



**NEWARK &  
SHERWOOD**  
*DISTRICT COUNCIL*

**STRATEGIC HOUSING AND EMPLOYMENT  
LAND AVAILABILITY ASSESSMENT**

**FISKERTON PARISH – SITE ASSESSMENTS**

**2021**

**Fiskerton Parish**

The following sites have been submitted within the Parish of Fiskerton. However these sites have not been fully assessed due to the size of the settlement and because new allocations are not being sought in this tier of the settlement hierarchy at this stage.

**Site Reference Number: 16\_0231 Site Address Gravelly Lane, Fiskerton**  
**Housing/Employment/Both: Housing Area (Ha): 2.55**  
**Parish: Fiskerton cum Morton Ward: Trent**

**Suitability Conclusion: Not Suitable – Settlement too Small**  
**Availability Conclusion:**  
 Availability Comments:  
**Achievability Conclusions:**  
 Achievability Comments:

**OVERALL CONCLUSION:**  
**Not fully assessed due to size of settlement. New allocations are not being sought in this tier of the settlement heirarchy at this stage.**

**SUITABILITY**

**Character Land Use Location:**

Location: Village (outside but adjoining boundary) PDL/Greenfield: Greenfield  
 Area: PDL Area: Greenfield 2.55ha

Area Character: Countryside

Setting : Edge-of-Settlement

Current Use: Agriculture

**Policy:**

Current Policy Status: Other Policy Constraints:

Conflicting Issues:

**Access to Services :**

<b>Within 800m or 10mins walking</b>		<b>Within 30mins travel by public transport</b>	
Primary School:	Bus Stop:	Secondary School:	Retail Area:
GP/Health Centre:	Cash Machine Post Office:	Further Education:	Hospital:
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: No  
Contaminated Land?: Possibly      Contamination Category: B – Potentially contaminative usage has been identified in close proximity to the site

Agricultural land quality :      Access to Utilities:  
Site Apparatus: Pylons to the south west of the site running along border      Neighbour Issues:  
Flood Zone:      Surface Water Flooding:  
Identified within the SFRA?:  
SFRA Comments:

**Landscape, Biodiversity and Built Heritage Constraints :**

Impact on views: No      |      Impact on existing recreational use: No  
Protected Species/Habitats : No      Tree Preservation Order: No  
Natural Features on site: No  
Conservation Area : No      Heritage asset (designated & non designated): No

**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:**

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**Additional Comments**

Known formerly as 08\_0008

Yield: 46



# SHELAA 2016 Sites (Portrait)

