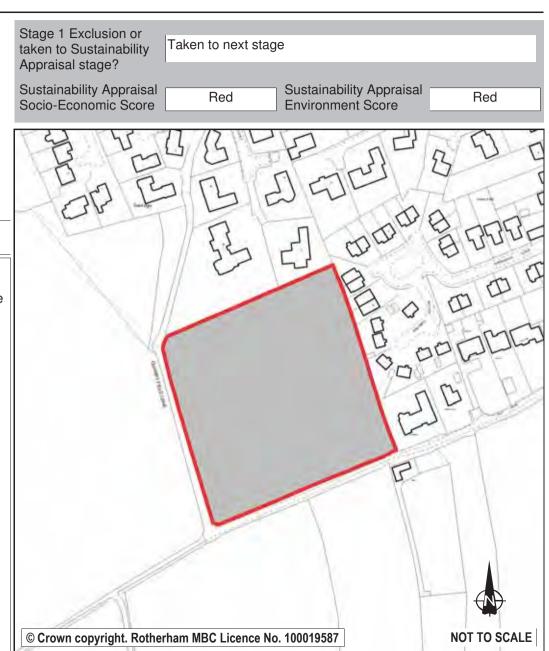
Bramley, Wickersley and Ravenfield Common

Ref:	LDF0356			Stage 1 Exclusion or	T.1		
Name:	LAND TO THE WE	ST OF MOAT LANE		taken to Sustainability Appraisal stage?	Taken to next st	age	
Address:	MOAT LANE			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appraisal Environment Score	Amber
Town	WICKERSLEY					54 KK	10 m
Hectares:	0.42	Net Hectares:	0.33	125 dm			
Dwellings	2	Employment Land	0.00	12500	17		- 19
Developm	ent Site? Site A	Mocation: No			=		
means of v	ehicular access can	Development is further precluded as no be achieved without additional land, o e, which limits the total development to	ther than			Ash Lea	T TOS
				© Crown copyright. Rothe	erham MBC Licence	No. 100019587	NOT TO SCALE

Ref:	LDF0357			Stage 1 Exclusion or	T-1 t t-t		
Name:	LAND TO THE EAS	ST OF MOAT LANE		taken to Sustainability Appraisal stage?	Taken to next stag	je	
Address:	MOAT LANE			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appraisal Environment Score	Green
Town	WICKERSLEY						/
Hectares:	0.20	Net Hectares:	0.20		\		1
Dwellings	2	Employment Land	0.00				1
This site is allocation s	too small to conside hould be retained. F	r as a development site, so it's existing urthermore, the cumulative effect of pic ndesirable, with Moat Lane not ideally in traffic.	ecemeal	© Crown copyright. Rother	rham MBC Licence N	o. 100019587	NOT TO SCALE

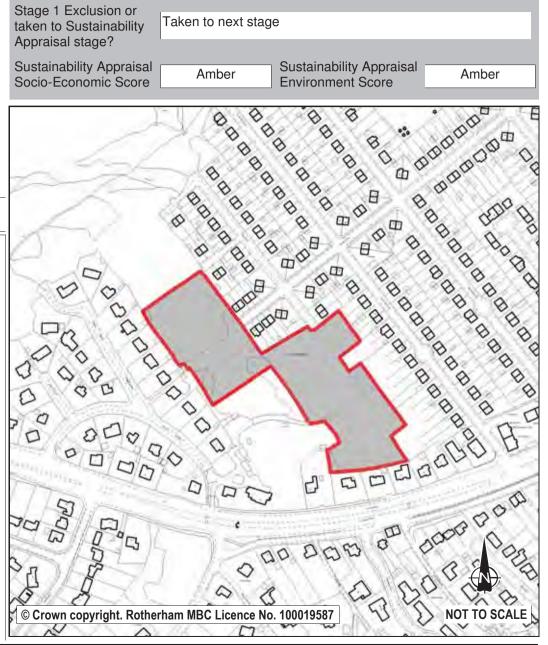
Ref:	LDF0358							
Name:	LAND OFF QUARE	RY FIELD LANE						
Address:	QUARRY FIELD L	ANE						
Town	WICKERSLEY							
Hectares:	1.58	Net Hectares: 1.26	ĮI					
Dwellings:	38	Employment Land 0.00						
Development Site? Site Allocation: No								
This site is	aallaaatad a	his site is assured by allocated as Cross Balt During its appreciast a grapher of						

This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. As the settlement target in Policy CS1 of the adopted Core Strategy, for Bramley, Wickersley, Ravenfield Common has been met, it is not proposed to allocate this site. Retain as Green Belt.



Ref:	LDF0359			
Name:	LAND OFF MELCIS	SS ROAD		
Address:				
Town	ROTHERHAM			
Hectares:	1.86		Net Hectares:	1.49
Dwellings	45		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	Residential Developmen	nt Site

This site is currently allocated as a residential development site and it is proposed that the site be retained as a residential development site in recognition of its positive attributes, such as its relationship to the existing built settlement, its highway & public transport accessibility and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including the proximity to LWS63 (Listerdale Wood) and a Regionally Important Geological Site, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission through adequate buffering of these local designations. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Development Site? ✓ Site Allocation:

Ref: LDF0360

Name: PONY PADDOCK OFF SECOND LANE

Address: SECOND LANE

Town WICKERSLEY

Hectares: 2.32 Net Hectares: 1.85

Dwellings: 56 Employment Land 0.00

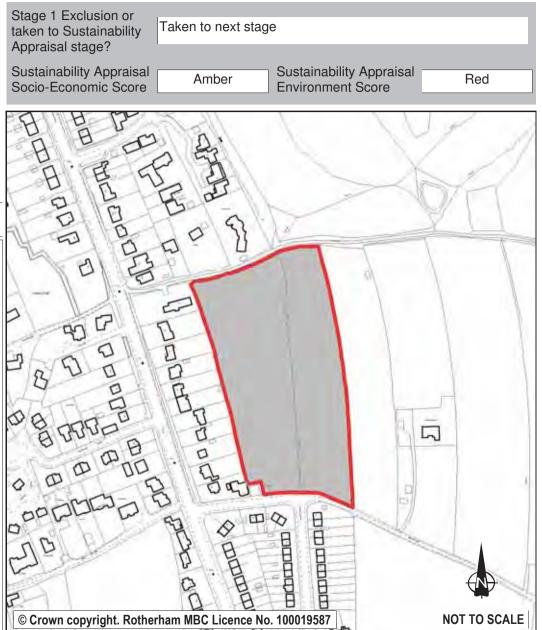
This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy).

Residential Development Site

Whilst it is acknowledged that there are identified constraints including access improvements to Second Lane; its proximity to LWS42 (Wickersley Wood) and use of the site by bat species applicants will need to demonstrate mitigation for proximity to Wickersley Wood (LWS) by the creation of a buffer area of at least 15metres and the use of hedgerows and native tree planting within site landscaping.

Concerns have also been raised regarding the presence of Great Crested Newts using the site as terrestrial habitat; it is essential therefore that any future development proposals investigate this matter further and if the presence of Great Crested Newts is likely on site, their habitat will require to be suitably mitigated within future resolutions to grant planning permission.

During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

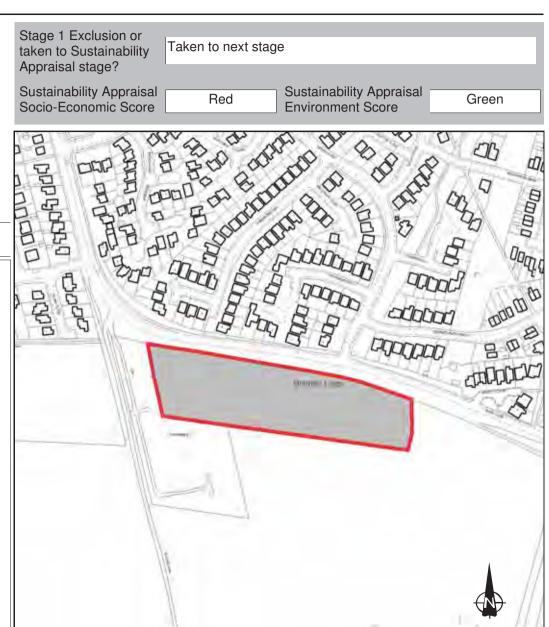


Ref:	LDF0361			Stage 1 Ex		Taken to next stag	Δ	
Name:	LAND TO THE WEST	OF QUARRY FIELD LANE		taken to Su Appraisal s	Starrability	Taken to next stag		
Address:	QUARRY FIELD LAN	E			ity Appraisal nomic Score	Red	Sustainability Appraisal Environment Score	Amber
Town	WICKERSLEY			- 1				是有用。
Hectares:	3.43	Net Hectares:	2.74	hurch Field	E CONTRACTOR OF THE PROPERTY O		PPP Harman] 图图
Dwellings	82	Employment Land	0.00	5	Pavid	SORBY WAY	TO BE STATE OF THE	他觀測
Developm	ent Site? Site Allo	cation: No		/	1	13814		
		transport and within an Area of High g the stance of retaining this site withi		© Crown co		nchwell Field	. 100019587	NOT TO SCALE

Ref:	LDF0362	Stage 1 Exclusion or	—		
Name:	LAND OFF GILLOTT LANE	taken to Sustainability Appraisal stage?	Taken to next stag	ge	
Address:	GILLOTT LANE	Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisa Environment Score	Amber
Town	WICKERSLEY	/	Pav D		TOTAL OF
Hectares:	4.10 Net Hectares: 2.87	/			of the land
Dwellings	Employment Land 0.00			CANE 18	A DECEMBER
Developm	ent Site? Site Allocation: No		Playing Field	TLOTT LE	
andfill site. neans of a Quarryfield served by p	and an area of high landscape value. Part of the site is a reclaimed Transportation rate the site red, noting that there is no suitable coess unless additional land can be acquired and Gillott Lane, Lane, Sandy Flat Lane improved and linked. The site is also not we sublic transport. For these reasons, it is considered that the most allocation would be to retain it as Green Belt.	© Crown copyright. Rother		inchwell Field	NOT TO SCALE

Ref:	LDF0363		
Name:	BRAMLEY LINGS 7	TO THE SOUTH OF SANDY LANE	≣
Address:	SANDY LANE		
Town	BRAMLEY		
Hectares:	1.53	Net Hectares:	1.23
Dwellings:	37	Employment Land	0.00
Developm	ent Site?	llocation: No	

The site is within the Green Belt and in agricultural use. There are significant views to the south of the site across the Green Belt and there are known interests on the site. The site is not attached to the existing settlement and potential development would promote ribbon development in the Green Belt along Sandy Lane given the linear nature of the site. Transportation rate the site red, noting the poor links to existing residential development and that the site is remote from services and facilities. There are also capacity issues regarding extra traffic at Flash Lane crossroads. Allied to this it is not well served by public transport services. As a result of these issues it is considered that the most appropriate allocation would be to retain the site as Green Belt.

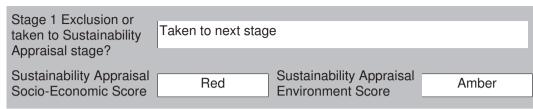


© Crown copyright. Rotherham MBC Licence No. 100019587

NOT TO SCALE

Ref:	LDF0364		
Name:	LAND ADJACENT	JUNCTION 1 M18	
Address:			
Town	ROTHERHAM		
Hectares:	5.86	Net Hectares: 0.00)
Dwellings:	0	Employment Land 5.86	3
Developm	ent Site? Site A	Allocation: No	

This site is allocated as Green Belt and is in agricultural use. Electricity pylons dissect the site which limit any built development and there are potential access difficulties regarding the junction with Bawtry Road and the proximity of the roundabout. There are also possible capacity issues arising from extra traffic at the Motorway Junction and A361. In the 2010 Employment Land Review the site (ELR159) scored poorly (1) with a recommendation to retain the current non-employment allocation. By virtue of the site's physical constraints and the value of its function as green belt in retaining an amenity buffer between existing development and the motorway, the most desirable future use would be for it to remain as per its current allocation. It is therefore proposed that the site remains allocated as Green Belt.

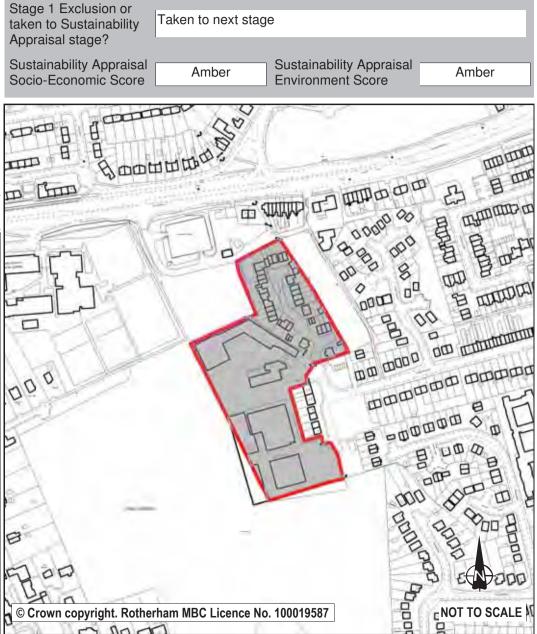




Ref:	LDF0366			
Name:	COUNCIL DEPOT ROAD	& YORKSI	HIRE WATER SITE OFF	BAWTRY
Address:	BAWTRY ROAD			
Town	BRAMLEY			
Hectares:	2.23		Net Hectares:	1.79
Dwellings:	48		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	Residential Developmer	nt Site

This site is allocated for business use. It includes land owned by Yorkshire Water which has now been developed for residential development and the Council's former depots and associated land. Planning permission RB2014/0372 was granted on 18/08/2014 for 48 new dwellings on this site. The site is located within a predominantly residential area. Business uses can be carried out in such areas, however it is acknowledged that existing business uses are served only via residential roads. In the 2010 Employment Land Review the site (ELR87) scored moderately (2) with a recommendation to consider re-allocation to alternative uses.

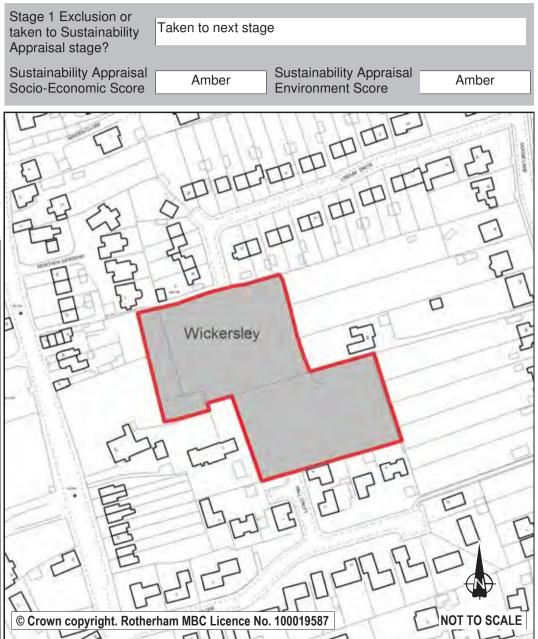
It is therefore proposed to allocate the site as a residential development site. It is noted that further development would lead to extra traffic at Flash Lane Crossroads and mitigation measures will need to be considered.



Ref:	LDF0367		Stage 1 Exclusion or
Name:	LAND TO REAR OF PROPERTIES 193-217	BAWTRY ROAD	taken to Sustainability Appraisal stage? Taken to next stage
Address:			Sustainability Appraisal Socio-Economic Score Red Environment Score Amber
Town	ROTHERHAM		
Hectares:	4.16 Net H	ectares: 2.91	
Dwellings	Employmen	nt Land 0.00	
Developm	ent Site? Site Allocation: No		
			© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0368					
Name:	LAND OFF GILL CLOSE					
Address:	GILL CLOSE					
Town	WICKERSLEY					
Hectares:	0.86	Net Hectares:	0.69			
Dwellings	: 21	Employment Land	0.00			
Development Site? ✓ Site Allocation: Residential Development Site						
This site is currently allocated as a residential development site. It is proposed						

This site is currently allocated as a residential development site. It is proposed that this site be retained as a residential development site in recognition of its positive attributes, such as its relationship to the existing built settlement, its highway & public transport accessibility and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including it being adjacent to a Conservation Area, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, stages 2 and 3 of the Integrated Impact Assessment detail the site selection process.



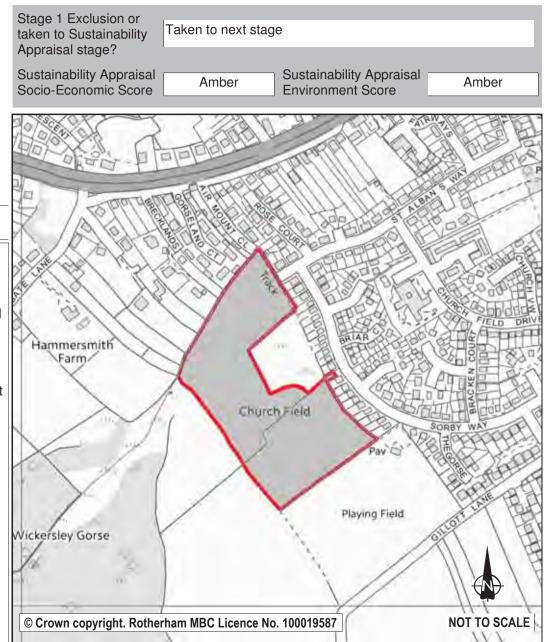
Ref: Name:	LAND TO THE EA	ST OF MORTHEN ROAD		Stage 1 Exclusion or taken to Sustainability Appraisal stage? 5 units built	
Address:	MORTHEN ROAD			Sustainability Appraisal Sustainability Appraisal Socio-Economic Score Environment Score	raisal e
Town Hectares: Dwellings: Developm	5	Net Hectares: Employment Land Allocation: n/a	0.26	ABan House ABan House Astan H	Wicker
				© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0370			Stage 1 Exclusion or
Name:	LAND TO THE REA	R OF PROPERTIES ON BAWTRY I	ROAD	taken to Sustainability Appraisal stage? Taken to next stage
Address:	BAWTRY ROAD			Sustainability Appraisal Socio-Economic Score Red Environment Score Amber
Town	WICKERSLEY			
Hectares:	0.65	Net Hectares:	0.52	1 - TH (10)
Dwellings	: 16	Employment Land	0.00	
Developm	nent Site? Site All	location: No		000
access into he is no su site served ikely land a proposed to	the site is a problem uitable means of acce- from an extension of assembly difficulties in o retain the site's resid	us reason to alter this allocation. How and transportation rate the site red, as unless additional land can be acq Companions Close. Given these iss inpacting on deliverability, although it dential allocation it is not identified as ins on site will be monitored.	noting that uired and ues and tis	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0371			
Name:	LAND OFF ST ALE	BAN'S WA	Y	
Address:	ST ALBAN'S WAY			
Town	WICKERSLEY			
Hectares:	4.87		Net Hectares:	3.41
Dwellings:	136		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	Safeguarded land for re	sidential

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. The site is rated amber in the surafce water flooding assessment noting that watercourses run along the north west boundary and a flood route in south east section. Layout, f loor and ground levels need careful consideration. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref:	LDF0374	Stage 1 Exclusion or
Name:	LAND OFF HOLLIN MOOR LANE	taken to Sustainability Appraisal stage?
Address:	HOLLIN MOOR LANE	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Green
Town	WICKERSLEY	
Hectares:	0.56 Net Hectares: 0.46	100 MM
Dwellings	Employment Land 0.00	
Developm	ent Site? Site Allocation: No	
site red not additional I deliverabili	along Hollin Moor Lane and Sledgate Lane. Transportation rate the ing that there is no suitable means of accessing the site unless and can be acquired. There are land assembly issues impacting on y. Although it is proposed to retain the site's residential allocation it is das a development site. Any completions on site will be monitored.	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0375			
Name:	WREXHAM HOUSE			
Address:	BRAITHWELL ROA	D		
Town	ROTHERHAM			
Hectares:	1.38		Net Hectares:	0.78
Dwellings:	23		Employment Land	0.00
Developm	ent Site? Site Al	location:	Safeguarded land for re	esidential

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref: Name:	LAND BEHIND PROPERTIES OFF BRECKLANDS	Stage 1 Exclusion or taken to Sustainability Appraisal stage?	
Address:	BRECKLANDS	Sustainability Appraisal Socio-Economic Score Red Environment Score Amber	
The site is ogardens for that there is facilities. Gipproposed to			
		© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE	= []

Ref:	LDF0391			
Name:	LAND OFF ALLOT	T CLOSE		
Address:				
Town	ROTHERHAM			
Hectares:	0.91		Net Hectares:	0.73
Dwellings:	22		Employment Land	0.00
Developm	ent Site? ✓ Site A	Ilocation:	Residential Developme	nt Site
,				

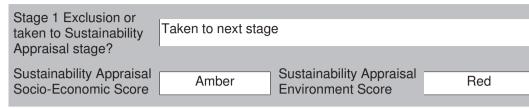
This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). No significant constraints to development have been identified. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

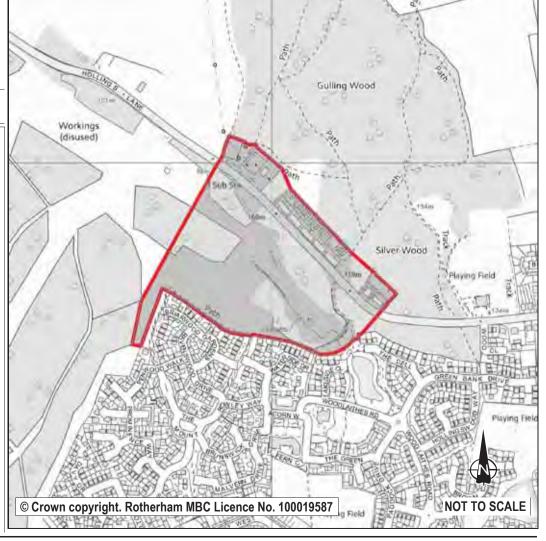




Ref:	LDF0394		
Name:	LAND OFF HOLLIN	NG'S LANE	
Address:			
Town	ROTHERHAM		
Hectares:	12.07	Net Hectares:	8.45
Dwellings	338	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
The current	form of the site (i.e.	graceland) was partly astablished (during the

The current form of the site (i.e grassland) was partly established during the restoration of Silverwood Colliery. It is intended to retain it's existing green belt allocation given the Local Wildlife Sites LWS 61 Gulling Wood and Silver Wood; LWS 62 Silverwood Tip and Odd Hill; RIGS R20, the site is in close proximity to Silverwood Quarry - overlaping boundaries and includes a Natural England designated deciduous woodland. Other issues of significance include landscape sensitivity, proximity to services and the site is not well served by public transport. Given the above noted constraints, it is proposed to retain the existing green belt allocation.

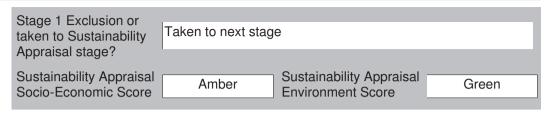




Ref:	LDF0395				Stage 1 Exclusion or			
Name:	LAND OFF FLAND	DERWELL I	_ANE		taken to Sustainability Appraisal stage?	Taken to next sta	age	
Address:					Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appraisal Environment Score	Red
Town	ROTHERHAM					189	TO SEE LOS	TO WOOD
Hectares:	3.59		Net Hectares:	2.87	1	180		NSW NSW
Dwellings:	115		Employment Land	0.00			THE WAR	到面親原
Developm	ent Site? Site A	Allocation:	No		2		THE WAY	MALVE
ocal resided ite from fact vatercoursed as could the fact waste come conta	nts. Transportation cilities. Views into a eruns through the seexpanse of naturalisposal site associa	rate the site and out of the site which male grassland ated with Site of the section of the sect	des an area of public open e amber given the remoter le site are significant, and hay harbour some biodiver. Historically the site has follower and the concerns, it is proposed the	ness of the a rsity interest, ormed part ir may be	© Crown copyright. Rothe	S CROVE	No. 100019587	NOT TO SCALE

Ref:	LDF0450		
Name:	SITE OFF SPENCI	ER DRIVE	
Address:			
Town	ROTHERHAM		
Hectares:	0.94	Net Hectares:	0.75
Dwellings	: 23	Employment Land	0.00
Developm	nent Site? Site A	Allocation: No	

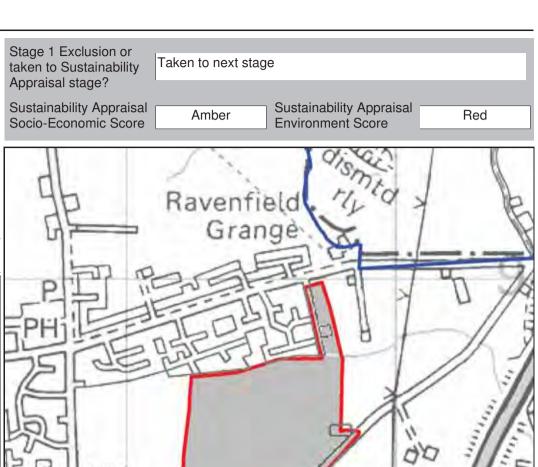
The site is currently allocated for residential purposes and includes private gardens, incidental greenspace, and other built development activities. An application to change the use of the building denoted youth club to a health and safety training hall, was refused in 2011 citing loss of a community facility as the reason. It is also unclear as to the status of the depot element of the site is and the number of jobs that may be dependent on its existence. It would be unfortunate if solely residential development allocation were advocated and that as a result, jobs were lost, so it may be useful to explore if these businesses could be relocated within the vicinity. It is proposed therefore that the site remains allocated for residential use but is not identified as a development site. Any windfall completions on site will be monitored.





