
Explanation		easonable prospect that		costs are likely to be very low. If it assumed to begin in year 8, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		24 3	
Suitability	Is the site suitable	No No		
Explanation	Hill. ENVIRONMENTAL IMPAINFRASTRUCTURE - it wopen space, green infratocated within Gedney SITE CHARACTERISTICS group of buildings in the a sewage treatment platocated transport. The developing	ACTS - It is unlikely to havill not lead to the loss of istructure or community cessible to Gedney Hill's existing built-up are - The site is unrelated to e countryside, to the detant and maybe contamina	ve adverse impacts on nation, or place undue burdent facilities. existing services and facilities at (defined settlement line the village, and its devertiment of the area's characted. Ally accessible by bicycleffic on a poor highway.	atural, built or heritage assets. Is on, existing infrastructure, such as lities as other sites and is not mit); Iopment would intensify an existing racter. Part of the site is affected by the but not by foot and public
Classification	Unde	evelopable		
Flood risk  Zone 2 Zone 3 Zone 3	<u>2</u> 3a	No hazard Low hazard Danger for so Danger for m Danger for a	nost	No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

Reference	Geh012	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the east of Hi	illgate, Gedney Hill		
Site area (Hectares)	0.92 Site capacity at 30 dph:	28 Site capacity at 25 dph:	23 Site capacity at 20 dph:	18 Site capacity from planning
Availability	Is the site availab	Yes		permissions:
Explanation	Although there is no p	planning permission or alloc	ation, there are no know	n legal or ownership problems.
Achievability	Is the site achieva	able? Yes		
Explanation		reasonable prospect that it		osts are likely to be very low. If it sumed to begin in year 7, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-1! Delivered in yrs 16-20 Delivered in yrs 21-2:	5: 0	12 6	
Suitability	Is the site suitable	e? Yes		
Explanation	Hill. ENVIRONMENTAL IM listed building and the church. Any developm would need to assess this. INFRASTRUCTURE - it open space, green inf LOCATION - It is acces existing built-up area SITE CHARACTERISTIC give the site a suitable TRANSPORT - Service access from Hillgate, built bungalows, if su north, which runs alo	PACTS - It is unlikely to have e site abuts the churchyard. ment proposal would need to its impact on the setting of will not lead to the loss of, frastructure or community for sible to Gedney Hill's existing (defined settlement limit); CS - The site is behind frontate context. There is some filles and facilities are potential and another possible means	e adverse impacts on natural There is potential for har to be informed by a Heritathe church and how the por place undue burdens cacilities.  In services and facilities and ge development on Hill Ged land, most likely a dykely accessible by foot, bicys of access from Highstook	peeks to be developed in Gedney  aral or built assets. The church is a m to the wider setting of the age Impact Assessment which proposal would seek to address an, existing infrastructure, such as and is adjacent Gedney Hill's ate and High Stock Lane. These ate, to the south of the site. ale and public transport. It has an ate Lane, between some recently ared. There is a footpath to the
Classification		velopable (11-15)		
Zor Zor	ne 1 ne 2 ne 3a ne3b	No hazard Low hazard Danger for so Danger for mo Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m

	Geh013		Gedney Hill	Phase two SHLAA sites
Address	Land to the west of St	ation Road, Gedney Hill		
Site area (Hectares)	0.14 Site capacity at 30 dph:	4 Site capacity at 25 dph:	4 Site capacity at 20 dph:	3 Site capacity from planning
Availability	Is the site availabl	Yes		permissions:
Explanation	Although there is no p	olanning permission or alloca	ation, there are no know	n legal or ownership problems.
Achievability	Is the site achieva	yes		
Explanation		reasonable prospect that it		osts are likely to be very low. If it sumed to begin in year 7, and be
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15 Delivered in yrs 16-20 Delivered in yrs 21-25	i: )	3	
Suitability	Is the site suitable	Yes Yes		
Explanation	Hill. ENVIRONMENTAL IMF site's development wo otherwise built-up fro INFRASTRUCTURE - it LOCATION - it is access adjacent to Gedney Hi SITE CHARACTERISTICS value. However, it is n TRANSPORT - services development would b	PACTS - it is unlikely to have build not harm the appearan ntage. will not lead to the loss of, or sible to Gedney Hill's existing built-up area (do S - there are no nearby 'bac not previously developed land facilities are potentially e unlikely to create or exace suitable, but is too small to	adverse impacts on natice of the area - it would or place undue burdens of services and facilities agricular settlement limit); an eighbour' uses, & the d, and is grade 1 agricular accessible by foot, bicy erbate traffic problems	and is partly within and partly site has little intrinsic amenity
Classification	Dev	elopable (06-10)		
Zo Zo	one 1 one 2 one 3a one3b	No hazard Low hazard Danger for son Danger for mo Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m

