

Site 1 - Land at Upland Road

Criterion	Reasoning	Score
1. Landscape Designation	Within AONB	0
2. Nature Conservation Designation	SNCI	0
3. How visible and open in character	Site is visible and open in character. Visible to existing homes and roads, and visible in long views over open valley.	0
4. Can visual impact be mitigated?	Site cannot be readily screened with appropriate landscaping	0
5. Previously developed land	Greenfield site	0
6. Close to residential properties?	Adjoins existing homes.	3
7. Any adverse impact on residential amenity?	Residential amenity for both settled and travelling community difficult to protect.	0
8. A. Relationship to school	Not within 800m	0
B. Relationship to Shop/post office	Within 800m	3
C. Relationship to health facilities	Within 800m	3
9. Availability of public transport	Within visual range	2
10. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. No potential land contamination. Low road noise	3
Location Score		14

11. Availability of services	Potential services. Homes nearby	3
12. Suitable access	Potential access onto Pashley Road	3
13. Cost of delivery	Potential moderate cost. Sloping site and will require earthworks.	2
14. Size of site	Could accommodate total identified need.	2
Deliverability Score		10

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Scale
0 10 20 30 40 m

LAND AT UPLANDS ROAD

Site 2 – Land north of Peppercombe Road

Criterion	Reasoning	Score
1. Landscape Designation	Within AONB	0
2. Nature Conservation Designation	SNCI	0
3. How visible and open in character	Site is visually contained within tree cover.	3
4. Can visual impact be mitigated?	Site can be effectively screened by existing trees	3
5. Previously developed land	Greenfield site	0
6. Close to residential properties?	Close to existing homes but not adjoining	2
7. Any adverse impact on residential amenity?	Residential amenity for both settled and travelling community readily protected	3
8. A. Relationship to school	Within 800m	3
B. Relationship to Shop/post office	Within 800m	3
C. Relationship to health facilities	Within 800m	3
9. Availability of public transport	Not within visual range	0
10. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. No potential land contamination. Low road noise.	3
Location Score		23

11. Availability of services	No Potential services	0
12. Suitable access	Access only available across open Downland from track to west.	0
13. Cost of delivery	Potential high cost	0
14. Size of site	Could accommodate total identified need	2
Deliverability Score		2

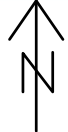
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Scale
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LAND NORTH OF PEPPERCOMBE ROAD

