

For office use only
Response number:

Date received:

A - Contact Details

Name:		Agent's name:	SSS Robert Harrison
Name of organisation: (if applicable)		Name of Agent's organisation: (if applicable)	Harrison Beattie
Address:		Agent's Address:	Manor Farm, Haselbech, Northants
Postcode:		Postcode:	NN6 9LQ
Email:		Email:	[REDACTED]
Tel:		Tel:	[REDACTED]
Signature:	[REDACTED]	Date:	20.3.19

If you are submitting the form electronically, no signature is required.

B - Your status

Status (please tick all that apply):	
<input type="checkbox"/> Landowner	<input type="checkbox"/> Developer
<input checked="" type="checkbox"/> Land Agent	<input type="checkbox"/> Registered Provider (Housing Association)
<input type="checkbox"/> Planning Consultant	<input type="checkbox"/> Other, please indicate:

C - Land Ownership

If you are not the landowner, please provide the details of all landowners:
(If there are more than two landowners please provide the contact details of the additional landowners on a separate sheet)

LANDOWNER 1:	
Title: [REDACTED]	First Name: [REDACTED] Last Name: [REDACTED]
Organisation (if applicable): [REDACTED]	
Address: [REDACTED]	
Postcode: [REDACTED]	Telephone Number: Via Agent
Email: Via Agent	
LANDOWNER 2:	
Title:	First Name: Last Name:
Organisation (if applicable):	

Address:	
Postcode:	Telephone Number:
Email:	
If you are not the landowner, please confirm the landowner(s) has been informed of this submission:	<input checked="" type="radio"/> Yes <input type="radio"/> No
Does the landowner(s) support the submission? If yes, please provide evidence of their support e.g. a letter.	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Don't know
Are there any issues that would prevent officers of the Council undertaking a site visit unaccompanied? A site visit may be required to enable a full assessment of the site. Site visits will be conducted unaccompanied wherever possible.	<input type="radio"/> Yes <input checked="" type="radio"/> No
If necessary, please provide details of the person to be contacted to arrange access to the site or for an accompanied site visit:	
Title: ^{Mr}	First Name: ^{Rob}
Last Name: ^{Harrison}	
Organisation (if applicable): <small>Harrison Beattie</small>	
Address: <small>As Above</small>	
Postcode: <small>NNS 9, D</small>	Telephone Number: XXXXXXXXXX
Email: XXXXXXXXXX	

D - Site details

SITE DETAILS LAND AT TOFT ROAD HARDWICK
Site location, address and post code: CB23 7QX
Site Area: 15.12 in hectares
Site Map: Provide a location map clearly showing site boundaries and land ownership. The site to be edged in red and include all land necessary for the proposed development. Any other land in the same ownership close to or adjoining the site to be edged in blue.
WITHOUT A MAP WE WILL NOT BE ABLE TO CONSIDER THE SITE

E - Current and recent land uses

CURRENT AND MOST RECENT USE	
What is the current use of the site?	AGRICULTURAL LAND
If the site is developed but not currently in use, what was the last use of the site and when did it cease?	N/A

Please provide details of any relevant historic planning applications including application number if known	NONE
Is the site previously developed land, greenfield or a mixture?	GREEN FIELD

F - Proposed future uses

Description of your proposed development:	
Please indicate which of these uses you consider suitable for the future use of the site or broad location:	
Use	Yes or No
Market and affordable housing	YES
Key worker housing	
Older persons housing	
Residential care home	YES
Student accommodation	
Custom or self build housing	
Other forms of housing (please specify)	
Gypsy and traveller pitch	
Travelling showpeople pitch	
Employment (B1) office	YES
Employment (B1b) research and development	YES
Employment (B1c) light industrial	
Employment (B2) general industrial	
Employment (B8) storage and distribution	
Employment (other)	
What accompanying uses are you proposing:	
Schools and education	
Public open space	
Community facilities	
Recreation and leisure	
Healthcare	
Hotel	
Retail	
Other	

Please describe any benefits to the local area that the development could provide:	HOUSING INCLUDING AFFORDABLE HOUSING EMPLOYMENT
Please provide and explain your estimate of the potential number of residential units of all types and / or potential employment floor space in square meters that can be accommodated:	200 Residential LOCAL FACILITIES 5000 Sqm.

