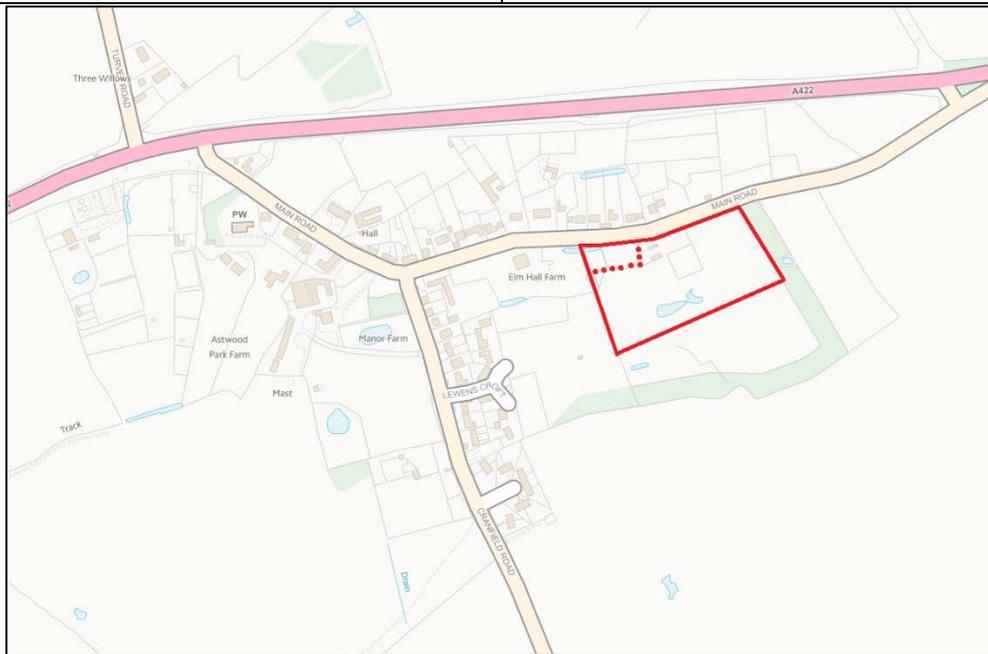


<p>Description</p>	<p>The site comprises a large field area to the south of Main Road. It is flat and featureless other than some small informal buildings and vegetation.</p>
<p>Reference</p>	<p>AH8</p>
<p>Name</p>	<p>Land to the south of Main Road ("Parcel E")</p>
<p>Size and capacity</p>	<p>2.2Ha – (capacity not shown as well in excess of Neighbourhood Plan requirements)</p>
<p>Relationship to existing development</p>	<p>The north-west corner of the site that has road frontage opposite existing dwellings on Main Road and to the immediate east of Elm Hall Farm is relatively well-related to the existing settlement. Development in-depth into the site would be out-of-character with the village though.</p>
<p>Previously developed/existing buildings?</p>	<p>The site is not previously developed and has only informal agricultural buildings on it.</p>

Access	The site can be accessed directly off Main Road
Landscape	Parts of the site could be developed without any adverse impact on the surrounding landscape. However, development in depth would likely result in an unacceptable intrusion into the countryside to the south, resulting in landscape harm.
Flooding/drainage	The site is not subject to any known flooding or drainage problems.
Heritage	Development of the site would not adversely affect any designated heritage asset.
Ecology	The site does not have any known habitat value although it is noted it contains ponds that should be surveyed for newts or any application subject to the District Licensing process.
Conclusion	The portion of the site on Main Road immediately adjacent to existing buildings should be considered further for allocation with the remainder of the site discounted. See map below for area to be considered further.



Area within dotted line to be considered further