PEPPERCOMBE ROAD

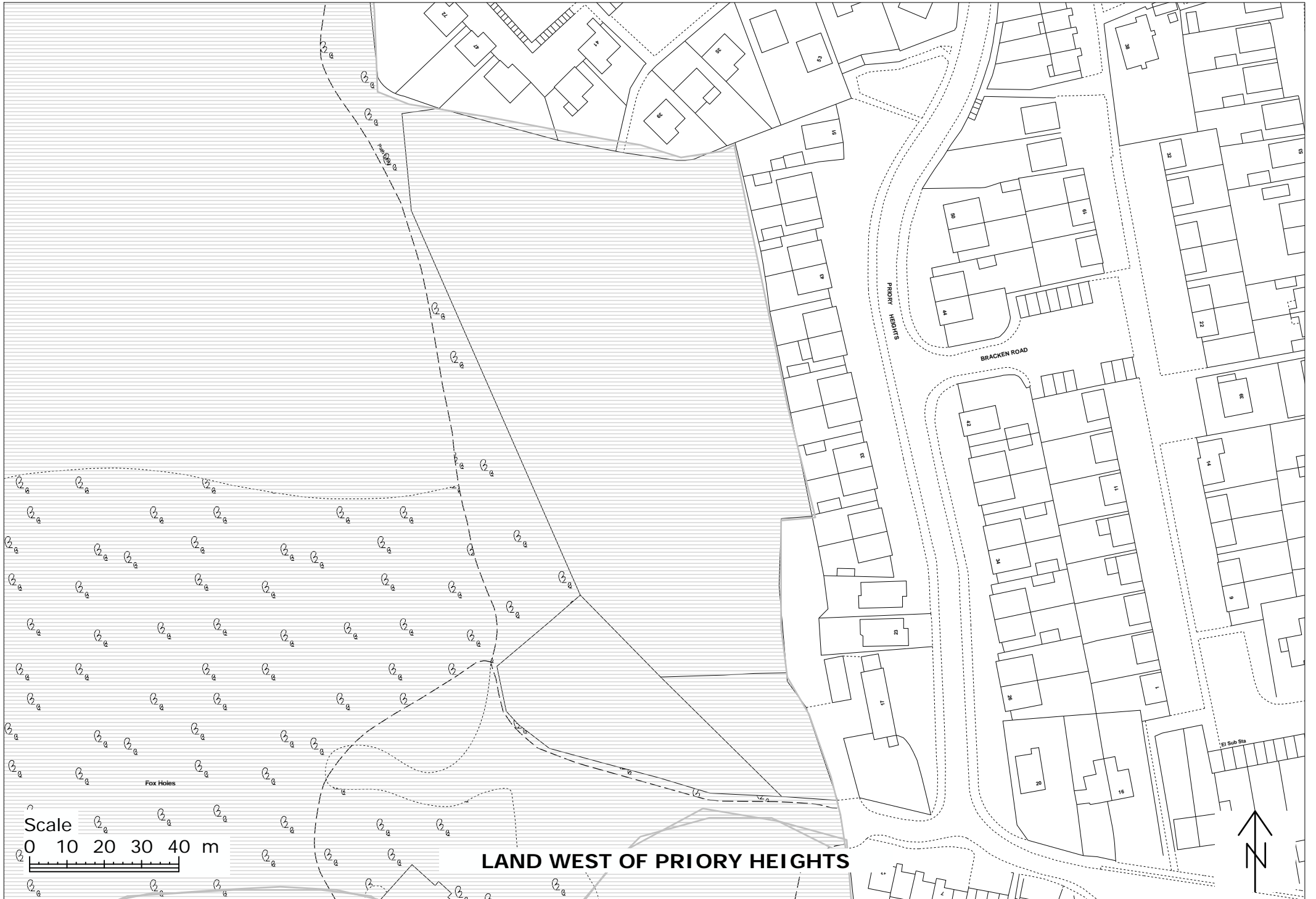


Site 3 – Land West of Priory Heights

Criterion	Reasoning	Score
1. Landscape Designation	Within AONB	0
2. Nature Conservation Designation	SNCI. Potential to become LNR	0
3. How visible and open in character	Site is visible and open in character. Visible to existing homes and roads, and visible in long views over open valley.	0
4. Can visual impact be mitigated?	Site cannot be readily screened with appropriate landscaping	0
5. Previously developed land	Greenfield site	0
6. Close to residential properties?	Adjoins existing homes.	3
7. Any adverse impact on residential amenity?	Residential amenity potentially protectable	2
8. A. Relationship to school	Within 800m	3
B. Relationship to Shop/post office	Within 800m	3
C. Relationship to health facilities	Not within 800m	0
9. Availability of public transport	Within visual range	2
10. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. No potential land contamination. Low road noise	3
Location Score		16

11. Availability of services	Potential services	3
12. Suitable access	Potential access onto Priory Heights	3
13. Cost of delivery	Potential moderate cost. Sloping site	2
14. Size of site	Can accommodate total identified need	2
Deliverability Score		10

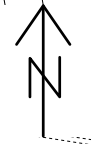
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LAND WEST OF PRIORY HEIGHTS