Ref:	LDF0452					
Name:	LAND EAST OF MOOR LANE SOUTH, NORTH OF LIDGET LANE					
Address:	EAST OF MOOR L	ANE SOUTH, NORTH OF LIDGET	LANE			
Town	ROTHERHAM					
Hectares:	30.66	Net Hectares:	21.46			
Dwellings:	644	Employment Land	0.00			
Developm	ent Site? Site A	Allocation: No				

It is considered appropriate to retain the existing green belt allocation owing to the poor suitability of Lidget Lane to accommodate the extra traffic that development of this site would generate. Furthermore, the site's topggraphy and the electricity pylons - which dissect the site would also serve to constrain develoment. The scale of growth resulting from development of this site in addition to other preferred allocations (namely LDF774) is not in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1). Whilst representation has been received to consider the finger of land that runs to the east of the existing building line (and which forms a small proportion of this site), it is not appropriate to pursue the allocation of this relatively small parcel of land, that is more remote from existing services and facilities, in isolation. The Council is mindful that in the longer term development of this small parcel of land may sterilise the potential for access to be achieved to the wider area. It is therefore proposed to retain the site as Green Belt.



Bramley

© Crown copyright. Rotherham MBC Licence No. 100019587

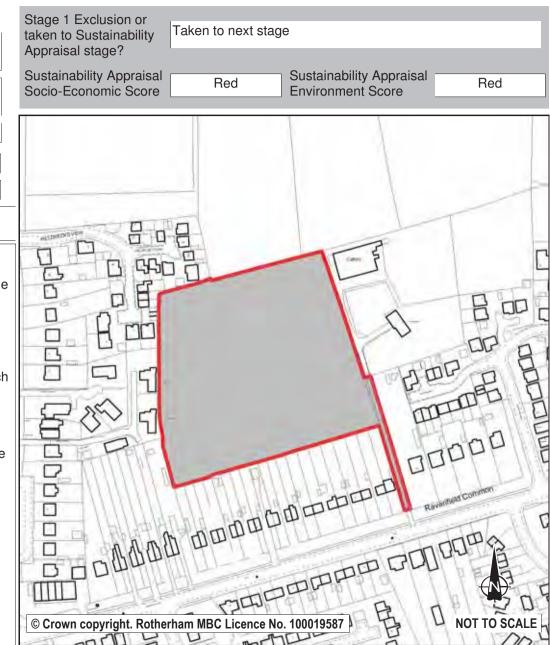
Grange Fm

NOT TO SCALE

Ref:	LDF0458			
Name:	LAND ADJACENT	WREXHAN	M HOUSE	
Address:	BRAITHWELL ROA	AD		
Town	RAVENFIELD			
Hectares:	2.22		Net Hectares:	1.78
Dwellings:	53		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	Safeguarded land for re	esidential

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

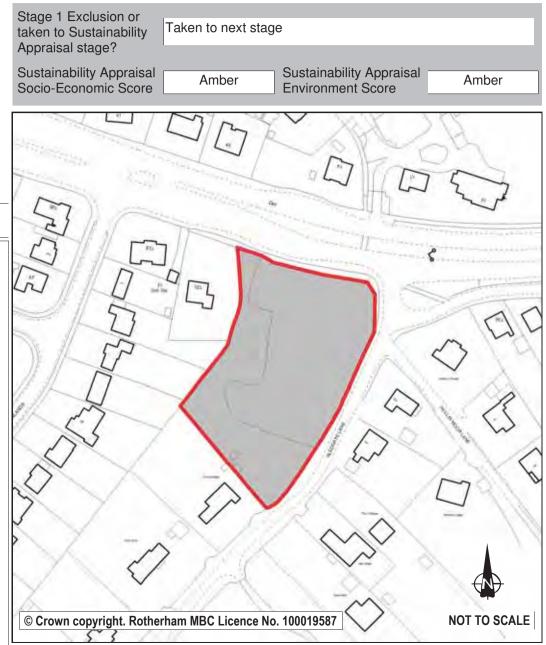
In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref: Name:	LAND OFF COMMON LANE	Stage 1 Exclusion or taken to Sustainability Appraisal stage?	
Address:	COMMON LANE	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score	
Town	ROTHERHAM		1/0
Hectares:	5.96 Net Hectares:	Braithwe	
Dwellings	Employment Land 0.00	Common	
Developm	nent Site? Site Allocation: n/a	range Drain	114m - COMMO
		Sewage Works	The Bur
		© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0509				
Name:	LAND OFF SLEDG	ATE LAN	≣		
Address:	SLEDGATE LANE				
Town	ROTHERHAM				
Hectares:	0.55		Net Hectares:		0.44
Dwellings:	5		Employment Land		0.00
Developm	ent Site?	Illocation:	Retain as existing Residuele Development Site	dential	
Tala (4)				1/1/10/04/0	اء ۔۔ ۔ ۱

The site is currently allocated as a residential development site (DVU0049) and there is no justification for changing this allocation. Transportation rate the site amber, noting that development of whole site will require improvements to Sledgate Lane to adoption standards and therefore involve third party land. There is some natural grassland, mature trees and hedgerow that may provide biodiversity interest. Notwithstanding these concerns it is proposed that the site remain allocated as a residential development site.



Ref:	LDF0552			Stage 1 Exclusion or
Name:	LAND OFF ST FRA	ANCIS CLOSE		taken to Sustainability Appraisal stage? Taken to next stage
Address:				Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM			82 - 1
Hectares:	0.10	Net Hectares:	0.10	
Dwellings	: 4	Employment Land	0.00	
Developm	ent Site? Site A	Allocation: No		
scheme gra	anted permission un that it is too small s	visaged purpose as part of the wider reder RB1989/0490. Furthermore, the socale to allocate.	ale of the	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref: LDF0649

Name: LAND OFF NETHERMOOR DRIVE/ SECOND LANE

Address: WICKERSLEY

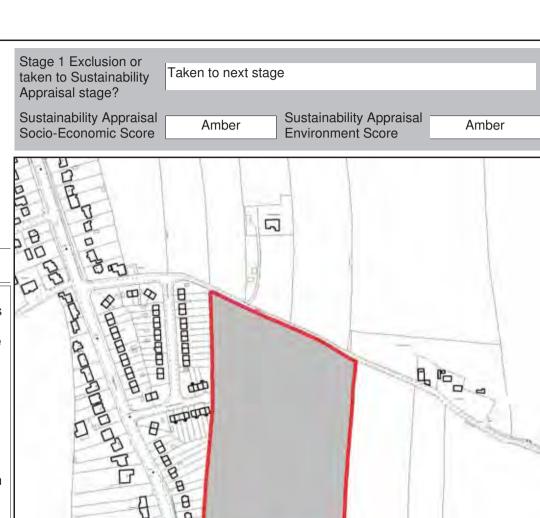
Town ROTHERHAM

Hectares:3.99Net Hectares:3.19Dwellings:128Employment Land0.00

Development Site? ✓ Site Allocation: Residen

Residential Development Site

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including improvements to Second Lane to allow two points of access onto Morthen Road (in addition to Nethermoor Drive), it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



NOT TO SCALE

8

© Crown copyright. Rotherham MBC Licence No. 100019587

13

Ref:	LDF0665			Stage 1 Exclusion or
Name:	WOODLANDS FARM, EARAVENFIELD	ST OF MOOR LANE NORTH,		taken to Sustainability Appraisal stage? Remote from settlement
Address:	MOOR LANE NORTH, RA	AVENFIELD		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			
Hectares:	3.05	Net Hectares:	0.00	Ravenfield Common 112m
Dwellings:	0	Employment Land	0.00	
Developm	ent Site? Site Allocation	on: n/a		Ravenfield Primary School
				oorside Farm
				129m
				© Crown copyright. Rotherham MBC Licence No. 100019587

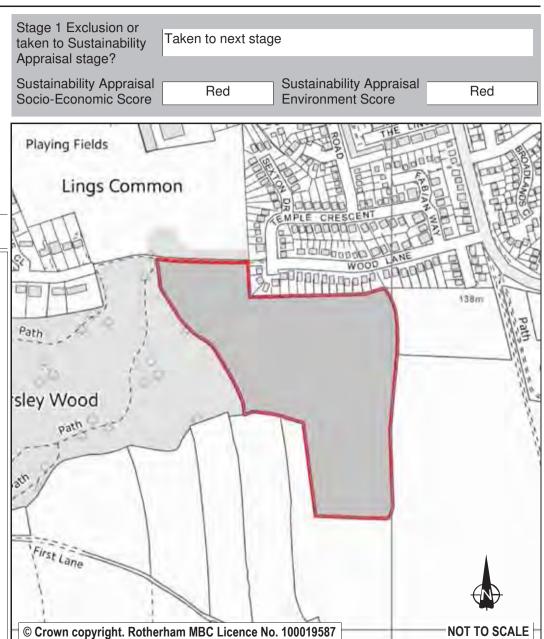
	an Local Flan . Site Flan	
Ref: Name:	LAND EAST OF SLEDGATE LANE, WICKERSLEY	Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	SLEDGATE LANE, WICKERSLEY	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Red Red Environment Score
Town	ROTHERHAM	
Hectares:	0.49 Net Hectares: 0.39	
Dwellings	: 12 Employment Land 0.00	
Developm	nent Site? Site Allocation: No	
ncongrous vill be no d otential ad accommod	If development were to take place in this locality, it is likely that an tongue of development into open countryside would occur and there refensible green belt boundary. Taking account of this and the scess difficulties along Sledgate Lane and it being able to atte the extra traffic that development of this site would generate, a conclusion that it would not be appropriate to alter its exsiting green on.	

Ref:	LDF0667			Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name:	LAND SOUTH OF F	BRAITHWELL RD, RAVENFIELD		taken to Sustainability Appraisal stage?
Address:	BRAITHWELL RD,	RAVENFIELD		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM			
Hectares:	2.86	Net Hectares:	2.86	B
Dwellings	: 86	Employment Land	0.00	Ravenfield
Developm	nent Site? Site A	Illocation: No		Grange Drain COMMON LANE
		It is considered therefore that this sit along with adjacent sites.	e should	© Crown copyright. Rotherham MBC Licence No. 100019587

Ref: Name:	LDF0668 LAND SOUTH OF	COMMON LANE, RAVENFIELD		Stage 1 Exclusion or taken to Sustainability Appraisal stage? Remote from settlement
Address:	COMMON LANE, I	RAVENFIELD		Sustainability Appraisal Socio-Economic Score Environment Score
Town	ROTHERHAM			The Ply Conisbrough
Hectares:	0.99	Net Hectares:	0.00	Grange Farm
Dwellings	. 0	Employment Land	0.00	
Developm	ent Site? Site A	Allocation: n/a		114m
				Priests Bridge Mast 5 111m © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0677		
Name:	LAND AT WOOD L	ANE, WICKERSLEY	
Address:	WOOD LANE, WIC	CKERSLEY	
Town	ROTHERHAM		
Hectares:	6.76	Net Hectares:	4.74
Dwellings:	142	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	

This site suffers from no suitable means of access without further land/demolition. Accordingly, the Transportation team rate the site red. Its location immediately adjacent to Wickersley Wood LWS further justifies the stance of retaining its existing green belt allocation. The site is relatively remote from existing services and facilities and in comparison to other sites does not perform as well, development of this site would promote an incongruous tongue of development in the Green Belt and open countryside. Retain Green Belt allocation.

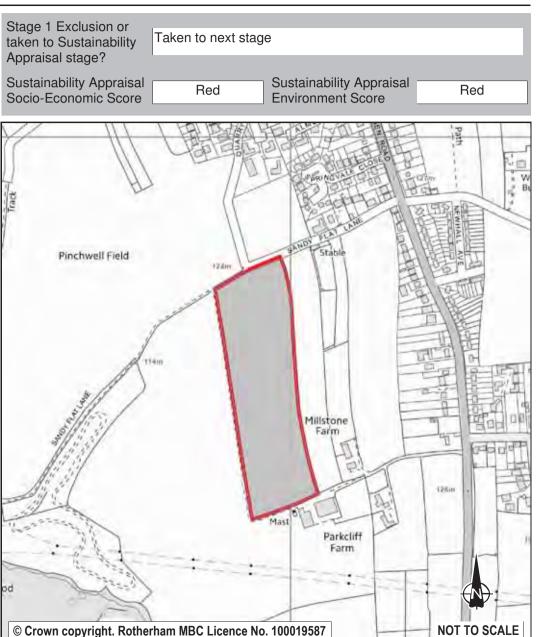


Ref: Name:	LDF0680 LAND REAR OF MOORFIELD, SLEDGATE LANE, WICKERSLEY	Stage 1 Exclusion or taken to Sustainability Taken to next stage
	SLEDGATE LANE, WICKERSLEY	Appraisal stage? Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Red Red Red
Town	ROTHERHAM	
Hectares:	0.44 Net Hectares: 0.35	
Dwellings	: Employment Land 0.00	
Developm	nent Site? Site Allocation: No	Committee /
with Gillott the carriag	currently allocated green belt. Transportation Team rate the site red Lane being unsuitable to cater for significant increase in traffic due to jeway width and the length of the cul de sac. Given this and land ssues impacting on deliverability, it is proposed to retain the green ion.	
		© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0681			Stage 1 Exclusion or	T-111-		
Name:	LAND WEST OF PINCH	WELL VIEW, SOUTH OF GILLO	OTT LANE	taken to Sustainability Appraisal stage?	Taken to next sta	ge	
Address:	GILLOTT LANE, WICKE	RSLEY		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisa Environment Score	Green
Town	ROTHERHAM			0000	mm nowed	DO DO	
Hectares:	0.67	Net Hectares:	0.54	5	20000	D	12 m
Dwellings	: 16	Employment Land	0.00	7	The first	Charles of the	UR Da
Developm	ent Site?	ion: No		Q.	1 Toll Chil	TO PLY ME	الما المار
	tion Team rate the site red in its existing green belt al	I. Given this, it is concluded that llocation.	the site	© Crown copyright. Rothe	rham MBC Licence N	No. 100019587	NOT TO SCALE

Ref:	LDF0682		
Name:	LAND SOUTH OF	SANDY FLAT LANE, WICKERSLEY	1
Address:	SANDY FLAT LAN	E, WICKERSLEY	
Town	ROTHERHAM		
Hectares:	5.41	Net Hectares:	3.78
Dwellings:	114	Employment Land	0.00
Development Site? Site Allocation: No			
This site is	allocated as Groon	Bolt and currently in agricultural use	The cite is

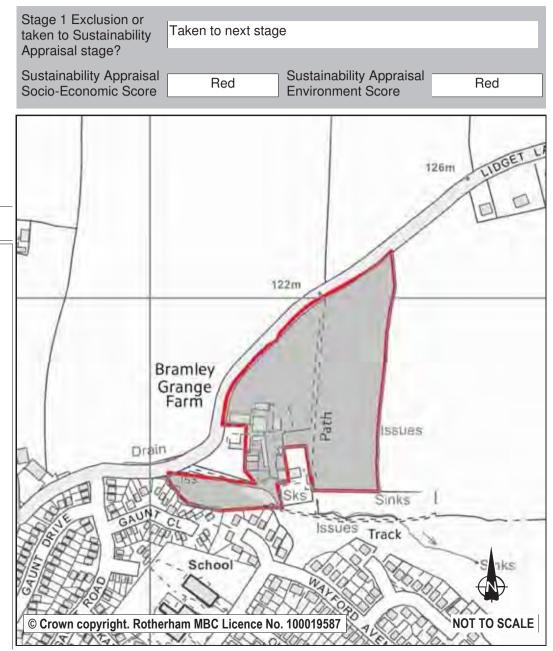
This site is allocated as Green Belt and currently in agricultural use. The site is also within the Area of High Landscape Value. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. As the settlement target in Policy CS1 of the adopted Core Strategy, for Bramley, Wickersley, Ravenfield Common has been met, it is not proposed to allocate this site. Retain as Green Belt. Sandy Flat Lane is unsuitable to cater for a significant increase in traffic and given this, the Transportation Team rate the site red.



Ref:	LDF0683		Stage 1 Exclusion or	Demote from collection	
Name:	LAND WEST OF M	OAT LANE & GREEN LANE, WICKERSLEY	taken to Sustainability Appraisal stage?	Remote from settlement	
Address:	MOAT LANE, WIC	KERSLEY	Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	ROTHERHAM				
Hectares:	0.71	Net Hectares: 0.0			
Dwellings	: 0	Employment Land 0.0	0		
Developm	nent Site? Site A	Allocation: n/a			
					1
			1		11
			1		
			18	Selfue Bare Code	1 >
			© Crown copyright. Rothe	erham MBC Licence No. 100019587	NOT TO SCALE
			//		5.1

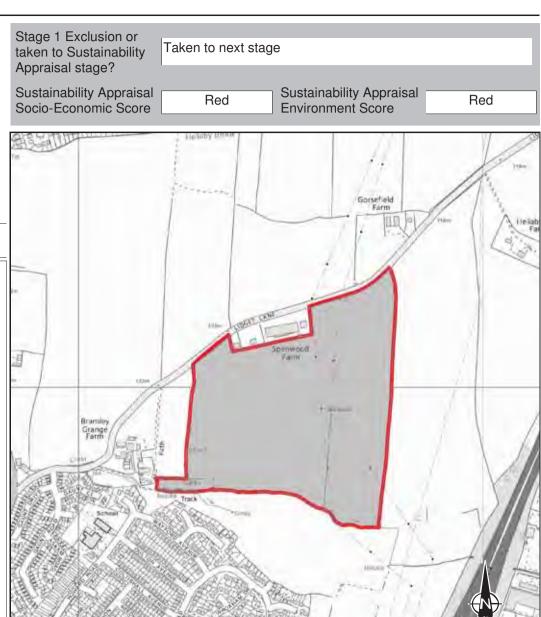
Ref:	LDF0689		
Name:	BRAMLEY GRANGE FARM		
Address:	LIDGET LANE, BRAMLEY		
T	DOTHEDHAM		
Town	ROTHERHAM		
Hectares:	3.79	Net Hectares:	3.03
Dwellings:	115	Employment Land	0.00
Developm	ent Site? Site Allocation:	No	

Taking account of the site's topography, its associated visual prominence and the difficulties of effectively integrating new development within the existing built form justify the continuation of the current Green Belt allocation. This stance is further reinforced by concerns regarding the suitability of Lidget Lane to safely accommodate significant additional vehicles; the site has poor pedestrian links to the existing settlement and the Transportation Team rate the site red. Additional constraints include the public right of way which dissects the site and the Grade 2 listed buildings within the site - Bramley Grange & Bramley Grange Farmhouse.



Ref:	LDF0694		
Name:	LAND EAST OF BI	RAMLEY GRANGE FARM,	
Address:	BRAMLEY		
Town	ROTHERHAM		
Hectares:	22.17	Net Hectares: 15.5	2
Dwellings	466	Employment Land 0.0	0
Development Site? Site Allocation: No			

Taking account of the site's topography, with the associated visual prominence of the site on the wider countryside; and difficulties with effectively integrating potential development within the existing built form, these issues justify continuation of the current Green Belt allocation. This stance is further reinforced by concerns regarding the suitability of Lidget Lane to safely accommodate significant additional numbers of vehicles to enter and exit onto it; the site has poor pedestrian links to the existing settlement, accordingly, the Transportation Team rate the site red. Additional constraints include the electricity pylons that cross the site north to south.



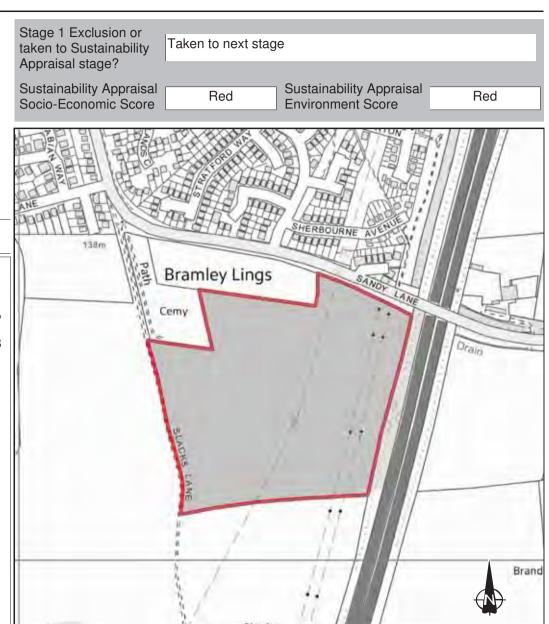
NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0696			Stage 1 Exclusion or
Name:	LAND WEST OF SLACKS	S LANE, BRAMLEY		taken to Sustainability Appraisal stage?
Address:	SLACKS LANE, BRAMLE	Y		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM			四四四四四四日日日日日日日日日日日日日日日日日日日日日日日日日日日日日日日日
Hectares	1.50	Net Hectares:	1.20	DDDD DDDDD B B B BB DD B
Dwellings	36	Employment Land	0.00	
	nent Site? Site Allocation	on: No would lead to an incongrous to		A COME WORM
compromis These con acilities, a he necess encroachm developme	se the strong defenceable G cerns, allied to the remotene and the potential complication cary improvements to Slacks thent onto the cemetery) to a	ach into the Green Belt. It may reen Belt boundary that curren ess of the site from exisiting seens that may arise in terms of a Lane (namely the potential for commodate the extra traffic thate, justifies the continuation of	r nat	DO D

Ref:	LDF0697		
Name:	LAND BETWEEN S	SLACKS LANE AND M18, BRAML	EY
Address:	SLACKS LANE, BF	RAMLEY	
Town	ROTHERHAM		
Hectares:	9.79	Net Hectares:	6.86
Dwellings:	206	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
dvocating an extended area of built form in this specific locality would lead to			

Advocating an extended area of built form in this specific locality would lead to an incongrous tongue of development being created into the Green Belt. It may also serve to compromise the strong defenceable Green Belt boundary that currently exists. This allied to the presence of the electricity pylons, gas pipeline, potential biodiversity interest, impact on Flash Lane crossroads (Transportation score site red) remoteness from services and its immediate proximity to the M18 motorway, justifies the continuation of its current allocation as Green Belt.

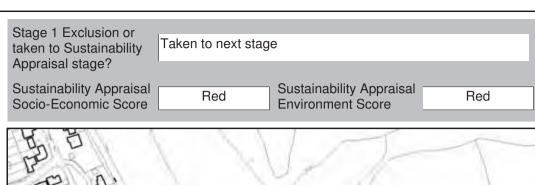


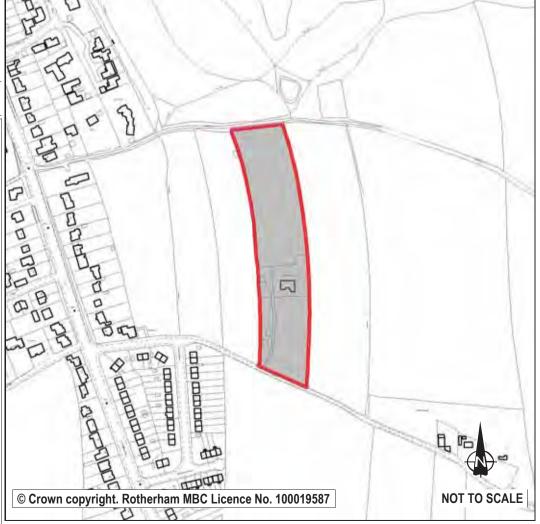
© Crown copyright. Rotherham MBC Licence No. 100019587

NOT TO SCALE

Ref:	LDF0710		
Name:	LAND AT WOODS WICKERSLEY	IDE BUNGALOW, SECOND LANE	,
Address:	WOODSIDE BUNG	GALOW, SECOND LANE, WICKER	RSLEY
Town	ROTHERHAM		
Hectares:	1.50	Net Hectares:	1.20
Dwellings:	36	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
he physical constraints to development relate to the existing access being			

The physical constraints to development relate to the existing access being unsuitable for additional traffic. As a result Transportation rate the site red. Furthermore, the site does not connect to existing residential areas and would result in an incongrouous tongue of development. The site is also adjacent to LWS42: Wickersley Wood. Given these issues, it is considered appropriate that the existing green belt allocation be retained.

