

AREA: WILSDEN

Site count

Capacity Overview

Headline Analysis

Detailed Tables

ALL SITES		SITES WITHIN TRAJECTORY (DELIVERABLE OR DEVELOPABLE)	
Total No Of Sites	6	No of Green Field Sites	4
Total Area (Ha)	89.25	No Of PDL Sites	
RUDP Phase 1 Housing Sites		Mixed PDL / Green Field	1
RUDP Phase 2 Housing Sites			
Sites with Outline / Full pp for Housing	2	Wholly / mainly within flood zone 2	
Suitable Now	2	Wholly / mainly within flood zone 3a	
Potentially Suitable (Policy Constraints)	3	Wholly / mainly within flood zone 3b	
Potentially Suitable (Physical Constraints)		Within / partly within green belt	3
Unsuitable	1	Within / partly within local wildlife designations	
		Within partly within local green space designations	

DWELLING CAPACITY (Based on Median of Upper and Lower)							
	No Of Sites	Hectares	Short	Medium	Long	Total	% of District Total
WILSDEN	5	28.00	52	363	233.5	648.5	1.7%

HEADLINES / MAIN POINTS

1 site of 69.25ha was ruled unsuitable before analysis, leaving 5 making up the trajectory across 28ha of land.

2 sites have permission and are under construction, with the expectation that they will be developed in full before the end of year 6 and make a contribution of 39.4% of units on previously developed land in this period. There are no known further opportunities for recycling in the settlement present.

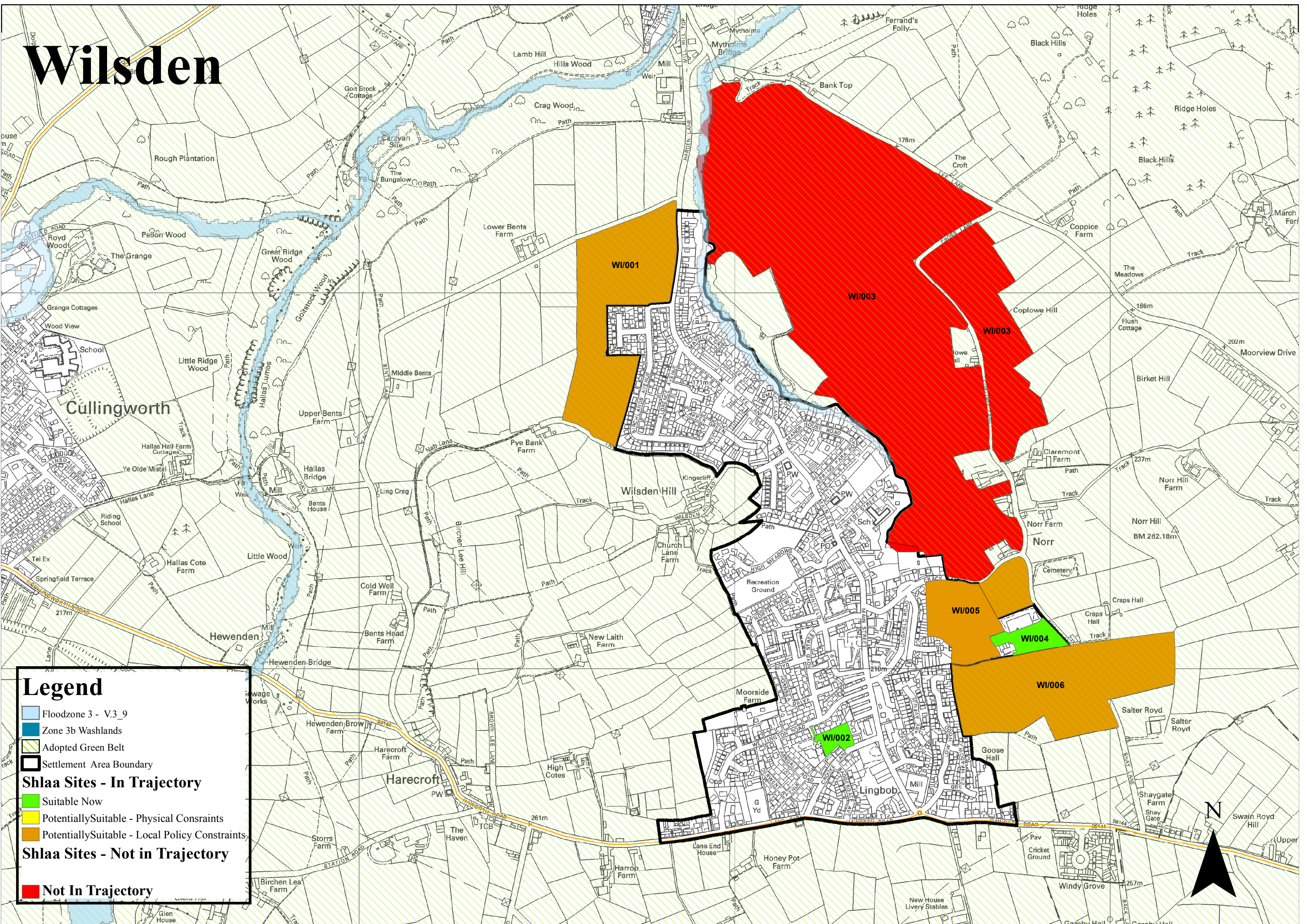
Remaining sites are greenfield, 2 are green belt and one mixed green belt/safeguarded land which cannot come forward for development before the medium period of the trajectory constraints aside.