Scale
0 10 20 30 40 m

Fox Holes

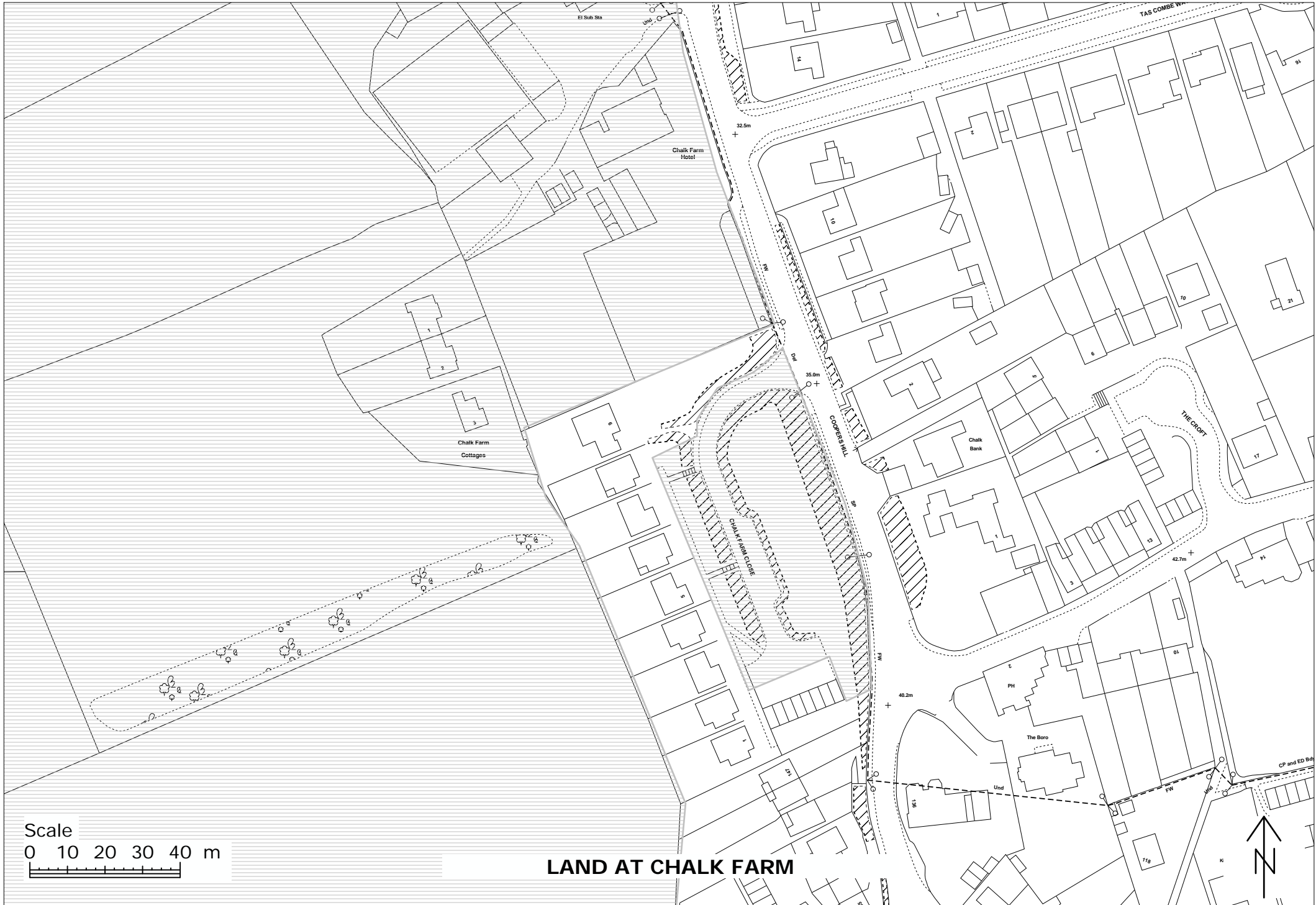


Site 4 – Land at Chalk Farm

Criterion	Reasoning	Score
1. Landscape Designation	Within AONB	0
2. Nature Conservation Designation	SNCI	0
3. How visible and open in character	Site partially open in character. Potentially visible in long views over Downland. Backdrop of development. Mobile Home already on site	2
4. Can visual impact be mitigated?	Site can be readily screened with appropriate landscaping. Mobile home already on site.	3
5. Previously developed land	Greenfield site	0
6. Close to residential properties?	Close to existing homes.	3
7. Any adverse impact on residential amenity?	Residential amenity protectable	2
8. A. Relationship to school	Within 800m	3
B. Relationship to Shop/post office	Within 800m	3
C. Relationship to health facilities	Within 800m	3
9. Availability of public transport	Within visual range	2
10. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. No potential land contamination. Low road noise	3
Location Score		26

11. Availability of services	Potential services from Chalk Farm	3
12. Suitable access	Potential access onto Coopers Hill	3
13. Cost of delivery	Potential low cost	3
14. Size of site	Can accommodate total identified need	2
Deliverability Score		11

