

Littleworth							
SHELAA Site Reference and Address:		CFS0148a Land parcels adjacent to Wadborough Road, Norton	CFS0725 Land at Wadborough Road, Littleworth	CFS0875 Land off Hatfield Lane, Norton-juxta-Kempsey	CFS0920 Land adjacent to Littleworth	CFS0985a Land at Cooksholme Farm, Wadborough Road, Littleworth	CFS1035b Pound House Farm, Church Lane, Norton
MAJOR CRITERIA	Is the site within or adjacent to a Town, Category 1, 2 or 3 Village?	Category 3	Category 3	Category 3	Category 3	Category 3	Category 3
	Have the landowner(s) clearly indicated that the site is available and can be developed within the plan period, (e.g. through SHELAA)?	Yes				Yes	
	Is the site within Flood Zone 1 or 2? If yes, state Flood Zone.	Flood Zone 1				Flood Zone 1	
	Is the site more than 450 metres of hazardous pipeline or gas compression station?	Yes				Yes	
	Can the site be provided with safe access onto the public highway?	Unknown				Unknown	
	Are the Sewerage and Water supplies adequate in the area?	Combined Strategy with Worcester Parkway required. It is likely that this site will drain to Worcester Bromwich Rd STW through improvement works. Existing network drains to Kempsey STW via Littleworth SPS which has existing flooding and pollution issues. Possible additional risks if a surface water is unable to be managed on site through SuDS or to watercourses/ponds where available. Lack of surface water network and distance to watercourse indicates this may be a risk if surface water is allowed to connect to the foul network.				Combined Strategy with Worcester Parkway required. It is likely that this site will drain to Worcester Bromwich Rd STW through improvement works. Existing network drains to Kempsey STW via Littleworth SPS which has existing Flooding and pollution issues.	
	Would development of the site compromise Internationally or Nationally designated site of ecological importance?	Yes, any residential development of 100 or more houses outside existing settlements/urban areas.				Yes, adjacent SSSI. Any residential development of 100 or more houses outside existing settlements/urban areas.	
	Is the site in Green Belt?	No				No	
	Is the site in the AONB, or affect the setting of?	No				No	
	Is the site affected by an adopted Neighbourhood Plan policy or allocation? If yes, what?	No Neighbourhood Plan for Littleworth				No Neighbourhood Plan for Littleworth	
Are the adjacent/surrounding land uses compatible with residential amenity? Please state what they are.	Some residential to south-east and to north but mostly surrounded by open countryside. Development of entire site would merge Norton and Littleworth.				Residential to west but open countryside to north and south. Bounded by railway line to east.		
OTHER CRITERIA	Would development of the site have an adverse impact on Green Infrastructure Network?	TBC				TBC	
	Would development of the site result in a significant net loss of protected open space?	No				No	
	Would development of the site have a detrimental impact on a conservation area or on archaeology?	No detrimental impact on any Conservation Area. Archaeology - Medieval potential.				No detrimental impact on any Conservation Area. Archaeology - Medieval potential.	
	Would development of the site have a detrimental impact on Listed Building (s).	Yes, this landscape would be very sensitive to change, number of listed buildings within the site or on the boundary of.				Yes, part of site on immediate boundary of Cooksholme Farm and Grade II Listed Cooksholme Farmhouse.	
	Would development of the site have a detrimental impact on a Scheduled Ancient Monument?	No				No	
	Would development of the site have a detrimental impact on a Special Wildlife Site / Local Nature Reserve/ Regionally Important Geological Site or any other locally designated wildlife/landscape site?	No				No	
	Would development of the site have a detrimental impact on TPOs.	Significant boundary and hedgerow trees may constrict the development of this site.				Significant boundary and hedgerow trees may constrict the development of this site.	
	Would development of the site have a detrimental impact on a Significant Gap?	No				No	
	Would development of the site have a detrimental impact on ancient woodland?	No				No	
	Would development of the site have a detrimental impact on ancient hedgerow?	No				No	
	Has the site has been subject to a surface water flooding event? If yes, is there a viable engineering solution to overcome it?	No details to confirm there has been a surface water flooding event.				Yes, major flood flow route from west to east through middle of the site.	
	Would development of the site result in a loss of best or most versatile (Grade 1 or 2) agricultural land?	No, Grade 3				No, Grade 3	
	Is the site on contaminated land? Is there contaminated land near to site, close enough to impact its potential development?	Current use as Pound House Farm to the north is a Potential Contaminated Land activity. Within 250m landfill buffer to the west. Risk Assessment required.				Current use as Cooksholme Farm to the north is a Potential Contaminated Land activity. Risk Assessment required.	
	Is there a bus stop or train station within 400m of the site? Please state distance.	Yes - 52, 53 and 54 Bus Stops on north eastern boundary of site				Yes - 52, 53 and 54 Bus Stops 200m	
	How far is the site from the following key services - primary school, general store, post office, doctors surgery and parish/village hall? Please list the distance in travelling metres for each key service.	Norton juxta Kempsey C of E First School - 300m; Village Hall - 950m; no General Store, Post Office or Doctors Surgery in the village.				Norton juxta Kempsey C of E First School - 200m; Village Hall - 850m; no General Store, Post Office or Doctors Surgery in the village.	