G - Suitability – site features and constraints

Site features and constraints

<p>Are you aware of any physical or environmental or other limitations which may constrain development of the site? If so, describe the extent of the constraint and whether it can be addressed or mitigated to enable the site to be suitable for development:</p>	<p>Proposed mitigation (please attach any available evidence such as studies or surveys)</p>
<p>Site access Is there a current means of vehicular access to the site from the public highway and does this access need to be improved or an additional access created to enable development?</p> <p>Yes: (please give details) No:</p> <p>Details:</p> <p>(Indicate the location of the access on the site map)</p>	

<p>Physical constraints Are there any slopes, significant changes in ground levels or unstable ground on the site which could constrain its development in whole or part?</p> <p>Yes: (please give details) No:</p> <p>Details:</p>	None Known
<p>Environmental constraints Is the site affected by flood risk, drainage, contamination, biodiversity, heritage or other constraint or risk which could constrain its development in whole or part?</p> <p>Yes: (please give details) No:</p> <p>Details:</p>	None Known
<p>Infrastructure Does the site have access to key utilities? Will provision need to be made or capacity created or reinforced to enable development? (mains water supply, mains sewerage, electricity supply, gas supply, broadband internet).</p> <p>Is the site crossed or adjacent to a key utility such as a pipeline or by pylons? (Indicate the location of the constraint on a map).</p> <p>Yes: (please give details) No:</p> <p>Details:</p>	

H - Availability

When could the site become available for development?	Available now	Next 5 years	Next 6-10 years	10+ years
Please give your reasons:				
Please choose the most appropriate category to indicate what level of market interest there is / has recently been on the site:	Site owned by a developer Site is being marketed Site is under option by a developer Enquiries received None Don't know			

In your opinion, what is the market attractiveness of the site at the current time?	The site is set in a desirable area and would be attractive for developers to deliver housing in this location.
Are there any legal / land ownership constraints on the site that might prohibit or delay development (such as ransom strips, unresolved multiple ownerships, covenants or long tenancies)	No
If the site has been allocated for development in previous Local Plans and remains undeveloped or has a record of unimplemented planning permissions please provide the reasons why.	NA

I - Deliverability

Please indicate the likely year when the proposed development will begin to deliver completed buildings, and the year when the development is likely to be completed.	Start of delivery: JAN 2020 Completed development: JAN 2025 Development period in years: 5
To the best of your knowledge, are there abnormal cost factors which could affect delivery of the site? (such as site preparation costs, infrastructure costs, demolition or ground conditions)..	Yes <input checked="" type="radio"/> No
How could any issues be overcome?	

J - Viability

Do you consider that the site is currently viable for its proposed development taking into account any and all current planning policy considerations and known development costs associated with the site?	<input checked="" type="radio"/> Yes <input type="radio"/> No
--	--

