

Copeland Borough Council

Strategic Housing Land Availability Assessment

Site Identification Form

Copeland Borough Council, along with all other local authorities, is required to undertake a Strategic Housing Land Availability Assessment (SHLAA) to support the delivery of sufficient land to meet the community's need for more homes. One of the first stages of this process is to identify as many sites as possible with potential for housing, gathering as much information as possible on these sites.

If you wish to suggest a potential site, please complete the following form. We ask that you supply us with as much of the requested information as possible. We also require a simple location plan for each site, clearly showing the site boundary. Sites submitted without a location plan cannot be considered.

Please use a separate copy of this form for each site and return to:

Matt Bagnall
Regeneration
Copeland Borough Council
The Copeland Centre
Catherine Street
Whitehaven
Cumbria
CA28 7SJ

Or email mbagnall@copelandbc.gov.uk by **15th September 2008**.

Do submit sites that:

- You feel may make a contribution to the overall housing land supply;
- Are in or adjacent to existing towns and villages.

Do not submit sites that:

- Already have planning permission for development (as these will already have been considered);
- Are outside of the Copeland planning authority area – this includes sites within the Lake District National Park;
- You have already submitted since April 2005 as part of the ongoing review of the development plan, as these have already been considered – any site you may have submitted before April 2005 should be resubmitted.



Your Details	
Name	
Company / Agent	
Representing	
email and / or telephone	
Site Details	
Site Location (please attach site plan showing clear boundaries)	
Site Address	
Current Owner	
Site Area in Hectares	
Current or Most Recent Land Use(s)	
Surrounding Land Use(s)	
Description of Site (greenfield, brownfield, vacant building etc.)	
Landscape Features	
Sustainability	
Public Transport Accessibility (approx. distance to and frequency of service)	
Access to Primary Services and Jobs (e.g. employment, retail and leisure)	
Access to Key Local Services and Facilities (e.g. post office, health care, schools, shop)	

Infrastructure	
Water Supply	
Drainage and Foul Water Disposal	
Electricity	
Possible Constraints	
To the best of your knowledge are there any constraints that may prevent development on the site? Please provide brief details:	
Flood Risk (if yes, is Flood Zone known?)	
Conservation Areas or Listed Building Issues	
Access Difficulties	
Topography or Ground Conditions	
Contamination / Necessary Remediation Work	
Legal Issues	
Do you believe constraints on the site could be overcome? If so, please explain.	

Availability and Construction	
Over what broad timeframe would you anticipate the site could first become available for development? Please tick one box:	
Pre-LDF (2008 – 2010)	<input type="checkbox"/>
5 years after LDF adoption (2011 – 2016)	<input type="checkbox"/>
5-10 years after LDF adoption (2017 – 2021)	<input type="checkbox"/>
10-15 years after LDF adoption (2022 – 2026)	<input type="checkbox"/>
15 years or more following LDF adoption (2027 -)	<input type="checkbox"/>
Potential Housing Capacity	
Once commenced, how many years do you think it would take to develop the site?	
Number of years	
If the site is likely to require phasing of development, could you please explain the likely timing of the phases and number of dwellings to be delivered at each phase?	

Please use a separate form and include a location plan for each site. All sites must be submitted to the Council before the 15th September 2008.

Please also note that although all proposals will be considered, suggesting a site at this first stage does not guarantee that the land will be included for housing development in the final analysis. Similarly, inclusion within the final version of the SHLAA does NOT mean that a site will be allocated in the new development plan. This process is simply the gathering of evidence to show which areas have the capacity to support new housing development. Allocation of housing sites will occur during later stages of Local Development Framework production, after more rigorous assessment.

Thank you for your cooperation with the SHLAA process.