	‘Deliverable Sites’			‘Developable Sites’								
	SHORT TERM Years 1-6			MEDIUM TERM Years 7-12			LONG TERM Years 13-17			TOTAL		
	Lower Forecast	Upper Forecast	Mid Point	Lower Forecast	Upper Forecast	Mid Point	Lower Forecast	Upper Forecast	Mid Point	Lower Forecast	Upper Forecast	Mid Point
Wilsden Trajectory Total	52	52	52	340	386	363	200	267	233.5	592	705	648.5
Green Field	11	11	11	340	386	363	200	267	233.5	551	694	622.5
Mixed	41	41	41							41	41	41
PDL												
PDL Consolidated*	20.5	20.5	20.5							20.5	20.5	20.5
PDL %	39.4	39.4	39.4							3.5	2.9	3.2
Wilsden Residual										54	139	97
Residual – GF										54	139	97
Residual – Mixed												
Residual PDL												
Wilsden Capacity Total										646	844	745

		Hectares	Dwellings
Suitable Now	2	1.59	52
Potentially Suitable – Policy Constraints	3	26.41	596.5
Potentially Suitable – Physical Constraints			
Unsuitable Sites	1	61.25	

		SHORT TERM			MEDIUM TERM			LONG TERM			TOTAL		
		Lower Forecast	Upper Forecast	Mid Point	Lower Forecast	Upper Forecast	Mid Point	Lower Forecast	Upper Forecast	Mid Point	Lower Forecast	Upper Forecast	Mid Point
Wilsden Trajectory Total		52	52	52	340	386	363	200	267	233.5	592	705	648.5
	Suitable Now	52	52	52							52	52	52
	Potentially Suitable (Policy Constraints)				340	386	363	200	267	233.5	540	653	596.5
	Green Belt				340	386	363	200	267	233.5	540	653	596.5
	Other												
	Potentially Suitable (Physical Constraints)												
Residual Supply*													
Wilsden Residual Supply Total											54	139	97
	Potentially Suitable (Policy Constraints)										54	139	97
	Green Belt										54	139	97
	Other												
	Potentially Suitable (Physical Constraints)												
Wilsden Capacity Total											646	844	745

Wilsden



Legend

- Floodzone 3 - V.3_9
- Zone 3b Washlands
- Adopted Green Belt
- Settlement Area Boundary
- Shlaa Sites - In Trajectory**
 - Suitable Now
 - Potentially Suitable - Physical Constraints
 - Potentially Suitable - Local Policy Constraints
- Shlaa Sites - Not in Trajectory**
 - Not In Trajectory