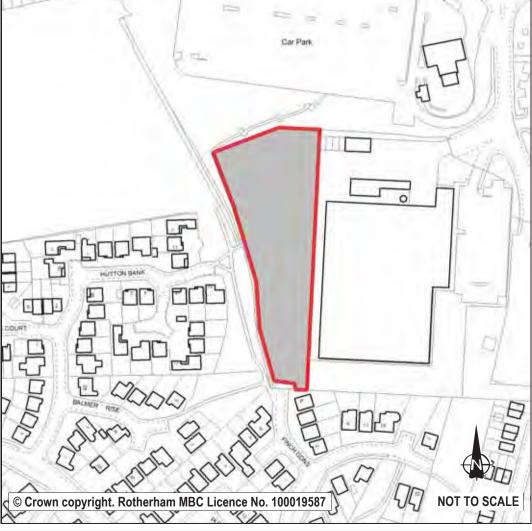




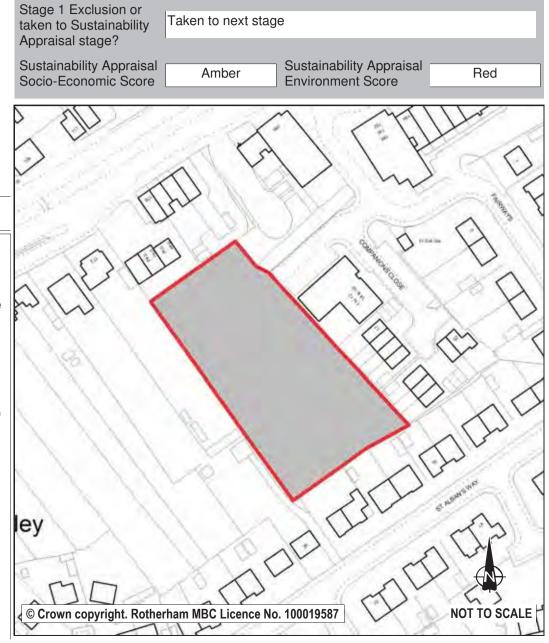
Ref:	LDF0716		
Name:	MOORHEAD WAY	(2)	
Address:	BRAMLEY		
Town	ROTHERHAM		
Hectares:	0.66	Net Hectares:	0.00
Dwellings:	0	Employment Land	0.66
Developm	ent Site? Site Al	location: No	
This site ou	rrently forms part of a	miyed-use development area in	the Unitary

This site currently forms part of a mixed-use development area in the Unitary Devleopment Plan and deliberations on its future relate very closely to those of the adjacent industrial unit. As these premises are occupied and no indication has been provided that this situation will change, it is considered appropriate to reallocate this site to light industrial purposes but not promote the site as a development site.



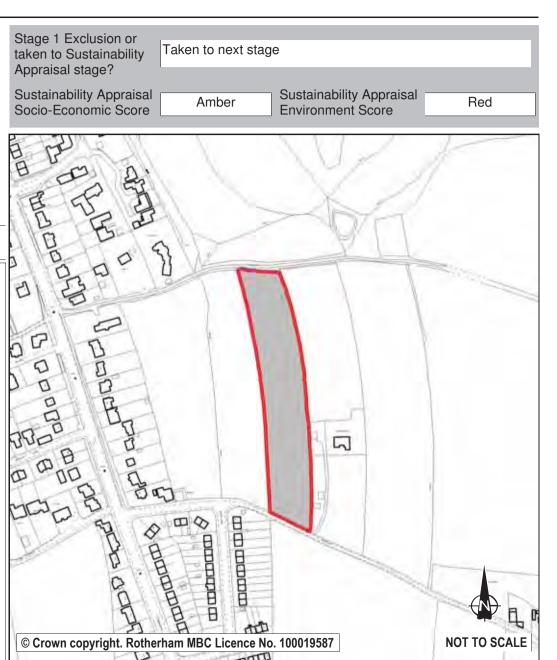


This site is currently allocated as residential and should be allocated as a residential development site in recognition of the recent grant of planning permission for the erection of 39 retirement homes (RB2014/0643). Its positive attributes such as its relationship to the existing built settlement, it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). A constraint regarding potential surface water issues has been identified and rated red in the Surface Water Flood Assessment although suitable drainage attenuation measures have been agreed in the grant of planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



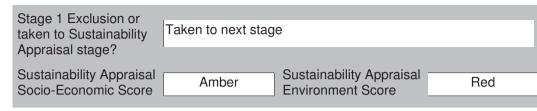
Ref:	LDF0738			
Name:	LAND OFF SECOND LANE			
Address:	WICKERSLEY			
Town	ROTHERHAM			
Hectares:	1.05	Net Hectares:	0.84	
Dwellings	25	Employment Land	0.00	
Development Site? ☐ Site Allocation: No				

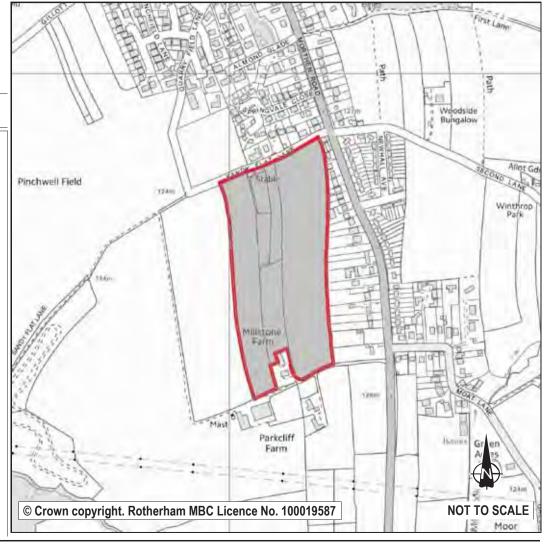
This site does not connect to existing residential areas and could only be released if land to the west was also released. However the Council considers that the release of LDF0360 (to the west) and LDF0649 to the south of Second Lane, provides sufficient development opportunities in this location and any further land release would cumulatively impact on the character of this area and the strip field system that is evident. Preferred site allocation LDF0360 is a single field and is adjacent to existing residential development on three of its boundaries. This site is also adjacent to Local Wildlife Site LWS42: Wickersley Wood (on its northern boundary) and there could be an impact on the ecology of the woodland. Given these issues, it is considered appropriate that the existing green belt allocation be retained.



Ref:	LDF0740		
Name:	LAND OFF SANDY	/ FLAT LANE	
Address:	SANDY FLAT LAN	E, WICKERSLEY	
Town	ROTHERHAM		
Hectares:	8.24	Net Hectares:	5.77
Dwellings	173	Employment Land	0.00
Development Site? ☐ Site Allocation: No			

This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. As the settlement target in Policy CS1 of the adopted Core Strategy, for Bramley, Wickersley, Ravenfield Common has been met, it is not proposed to allocate this site. Retain as Green Belt.





Ref: LDF0774

Name: LAND EAST OF MOOR LANE SOUTH

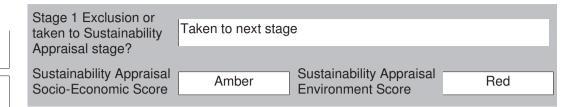
Address: LAND EAST OF MOOR LANE SOUTH

Town ROTHERHAM

Hectares:14.49Net Hectares:10.14Dwellings:350Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

This site is currently allocated as green belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including biodiversity, and the Severn Trent Water facility, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. The preparation of a detailed Design Code will be essential. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.





Ref:	LDF0784	Stage 1 Exclusion or
Name:	LAND OFF MOOR LANE NORTH	taken to Sustainability Appraisal stage? Taken to next stage
Address:	ADJ HILLDRECKS VIEW, RAVENFIELD	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Red Red
Town	ROTHERHAM	
Hectares:	4.83 Net Hectares: 3.38	Ravenfield
Dwellings	Employment Land 0.00	Primary School
Developm	ent Site? Site Allocation: No	
a cause for	concern.	Moorside Farm Cattery Wrexham House © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref: LDF0798

Name: LAND EAST OF MOOR LANE SOUTH (2) - FORMERLY PART

OF LDF0452

Address: EAST OF MOOR LANE SOUTH, NORTH OF LIDGET LANE

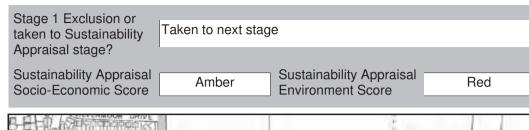
Town ROTHERHAM

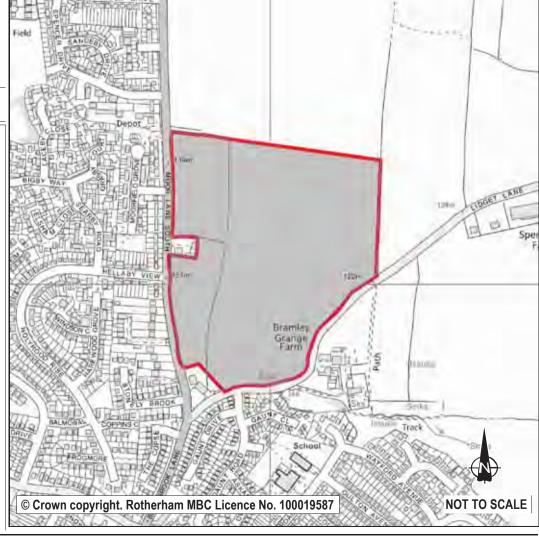
Hectares:15.60Net Hectares:10.92Dwellings:437Employment Land0.00

Development Site? Site Allocation: Safeguarded land for residential

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.

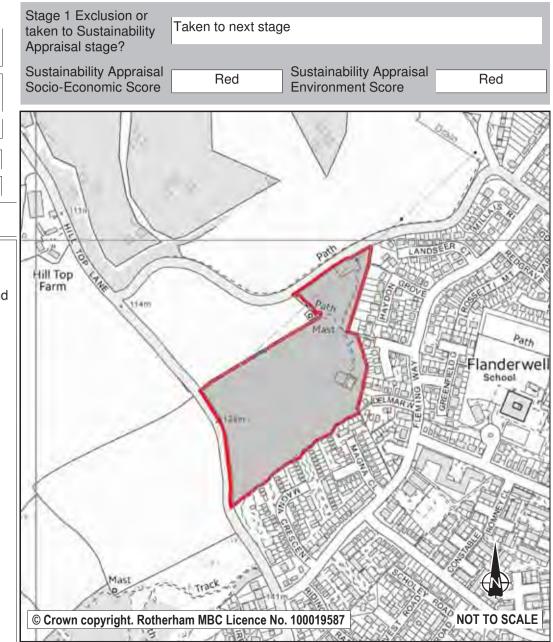




Ref: LDF0801	Stage 1 Exclusion or taken to Sustainability Retained as Urban Greenspace
Name: LAND AT SPRING GARDEN QUARRY	Appraisal stage? Retained as Urban Greenspace
Address:	Sustainability Appraisal Sustainability Appraisal Environment Score
Town WICKERSLEY	
Hectares: 1.01 Net Hectares: 0.81	
Dwellings: 0 Employment Land 0.00	
Development Site? Site Allocation: n/a	BELIEU DIO BELLE
	Elisterdale Listerdale
	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0809				
Name:	RUBY COOK RECREATION GROUND				
Address:	EAST OF HILL TOP LANE FLANDERWELL				
Town	WICKERSLEY				
Hectares:	5.13	Net Hectares:	3.59		
Dwellings:	144	Employment Land	0.00		
Development Site? Site Allocation:					

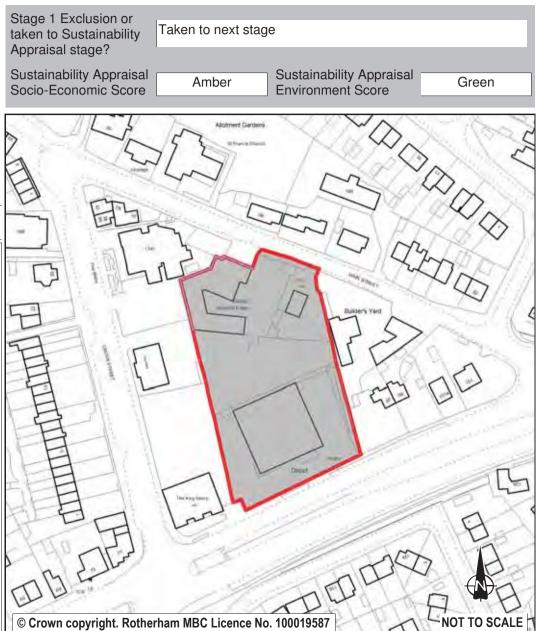
This site is allocated Green Belt and in use as a publicly accessible recreation ground. Whilst the recreation ground has been assessed in the Greenspace Audit the Audit score of high quality / high value, relates only to a portion of the LDF site. There are also significant issues re: the alignment of Hill Top Lane and Flanderwell Lane which are unsuitable to cater for a significant increase in traffic. Transportation Team rate the site red. Given the current recreational activity on site and the access difficulties noted it is considered appropriate to retain its existing Green Belt allocation.



Ref:	LDF0825	AT FARM	Stage 1 Exclusion or taken to Sustainability Remote from settlement
Name:	LAND SOUTH OF MO	AT FARM	Appraisal stage?
Address:	MOAT LANE		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	WICKERSLEY		
Hectares:	3.94	Net Hectares: 0.0	
Dwellings:	1	Employment Land 0.0	
Developm	ent Site? Site Alloc	eation: n/a	
			3 000
			B 0 9
			5
			-01
			© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0832	I		
Name:	MAIN STREET / BA	AWTRY RO	OAD, BRAMLEY	
Address:	CROSS STREET			
Town	BRAMLEY			
Hectares:	0.63		Net Hectares:	0.00
Dwellings:	: 0		Employment Land	0.00
Developm	ent Site? 🗸 Site A	Illocation:	Retail Development Site)
his site is within Bramley town centre (which is proposed to be identified as a				

This site is within Bramley town centre (which is proposed to be identified as a Local Centre on the Policies Map). It is used for a mix of uses at present. Planning permission has been granted for a new food store which would meet the requirement identified in the Core Strategy for further convenience retail floorspace at Wickersley / Bramley. It is therefore proposed that the site is identified as a retail development site.



Waverley

Ref: LDF0524

Name: ADVANCED MANUFACTURING PARK, WAVERLEY

Address: WEST OF HIGH FIELD SPRING ROAD

Town CATCLIFFE

Hectares:59.39Net Hectares:0.00Dwellings:0Employment Land32.75

Development Site? ✓ Site Allocation: Employment Development Site

The Waverley Advanced Manufacturing Park (AMP) is allocated for industry and business and identified as part of development site E35. In the 2010 Employment Land Review the site (ELR50) scored moderately (2) with a recommendation to retain as a development site. The site is within 50m of a Grade 2 listed building and contains a high voltage underground electricity transmission cable.

This is a major regeneration site within Rotherham and a regionally important cluster aimed at specialist companies in the advanced manufacturing sector offering highly skilled job opportunities. The adopted Core Strategy identifies advanced manufacturing and materials as a priority sector and also encourages the development of an Advanced Manufacturing cluster at Waverley by supporting proposals for complementary uses. It is proposed that the site is allocated for employment uses related to advanced manufacturing (to be identified in the Sites and Policies document) and identified as a development site.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

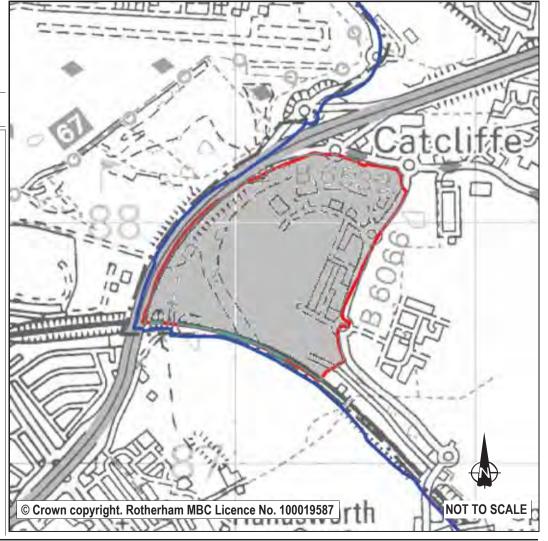
Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

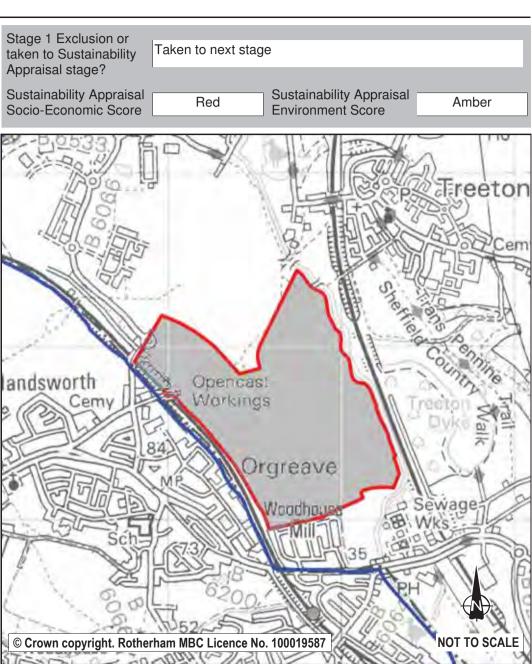
Amber

Amber



Ref:	LDF0531			
Name:	WAVERLEY PARK			
Address:	NORTH OF COALBROOK AVENUE			
Town	CATCLIFFE			
Hectares:	110.40	Net Hectares:	77.28	
Dwellings:	3091	Employment Land	0.00	
Development Site? Site Allocation: No				
is considered appropriate to retain the existing Green Belt allocation reflecting				

It is considered appropriate to retain the existing Green Belt allocation reflecting the planning permission granted for outline application (RB2008/1372) that established the principle of a new community at Waverley. Considerable development is planned in this area to create the new Waverley community (development has already commenced) and it is essential that there is sufficient open space associated with this new development to provide for the enjoyment of local people. The Waverley Park area includes a containment cell and reservoir that will deal with surface water run-off from the Waverley new community and development of the Highfield Commercial mixed use allocation.



Ref: LDF0535

Name: WAVERLEY NEW COMMUNITY

Address: LAND OFF HIGH FIELD SPRING

Town CATCLIFFE

Hectares:89.13Net Hectares:79.43Dwellings:2500Employment Land0.00

Development Site? ✓ Site Allocation: Residential

Residential Development Site

It is proposed that this site be allocated as a residential development site in recognition of its positive attributes including the granting of planning permission for Waverley new community. The site boundary has been amended to reflect the new mixed use area proposed to the west, which will deliver employment, community and local centre uses which will support the new residential community.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

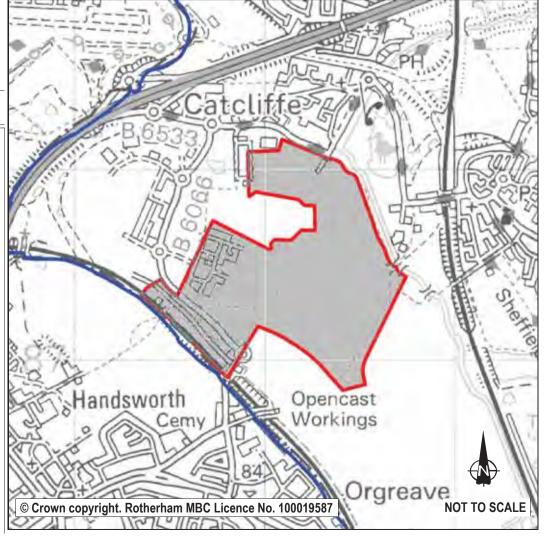
Sustainability Appraisal Environment Score

Red

Red

Red

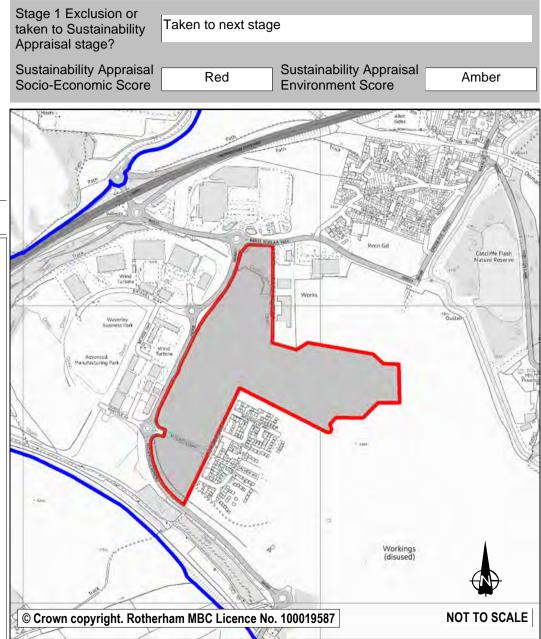
Red



Ref:	LDF0760			
Name:	HIGHFIELD COMM	1ERCIAL		
Address:	OFF HIGH FIELD S	SPRING		
Town	CATCLIFFE			
Hectares:	26.89		Net Hectares:	0.00
Dwellings:	0		Employment Land	3.37
Developm	ent Site? Site A	llocation:	Mixed Use	
				·

This site is allocated for industry and business. In the 2010 Employment Land Review the site (ELR121) scored moderately (2) with a recommendation that the current employment allocation be retained and the site identified as a development site.

The site is adjacent to land being developed as a new community and construction of a new university training centre and a pub/restaurant has taken place on part of the site. This site was previously proposed to be retained as an employment allocation, however in light of evidence provided by the landowner it is now proposed to identify the site for mixed use development. This would assist in the delivery of a new local centre to serve the new community and advanced manufacturing park, as well as providing land for economic and residential development, and other supporting community uses. The site provides an opportunity to provide a buffer between the heavier industrial uses of the advanced manufacturing park and the new residential community. It is therefore proposed to allocate the site for business use and to identify it as a development site. The mixed use menu of appropriate uses is set out in the Sites and Policies document.



Maltby and Hellaby

Ref: LDF0271

Name: LAND TO THE SOUTH OF STAINTON LANE

Address: STAINTON LANE

Town MALTBY

Hectares: 16.17 Net Hectares: 11.32

Development Site? Site Allocation:

Dwellings:

400

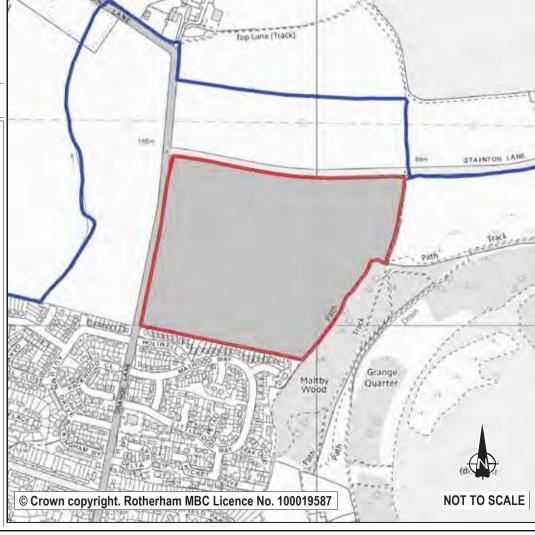
Residential Development Site

0.00

Employment Land

This site is currently allocated as green belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, the strong defensible boundary created by Grange Lane and Stainton Lane, and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including highways issues, surface water flooding issues - a water course/ flood route identified through the centre and a low spot adjacent to Grange Lane. Layout, floor and ground levels need careful consideration - site rated amber: and its proximity to LWS55: Maltby Commons, it is anticipated that these issues and constraints will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.