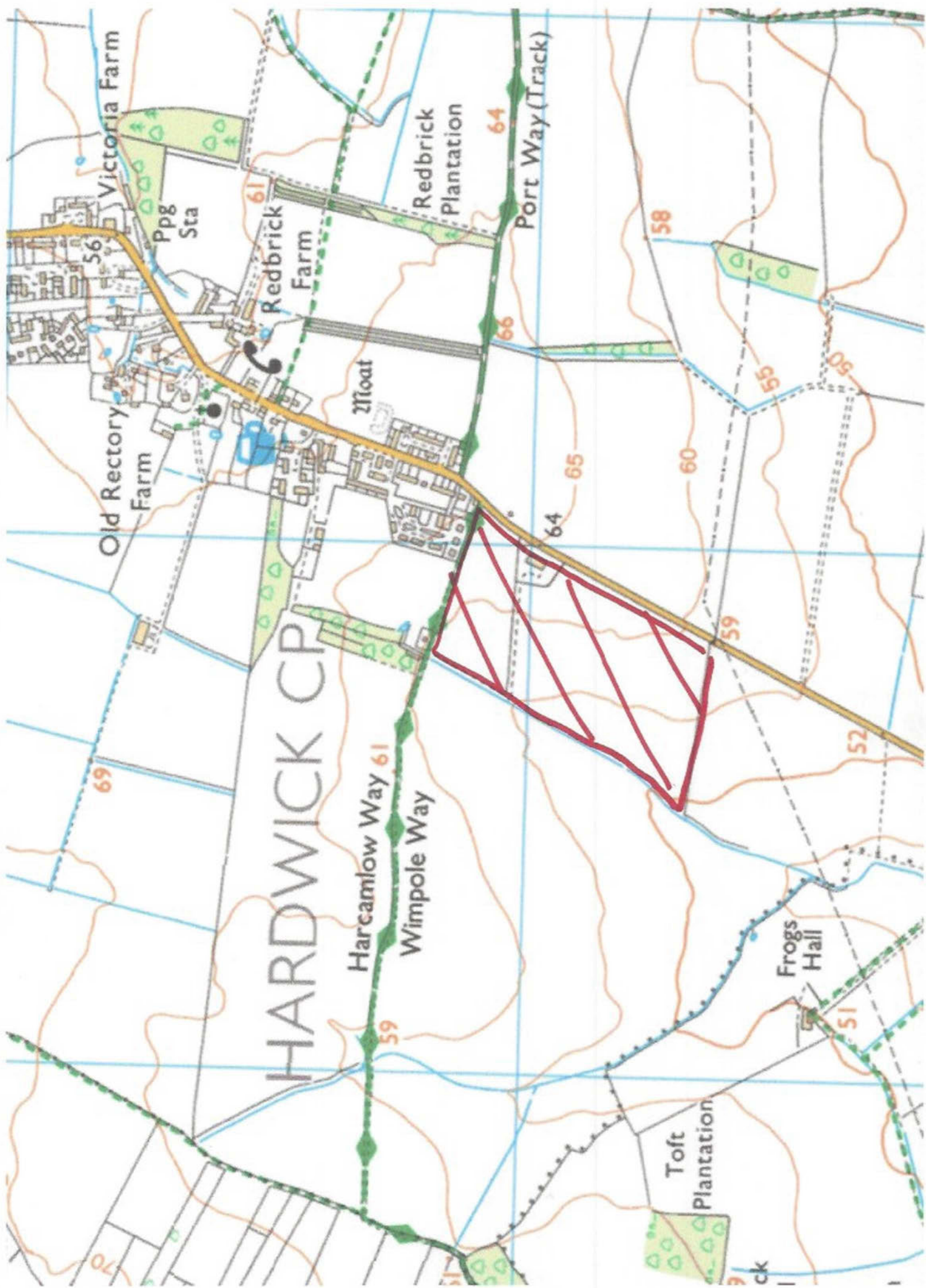
K - Supporting evidence

Is there any other factual information regarding the site that we should be aware of?

Guidance Notes

A	Contact details	Please include details of the person who should be the main contact regarding the site if we have any queries.
C	Land ownership	If there are multiple owners provide details for them all on attached sheets.
D	Site details	Make sure that we can accurately locate the site and understand its boundaries. Do not assume we have as much local knowledge as you do.
F	Proposed future uses	If you have any evidence or studies to support your use preferences and site capacity estimates please provide a copy as an attachment.
G	Suitability	It would be helpful if you could provide details of proposed mitigations to overcome identified constraints.
H	Availability	Only select 'available now' if the site is vacant and unused and has no constraints on its development.
I	Deliverability	Please be as realistic as possible when estimating when development can start and be completed.
J	Viability	If you have any evidence or studies regarding the viability of the site please provide a copy as an attachment.





Victoria Farm

Ppg Sta

Redbrick Farm

Redbrick Plantation

Port Way (Track)

Old Rectory Farm

Moat

HARDWICK CP

Harcamlow Way 61

Wimpole Way

Toft Plantation

Frogs Hall

69

61

64

66

65

64

59

59

60

58

55

50

52

51

70

51

ck