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Scale
0 10 20 30 40 m

LAND AT CHALK FARM

Site 5 – Land at Cornish Farm

Criterion	Reasoning	Score
1. Landscape Designation	Within AONB	0
2. Nature Conservation Designation	SNCI	0
3. How visible and open in character	Site is visible and open in character. Open Downland character. Any site must relate directly to farm buildings.	0
4. Can visual impact be mitigated?	Difficult to screen in open landscape	0
5. Previously developed land	Greenfield site	0
6. Close to residential properties?	Far from existing homes	0
7. Any adverse impact on residential amenity?	No adverse impact	3
8. A. Relationship to school	Not within 800m	0
B. Relationship to Shop/post office	Not within 800m	0
C. Relationship to health facilities	Not within 800m	0
9. Availability of public transport	Beachy Head Road bus within visual range	2
10. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. Potential land contamination due to agricultural activities. Exposed site	2
Location Score		7

11. Availability of services	Potential services from farm	3
12. Suitable access	Potential access	3
13. Cost of delivery	Potential low cost	3
14. Size of site	Could accommodate total identified need	2
Deliverability Score		11

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Scale
0 25 50 75 100 m

LAND AT CORNISH FARM

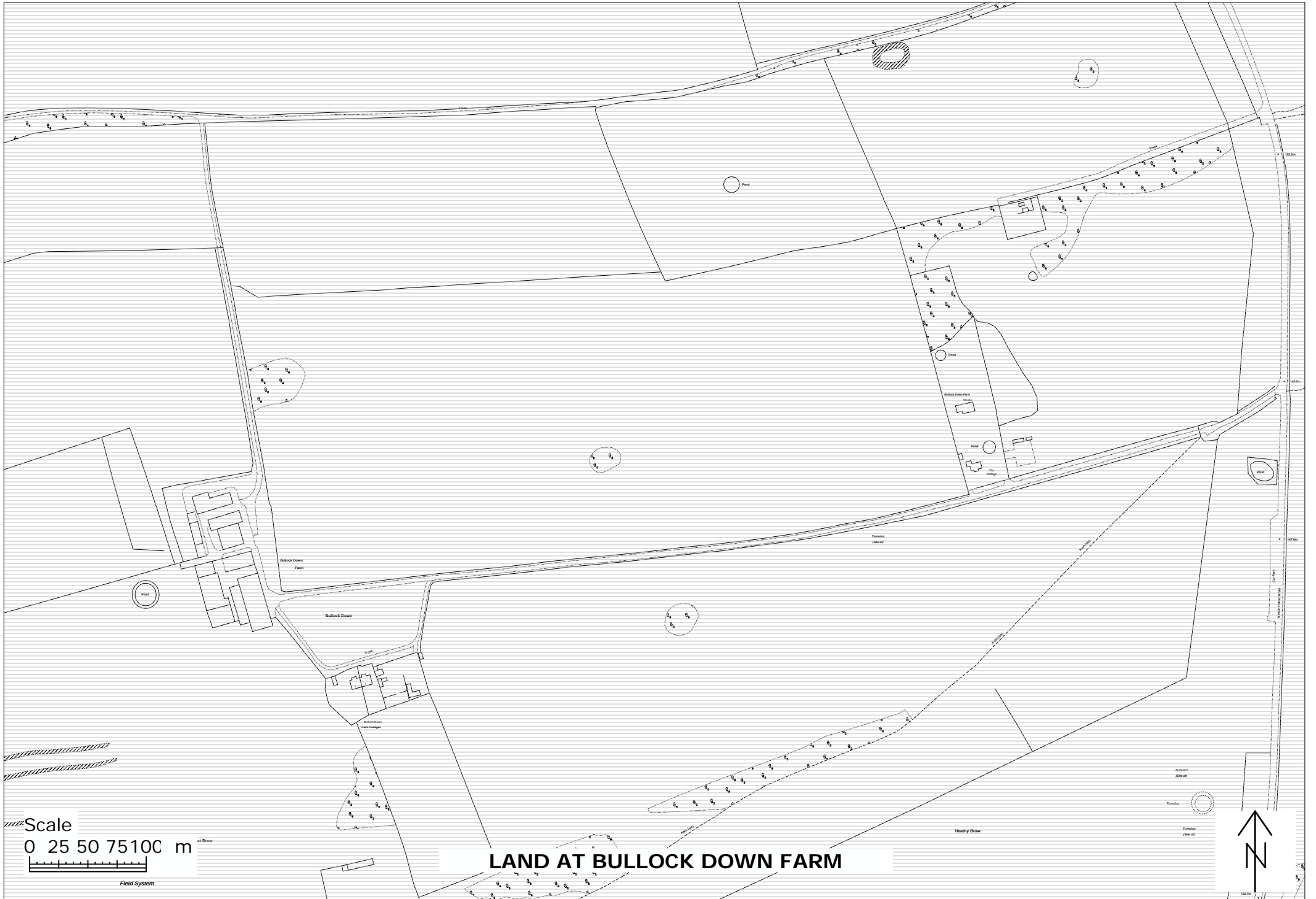


Site 6 – Land at Bullock Down Farm

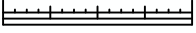
Criterion	Reasoning	Score
15. Landscape Designation	Within AONB	0
16. Nature Conservation Designation	SNCI	0
17. How visible and open in character	Site is visible and open in character. Open Downland character. Any site must relate directly to farm buildings.	0
18. Can visual impact be mitigated?	Difficult to screen in open landscape	0
19. Previously developed land	Greenfield site	0
20. Close to residential properties?	Far from existing homes	0
21. Any adverse impact on residential amenity?	No adverse impact	3
22. A. Relationship to school	Not within 800m	0
B. Relationship to Shop/post office	Not within 800m	0
D. Relationship to health facilities	Not within 800m	0
23. Availability of public transport	Beachy Head Road bus within visual range	2
24. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. Potential land contamination due to agricultural activities. Exposed site	2
Location Score		7

25. Availability of services	Potential services from farm	3
26. Suitable access	Potential access	3
27. Cost of delivery	Potential low cost	3
28. Size of site	Could accommodate total identified need	2
Deliverability Score		11

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Scale
0 25 50 75 100 m



Field System