Ref:	LDF0276			Stage 1 Exclusion or	I=		
Name:	LAND BEHIND BRUNDISH (GREENLANDS PLANTATIO		ROAD	taken to Sustainability Appraisal stage? Taken to next stage			
Address:	BRAITHWELL ROAD	<u> </u>		Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appra Environment Score	
Town	MALTBY				11/		
Hectares:	4.54	Net Hectares:	2.18		4 /		/
Dwellings	: 87	Employment Land	0.00		// /		/
Developm	nent Site? Site Allocation:	Greenspace			1/		/
SSSI), the proposed to	existing protected species on allocate the site as urban gro	site, and its high greenspaceenspace.					NOT TO SCALE

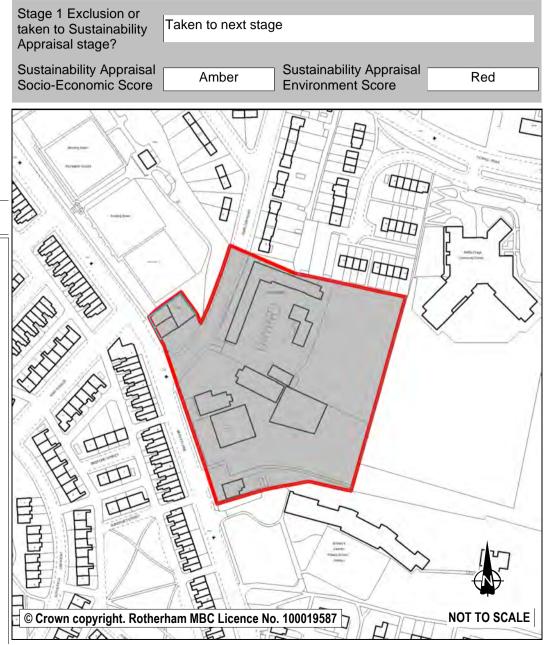
Ref:	LDF0278			Stage 1 Exclusion or	Detained as Hilbert Creamana	
Name:	LAND TO THE REAF CHEETHAM DRIVE	R OF PROPERTIES ON DAVY DRIVE A	ND	taken to Sustainability Appraisal stage?	Retained as Urban Greenspace	
Address:	DAVY DRIVE			Sustainability Appraisal Socio-Economic Score	Sustainability Ap Environment Sco	praisal
Town	MALTBY			of Bhill	Amman	
Hectares:	0.95	Net Hectares:	0.76	$\Box \Diamond \Diamond$		
Dwellings:	0	Employment Land	0.00	PLY	• SAUDON 4040	
Developm	ent Site? Site Alle	ocation: n/a				
					rham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0283	TO THE D			Stage 1 Exclusion taken to Sustainal		tained as Urban	Greenspace	
Name:	OFF HIGH STREE		EAR OF THE SPORTS CE	ENTRE	Appraisal stage?			0	
Address:	HIGH STREET				Sustainability App Socio-Economic S			Sustainability A Environment So	
Town	MALTBY				₩ B.		Sales Sales		H H H
Hectares:	3.00		Net Hectares:	2.47			g-tree	000	首島
Dwellings:	0		Employment Land	0.00	0	-	or.		HA
Developm	ent Site? Site A	Allocation:	n/a		∞шш.			The second	BB
						0			
							= 4		
					AD H		i i	-	AA
					中田へ				
							ļ.		
					70 150	B	i i		
					700	H			
					5	<u>7</u> -	FILE		7
					7/1		工工型	-	
					© Crown copyright	Rotherhan		100019587	NOT TO COAL E
					S Olowii copylight	. Routerilai	The Election	7 1000 19307	NOT TO SCALE

Ref:	LDF0289				
Name:	SITE OF FORMER DEPOT AND LANTERN ENGINEERING LTD OFF HAMILTON ROAD				
Address:	HAMILTON ROAD				
Town	MALTBY				
Hectares:	1.77		Net Hectares:	1.00	
Dwellings:	55		Employment Land	0.00	
Developm	ent Site?	Illocation: F	Residential Designation		

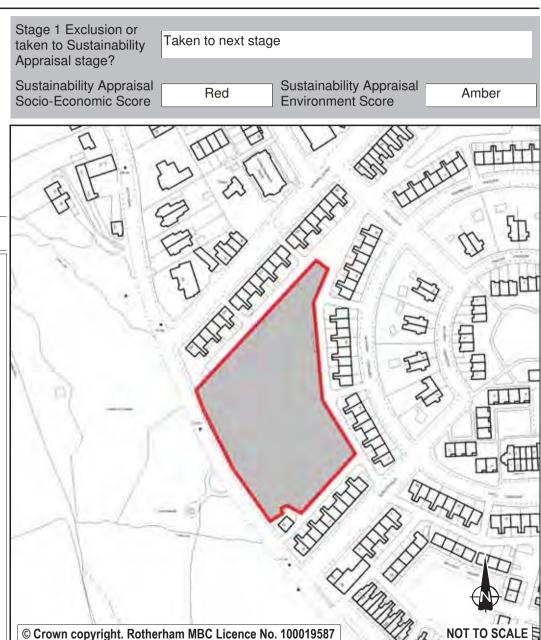
This site is allocated for business use. Part of the site formerly operated as a Council depot, although this function has now ceased. In the 2010 Employment Land Review the site (ELR82) scored moderately (2) with a recommendation to consider re-allocation to other uses. Planning permission has been granted for redevelopment of the site partly for residential use (RB2014/0319) and partly as an Aldi food store (RB20014/0318. The owners however are proposing to develop the whole site for retail purposes given the lack of interest in developing part of the site for residential purposes.

It is not considered appropriate to identify this isolated pocket of retail as a local centre, and should redevelopment take place in the future then housing is likely to be an appropriate use on that part of the site. However the site is rated red for surface water flooding, which is predicted to be deep on the east side; it is noted that the majority of the site is at risk and careful consideration will need to be given to drainage attenuation measures. It is therefore proposed that the whole site is designated for residential use although it is not identified as a development site.



Ref:	LDF0290		
Name:	FORMER SCHOOL	L SITE OFF BLYTH ROAD	
Address:	BLYTH ROAD		
Town	MALTBY		
Hectares:	0.86	Net Hectares:	0.69
Dwellings:	28	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
This site is	ماله مطعما بيناطاني	LIDD for community facilities and is	the eite of the

This site is allocated within the UDP for community facilities and is the site of the former primary school. Permission was granted for demolition of the school and for use of the site as urban greenspace. This has been implemented and as such, it is currently maintained grassland providing amenity space. The local community's aspiration is to take responsibility for the site, retaining the greenspace and potentially utilising part of the site for a community centre giving credence to the retention of the existing allocation. Natural England have provided detailed advice regarding the potential impact development of this site would have on the nearby SSSI (Site of Special Scientific Interest) at Wood Lee Common (geological) and have requested to be consulted on any future planning application. Issues of sewerage and water capacity constraints plus public transport accessibility have also been identified as areas of concern which mitigate against advocating residential development.



Ref:	LDF0293	Stage 1 Exclusion or
Name:	LAND TO THE REAR OF PROPERTIES ON MILLINDALE	taken to Sustainability Appraisal stage?
Address:	MILLINDALE	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber Amber
Town	MALTBY	
Hectares:	0.75 Net Hectares: 0.60	
Dwellings	Employment Land 0.00	
-	ent Site? Site Allocation: No apply of the site, which slopes from the east down to the west and the	
wkward sh ransport ra lue to acce ssembly c esidential u ring forwa	nape site may preclude attainment of a desirable design solution. atte the site amber noting that comprehensive development is unlikely ess constraints. Furthermore, there are likely to be significant land onstraints. Whilst it is proposed that the site remains allocated for use it is envisaged that the constraints may make the site difficult to rd as a development site within the plan period. Any completions on monitored.	
		© Crown copyright. Rotherham MBC Licence No. 100019587

Ref: LDF0294

Name: PROPERTIES ALONG NEWLAND AVENUE, BRAITHWELL

ROAD AND CHADWICK DRIVE, MALTBY

Address: NEWLAND AVENUE

Development Site? ✓ Site Allocation:

Town MALTBY

Hectares: 3.09 Net Hectares: 2.48

Dwellings: 74 Employment Land 0.00

Residential Development Site

This site is currently allocated as residential. It is proposed that this site be retained as a residential development site in recognition of its positive attributes, such as its relationship to the existing built settlement, the recent demolitions, its highway & public transport accessibility and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). No significant constraints to development have been identified although ths site is rated amber for surface water flooding - mainly on exisiting roads, but the layout, floor and ground levels will need careful cosnideration. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

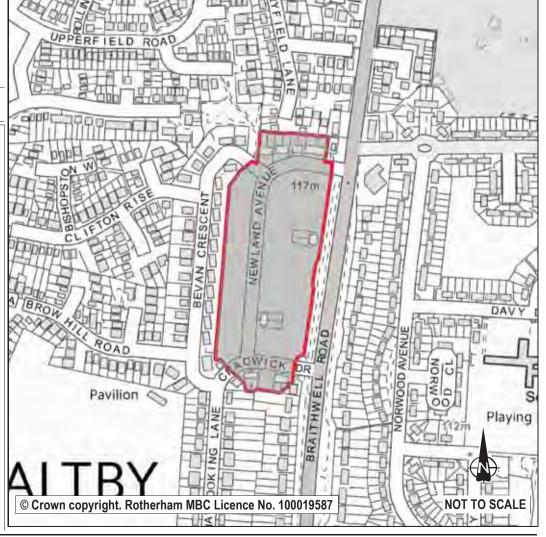
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Amber Environment Score



Ref: LDF0296

Name: RECREATION GROUNDS AND ALLOTMENTS TO THE EAST

OF HIGHFIELD PARK

Address: HIGHFIELD PARK

Town MALTBY

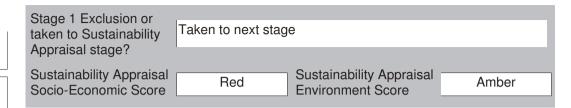
Hectares: 13.34 Net Hectares: 9.34

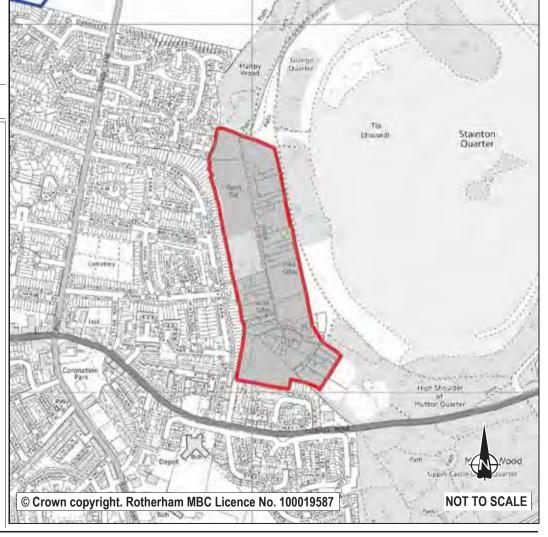
Dwellings: 150 Employment Land 0.00

Development Site? ✓ Site Allocation:

Residential Development Site

This site is currently allocated as Urban Greenspace. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including access, some minor surface water flood routes and its proximity to a Local Wildlife Site (LWS55 Maltby Commons), it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission and detailed Masterplans. Furthermore, it is important to emphasise that the yield calculated for the site (150 dwellings) assumes that a significant proportion (around 50%) would remain as greenspace to offset the loss of the existing provision & to provide a buffer to the pit tip. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

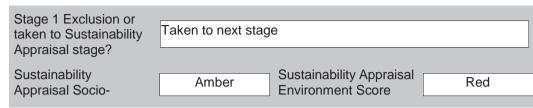


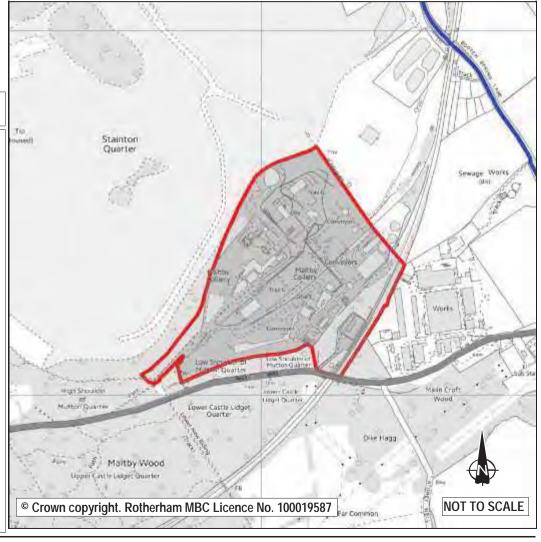


Ref: Name:	LAND OFF AMORY'S HOLT WAY	Stage 1 Exclusion or taken to Sustainability Taken to next stage	
Address:	MALTBY	Appraisal stage? Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score	Amber
Town	ROTHERHAM		2000r
Hectares:	0.76 Net Hectares: 0.61		700
Dwellings	18 Employment Land 0.00		الم ال
Developm	ent Site? Site Allocation: Greenspace	무 님 님 글 글	A
granted pos amenity op	nen developing the adjacent housing - the permission for which was st the adoption of the Unitary Development Plan. It currently provides en space the quality of which could be improved in the future, and it is roposed that the site is allocated as urban greenspace.	© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0305				
Name:	LAND AT FORMER MALTBY	COLLIERY			
Address:	TICKHILL ROAD				
Town	MALTBY				
Hectares:	24.10	Net Hectares:			
Dwellings	0	Employment Land	24.10		
Development Site ✓ Site Allocation: Employment Development Site					

The site is allocated as green belt. The Colliery's recent closure has resulted in a fully serviced, rail connected site becoming available which has been subject to significant development. The Council is keen to ensure that effective use is made of this site given its existing rail and national grid connections. It is therefore proposed to allocate this site for employment uses within a Special Policy Area (to be defined in the Sites and Policies document) and to identify this as an employment development site. However acknowledging its location and site context a limited number of uses are proposed to be acceptable on the site. It is considered that uses should be restricted to B2 and waste & energy uses, which will best utilise its relative advantages, such as its energy resource & rail-line. Recognising its rail assets it may also be suitable for the transfer of minerals and therefore it is also proposed to identify the site as being suitable as an aggregate depot and to identify it as a mineral safeguarding site. There are predicted surface water flood patterns due to Icoal topography and existing development, which would change significantly if site were to be re-developed in the future. There are significant ecological constraints to future. The site is adjacent to a Local Wildlife Site and close to a Site of Special Scientific Interest.





Ref:	LDF0306		Stage 1 Exclusion or
Name:	LAND OFF HUNTII	NGTON WAY	taken to Sustainability Appraisal stage? Taken to next stage
Address:	MALTBY		Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM		Patts
Hectares:	6.28	Net Hectares: 4.	.40
Dwellings	: 132	Employment Land 0.	0.00
Developm	nent Site? Site A	Illocation: No	
		nce of the problem. Retain the green belt ts function as agricultural land.	Path Lilly Hall Farm © Crown copyright. Rotherham MBC Licence No. 100019587 Park Hill

Ref:	LDF0310			Stage 1 Exclusion or			
Name:	LAND INCLUDING AMOR	Y'S HOLT		taken to Sustainability Appraisal stage?	Taken to next sta	ge	
Address:	R/O AMORY'S HOLT ROA	AD		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Amber
Town	ROTHERHAM					1	
Hectares:	3.55	Net Hectares:	2.84	Path			
Dwellings	: 85	Employment Land	0.00	la la		·	
Developm	nent Site? Site Allocation	n: No			1		/ /
to reflect th retain its gi	e degree of significance of	Transportation Team to rate the sthe problem. As such, the site shortinue to function as agricultural landory's Holt.	ld	© Crown copyright. Rothe	erham MBC Licence N		NOT TO SCALE

Ref:	LDF0311	Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name:	LAND OFF FORDOLES HEAD LANE	Appraisal stage?
Address:	MALTBY	Sustainability Appraisal Socio-Economic Score Red Environment Score Amber
Town	ROTHERHAM	
Hectares:	8.06 Net Hectares: 5.64	
Dwellings	Employment Land 0.00	a Head
Developm	ent Site? Site Allocation: No	Part Part Part Part Part Part Part Part
easible alto oublic trans o reflect the retain its gr	ffers from significant access difficulties and there is a lack of suitable, ernatives to address these problems. This issue, when allied to poor port accessibility leads the Transportation Team to rate the site red e degree of significance of the problem. As such, the site should een belt allocation and continue to function as agricultural land. It is not to LWS 58 Lilly Hall.	Mere Flats Holt Lilly Hall Farm Cottage Lilly Hall Farm Lagge Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE
		CONTRACT CON

Ref:	LDF0312				
Name:	LAND OFF WARWICK ROAD				
Address:	MALTBY				
Town	ROTHERHAM				
Hectares:	2.46		Net Hectares:		
Dwellings:	0	Е	mployment Land	2.46	
Developm	ent Site? Site A	llocation: No			

This site is currently allocated as Green Belt. It has been suggested as a potential site for new employment development; forming an extension to the existing business use allocation. In the 2010 Employment Land Review the site (ELR84) scored moderately (2) with a recommendation that it be allocated for business use and identified as a development site.

However there are a number of issues and constraints to the site. It is within hazardous installation and landfill gas notification zones, within a minerals buffer zone, and is used as informal recreation space which is identified as low quality/high value. There is a RIGS (Regionally Important Geological Site) interest within the site. Difficulties in turning right onto Bawtry Road are a significant cause for concern, and there are also potential capacity issues regarding Rotherham Road. It is proposed to retain the site as Green Belt.

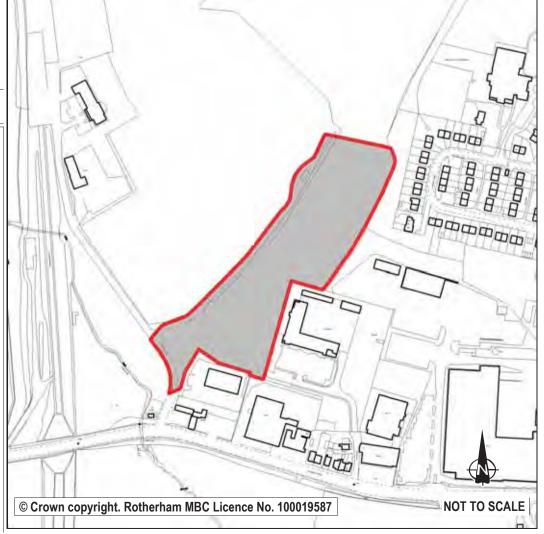
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Red



Ref:	LDF0315			Stage 1 Exclusion or	
Name:	LAND OFF GALA CRESC	CENT		taken to Sustainability Appraisal stage? Taken to next stage	
Address:	GALA CRESCENT			Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisa Environment Score	Amber
Town	MALTBY				DISCOVERY WAY
Hectares:	0.42	Net Hectares:	0.34		
Dwellings	: 10	Employment Land	0.00		
Developn	nent Site? Site Allocation	on: Greenspace			
and it is the	eretore proposed triat the si	te is allocated as urban greens	Jace.	© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

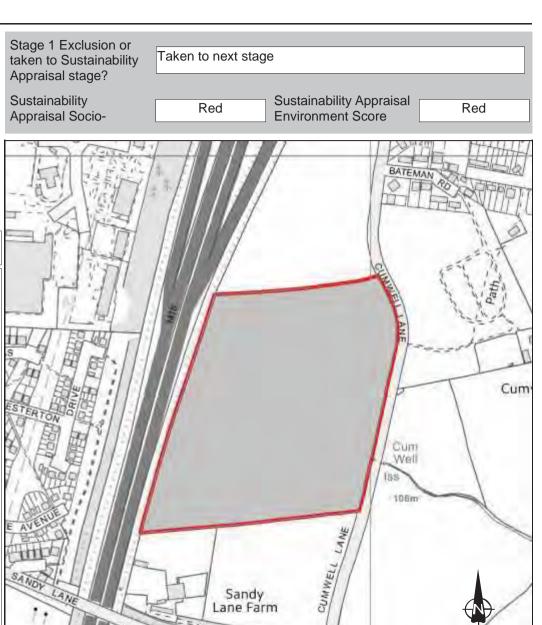
Ref: Name:	LDF0317 RECREATION GROUND TO THE REAR OF PROPERTIES ON	Stage 1 Exclusion or taken to Sustainability Retained as Urban Greenspace	
	HAWTHORN AVENUE	Appraisal stage? Sustainability Appraisal	
Address:	HAWTHORN AVENUE	Socio-Economic Score Environment Score	
Town	MALTBY	B B D D	THE THE
Hectares:	1.52 Net Hectares: 1.21	8 75 CO B B	The state of
Dwellings	Employment Land 0.00	B B B . S 7777=	7
Developm	nent Site? Site Allocation: n/a	\$ B	
			/
		BAR	
		The or	
		Dan 19	
		0,000	77 :
		© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0320	Stage 1 Exclusion or
Name:	LAND OFF BAWTRY ROAD	taken to Sustainability Appraisal stage?
Address:	HELLABY	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM	
Hectares:	0.80 Net Hectares:	
Dwellings	Employment Land 0.80	
Developm	ent Site? Site Allocation: No	
ncorporate he site (EL allocations. oroblems (d	listed building. Close by is a scheduled ancient monument which is a deserted medieval village. In the 2010 Employment Land Review R149) scored poorly (1) with a recommendation to retain the current These issues allied to the awkward shape of the site and its access direct vehicular access to Bawtry Road would be opposed) any form elopment would be undesireable. Retain as Urban Greenspace.	© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0323			Stage 1 Exclusion or	-		
Name:	LAND TO REAR O	OF PROPERTIES ON BATEMAN RO	AD	taken to Sustainability Appraisal stage?	Taken to next stag	je	
Address:	HELLABY			Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Red
Town	ROTHERHAM			nlev ://	1370	10	mi
Hectares:	48.71	Net Hectares:	34.10	沪厂	1112	Hotel	1 / FE
Dwellings	1023	Employment Land	0.00	- PI 3/4		10 427 1	
Developm	ent Site? Site	Allocation: Refer to comments for LD	F0800.			Tellaby'	DEST
Refer to co	mments for LDF080	0.		vlôtel:			88
				25]==1		
							- 26
						Le	35253
					100 A	lewhall,	1
					dillo C	range in	
					0	1	
				En)	0	100	
				© Crown copyright. Rothe	rham MBC Licence N	o. 100019587	NOT TO SCALE

Ref:	LDF0327
Name:	LAND OFF CUMWELL LANE
Address:	HELLABY
Town	ROTHERHAM
Hectares:	9.10 Net Hectares:
Dwellings	0 Employment Land 9.10
Developm	ent Site Site Allocation: Employment Development Site

This site is allocated as Green Belt and in agricultural use. It is close to the successful Hellaby Industrial Estate. There are significant ecological constraints to future development on site. Whilst there are biodiversity (over-wintering birds - Golden Plover) and highways access constraints it is proposed that in conjunction with adjoining land the site is allocated for industrial and business use and identified as an employment development site; recognising its location in proximity to Wickersley/Bramley/Ravenfield Common and Maltby/Hellaby, the attractiveness of the site to the market and its potential deliverability. Consideration will need to be given to mitigating the above constraints.



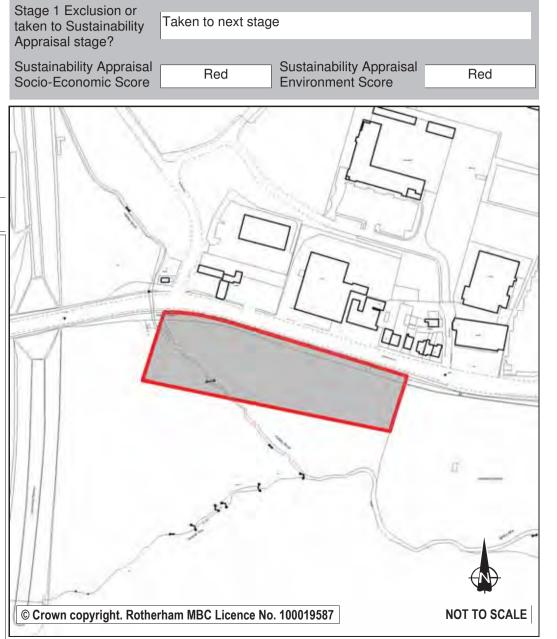
NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0328			
Name:	LAND OFF ROTHE	RHAM RO	AD	
Address:	MALTBY			
Town	ROTHERHAM			
Hectares:	1.01		Net Hectares:	
Dwellings:	0		Employment Land	1.03
Developm	ent Site? Site A	llocation: E	Employment Developme	ent Site

This site is allocated for business use. Whilst intended to form part of the adjacent business use allocation following re-alignment of Rotherham Road, the highway scheme has not come forward. The site was however granted permission for office floorspace on appeal, with an amended scheme subsequently granted permission in 2014. In the 2010 Employment Land Review the site (ELR131) scored 2 with the recommendation that the site be retained as an employment allocation and, acknowledging the extant permission, also be identified as an employment development site. The site is bounded by green belt to the south and west, and by allotment gardens to the east. The Surface Water Flooding assessment of the site indicates that a large part of the west of the site is at risk from flooding from Hellaby Brook. The layout, floor and ground levels need careful consideration in any future drainage attenuation scheme.

Having regard to the current situation it is proposed that the site is retained as a business use allocation and identified as a development site.



