



**NEWARK &
SHERWOOD**
DISTRICT COUNCIL

**STRATEGIC HOUSING AND EMPLOYMENT
LAND AVAILABILITY ASSESSMENT**

BULCOTE PARISH – SITE ASSESSMENTS

2021

Bulcote Parish

The following site has been submitted within the Parish of Bulcote. However this site has not been fully assessed due to its location within the Green Belt.

Site Reference Number: 16_0196 Site Address Land south of Old Main Road
Housing/Employment/Both: Housing Area (Ha): 1.37
Parish: Bulcote Ward: Lowdham

Suitability Conclusion: Not Suitable – Green Belt
Availability Conclusion:
 Availability Comments:
Achievability Conclusions:
 Achievability Comments:

OVERALL CONCLUSION:
 Site is not suitable. Not fully assessed due to Green Belt location. Green Belt Boundary is not being amended as part of the Plan Review.

SUITABILITY

Character Land Use Location:

Location: Edge-of-Settlement within Green Belt PDL/Greenfield: Greenfield
 Area: PDL Area: Greenfield 1.37

Area Character: Rural / Residential
 Setting : Rural / Residential
 Current Use: Agriculture

Policy:

Current Policy Status: Green Belt Other Policy Constraints:
 Conflicting Issues: Green Belt

Access to Services :

Within 800m or 10mins walking		Within 30 mins travel by public transport	
Primary School:	Bus Stop:	Secondary School:	Retail Area:
GP/Health Centre:	Cash Machine Post	Further Education:	Hospital:
	Office:		
Store of Local Importance:		Supermarket:	Employment:
Proximity to town centre:		Proximity to Transport Node:	
Green Space Standards:		Green Space Strategy Comments:	

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Physical Constraints :

Highway Engineers Comments:
Topography Constraints:
Contaminated Land?: Contamination Category:

Agricultural land quality : Access to Utilities:

Site Apparatus: Neighbour Issues:

Flood Zone: Surface Water Flooding:

Identified within the SFRA?:

SFRA Comments:

Landscape, Biodiversity and Built Heritage Constraints :

Impact on views: | Impact on existing recreational use:

Protected Species/Habitats : Tree Preservation Order:

Natural Features on site

Conservation Area : Yes Heritage asset (designated & non designated):

Suitability Conclusion:

AVAILABILITY AND ACHIEVABILITY

Availability Comments:

Achievability Comments:

Ownership Constraints: Ownership Comments:

Legal Issues: Legal Comments:

Timescale: Availability Other Issues:

Viability Comments:

Availability Conclusion:

Achievability Conclusion:

Additional Comments

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Yield: 29



SHELAA 2016 Sites (Portrait)

