

AREA: BRADFORD NORTH EAST

Site count	Capacity Overview	Headline Analysis	Detailed Tables
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ALL SITES		SITES WITHIN TRAJECTORY (DELIVERABLE OR DEVELOPABLE)	
Total No Of Sites	81	No of Green Field Sites	31
Total Area (Ha)	265	No Of PDL Sites	5
RUDP Phase 1 Housing Sites	9	Mixed PDL / Green Field	28
RUDP Phase 2 Housing Sites	4		
Sites with Outline / Full pp for Housing	22	Wholly / mainly within flood zone 2	0
Suitable Now	51	Wholly / mainly within flood zone 3a	0
Potentially Suitable (Policy Constraints)	19	Wholly / mainly within flood zone 3b	0
Potentially Suitable (Physical Constraints)	2	Within / partly within green belt	4
Unsuitable	9	Within / partly within local wildlife designations	0
		Within partly within local green space designations	7

DWELLING CAPACITY (Based on Median of Upper and Lower)							
	No Of Sites	Hectares	Short	Medium	Long	Total	% of District Total
	64	147.93	1211	1943.5	1287.5	4442	11.5

HEADLINES / MAIN POINTS

Bradford North East has the most urban character of all the settlements and still retains a substantial capacity for new homes from undeveloped, allocated sites together with further redevelopment opportunities on recycled land and

The settlement has a current potential trajectory capacity of 4442 over the 17 year period. A further residual capacity of 670 units suggests that a limited number of sites could continue to be built out beyond year 17 at current development rates, this includes some sites protected as Green Belt in the current RUDP considered to have development potential.

Some sites are not presently included in the trajectory as these are beyond the urban edge and/or have significant constraints which may not allow them to come forward for development. Further work will be required to assess these sites in more detail.

	‘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
Bradford NE Trajectory Total	1174	1248	1211	1721	2186	1943.5	1103	1472	1287.5	3998	4886	4442
Green Field	345	380	363	1105	1410	1258	915	1205	1060	2365	2995	2680
Mixed	48	48	48	137	174	156	55	67	61	240	289	265
PDL	781	820	801	479	582	530.5	133	200	167	1393	1602	1497.5
PDL Consolidated*	805	844	825	547.5	669	608.5	161	234	198	1513.5	1747	1630.25
PDL %	68.6	67.6	68	31.8	30.9	31.3	14.6	15.9	15	37.9	35.8	36.7
Bradford NE Residual										529	812	670
Residual – GF										521	789	655
Residual – Mixed												
Residual PDL										8	22	15
Bradford NE Capacity Total										4527	5698	5112.5

	No of Sites	Hectares	Dwellings
Suitable Now	46	52.73	2227
Potentially Suitable – Policy Constraints	17	73.90	2028
Potentially Suitable – Physical Constraints	1	21.30	200
Unsuitable Sites	9	11.07	

		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
Bradford NE Trajectory Total		1174	1248	1211	1721	2166	1943.5	1103	1472	1287.5	3998	4886	4442
	Suitable Now	1109	1174	1142	817	1021	919	133	200	167	2059	2395	2227
	Potentially Suitable (Policy Constraints)	65	74	70	915	1159	1037	770	1072	1121	1750	2305	2028
	Green Belt							452	563	508	452	563	508
	Other	65	74	70	915	1159	1037	318	509	613	1298	1742	1520
	Potentially Suitable (Physical Constraints)							200	200	200	200	200	200
Residual Supply*													
Bradford NE Residual Supply Total											529	812	670
	Potentially Suitable (Policy Constraints)										64	192	128
	Green Belt										0	38	19
	Other										64	154	109
	Potentially Suitable (Physical Constraints)										455	599	527
Bradford NE Capacity Total											4527	5698	5112.5

Bradford North East

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