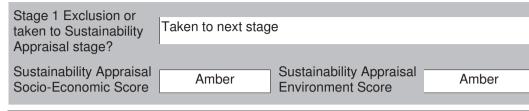
Ref:	LDF0329			Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name:	PLAYING FIELDS TO JUNIOR & INFANT S	O THE NORTH OF MALTBY REDWO	OOD	taken to Sustainability Appraisal stage?
Address:	REDWOOD DRIVE			Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM			
Hectares:	0.84	Net Hectares:	0.67	
Dwellings:	27	Employment Land	0.00	Ponds
Developm	ent Site? Site Allo	ocation: No		
against nati provided. (onal advice and could	ts development for alternative uses we be detrimental to the education service community facilities to reflect ongo	ice	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0331			Stage 1 Exclusion or			
Name:	LAND ADJACENT 4 CUMW	ELL LANE		taken to Sustainability Appraisal stage?	Taken to next sta	ge	
Address:				Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Green
Town	ROTHERHAM				//	11	
Hectares:	0.27	Net Hectares:	0.26	Path (um)	/ \\	7.(
Dwellings:	8	Employment Land	0.00	4			
Developm	ent Site? Site Allocation:	Refer to comments for LDF08	300.				
Refer to co	mments for LDF0800.						
						nr	1
							Cumwe
				© Crown copyright. Rothe	rham MBC Licence N	lo. 100019587	NOT TO SCALE

Ref:	LDF0332	
Name:	BUSINESS USES	OFF ROTHERHAM ROAD
Address:		
Town	ROTHERHAM	
Hectares:	4.42	Net Hectares:
Dwellings	0	Employment Land 4.41
Developm	ent Site? Site A	Allocation: No
FIGURE 18 CO.	all and to all the state of the	and the code Frederical Level David Hard

This site is allocated for business use. In the 2010 Employment Land Review the site (ELR83) scored moderately (2) with a recommendation to retain the current employment allocation. The site is in use for a mix of business and commercial uses.

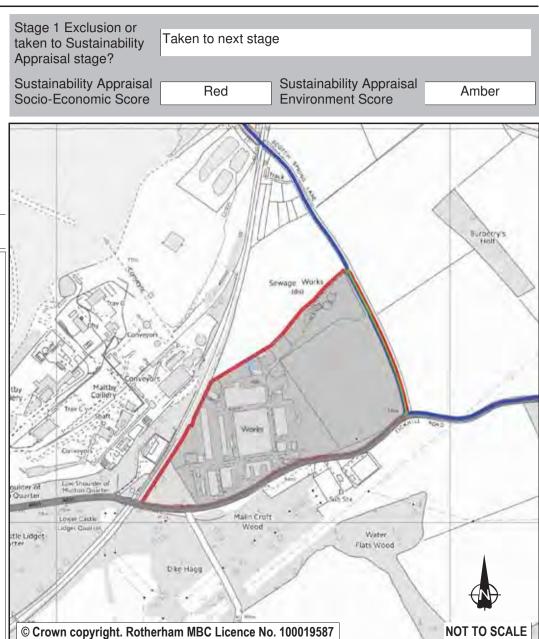
The site on the opposite side of Rotherham Road has been granted permission for employment development, and this site is well placed to continue to provide local employment opportunities and has good transport links to the main road network. In line with the Employment Land Review it is proposed that the site remain allocated for business use.





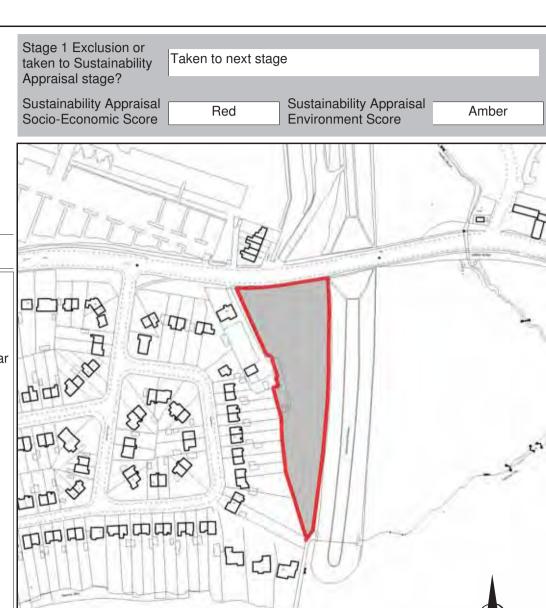
Ref:	LDF0353		
Name:	LAND AT AVEN IN	DUSTRIAL ESTATE AND ADJACENT LAND	
Address:	TICKHILL ROAD		
Town	MALTBY		
Hectares:	19.42	Net Hectares:	
Dwellings:	0	Employment Land 19.4	.0
Developm	ent Site? Site A	Allocation: No	

This site is allocated as green belt and is in use as an industrial estate and partly as an agricultural field. There is no evidence that the industrial estate is likely to discontinue operations in the immediate future. Transportation rate the site red noting that it is remote from facilities (although Tickhill Road is a bus route), and its rural location does not promote non car modes of transport. Further development would impact upon the character and openness of the rest of the Green Belt. Part of the site is currently undeveloped and provides a buffer between the industrial estate to the west and the Rotherham authority boundary and open Green Belt to the east. The open field to the east of the site is currently preventing the inappropriate expansion of the existing industrial estate further into the Green Belt. Further development or intensification of activities on the site would have significant impacts on the character and openness of the Green Belt. It is therefore proposed that the most appropriate allocation would be to retain it as Green Belt to prevent further expansion.



Ref:	LDF0355						
Name:	LAND TO THE REAR OF PROPERTIES ON KEVIN GROVE						
Address:	KEVIN GROVE						
Town	HELLABY						
Hectares:	0.72	Net Hectares:	0.57				
Dwellings:	17	Employment Land	0.00				
Developm	ent Site? Site A	Allocation: No					
the site is designated as greenspace within the Unitary Development Plan and							

The site is designated as greenspace within the Unitary Development Plan and has planning permission for the use of the site as storage for farm vehicles, which is an ongoing use. The site also has views across the Green Belt to the south. The site is screened from the Green Belt to the east by the presence of the dismantled railway which is on an embankment and densely wooded. The site suffers from significant access difficulties with no suitable means of vehicular access available, particularly as direct vehicular access to Rotherham Road would be resisted. Accordingly the Transportation Team rate the site red. Retain the Urban Greenspace allocation on the site.



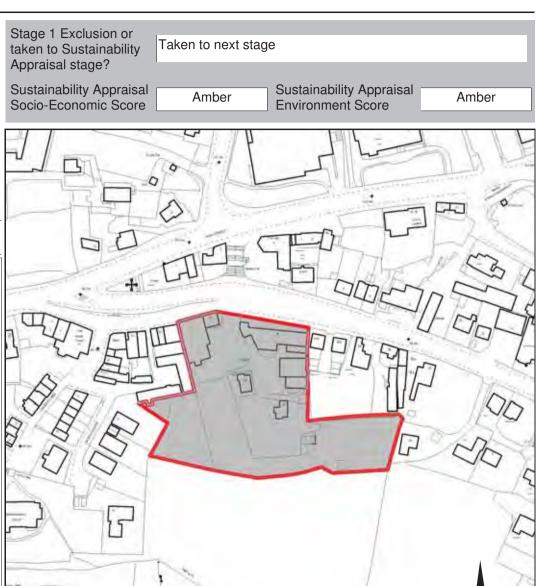
NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0408		Stage 1 Exclusion or
Name:	SITE OF OLD SPORTS (CENTRE OFF HIGH STREET	taken to Sustainability Appraisal stage? Taken to next stage
Address:	HIGH STREET		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Green
Town	MALTBY		
Hectares:	0.57	Net Hectares: 0.46	4 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
Dwellings:	5	Employment Land 0.00	SHARROQUID Flaxs
Developm	ent Site? Site Allocation	on: No	
ne new spo round. Fur	orts centre. To the north of thermore, access from Ma est increase in traffic which	vest by other community facilities includin the site are playing fields and a recreation and Road is unsuitable to cater for more in consequently inhibits the development	

Ref: LDF0409 TARMAC SITE OFF BLYTH ROAD Name: Address: BLYTH ROAD Town **MALTBY** 0.95 Net Hectares: 0.76 Hectares: 23 **Employment Land** Dwellings: 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is allocated for mixed use in the Unitary Development Plan, with part of the site in residential use and part formerly used by Tarmac. There are significant views to the south of the site across the local wildlife site, and there is a Listed Building on site. Given the predominantly residential surroundings it is proposed to allocate the site as a residential development site. A Heritage Impact Assessment 2015 has been undertaken on site.



NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

development on this site. Retain the existing allocations.

Ref:	LDF0410						
Name:	MALTBY SERVICE STATION AND ADJACENT GREENSPACE, BERESFORD ROAD						
Address:	BERESFORD ROAD						
Town	MALTBY						
Hectares:	0.45	Net Hectares:	0.36				
Dwellings:	11	Employment Land	0.00				
Development Site? Site Allocation: No							
Council's G	s been subject to significant reateway Project forming a valution and it is therefore not any	able recreation space, ac	djacent to the				

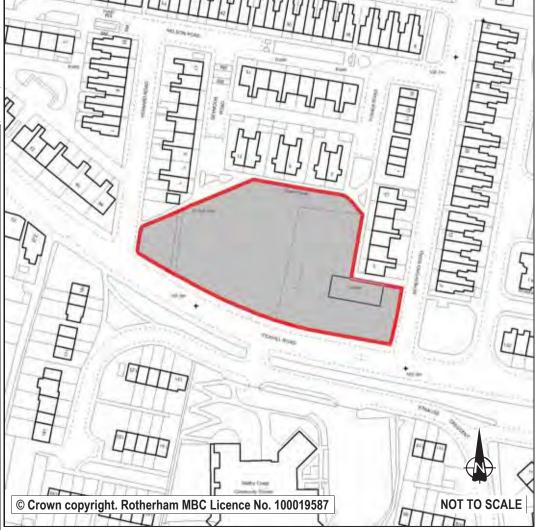
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Amber

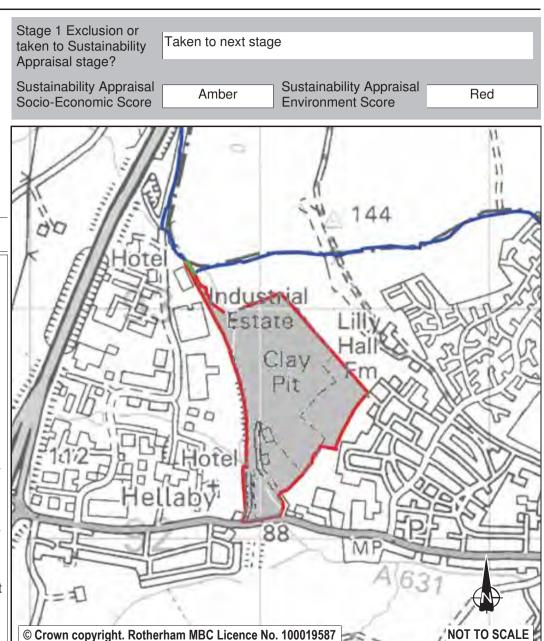


Ref:	LDF0411		
Name:	CLAY PITS OFF F	ORDOLES HEAD LANE	
Address:	FORDOLES HEAD) LANE	
Town	MALTBY		
Hectares:	35.24	Net Hectares:	0.00
Dwellings	0	Employment Land	35.24
Developm	ent Site? Site A	Allocation: No	
The cite is	allocated as Groon F	Balt and is intermittently used for th	o ovtraction of

The site is allocated as Green Belt and is intermittently used for the extraction of clay. The site forms part of the strategic gap between Maltby and Hellaby. The minerals extraction permission runs until 2042, and whilst the owners indicate that parts of the site may be available within the plan period, existing planning permission requires restoration to agricultural use for land associated with mineral extraction. According to NPPF definition therefore the land is not previously developed land.

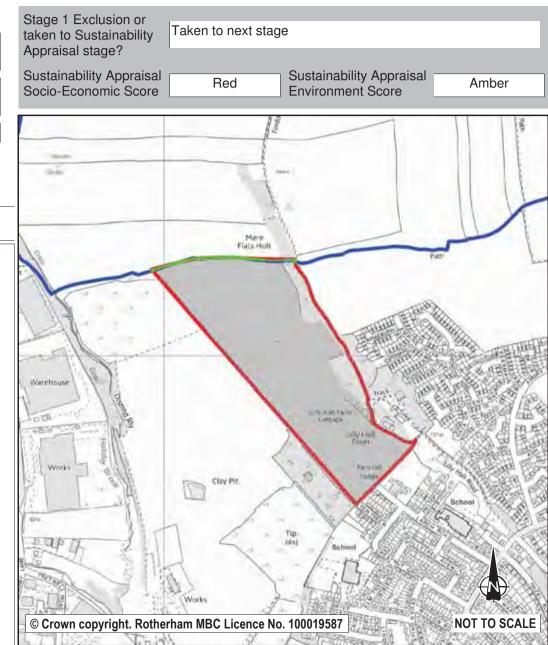
There are a number of constraints associated with this site. The site contains a Regionally Important Geological Site and other areas with geological features of national importance. Part of the site is identified as a Local Wildlife Site and there are Protected Species (Great Crested Newts) on part of the site; there are noted archaeological remains to the north of the site. There are also concerns about the site's attractiveness to the market. It is proposed to retain the site as a Green Belt allocation with Surface Mineral Working Brickearth (clay) permission until 2042. See also record LDF0816.

In the 2010 Employment Land Review the site (ELR130) scored poorly (1) with a recommendation that the site remain allocated for non-employment uses. Whilst part of the site may be available within the plan period there are a number of constraints to development, including the fact that it would serve to reduce the gap between the settlements of Maltby and Hellaby. It is therefore proposed that the site remain allocated for Green Belt.



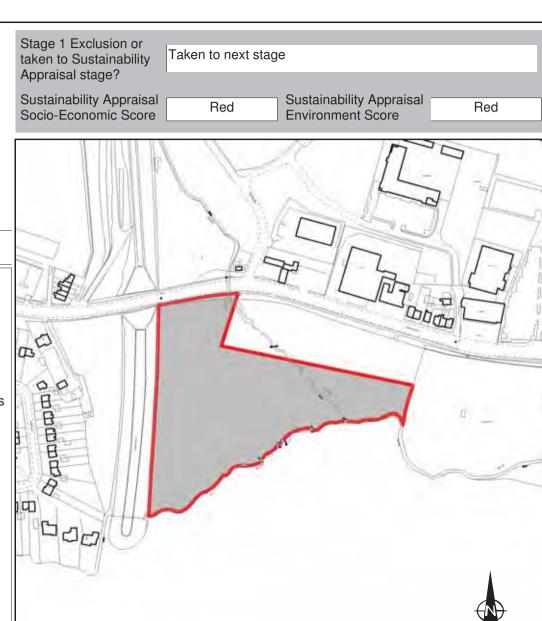
Ref:	LDF0414						
Name:	BUFFER ZONE ADJACENT TO CLAY PIT WORKS OFF FORDOLES HEAD LANE						
Address:	MALTBY						
Town	ROTHERHAM						
Hectares:	15.83	Net Hectares:	5.54				
Dwellings:	166	Employment Land	10.29				
Developm	ent Site? Site A	Allocation: No					

The 2042 end-date for the extraction of minerals within the adjacent clay pit site suggests that this site is unlikely to be available for alternative uses within the plan period given its current buffer zone function. Further exploration may also need to be undertaken that examines current reserves potentially available under this site. Development of this site would have the effect of reducing the strategic gap that exists between Maltby and Hellaby. The site contains biodiversity and RIGS (Regionally Important Geological Site) interests and access is considered unsuitable for the size of the site. The site is remote from facilities. It is therefore proposed to retain the site's Green Belt allocation.



Ref:	LDF0416							
Name:	LAND AT EAST SIDE OF HELLABY BRIDGE							
Address:	MALTBY							
Town	ROTHERHAM							
Hectares:	2.65	Net Hectares:	2.10					
Dwellings:	0	Employment Land	2.65					
Developm	ent Site? Site A	Allocation: No						
o advocati	an alternative alle	cation would raise cignificant conce	rne rolated to					

To advocate an alternative allocation would raise significant concerns related to the potential impact on landscape quality and the openness of the Green Belt. This site has no obvious defenceable boundary to the south and development would result in further encroachment into open countryside. In the 2010 Employment Land Review the site (ELR147) scored moderately (2) with a recommendation that the site's existing non-employment allocation be retained. Issues re: part of the site being within Flood Zone 3a, and rated amber in the surface water flood risk assessment, power lines and biodiversity interest are also negative aspects. It is therefore proposed that the site remains allocated as Green Belt.



NOT TO SCALE

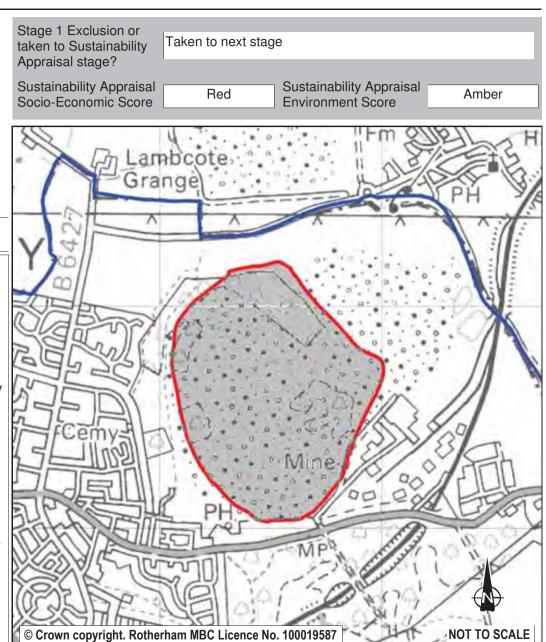
© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0421		Stage 1 Exclusion or
Name:	LAND AT END OF RUSSET	T COURT	taken to Sustainability Appraisal stage? Taken to next stage
Address:	MALTBY		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM		The second
Hectares:	0.45	Net Hectares: 0.	.36 ORCHARO ORCHARO
Dwellings	11	Employment Land 0.	.00
Developm	ent Site? Site Allocation:	Greenspace	
amenity op		Development Plan. It currently proved in quality in the future, and it is ted as urban greenspace.	

Ref:	LDF0422		
Name:	COLLIERY TIP SIT	E	
Address:	MALTBY		
Town	ROTHERHAM		
Hectares:	76.77	Net Hectares:	0.00
Dwellings:	0	Employment Land	76.77
Developm	ent Site? Site A	Allocation: No	
This site is	allocated as groon b	olt and is the colliery tip for the adi	acont Malthy

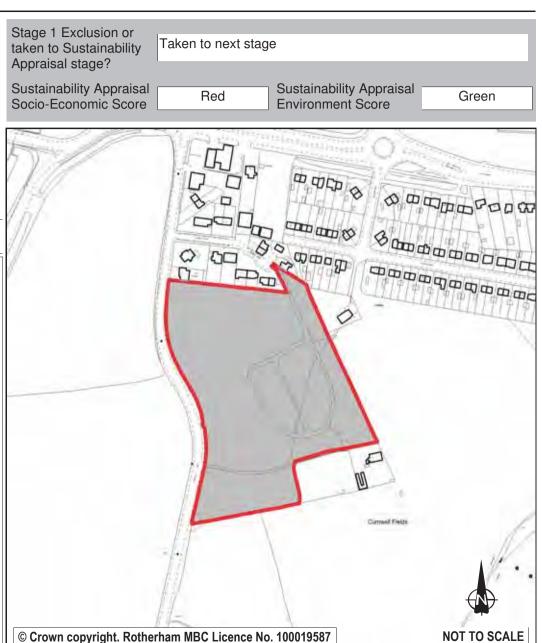
This site is allocated as green belt and is the colliery tip for the adjacent Maltby colliery which has now closed. There are a number of significant constraints. There are potentially significant landform and geotechnical difficulties arising from the site's historic use. Transportation rate the site red noting that the site is remote from facilities and good public transport links and that there are capacity issues likely regarding High Street in Maltby Town Centre and J1 of the M18. The site adjoins a Local Wildlife Site and the north-west corner contains a number of mature trees. Natural England have provided detailed advice regarding the potential impact development of this site would have on the nearby SSSI Site of Special Scientific Interest at Maltby Low Common and have requested to be consulted on any future planning application.

Part of the adjacent former colliery is identified as an employment development site in light of a number of special characteristics (see LDF0305). However in light of the constraints above, the significant issues of landform, geotechnical and contaminate difficulties, and the fact that the tip is required to be restored in line with the most recent planning permission (RB2010/1396), it is proposed to retain this site as part of the green belt recognising that post its restoration it has the potential to perform a function as a major recreational area. It is proposed to retain the Green Belt designation of this site.



Ref:	LDF0543						
Name:	LAND TO THE EAST OF CUMWELL LANE						
Address:	CUMWELL LANE						
Town	HELLABY						
Hectares:	3.62		Net Hectares:	2.90			
Dwellings:	116		Employment Land	0.00			
Developm	ent Site? Site A	Allocation:	No				

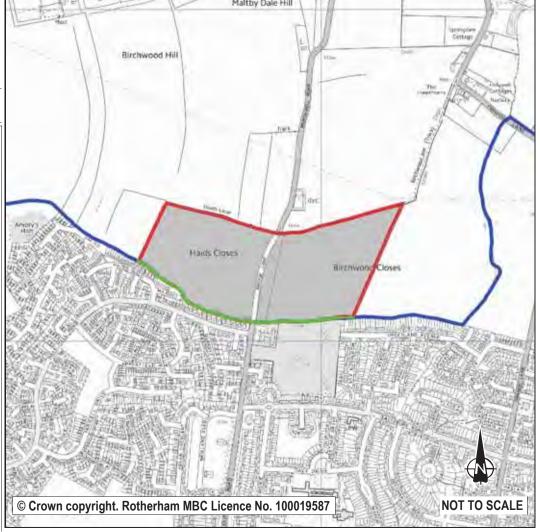
It is proposed that this site be identified as Safeguarded Land for potential residential development beyond the Plan period or on review of the Local Plan in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. This site is included within LDF0800.



Ref:	LDF0672					
Name:	LAND EAST OF BRIDGE LANE, MALTBY					
Address:	BRIDGE LANE, MA	ALTBY				
Town	ROTHERHAM					
Hectares:	19.00		Net Hectares:	13.30		
Dwellings	399		Employment Land	0.00		
Developm	ent Site? Site A	Allocation: No				

This site falls outside the administrative boundary of Rotherham MBC and whilst National Planning Policy Framework includes a duty to co-operate, it does not require that all alternative sites in neighbouring authorities be considered against the sites within the authority. The Council is meeting its duty to co-operate in relation to strategic matters but does not consider that pursuing the allocation of this site with neighbouring Doncaster MBC is necessary, as sufficient land has been identified within the Rotherham borough boundary to meet the requirement established for Maltby in Core Strategy policy CS1 in the Core Strategy.

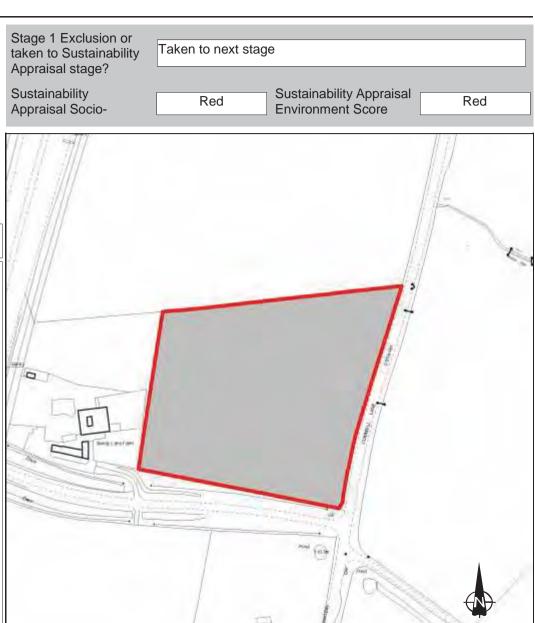




Ref: Name:	LDF0698 LAND SOUTH OF SANDY L	ANE, HELLABY	Stage 1 Exclusion or taken to Sustainability Appraisal stage?	olated from main settlement	
Address:	SANDY LANE, HELLABY		Sustainability Appraisal Socio-Economic Score	Sustainability Apprai Environment Score	sal
Town	ROTHERHAM		CHILDIEL		
Hectares:	3.85	Net Hectares: 0.00	8		
Dwellings:	0	Employment Land 0.00		0	1
Developm	ent Site? Site Allocation:	n/a			#
			- //////		
			/// //		20
			/// # 1		**************************************
					E/
					- I/
			1/###/		
			1/ [] [] []		
					T
				Time for	Ten C
			11// # #//		
			11/1 # #//		
			111.11 (1)		
			© Crown copyright. Rotherhar	m MBC Licence No. 100019587	D ZNOT TO SCALE

Ref:	LDF0699			
Name:	LAND NORTH OF S	SANDY LA	NE, HELLABY	
Address:	NORTH OF SANDY	LANE, H	ELLABY	
Town	ROTHERHAM			
Hectares:	2.81		Net Hectares:	0.00
Dwellings	0		Employment Land	2.81
Developme	ent Site Site Al	llocation:	Employment Developme	ent Site

This site is allocated as Green Belt and currently in agricultural use. There are significant ecological constraints to future development on site. Whilst there are biodiversity (over-wintering birds - Golden Plover) and highways access constraints, it is proposed that, in conjunction with adjoining land to the north of this site, it is allocated for industrial and business use and identified as an employment development site. This approach recognises the significance of the sites' specific location in proximity to Wickersley/Bramley/Ravenfield Common and Maltby/Hellaby, and to Junction 1 of the M18; the attractiveness of the site to the market and its potential deliverability. Consideration will need to be given to mitigating the above and any other constraints and issues of amenity, given the proximity of Sandy Lane Farm.