LAND AT BULLOCK DOWN FARM



Site 7 – Land at Black Robin Farm

Criterion	Reasoning	Score
29. Landscape Designation	Within AONB	0
30. Nature Conservation Designation	SNCI	0
31. How visible and open in character	Site is visible and open in character. Open Downland character. Any site must relate directly to farm buildings.	0
32. Can visual impact be mitigated?	Difficult to screen in open landscape	0
33. Previously developed land	Greenfield site	0
34. Close to residential properties?	Far from existing homes	0
35. Any adverse impact on residential amenity?	No adverse impact	3
36. A. Relationship to school	Not within 800m	0
B. Relationship to Shop/post office	Not within 800m	0
E. Relationship to health facilities	Not within 800m	0
37. Availability of public transport	Beachy Head Road bus within visual range	2
38. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. Potential land contamination due to agricultural activities. Exposed site	2
Location Score		7

39. Availability of services	Potential services from farm	3
40. Suitable access	Potential access	3
41. Cost of delivery	Potential low cost	3
42. Size of site	Could accommodate total identified need	2
Deliverability Score		11

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Black Robin Bottom

El Sub Sta

Black Robin Farm

128.4m

137.8m

Black Robin Bungalows

121.8m

18.8m

Mound

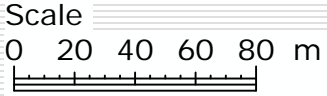
137.1m

108.8m

Pond

108.8m

Pond



LAND AT BLACK ROBIN FARM



Site 8 – Land at Upper Dukes Drive

Criterion	Reasoning	Score
1. Landscape Designation	Within AONB	0
2. Nature Conservation Designation	None	2
3. How visible and open in character	Site is visually contained within tree cover	3
4. Can visual impact be mitigated?	Site is effectively screened with existing tree cover	3
5. Previously developed land	Greenfield site	0
6. Close to residential properties?	Close to existing homes	2
7. Any adverse impact on residential amenity?	No adverse impact	3
8. A. Relationship to school	Within 800m	3
B. Relationship to Shop/post office	Within 800m	3
C. Relationship to health facilities	Not within 800m	0
9. Availability of public transport	Not within visual range	0
10. Suitable for accommodation by Gypsies and Travellers	Acceptable residential amenity. No potential land contamination. Low road noise	3
Location Score		22

11. Availability of services	Limited service provision. No nearby development	0
12. Suitable access	Potential access problems	0
13. Cost of delivery	Potential high cost. Steeply sloping site with extensive tree cover	0
14. Size of site	Could accommodate total identified need	2
Deliverability Score		2

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