	Would development of the site result in an adverse impact on local health provision?	Yes				Yes	
	Would development of the site assist in delivering / supporting identified community infrastructure needs e.g. in Neighbourhood Plan.	N/A				N/A	
	Would the development of the site, including the creation of an access, materially affect the character of the settlement?	Yes, not an appropriate scale compared with the village and would also merge Norton and Littleworth.				Yes, development of this scale would totally dominate the village.	
OUTCOME	Ruled in or out of SHELAA? If out, reason?	Ruled Out - Scale / Historic Environment	Ruled Out - Isolated	Ruled Out - Isolated	Ruled Out - Isolated	Ruled Out - Scale / Flood Risk / Historic Environment	Ruled Out - Isolated
	Should the site be carried forward for potential allocation in the SWDPR?	No	No	No	No	No	No
	Summary	Vast site in comparison to the size of Littleworth, which would effectively merge Norton and Littleworth and have a significant impact on the landscape including its Listed Buildings. No Smaller Cut considered appropriate for allocation.	Site Ruled Out of the SHELAA as it is Isolated.	Site Ruled Out of the SHELAA as it is Isolated.	Site Ruled Out of the SHELAA as it is Isolated.	Vast site in comparison to the size of Littleworth, which would more than double the size of the village. Major flood flow route from west to east through middle of the site and potential impact on adjacent Listed Buildings.	Site Ruled Out of the SHELAA as it is Isolated.

Littleworth			
	SHELAA Site Reference and Address:	CFS1062 Land west of Wadborough Road, Littleworth	CFS1080 No.1 and No.7 St James Close, Littleworth
MAJOR CRITERIA	Is the site within or adjacent to a Town, Category 1, 2 or 3 Village?	Category 3	Category 3
	Have the landowner(s) clearly indicated that the site is available and can be developed within the plan period, (e.g. through SHELAA)?		Yes
	Is the site within Flood Zone 1 or 2? If yes, state Flood Zone.		Flood Zone 1
	Is the site more than 450 metres of hazardous pipeline or gas compression station?		Yes
	Can the site be provided with safe access onto the public highway?		Unknown
	Are the Sewerage and Water supplies adequate in the area?		Development scale is unlikely to result in any significant impact to the foul network, provided that surface water does not drain into the foul network.
	Would development of the site compromise Internationally or Nationally designated site of ecological importance?		No
	Is the site in Green Belt?		No
	Is the site in the AONB, or affect the setting of?		No
	Is the site affected by an adopted Neighbourhood Plan policy or allocation? If yes, what?		No Neighbourhood Plan for Littleworth
Are the adjacent/surrounding land uses compatible with residential amenity? Please state what they are.		Yes, surrounded by residential.	
OTHER CRITERIA	Would development of the site have an adverse impact on Green Infrastructure Network?		TBC
	Would development of the site result in a significant net loss of protected open space?		No
	Would development of the site have a detrimental impact on a conservation area or on archaeology?		No detrimental impact on any Conservation Area. Archaeology - Medieval potential.
	Would development of the site have a detrimental impact on Listed Building (s).		No
	Would development of the site have a detrimental impact on a Scheduled Ancient Monument?		No
	Would development of the site have a detrimental impact on a Special Wildlife Site / Local Nature Reserve/ Regionally Important Geological Site or any other locally designated wildlife/landscape site?		No
	Would development of the site have a detrimental impact on TPOs.		No
	Would development of the site have a detrimental impact on a Significant Gap?		No
	Would development of the site have a detrimental impact on ancient woodland?		No
	Would development of the site have a detrimental impact on ancient hedgerow?		No
	Has the site has been subject to a surface water flooding event? If yes, is there a viable engineering solution to overcome it?		Yes, major flood flow route along the top of the site from adjacent watercourse.
	Would development of the site result in a loss of best or most versatile (Grade 1 or 2) agricultural land?		No, Grade 3
	Is the site on contaminated land? Is there contaminated land near to site, close enough to impact its potential development?		No history of Potential Contaminated Land activities.
	Is there a bus stop or train station within 400m of the site? Please state distance.		Yes - 52, 53 and 54 Bus Stops 170m
	How far is the site from the following key services - primary school, general store, post office, doctors surgery and parish/village hall? Please list the distance in travelling metres for each key service.		Norton juxta Kempsey C of E First School - 140m; Village Hall - 540m; no General Store, Post Office or Doctors Surgery in the village.
	Would development of the site result in an adverse impact on local health provision?		No
	Would development of the site assist in delivering / supporting identified community infrastructure needs e.g. in Neighbourhood Plan.		N/A
	Would the development of the site, including the creation of an access, materially affect the character of the settlement?		No
OUTCOME	Ruled in or out of SHELAA? If out, reason?	Ruled Out - Isolated	Ruled Out - Size
	Should the site be carried forward for potential allocation in the SWDPR?	No	No
	Summary	Site Ruled Out of the SHELAA as it is Isolated.	Site performs well but would require the demolition of at least 1 dwelling to achieve access to rear, and as such it is unlikely that the development at least 5 dwellings (net) could be achieved. Site Ruled Out of the SHELAA due to Size.