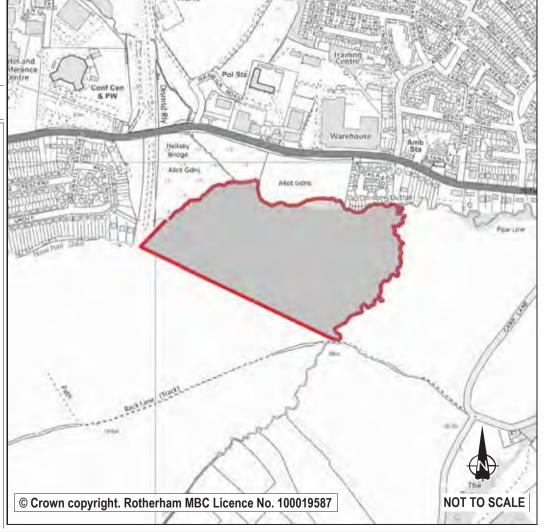
NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Developin		MIOCATIOTI.	
Development Site? Site Allocation: No			
Dwellings:	290	Employment Land	0.00
Hectares:	13.83	Net Hectares:	9.68
Town	ROTHERHAM		
Address:	SOUTH OF HARV	EST CLOSE, MALTBY	
Name:	LAND SOUTH OF	HARVEST CLOSE, MALTBY	
Ref:	LDF0700		

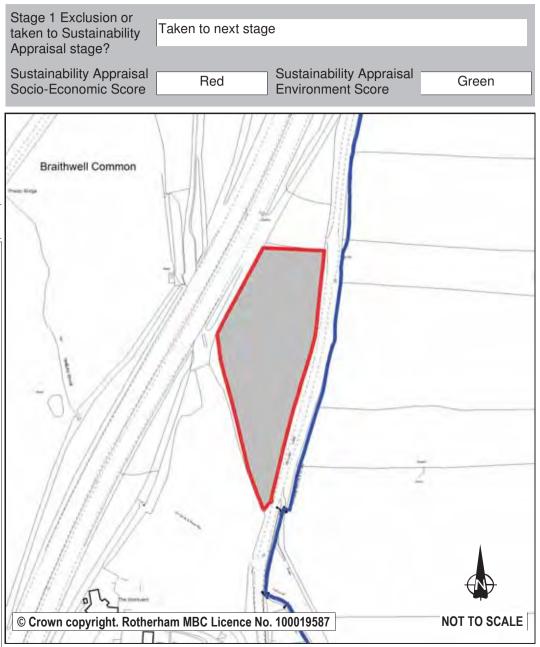
The site is physically adjacent to the existing built form at the eastern end of Hellaby and western end of Maltby, the site is very distinct and proposing reallocation for development would advocate the creation of an isolated, incongruous tongue of development in the Green Belt that would significantly reduce the gap between the two settlements and have a detrimental impact on the open countryside to the south and to the setting and approach to Hooton Levitt. Furthermore, no existing access is available and it is not obvious as to the location of a suitable access without compounding the negative impacts of advocating development in this locality. Accordingly the Transportation Team rate the site red. The site's remoteness from facilities and identified flood risk on the northern and eastern edges of the site raise further concerns. Retain as a Green Belt Allocation





Ref: LDF0709 LAND NORTH OF HELLABY INDUSTRIAL ESTATE, HELLABY Name: Address: HELLABY LANE, HELLABY Town **ROTHERHAM** 1.72 Net Hectares: 0.00 Hectares: Dwellings: 0 **Employment Land** 1.72 **Employment Development Site** Development Site? ✓ Site Allocation:

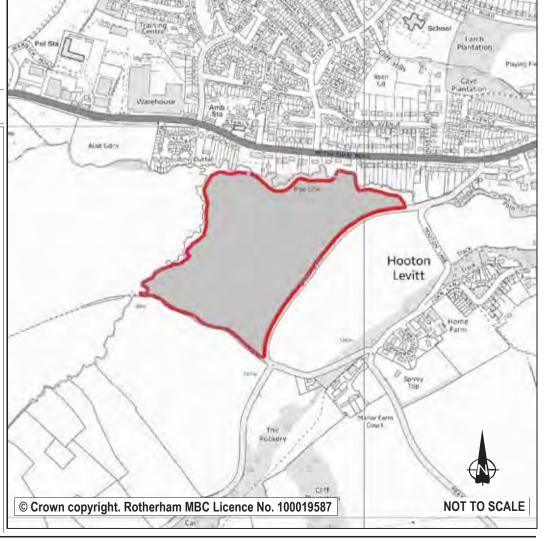
This site is allocated as green belt. The site's neighbouring uses which include the M18 motorway, allied to the adajcent landform and vegetation which to a large degree enclose the site, suggests its sensitivity to development is likely to be limited. Development of this site would form a natural rounding off of the industrial and business land offer available at Hellaby Industrial Estate. Whilst the site is remote from public transport the site has been put forward for development which suggests that it will be deliverable. It is therefore proposed that the site is allocated for industrial and business use and identified as a development site in conjunction with the adjacent Hellaby Industrial Estate.



Ref:	LDF0722		
Name:	LAND OFF ROTHE	ERHAM ROAD (2)	
Address:	MALTBY		
Town	ROTHERHAM		
Hectares:	14.19	Net Hectares:	9.93
Dwellings:	298	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	

The site is physically adjacent to the existing built form of Maltby at the southern side of Rotherham Road, the site is very distinct and potential development of this site would promote the creation of an isolated, incongruous tongue of development in the Green Belt that is detrimental to the setting and approach to Hooton Levitt. Furthermore, Carr Lane would require significant improvement to accommodate the extra traffic that development of this site would generate and this situation is further compounded by the narrow bridge that has to be crossed in the approach to Rotherham Road. Accordingly the Transportation Team rate the site red. The site's remoteness from facilities and identified flood risk on the northern and western edges of the site raise further concerns. Propose to retain as Green Belt Allocation.

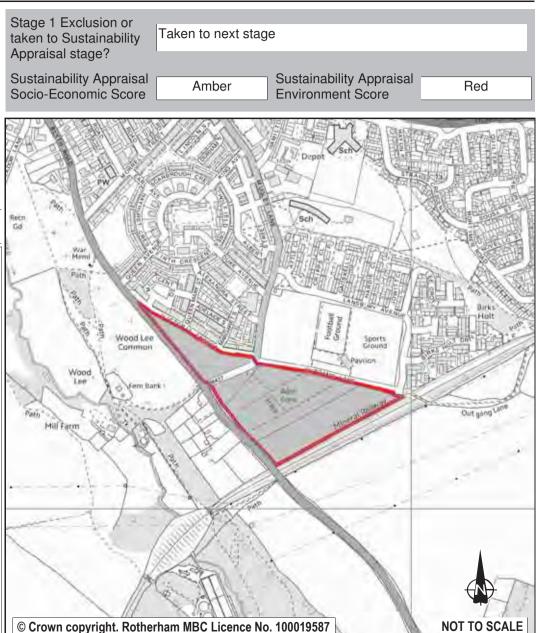




Ref:	LDF0723		
Name:	LAND OFF OUTGAN	G LANE	
Address:	MALTBY		
Town	ROTHERHAM		
Hectares:	6.68	Net Hectares	3: 2.78
Dwellings:	97	Employment Land	0.00
Developm	ent Site? Site Allo	cation:	

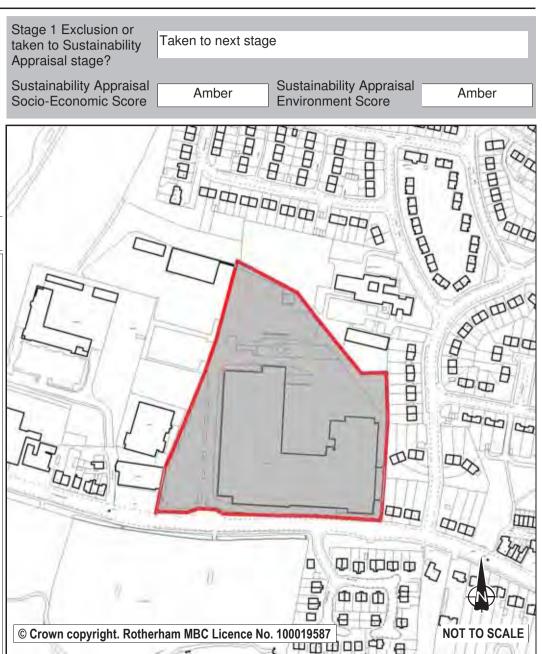
This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. In previous rounds of consultation this site was considered as potential Safeguarded Land for post plan residential development. In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.

However during the consultation on the Local Plan in 2014 significant concerns were raised regarding the identification of this land as Safeguarded Land. Comments on the geo-diversity of this area, by Sheffield Area Geological Trust, highlighted significant concerns regarding the recreational impact new residential development would potentially have on the adjacent geological interest of the SSSI at Wood Lee Common. The land that could be developed - the agricultural field (excluding the common land and the allotments - as these would be considered statutory allotments as they are currently well-used) would lead to an incongruous tongue of development in the Green Belt. The Council has concluded therefore to not support the identification of this site as Safeguarded Land.



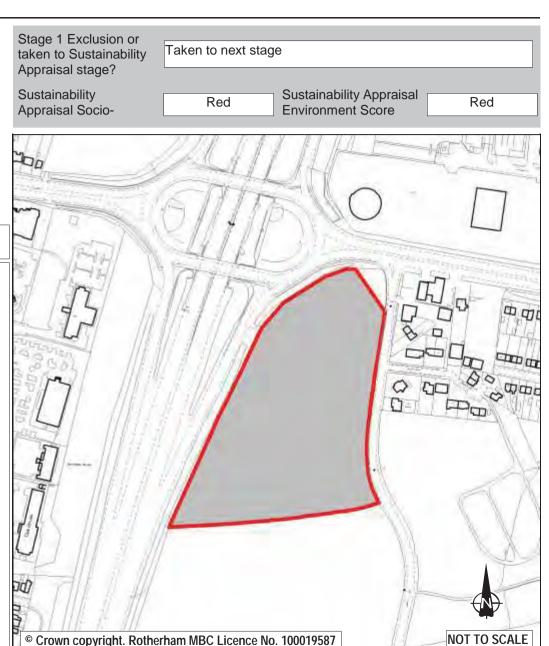
Ref:	LDF0757		
Name:	WINCANTON SITE, ROTHI	ERHAM ROAD	
Address:	ROTHERHAM ROAD		
Town	MALTBY		
Hectares:	3.00	Net Hectares:	2.40
Dwellings:		Employment Land	3.00
Developm	ent Site? Site Allocation	Retain existing business use	

This site is allocated for business use. In the 2010 Employment Land Review the site (ELR83) scored moderately (2) with a recommendation to retain the current employment allocation. Consideration has previously been given to changing the allocation to residential use in light of vacancy concerns. However the landowner has now indicated a wish for the site to remain in business use. It is therefore proposed to retain the existing business use allocation.



Ref:	LDF0779			
Name:	LAND ADJACENT T	TO M18 JUNCTION 1 AND A631		
Address:	CUMWELL LANE, F	HELLABY		
T	DOTHEDHAM			
Town	ROTHERHAM			
Hectares:	3.98	Net Hectares:	0.00	
Dwellings	0	Employment Land	3.98	
Development Site ✓ Site Allocation: Employment Development Site				

This site is allocated as Green Belt and in agricultural use. It is close to the successful Hellaby Industrial Estate. There are significant ecological constraints to future development on site. Whilst there are biodiversity (over-wintering birds - Golden Plover) and highways access constraints it is proposed that in conjunction with adjoining land the site is allocated for industrial and business use and identified as an employment development site; recognising its location in proximity to Wickersley/Bramley/Ravenfield Common and Maltby/Hellaby, the attractiveness of the site to the market and its potential deliverability. Consideration will need to be given to mitigating the above constraints.



Ref: LDF0800

Name: LAND TO EAST OF CUMWELL LANE AND SOUTH OF

BATEMAN ROAD

Address: CUMWELL LANE

Town HELLABY

 Hectares:
 15.29
 Net Hectares:
 10.81

 Dwellings:
 433
 Employment Land
 0.00

Development Site?

Site Allocation: Safeguarded land for residential

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the Surface Water Flood Risk Assessment rated the site amber and noted that a watercourse runs along the southern boundary, there is also a flood route across eastern section and playing field. Layout, floor and ground levels will all need careful consideration in any drainage attenuation measures. The application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

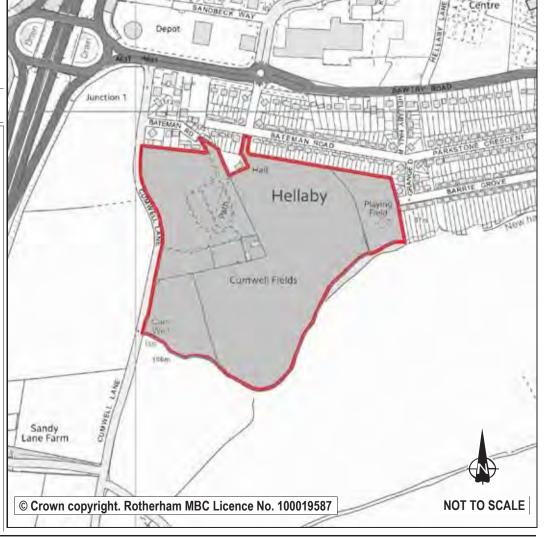
Sustainability Appraisal Environment Score

Red

Red

Red

Red



Ref:	LDF0816

Name: BUFFER ZONE NORTH ADJACENT TO CLAY PIT WORKS OFF

FORDOLES HEAD LANE

Address: NORTH OF A631 ROTHERHAM ROAD

Town HELLABY (EAST)

Hectares: 52.34 Net Hectares: 0.00

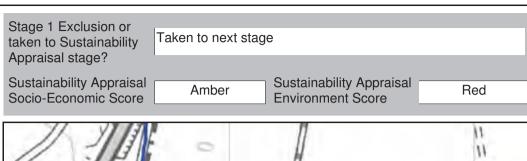
Dwellings: 0 Employment Land 52.34

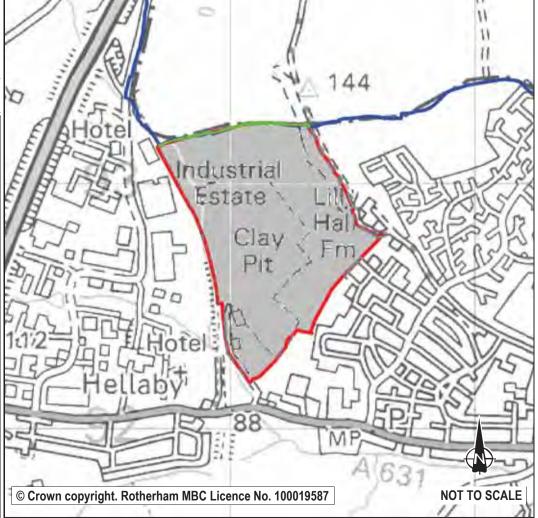
Development Site?

Site Allocation:

The site is allocated as Green Belt and is intermittently used for the extraction of clay although some parts now appear redundant. The site forms part of the strategic gap between Maltby and Hellaby. The minerals extraction permission runs until 2042, and whilst the owners indicate that parts of the site may be available within the plan period, existing planning permission requires restoration to agricultural use for land associated with mineral extraction. According to NPPF definition therefore the land is not previously developed land.

There are a number of constraints associated with this site. The site contains a Regionally Important Geological Site and other areas with geological features of national importance. Part of the site is identified as a Local Wildlife Site and there are Protected Species (Great Crested Newts) on part of the site; there are noted archaeological remains to the north of the site. There are also concerns about the site's attractiveness to the market. It is proposed to retain the site as a Green Belt allocation with Surface Mineral Working Brickearth (clay) permission until 2042. See also LDF0411.

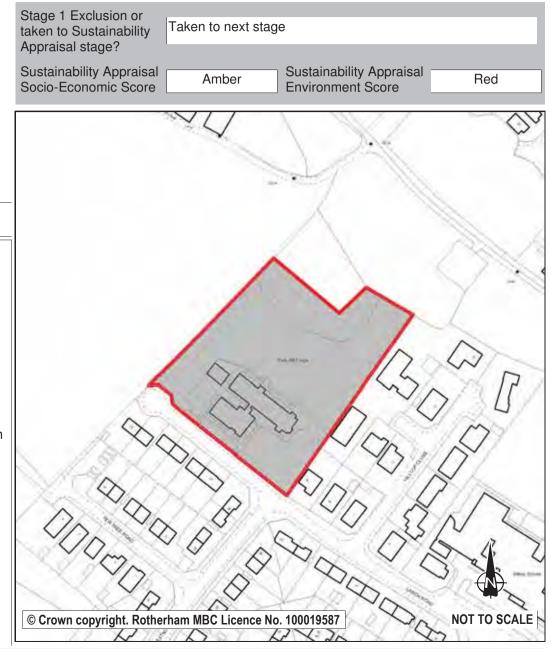




Ref: LDF0817 Name: LAND TO EAST OF HELLABY LANE	Stage 1 Exclusion or taken to Sustainability Appraisal stage? Remote, within DMBC boundary
Address: HELLABY (EAST) DONCASTER MBC	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town Hectares: 53.37 Net Hectares: 0.00 Dwellings: 0 Employment Land 0.00 Development Site? Site Allocation: n/a	Foredoles Fm Industrial Estate Lill © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE J
	© Crown copyright. Rothernam MBC Licence No. 100019387

Ref:	LDF0828			
Name:	PARK HILL LODGE	Ξ		
Address:	LARCH ROAD			
_				
Town	MALTBY			
Hectares:	0.81		Net Hectares:	0.64
Dwellings:	26		Employment Land	0.00
Developm	ent Site? Site A	llocation:	Residential Developmen	nt Site

This site is currently allocated as residential in the Unitary Development Plan. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, part of the site being previously developed, access availability and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including ecological issues, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Aston, Aughton and Swallownest

Ref:	LDF0412							
Name:	PADDOCK NORTH	OF WORKSOP ROAD						
Address:	PADDOCK NORTH	OF WORKSOP ROAD ASTON						
Town	ASTON							
Hectares:	1.73	Net Hectares:	1.38					
Dwellings:	41	Employment Land	0.00					
Development Site? Site Allocation: No								
his site is allocated as Green Belt and in use as a paddock. Its northern								

This site is allocated as Green Belt and in use as a paddock. Its northern boundary adjoins the boundary of the Area of High Landscape Value. Development of this site promotes ribbon development, it is not well connected to the built settlement and is remote from services and facilities. Given these concerns it is proposed that the site is retained as Green Belt.

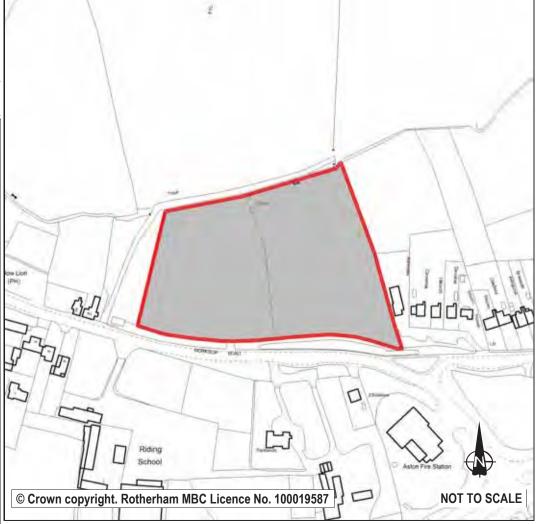
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Red



Ref:	LDF0413			
Name:	THE WARREN			
Address:	THE WARREN NO	RTH OF WORK	SOP ROAD ASTOR	N
Town	ASTON			
Hectares:	2.24		Net Hectares:	1.79
Dwellings:	16	Er	mployment Land	0.00
Developm	ent Site? Site A	llocation: Resid	lential Designation	

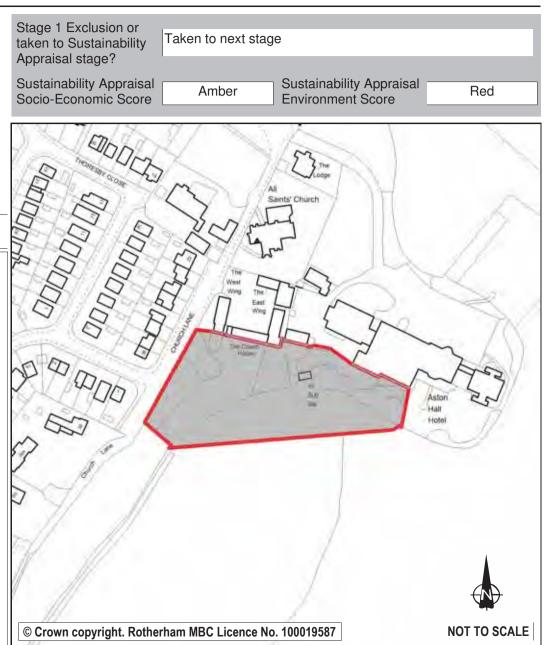
This site is within the residential area of Aston and was allocated in the adopted Unitary Development Plan for residential development. This site has a number of significant constraints affecting its future development including being within 250m of grade 1 or 2* listed building and within the Aston Conservation Area. There are significant ecological constraints to the development of this site because of the impact new development will have on drainage within the area and particularly the adjoining wet woodland. A number of trees in the adjoining woodland have Tree Preservation Orders and it is designated as a Local Wildlife Site No.126 Foers Wood. Given the most recent planning application that has resolved and mitigated many of the issues associated with development on site – including reducing the capacity of the site to a relatively small number - the Council will retain this site as a residential designation.

During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy.



Ref:	LDF0415						
Name:	LAND OFF CHURC	CH LANE (ADJACENT ASTON HAI	LL HOTEL)				
Address:	LAND TO SOUTH ASTON	OF ASTON HALL HOTEL, CHURC	CH LANE,				
Town	ASTON						
Hectares:	0.70	Net Hectares:	0.56				
Dwellings:	17	Employment Land	0.00				
Development Site? Site Allocation: No							

This site is allocated as Green Belt and is used as parkland as part of the grounds to the Aston Hall Hotel (Grade II*), 49 metres from Church of All Saints, Aston (Grade I). Development would give rise to significant impact on both buildings. It is located within the Conservation Area. There is woodland with Tree Preservation Orders on part of this site. Given the impact on the natural and historic environment it is proposed that the site is retained as Green Belt.

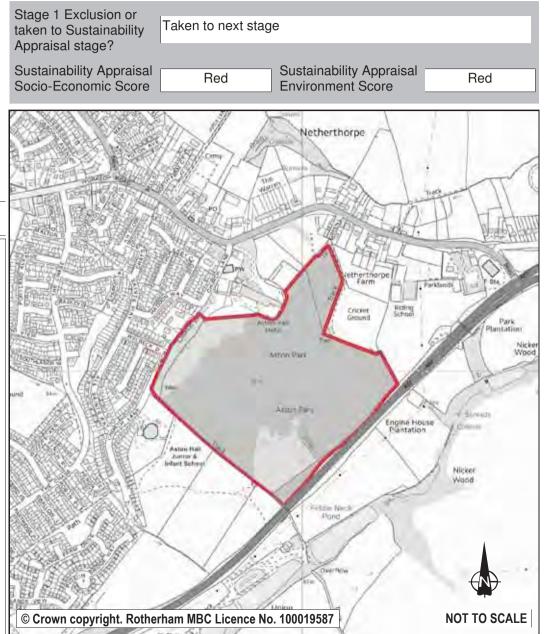


Ref:	LDF0417			
Name:	LAND OFF CHURC	CH LANE (WITHIN ASTON HALL I	PARKLAND)
Address:	LAND OFF CHURC	CH LANE (WITHIN ASTON HALL I	PARKLAND)
Town	ASTON			
Hectares:	19.16		Net Hectares:	13.41
Dwellings:	402		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	No	

This site is allocated as Green Belt and is parkland used for informal recreational activity associated with Aston Hall Hotel (Grade II*). 108 metres from Church of All Saints, Aston (Grade I). There would be a significant impact on both listed buildings if development were to be promoted here. There are protected trees on the western boundary. The greenspace audit rated the south eastern part of the site as high quality / low value. It is considered that development would have a significant impact on the surrounding countryside given the sloping nature of the site and on the setting of the listed building. Direct vehicular access to the A57 would be resisted and Church Lane is unsuitable to cater for traffic likely to be generated by development of this site. Given these constraints it is proposed that the site remain allocated as Green Belt.