Reference	Geh014	Settlement:	Gedney Hill	Phase two SHLAA sites	
Address	Land to the west of West Drove South, Gedney Hill				
Site area (Hectares)	0.5 Site capacity at 30 dph:	15 Site capacity at 25 dph:	12 Site capacity at 20 dph:	10 Site capacity from planning	
Availability	Is the site available?  Yes  Yes				
Explanation	Although there is no pl	anning permission or alloc	ation, there are no know	n legal or ownership problems.	
Achievability	Is the site achieval	Yes			
Explanation	Good achievability. Values are moderate, and opening-up infrastructure costs are likely to be very low. If it is allocated, there is a reasonable prospect that it would be developed (assumed to begin in year 7, and be completed before year 10).				
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		10		
Suitability	Is the site suitable	? No			
Explanation	Hill. ENVIRONMENTAL IMP site's development wo which, whilst a charact number of dwellings it village's built-up area uvillage's built-up area. INFRASTRUCTURE - it v LOCATION - it is access existing built-up area (of SITE CHARACTERISTICS value. However, it is not TRANSPORT - services development would be	ACTS - it is unlikely to have uld harm the appearance of eristic form of development would deliver) unacceptably unacceptably on the surrounding counties of the loss of, will not lead to the loss of, will be to Gedney Hill's existing defined settlement limit); where are no nearby 'bast previously developed lar	adverse impacts on natof the area - it would creat locally, is undesirable by increase the visual improvement. Other options, it or place undue burdens ag services and facilities denighbour' uses, & the ad, and is grade 1 agriculy accessible by foot, bicyerbate traffic problems	ural or heritage assets but the ate 130m of ribbon development in that it would (in relation to the pact and perceived extent of the n contrast, can consolidate the on, existing infrastructure. and is adjacent to Gedney Hill's site has little intrinsic amenity tural land. It is and public transport, and its	
Classification	Unde	evelopable			
Flood risk Zone Zone Zone	2 3a	No hazard Low hazard Danger for sor Danger for mo Danger for all		No Depth Om to 0.25m 0.25m to 0.50m 0.50m to 1.0m 1.0m to 2.0m >2.0m	

Reference	Geh015	Settlement:	Gedney Hill	Phase two SHLAA sites	
Address	Land to the east of We	st Drove South, Gedney Hil	l		
Site area (Hectares)	1.44 Site capacity at 30 dph:	43 Site capacity at 25 dph:	36 Site capacity at 20 dph:	29 Site capacity from planning permissions:	
Availability	Is the site available?				
Explanation	Although there is no pl	anning permission or alloca	ation, there are no know	wn legal or ownership problems.	
Achievability	Is the site achieval	Yes			
Explanation	water and sewerage ne places. If it is allocated	etworks require improvement there is a reasonable pros	ents and the secondary pect that it would be d	costs are likely to be low. The school requires extending by 300 eveloped but owing to the in in year 9, and be completed	
Assumed delivery rate	Delivered in yrs 1-5:				
	Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		16 13		
Suitability	Is the site suitable	? Yes			
Explanation	Hill. ENVIRONMENTAL IMP. site's relationship to the separating it from the of overcome. INFRASTRUCTURE - it v LOCATION - it is access existing built-up area (of SITE CHARACTERISTICS value. However, it is not TRANSPORT - services of Vehicular access would northern boundary of the	ACTS - it is unlikely to have e existing village is unsatisf existing built-up area. If site vill not lead to the loss of, could be defined settlement limit);  - there are no nearby 'bacot previously developed land and facilities are potentially probably need to be provi	adverse impacts on na factory, with a large are e Geh003 were develop or place undue burdens g services and facilities d neighbour' uses, & the d, and is grade 1 agricu y accessible by foot, bic ded via site Geh003. A	ycle and public transport. public footpath runs along the	
Classification  Flood risk  Zone Zone Zone Zone Zone	1 2 3a	No hazard Low hazard Danger for son Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m	