However there are major reservations about bringing this site forward for development for alternative uses given the TPO trees on site, its location within Aston Parkland and its proximity to the listed buildings of Aston Hall Hotel. Its There is a substantial tree belt running adjacent to the Aston Expressway (A57) and this could screen potential future development if it was essential to develop some or all of the land in this area, to meet identified housing or other needs. A landscape assessment would most likely be required before this site could be considered for release for future development.

Access into this site would need to be carefully considered - discuss with Highways Development Control. Is direct access onto the A57 a possibility?



Ref: LDF0418

Name: LAND TO NORTH OF ASTON BYPASS A57, EAST OF

MANSFIELD ROAD

Address: LAND TO NORTH OF ASTON BYPASS A57, EAST OF

MANSFIELD ROAD

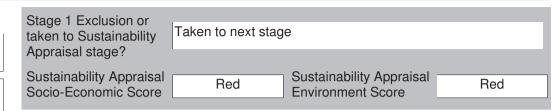
Town ASTON

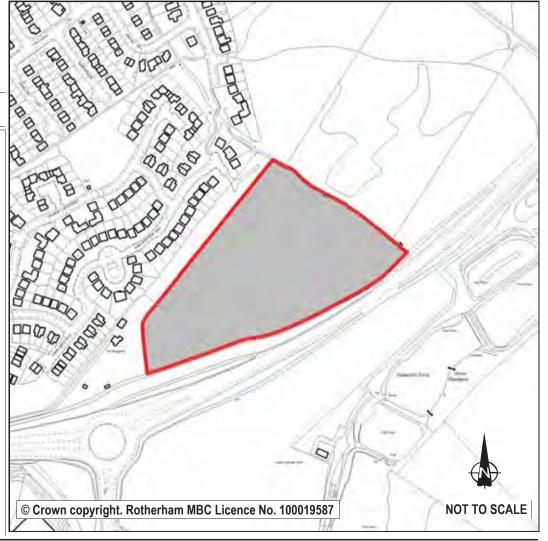
Hectares:3.08Net Hectares:2.46Dwellings:99Employment Land0.00

Development Site? ✓ Site Allocation:

Residential Development Site

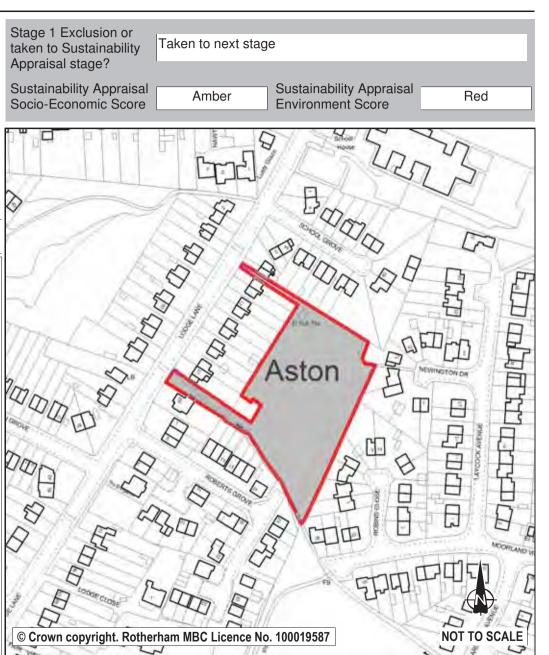
This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes given its proximity to existing housing development. It is considered that the release of this site will have a minimal impact on surrounding open countryside given the topography of the site and its location and the substantial planting to the south of the site adjacent to the A57; and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including access: air quality issues; the site being rated amber in the surface water flood assessment: there is a watercourse along the north-east boundary and large areas of flooding predicted in east corner adjacent to road embankment. Layout, floor and ground levels will need careful consideration. It is anticipated that these issues will be suitably mitigated within any future resolutions to grant planning permission. Access to this site will need to be considered via LDF0792. Delivery of new development on LDF0792 should only be considered in conjunction with this site. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process. the results of which are included within the Integrated Impact Assessment.





LDF0419 Ref: LAND TO EAST OF LODGE LANE Name: Address: LAND TO EAST OF LODGE LANE (UGS) **ASTON** Town 0.59 Net Hectares: 0.47 Hectares: Dwellings: 19 **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

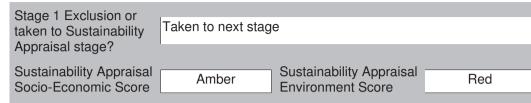
This site is currently allocated as Urban Greenspace in the Unitary Development Plan and it is proposed that this site be allocated as a residential development site in recognition of its positive attributes within the built community and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints that could include biodiversity interests; hedgerows surrounding the site may be of value as the land has been left vacant for some time: an ecological assessment will be required and potential mitigation measures put in place. Development will result in the loss of greenspace, it is adjacent to a larger recreation area. The site is rated amber in the surface water flood assessment and a watercourse is noted along the southern boundary which is subject to flooding. Drainage attenuation measures will be required on site. It is anticipated that these issues will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Ref: Name:	LDF0420 URBAN GREENSPACE, FL	ORENCE AVENUE		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Retained as Urban Greenspace	
Address:	UGS FLORENCE AVENUE	, ASTON		Sustainability Appraisal Socio-Economic Score	Sustainabilit Environmen	y Appraisal t Score
Town	ASTON				Fall .	HIII CHES CONTROL OF STREET
Hectares:	0.60	Net Hectares:	0.48	Draw D	4	CATHERINE AVENA
Dwellings	0	Employment Land	0.00		19 13	目日日日
Developm	ent Site? Site Allocation	ː n/a		DODD G	八月日日	日日日
				Cy and DI		
				STORE HEL CHINE		
					JOHN CANAN	THE PARTY
				77.3m		THE STATE OF THE S
				1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	The state of the s	1 Chr. 1
				Ha	月 0	Chr My Man
				D	B	Dr. WB
				1.1/	A DIE	THE STATE OF THE S
				80 Ge	AND DE	Dra My S
				11.	A A	
				07.tm	· M	A con
				© Crown copyright. Rother	ham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0423							
Name:	URBAN GREENSPACE SOUTH OF ALEXANDRA ROAD							
Address:	LAND TO SOUTH OF ALEXANDRA ROAD							
Town	SWALLOWNEST							
Hectares:	1.27	Net Hectares: 1.02						
Dwellings:	31	Employment Land 0.00						
Development Site? Site Allocation: No								
This site is allocated as urban greenspace and is used for informal recreation to ne north and grazing to the south west of site. Possible gradient constraints.								

This site is allocated as urban greenspace and is used for informal recreation to the north and grazing to the south west of site. Possible gradient constraints. Whilst the Greenspace Audit classifies this site as high quality but low value it is apparent that this land performs an important function as an extension to Alexandra Park. It is therefore proposed that the site remains allocated as urban greenspace.





Ref:	LDF0424			Stage 1 Exclusion or
Name:	SOUTHERN PART OF	ALEXANDRA PARK		taken to Sustainability Appraisal stage? Retained as Urban Greenspace
Address:	URBAN GREENSPACE	TO NORTH OF ALEXANDRA ROA	AD	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	SWALLOWNEST			
Hectares:	0.57	Net Hectares:	0.00	
Dwellings:	0	Employment Land	0.00	
Developm	ent Site? Site Alloca	tion: n/a		Cemetery
				tt Gardens
				TSSUES
				The Issues I
				© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0425		Stage 1 Exclusion or	la	
Name:	NORTHERN PART	OF ALEXANDRA PARK	taken to Sustainability Appraisal stage?	Retained as Urban Greenspace	
Address:	URBAN GREENSF MASON AVENUE	PACE (NORTH OF ALEXANDRA PARK) OFF	Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	SWALLOWNEST			MASON DROVE	
Hectares:	0.93	Net Hectares: 0.00	DITTE		
Dwellings	: 0	Employment Land 0.00	THE RESERVE THE PROPERTY OF TH		
Developm	ent Site? Site A	Allocation: n/a	Swallownest		
			W. m	A	0 /
			JA/18		OF C.
			77		9-14-V
			1/2 DI		
			The same		5.0 Sta
				/	$\Diamond \Diamond$
				Playground	BB
			/ 11	15	B &
			(2)/		
			11	B	
			Centery	N/ C	Y .
			© Crown copyright. Roth	erham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0426	Stage 1 Exclusion or
Name:	URBAN GREENSPACE GRAY AVENUE	taken to Sustainability Appraisal stage? Retained as Urban Greenspace
Address:	URBAN GREENSPACE TO EAST OF GRAY AVENUE	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	AUGHTON	Prinary Same
Hectares:	0.60 Net Hectares: 0.00	
Dwellings	Employment Land 0.00	
Developm	nent Site? Site Allocation: n/a	
		B B B B B B B B B B B B B B B B B B B
		A A A A A A A A A A A A A A A A A A A
		B B B B B B B B B
		© Crown copyright. Rotherham MBC Licence No. 100019587
		© Crown copyright. Rotherham MBC Licence No. 100019587
		© Crown copyright. Rothernam wide Electice No. 100019307

Ref: Name:	LDF0427 THE CHASE GREENSPACE	≣		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Retained as Urban	Greenspace	
Address:	GREENSPACE OFF THE CH	HASE		Sustainability Appraisal Socio-Economic Score		Sustainability Apprai Environment Score	sal
Town Hectares: Dwellings: Developm		Net Hectares: Employment Land n/a	0.00		am MBC Licence No	B POMO B HOUSE BOOK ON BUILDING BOOK ON	

Ref:	LDF0428			Stage 1 Exclusion or			
Name:	LAND AT 34 - 38 MAIN STR	EET AUGHTON		taken to Sustainability Appraisal stage?	Taken to next sta	ıge	
Address:	LAND AT 34 - 38 MAIN STR	EET AUGHTON		Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Apprais Environment Score	Green
Town	AUGHTON			DI /	11/	A DEL O	YV
Hectares:	0.18	Net Hectares:	0.18	\sim	1	2	1 - 7
Dwellings	: 5	Employment Land	0.00	U	7/1/2	257/	171
Developm	nent Site? Site Allocation:	No		1	1 1	377	12
etain me 5	ite's residential allocation.			96.3m © Crown copyright. Rothe		In last	NOT TO SCALE

Ref: LDF0429

Name: LAND AT JUNCTION OF MAIN STREET AND ROTHERHAM

ROAD SWALLOWNEST

Address: LAND AT JUNCTION OF MAIN STREET AND ROTHERHAM

ROAD SWALLOWNEST

Town SWALLOWNEST

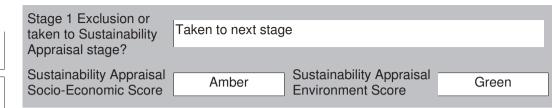
Hectares: 0.46 Net Hectares: 0.19

Dwellings: 15 Employment Land 0.00

Development Site? ✓ Site Allocation:

Residential Development Site

This site is currently allocated as Community Use in the Unitary Development Plan and it is proposed that this site be allocated as a residential development site in recognition of its positive attributes: it is a prominent site on a busy junction in Swallownest, well related to the centre of the Swallownest retail area and will meet the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints: the Greenspace Audit rates the site as high quality / low value it is anticipated that a new development scheme in this location will contribute to place-making principles in this popular area. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.





Ref:	LDF0430			Stage 1 Exclusion or			
Name:	LAND OFF BEECH	WAY (UGS)		taken to Sustainability Appraisal stage?	Retained as Urban Gree	enspace	_
Address:	LAND TO SOUTH (OF BEECH WAY (WITHIN THE ALLOCAT	ΓED	Sustainability Appraisal Socio-Economic Score	Sust Envi	ainability Appraisal ronment Score	
Town	SWALLOWNEST					A DON	B
Hectares:	1.94	Net Hectares:	0.00			DO DO	西哥日
Dwellings:	0	Employment Land	0.00		1 B	0- 0 B 0	
Developm	ent Site? Site A	llocation: n/a			OF DITT	BBC	B CA
					10000m	DOD DO	BB BB
					ON DIED	Dam B	200
						D B	
				_		B	B
				/		Į.	H B
				1	-		00
				1			
				li-			
				1/7	Sports Ground		1:0 5
				L / 94		Ties .	月月
					- 1	0	
					5		Steadownest Primary School
				© Crown copyright. Rothe	rham MBC Licence No. 1000	19587	NOT TO SCALE

Ref: LDF0444 Name: MAIN STREET PARK, AUGHTON	Stage 1 Exclusion or taken to Sustainability Appraisal stage? Retained as Urban Greenspace
Address: MAIN STREET RECREATION GROUND AUGHTON	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town AUGHTON	TO WELL LANE GP +
Hectares: 0.49 Net Hectares: 0.00	WELL DAW
Dwellings: 0 Employment Land 0.00	
Development Site? Site Allocation: n/a	
	[
	Playing Field
	64
	23 27 36 Aughton
	Nursery School
	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref: Name:	ASTON SECONDARY SCHOOL PLAYING FIELDS	Stage 1 Exclusion or taken to Sustainability Appraisal stage? Retained as Urban Greenspace
Address:	ASTON SECONDARY SCHOOL PLAYING FIELDS	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ASTON	
Hectares:	4.86 Net Hectares: 0.00	Resr (cov)
Dwellings	Employment Land 0.00	Reservoir Playing
Developm	nent Site? Site Allocation: n/a	Reservoir (covered) Playing Field ANIELS O MB
		Pav pre
		Mast " WEST LANE
		EST LANE
		TANE .
		nage GRANGE
		Playing Fields Playing
		+ 105m Anion Harp District
		School O SHITTELH LA
		AUGHTON AVE
		© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0446			Stage 1 Exclusion or		
Name:	AGRICULTURAL LAND OF	F WEST LANE AUGHTON		taken to Sustainability Appraisal stage?	Remote from main settlement Re	etain as Green Belt
Address:	AGRICULTURAL LAND OF	F WEST LANE AUGHTON		Sustainability Appraisal Socio-Economic Score	Sustainability Environment	Appraisal Score
Town	AUGHTON				Ĩ.	
Hectares:	2.32	Net Hectares:	0.00			
Dwellings:	0	Employment Land	0.00			
Developm	ent Site? Site Allocation:	n/a		¥		
				1	~	
				/	\	18
				1		/// =
					2	
				8 90 %		
				FINE	\$/	1
					/	/,
				1 4)
						// (N)
				© Crown copyright. Rothe	erham MBC Licence No. 100019587	NOT TO SCALE
				1, 3, 100.10		/

Ref: LDF0447

Name: LAND TO EAST OF PARK HILL FARM

Address: LAND TO EAST OF PARK HILL FARM, WEST OF ROTHERHAM

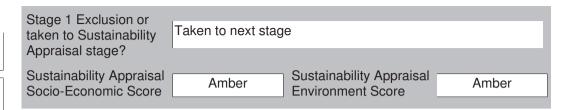
ROAD

Town SWALLOWNEST

Hectares:6.04Net Hectares:3.20Dwellings:96Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

This site is allocated within the Unitary Development Plan mainly as Green Belt, with a small area allocated for business use. There are no significant physical constraints to development and the site has been considered for re-allocation as a residential development site retaining the local businesses - the petrol filling station - on site, in recognition of its positive attributes, such as its relationship to the existing built settlement, its highway & public transport accessibility and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including part of site having archaeologial remains of Regional Significance and there being potential archaeological objections to the allocation of this part of the site (see the Wessex Archaeology Study); the archaeological issue will require detailed consideration at the time of submission of any planning application. There are listed buildings associated with Park Hill Farms and there are concerns regarding development of this site and its impact on these Listed Buildings (see Heritage Impact Assessment 2015). During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.





Ref: LDF0448

Name: ASTON COMMON EAST OF WETHERBY DRIVE

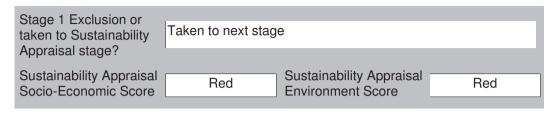
Address: LAND AT ASTON COMMON, NORTH OF BROOKHOUSE ROAD

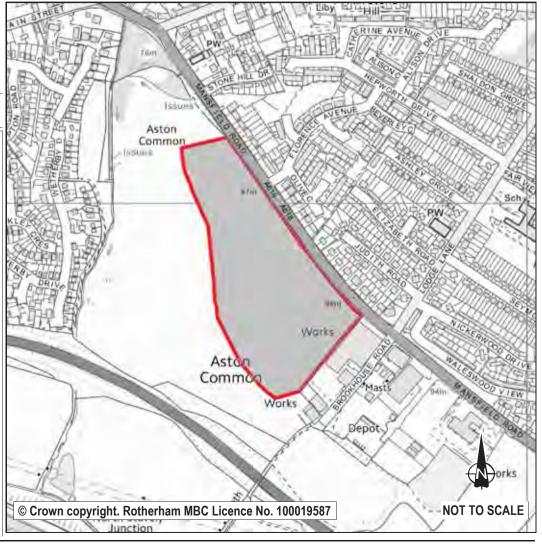
Town SWALLOWNEST

Hectares:6.44Net Hectares:6.40Dwellings:175Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes its close proximity to the heart of Swallownest and in meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including an amber score for surface water flooding within the site and the identification of a sensitive flood risk area downstream; and the contours of the site it is anticipated that through suitable design and masterplanning this issue will be suitably managed within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development, including the decision to follow the high ground within the site and to retain the steeply sloping areas (previously considered for inclusion within the boundaries of the site) as Green Belt. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

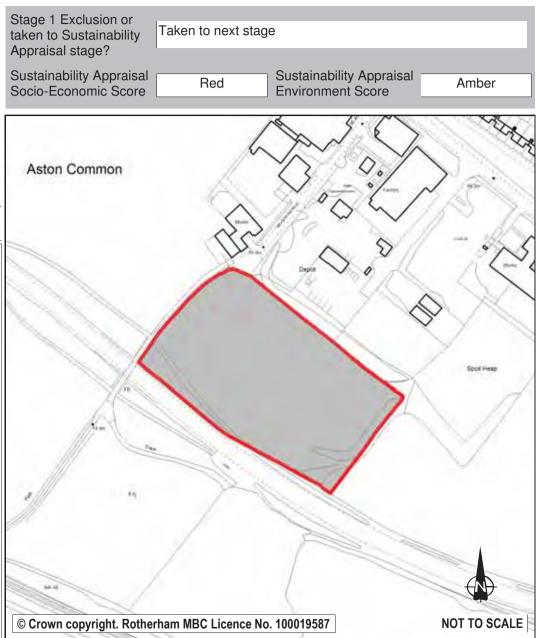




Ref:	LDF0449				
Name:	ASTON COMMON - WEST OF MANSFIELD ROAD				
Address:	ASTON COMMON WEST OF MANSFIELD ROAD, SOUTH OF BROOKHOUSE ROAD INDUSTRIAL ESTATE.				
Town	ASTON				
Hectares:	2.36		Net Hectares:	0.00	
Dwellings:	0		Employment Land	2.36	
Developm	ent Site? 🗸 Site A	Allocation:	Employment Developm	ent Site	

This site is allocated as Green Belt. In the Employment Land Review the site [ELR101] scored moderately [2] with a recommendation to identify the site as an employment development site.

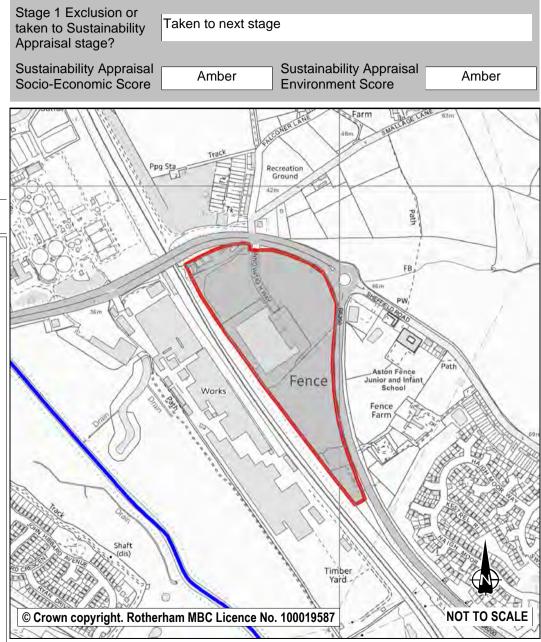
Whilst this site acts as part of the Green Wedge in this location, it relates well to the existing industrial estate and could act as an extension to the south. Although this area is currently Green Belt, if it was to be developed the A57 to the south provides a strong defensible Green Belt boundary. The contours of the site may constrain its potential future development; the site falls significantly across the site from north to south. The assessment reflects this concern and the impact potential future development will have on the surrounding landscape. In highways terms some development can be supported although any significant increase in traffic may impact on Swallownest centre. Access to A57 will be resisted. Adjoining sites are being proposed for development and therefore on balance it is proposed that this site is allocated for industry and business and identified as a development site. There is a possible overland flood route through this site and deep flooding predicted in south east corner; therefore layout, floor and ground levels will need careful consideration.



Ref:	LDF0451				
Name:	LAND AT FORMER LAYCAST WORKS				
Address:	LAND AT FORMER LAYCAST WORKS, SHEFFIELD ROAD, FENCE				
Town	SWALLOWNEST				
Hectares:	9.33		Net Hectares:	0.00	
Dwellings	0		Employment Land	9.33	
Developm	ent Site? Site A	Allocation:	Employment developme	ent site	

This site is allocated for industry and business. Part of the site (to the north) has permission for a mixed use redevelopment of employment uses with restaurant/pub and hotel. Some development has taken place on site, and part of the site has permission to store caravans and motor homes. Access to the southern part of the site for industrial activity could be an issue if a means of access is not created through the northern portion of the site. In the 2010 Employment Land Review the site (ELR98) scored moderately with the recommendation that the site remain allocated for industry and business and also be identified as an employment development site.

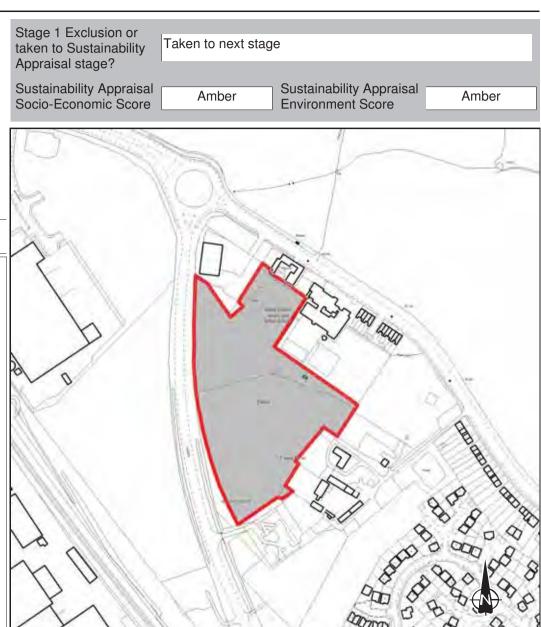
The major constraint to development is the proposed High Speed 2 rail line and buffer which runs through this site. The extent of any implications for the site will not be known until the route is finalised, however in view of the exant planning permissions it is proposed that the site remain allocated for industry and business and identified as an employment development site.



Ref:	LDF0453					
Name:	LAND TO SOUTH OF SHEFFIELD RD, FENCE					
Address:	UDP SITE E36 REMAINDER SHEFFIELD ROAD FENCE					
Town	SWALLOWNEST					
Hectares:	2.63		Net Hectares:	0.00		
Dwellings:	0		Employment Land	2.63		
Development Site? Site Allocation: employment site						

This site has a number of constraints which would need to be overcome to enable development to take place. The gas pipeline buffer and electiricty pylons may limit the extent of development on the site, and direct vehicular access to Aston By pass would be resisted. Additional land would be required to create access to Sheffield Road for a business/ industrial use.