Reference	Geh016	Settlement:	Gedney Hill	Phase two SHLAA sites	
Address	Land to the south of Highstock Lane, Gedney Hill				
Site area (Hectares)	0.41 Site capacity at 30 dph:	12 Site capacity at 25 dph:	10 Site capacity at 20 dph:	8 Site capacity from planning permissions:	
Availability	Is the site available	Yes Yes		p-0	
Explanation	Although there is no pla	anning permission or alloca	ation, there are no know	wn legal or ownership problems.	
Achievability	Is the site achievab	Yes			
Explanation	(including site clearance		s allocated, there is a re	costs are also likely to be moderate easonable prospect that it would r 10).	
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15: Delivered in yrs 16-20 Delivered in yrs 21-25:		8		
Suitability	Is the site suitable?	No			
Explanation	Hill. ENVIRONMENTAL IMPASITE'S relationship to the separating it from the estimate would be overcom INFRASTRUCTURE - it was LOCATION - it is accessive existing built-up area (considered in isolation, considered in isolation,	ACTS - it is unlikely to have e existing village is unsatisf existing built-up area. Howe ne. vill not lead to the loss of, of ble to Gedney Hill's existin lefined settlement limit); - there are no nearby 'bac d, and part of the site is pread facilities are potentially d be developed without cre	e adverse impacts on na factory, with a large are ever, if it were develop or place undue burdens g services and facilities d neighbour' uses, the s eviously developed. y accessible by foot, bic eating or exacerbating to	tal impacts. However, if it were	
Classification	Unde	evelopable			
Flood risk  Zone 1 Zone 2 Zone 3 Zone 3	a	No hazard Low hazard Danger for son Danger for mo Danger for all		No Depth  Om to 0.25m  0.25m to 0.50m  0.50m to 1.0m  1.0m to 2.0m  >2.0m	

Reference	Geh017	Settlement:	Gedney Hill	Phase two SHLAA sites
Address	Land to the north of N	Aill Lane, Gedney Hill		
Site area (Hectares)	2.31 Site capacity at 30 dph:	69 Site capacity at 25 dph:	58 Site capacity at 20 dph:	46 Site capacity from planning permissions:
Availability	Is the site availab	Yes Yes		permissions.
Explanation	Although there is no p	lanning permission or alloc	ation, there are no know	n legal or ownership problems.
Achievability	Is the site achieva	Yes		
Explanation	<b>」</b>	s, there is a reasonable pros		osts likely to be very low. If it is veloped (assumed to begin in year
Assumed delivery rate	Delivered in yrs 1-5: Delivered in yrs 6-10: Delivered in yrs 11-15 Delivered in yrs 16-20 Delivered in yrs 21-25	)	24 22	
Suitability	Is the site suitable	Yes		
Explanation	Hill. ENVIRONMENTAL IMF of the site could have situated to the west o layout. INFRASTRUCTURE - it open space, green info LOCATION - It is acces existing built-up area SITE CHARACTERISTIC behind. The front bou is served by a better of TRANSPORT - Services	PACTS - It is unlikely to have adverse impacts (particular f the site. However, any survill not lead to the loss of, rastructure or community fisible to Gedney Hill's existing (defined settlement limit); S - The site is Millfield nurse ndary is hedged. It is close the	e adverse impacts on nati- ly on the setting) on the ch impacts could be previous or place undue burdens of acilities. In services and facilities are eries and currently has possible of the series and	eeks to be developed in Gedney ural or built assets. Development Grade II listed Gedney Hill Mill ented be careful design and on, existing infrastructure, such as and is located within Gedney Hill's olytunnels upon it and glasshouses are with the surrounding area and orcle and public transport.
Classification	Dev	elopable (11-15)		
		No hazard Low hazard Danger for so Danger for mo Danger for all		No Depth Om to 0.25m 0.25m to 0.50m 0.50m to 1.0m 1.0m to 2.0m >2.0m