The site was reviewed in the 2010 Employment Land Review (ELR19) and scored moderately (2), with a recommendation to retain its current employment (business use) allocation. Taking account of neighbouring uses it is still considered appropriate to promote its future uses for business uses only as per the current UDP allocation. However in view of access issues and the lack of interest shown in bringing the site forward to date, it is not proposed that it is identified as an employment development site. The major constraint to development is the proposed High Speed 2 rail line and buffer which runs through this site. Until the line of the railway and implications for adjacent land is finalised it is proposed that the site remain allocated for business use but that it is not identified as a development site. Should development on this site come forward in the future this will be treated as a windfall.

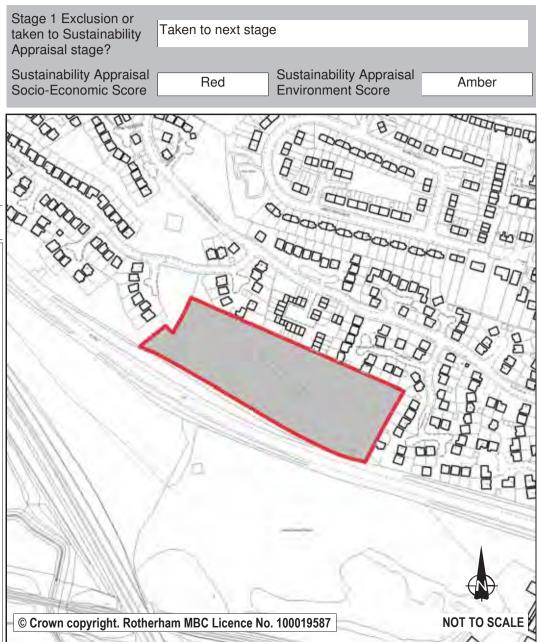


© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0454			
Name:	DISUSED TIP ON	ASTON B	YPASS (B6200)	
Address:	DISUSED TIP ON	ASTON B	/PASS (B6200),	
Town	SWALLOWNEST			
Hectares:	2.07		Net Hectares:	1.66
Dwellings:	50		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	Safeguarded land for re	esidential

This site is currently allocated as urban greenspace. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

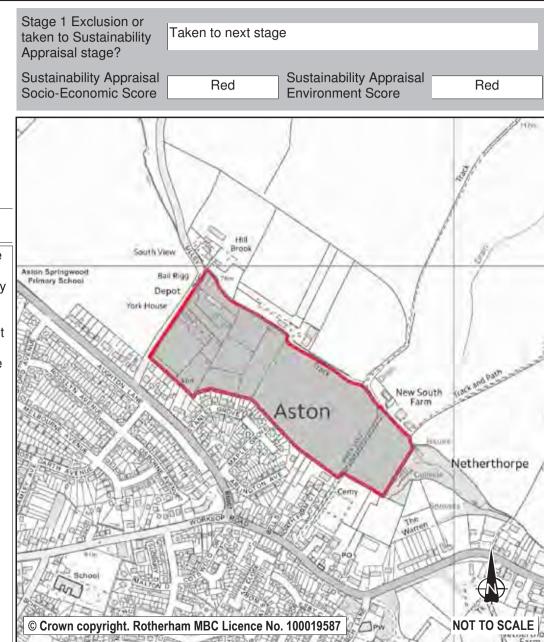
In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref:	LDF0455			Stage 1 Exclusion or
Name:	RECREATION GROUND, FA	ALCONER LANE		taken to Sustainability Appraisal stage? Remote from existing communities
Address:	RECREATION GROUND, FA	ALCONER LANE, FENCE		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	SWALLOWNEST			Pana D 9
Hectares:	1.20	Net Hectares:	0.00	
Dwellings:	0	Employment Land	0.00	
Developm	ent Site? Site Allocation:	n/a		The state of the s
				Herredon Owns
				The Desire County
				Fence
				Fence.
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0456				
Name:	LAND OFF PIPER	LANE			
Address:	LAND OFF PIPER	LANE ASTON			
Town	ASTON				
Hectares:	9.59	Net Hectares:	6.72		
Dwellings:	201	Employment Land	0.00		
Development Site? Site Allocation: No					
		Date that the second second			

This site is allocated as Green Belt and identified as an Area of High Landscape Value. Development of this land would have a significant impact on the surrounding countryside and on the openness of the Green Belt, given the gently sloping nature of the site (the site rises by 8 metres to the south). A landscape assessment would most likely be required before this site could be considered for release for future development. There is no suitable means of access without additional land. The site is not well connected to the existing settlement and is remote from facilities. Having regard to these constraints, it is proposed that the site remain allocated as Green Belt.



Ref:	LDF0459			Stage 1 Exclusion or	l -		
Name:	LAND TO WEST OF PARK	CHILL FARM		taken to Sustainability Appraisal stage?	Taken to next stag	ge 	
Address:	PARK HILL FARM			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appraisal Environment Score	Amber
Town	SWALLOWNEST					11	
Hectares:	0.71	Net Hectares:	0.57				
Dwellings	17	Employment Land	0.00		/	T V	1
Developm	ent Site? Site Allocation	n: No			/	112	Hill Farm House
ouilding. No	o defenceable green belt bon nat this site remain allocated	undary on its western edge. I	t is therefore	Shelter Shelter © Crown copyright. Rothe	rham MBC Licence No	Park Hill Farm 93.0m PARK HILL 0. 100019587	NOT TO SCALE

Ref:	LDF0562			Stage 1 Exclusion or
Name:	SPORTS GROUNDS OF	FF ROTHERHAM ROAD		taken to Sustainability Appraisal stage? Taken to next stage
Address:	ROTHERHAM ROAD			Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Amber
Town	SWALLOWNEST			B D D D B
Hectares:	2.38	Net Hectares:	1.90	O DO
Dwellings	57	Employment Land	0.00	
•	ent Site? Site Allocat	ion: No the Unitary Development Plan a		
and would	be required to form a suita	elopment there is concern that ac able access. The site continues to n allocated as Green Belt.		These Trees
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0583		Stage 1 Exclusion or
Name:	LAND TO THE SOUTH OF V	ESSEY CLOSE FARM	taken to Sustainability Appraisal stage? Remote from settlements
Address:	HARDWICK LANE		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM		
Hectares:	23.26	Net Hectares: 0.0	
Dwellings:	0	Employment Land 0.0	
Developm	ent Site? Site Allocation:	n/a	Hardwick 5
			127
			H H 119 K
			1 1 3 59/ /
			BILB 788
			TVI NYTO STEPT
			TOL STATE
			THE REPORT OF THE PARTY AND ADDRESS OF THE PAR
			120
			© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0584			Stage 1 Exclusion or
Name:	LAND TO THE NO	RTH OF WORKSOP ROAD		taken to Sustainability Appraisal stage? Remote from settlements
Address:	HARDWICK			Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			Mardwick Lane Farm
Hectares:	2.01	Net Hectares:	0.00	The same
Dwellings	: 0	Employment Land	0.00	Conduit Moor or Common
Developm	ent Site? Site A	Allocation: n/a		
				Territoria de la companya della companya della companya de la companya della comp
				/ June 1
				Hotel State Conduit House Fam
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

	LDF0585	LANE FARM		Stage 1 Exclusion or taken to Sustainability Appraisal stage? Remote from settlements
Address:	HARDWICK LANE			Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			11 1 is to
Hectares:	6.29	Net Hectares:	0.00	Sept.
Dwellings:	0	Employment Land	0.00	//112m
Developm	ent Site? Site Allo	cation: n/a		Motorway Maintenance Compound Conduit House Farm Orchard House NOT TO SCALE

Ref:	LDF0601	
Name:	FORMER BEIGHT SWALLOWNEST	ON COLLIERY SITE , PARK VIEW,

Address: LAND TO WEST OF A57 CHESTERFIELD ROAD

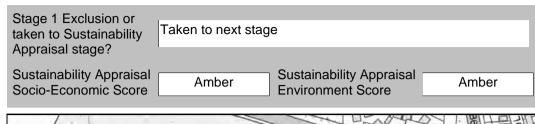
Town

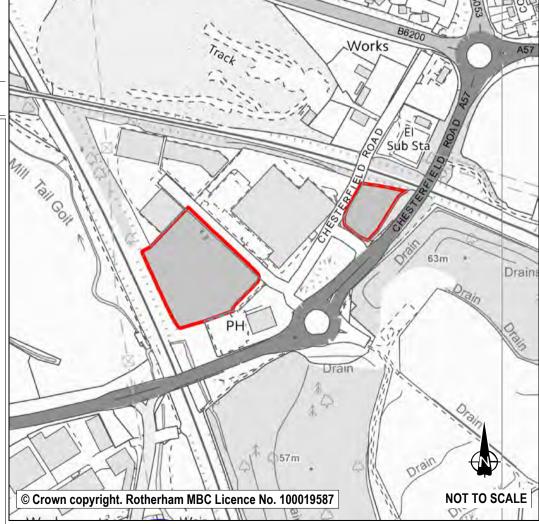
Hectares:1.74Net Hectares:0.00Dwellings:0Employment Land1.74

Development Site? ✓ Site Allocation: Employment site

This site has a mixed use allocation in the UDP. The land was also identified as employment development sites E93 and E94 in the UDP. These were reviewed as part of the 2010 Employment Land Review. ELR23 scored moderately (2) and ELR24 scored poorly (1), with recommendations that both sites were retained as employment development sites.

Much of the land within the mixed use area has been developed for employment uses. It is therefore proposed to re-allocate the current mixed use area to Industry and Business use. A key constraint is that the western part of the site falls within the 200m buffer zone of the proposed High Speed 2 rail route. In view of the development which has already taken place on the wider site, it is proposed that the site is allocated for industrial and business use and that it is also identified as an employment development site.





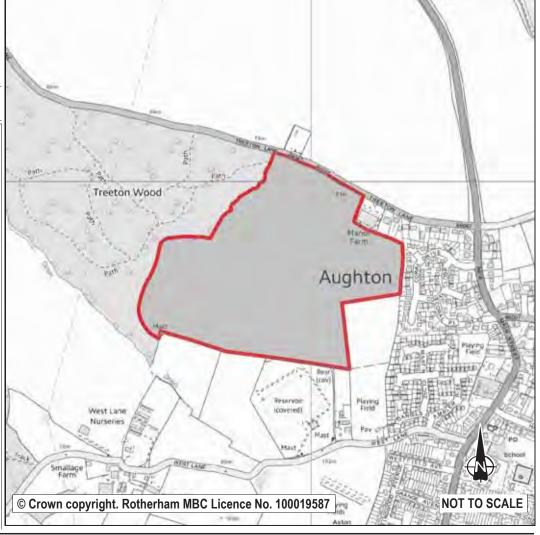
Ref:	LDF0684			Stage 1 Exclusion or
Name:	LAND AT FALCONER FARM, SOUTH OF FALCONER LANE, AUGHTON			taken to Sustainability Appraisal stage? Within open countryside
Address:	FENCE			Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			Track
Hectares:	0.95	Net Hectares	: 0.00	
Dwellings:	0	Employment Land	0.00	
Developm	ent Site? Site A	Allocation: n/a		Falconer Farm Falcon
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0686			Stage 1 Exclusion or	Isolated from main settlement	
Name:	LAND TO SOUTH	OF A57, ASTON		taken to Sustainability Appraisal stage?	isolated from main settlement	
Address:	LAND TO SOUTH	OF A57 ASTON PARKWAY, ASTON		Sustainability Appraisal Socio-Economic Score	Sustainabili Environmer	ty Appraisal nt Score
Town	ROTHERHAM				Aston Lindge Primary School	0/
Hectares:	9.24	Net Hectares:	0.00	Wores		Asia due infant
Dwellings	: 0	Employment Land	0.00	Aston		
Developm	nent Site? Site A	Allocation: n/a		Works Di	par.	
					Works	
				ion	×/ N	
				1		· Sauce
				11 11		
				1 Marie		Works
						Cara namp 450 M
					The same	Bookery Bottom Irack
					01	OTHE Works
					The same of	
					300	as t entico
				© Crown copyright. Rothe	rham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0695				
Name:	LAND SOUTH OF	TREETON LANE, AUGHTON			
Address:	TREETON LANE,	AUGHTON			
Town	ROTHERHAM				
Hectares:	20.15	Net Hectares: 14.10			
Dwellings	423	Employment Land 0.00			
Development Site? Site Allocation: No					

Retain as Green Belt agricultural land, development of this site would be an intrusion into open countryside. Need to consider possible impact on the nearby Area of High Landscape Value to north of Treeton Lane and on the adjacent Ancient Woodland of Treeton Woods (Natural England Deciduous Woodland) designated a Local Wildlife Site ID 31 to west of site boundary. Site is remote and not well connected to the settlement. Visual break in frontage of site to Treeton Lane created by a large agricultural building. Promotes "ribbon" development along Treeton Lane. Site does not integrate with the existing residential development at Aughton. Remote from community services and facilities.





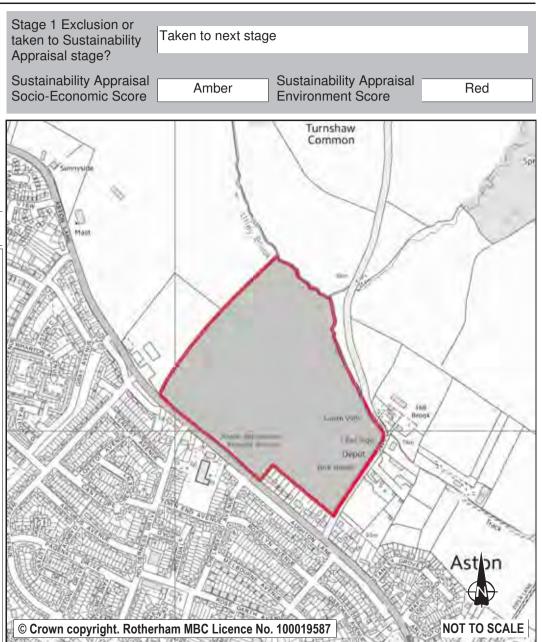
Ref: Name:	LAND AT NORTH STAVELY	JUNCTION, SWALLOWNEST		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Isolated from main settlement	
Address:	LAND AT NORTH STAVELY	JUNCTION, SWALLOWNEST		Sustainability Appraisal Socio-Economic Score	Sustainability Appraisa Environment Score	1
Town	ROTHERHAM			2月198日18		
Hectares:	2.90	Net Hectares:	0.00	LINGE OF THE PROPERTY OF THE P	GAM ROP SOLUTION	
Dwellings	0	Employment Land	0.00			
Developm	ent Site? Site Allocation:	n/a		B6200		
				Works Sub Sta © Crown copyright. Rother	erham MBC Licence No. 100019587	North Stavely Junction Palh NOT TO SCALE
				© Crown copyright. Rothe	erham MBC Licence No. 100019587	NOT TO SC

	LDF0712		Stage 1 Exclusion or taken to Sustainability Within open countryside
Name:	LAND OFF SHEFFIELD I	ROAD	taken to Sustainability Appraisal stage? Within open countryside
Address:	FENCE		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM		Falconer House
Hectares:	6.73	Net Hectares: 0.00	
Dwellings:	0	Employment Land 0.00	153
Developm	ent Site? Site Allocati	on: In/a	Farm Farm Recreation Ground 42m
			© Crown copyright. Rotherham MBC Licence No. 100019587 Aston Fence

Ref:	LDF0713			Stage 1 Exclusion or			
Name:	LAND OFF END OF C	HESTNUT ROAD		taken to Sustainability Appraisal stage?	Taken to next sta	.ge	
Address:	ASTON			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appr Environment Score	
Town	ROTHERHAM			1	* 105m		Fields
Hectares:	4.71	Net Hectares:	3.30		7	/	Aston Comprehensive
Dwellings	99	Employment Land	0.00	1		/	School
Developm	ent Site? Site Alloc	ation: No			1		
he existing Chestnut R properties.	built edge of developme oad - an estate road tha There will be a significa	cant extension into open countryside ent. Access can only be obtained from the already serves a significant number ant impact on existing properties from tain as Green Belt agricultural land.	om er of	© Crown copyright. Rothe	erham MBC Licence N	No. 100019587	NOT TO SCALE

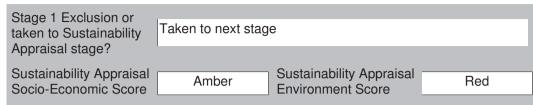
Ref:	LDF0714				
Name:	LAND OFF ASTON	I LANE (1)			
Address:	ASTON				
Town	ROTHERHAM				
Hectares:	16.12	Net Hectares:	11.28		
Dwellings:	338	Employment Land	0.00		
Development Site? Site Allocation: No					
Aston Lane	forms a strong Gree	en Belt houndary and development	of this site		

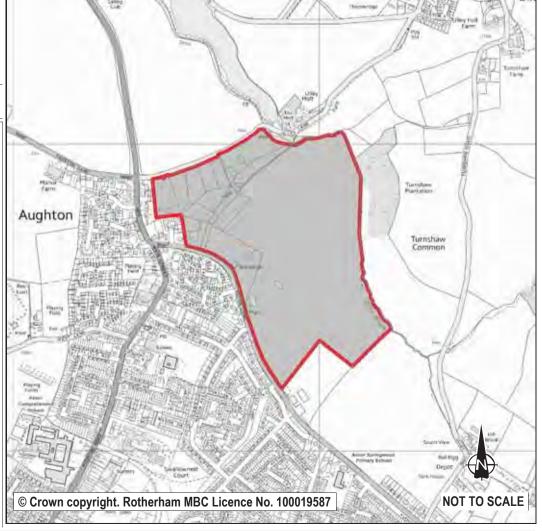
Aston Lane forms a strong Green Belt boundary and development of this site would be an intrusion into open countryside. Development would have a significant impact on the Area of High Landscape Value. Site is not well connected to the existing settlement and remote from existing services and facilities. Future development of this site would result in sustantial intrusion into an area of especially attractive rural landscape and would thereby be severely detrimental to the visual amenities of the area. Development would result in the substantial loss of agricultural land. Retain as Green Belt



Ref:	LDF0715			
Name:	LAND OFF ASTON	LANE (2)		
Address:	AUGHTON			
Town	ROTHERHAM			
Hectares:	36.12	Net Hectares:	25.28	
Dwellings:	758	Employment Land	0.00	
Development Site? Site Allocation: No				

Aston Lane forms a strong Green Belt boundary and development of this site would be an intrusion into open countryside. Development would have a significant impact on the Area of High Landscape Value. Site is not well connected to the existing settlement and is remote from services and facilities. Future development of this site would result in sustantial intrusion into an area of especially attractive rural landscape and would thereby be severely detrimental to the visual amenities of the area. Development would result in the substantial loss of agricultural land. Retain as Green Belt





Λ

Dwellings:

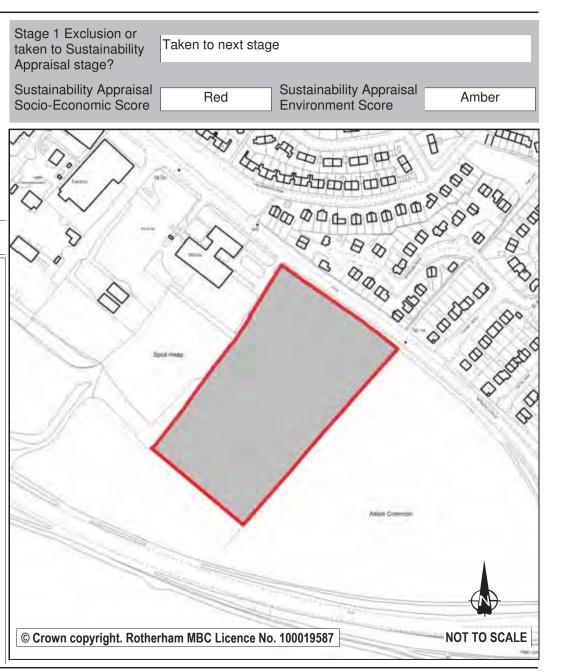
Ref:	LDF0758		
Name:	ASTON COMMON ESTATE	- EAST OF MANSFIELD ROAD IN	NDUSTRIAL
۸ ما ما بره م م .	A CTON COMMON	EACT OF MANICELE D DOAD IN	IDLICTDIAL
Address:	ESTATE	- EAST OF MANSFIELD ROAD IN	1DUSTRIAL
Town	ASTON		
Hectares:	2.43	Net Hectares:	0.00

Development Site? ✓ Site Allocation: Employment Development Site

Employment Land

2.43

This site is allocated as Green Belt. In the Employment Land Review the site [ELR102] scored moderately [2] with a recommendation to identify the site as an employment development site. Whilst this site acts as part of the Green Wedge in this location, it relates well to the existing industrial estate and could act as an extension to the east. Although this area is currently Green Belt, if it was to be developed the A57 to the south provides a strong defensible Green Belt boundary. The contours of the site may constrain its potential future development; the site falls significantly across the site from north to south. The assessment reflects this concern and the impact potential future development will have on the surrounding landscape. In highways terms some development can be supported although any significant increase in traffic may impact on Swallownest centre. Access to A57 will be resisted. Adjoining sites are being proposed for development and therefore on balance it is proposed that this site is allocated for employment use and identified as a development site. Land to the east is proposed for residential development and this site would act as a buffer between housing and the existing industrial estate. It is therefore proposed that development on this site should be limited to B1 uses which would not be detrimental to adjacent housing.



Ref: LDF0759

Name: ASTON COMMON - SOUTH OF MANSFIELD ROAD

Address: ASTON COMMON - SOUTH OF MANSFIELD ROAD, NORTH

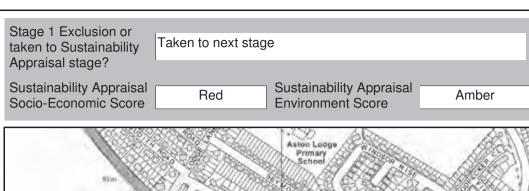
OF A57

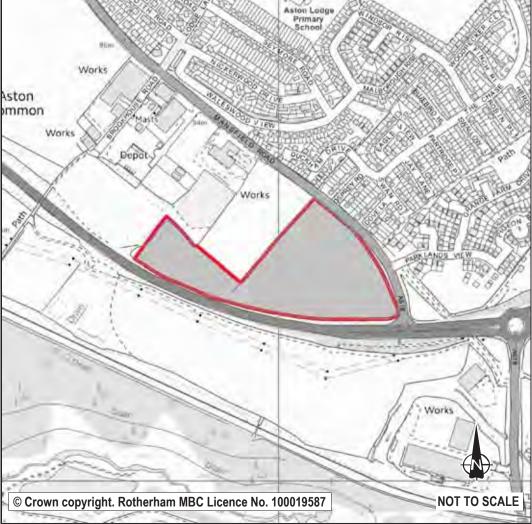
Town ASTON

Hectares:5.81Net Hectares:4.64Dwellings:150Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attribute in meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy), it is land that can be released and with adjoining sites, a strong Green Belt boundary created. Whilst it is acknowledged that there are identified constraints including the contours of the site that may constrain its potential future development - the site falls significantly across the site from north to south: the assessment reflects this concern and the impact potential future development will have on the surrounding landscape. In highways terms some development can be supported but access to A57 will be resisted. it is anticipated that these issues will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.





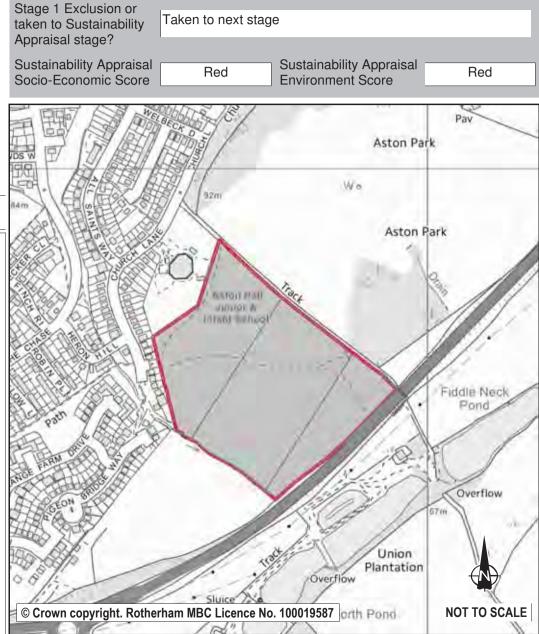
Development Site? Site Allocation:

LDF0772 Ref: LAND TO NORTH OF ASTON BYPASS A57, EAST OF Name: **CHURCH LANE** Address: LAND TO NORTH OF ASTON BYPASS A57, EAST OF CHURCH LANF **ASTON** Town 7.55 5.29 Net Hectares: Hectares: Dwellings: 211 **Employment Land** 0.00

Safeguarded land for residential

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, in the Surface Water Flood Risk Assessment, the site scored amber noting that a watercourse runs along the south west boundary and a large area of flooding is predicted in the southern corner - adjacent to the road embankment. Lavout, floor and ground levels will all need to be considered in any future drainage attenuation measures. The application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

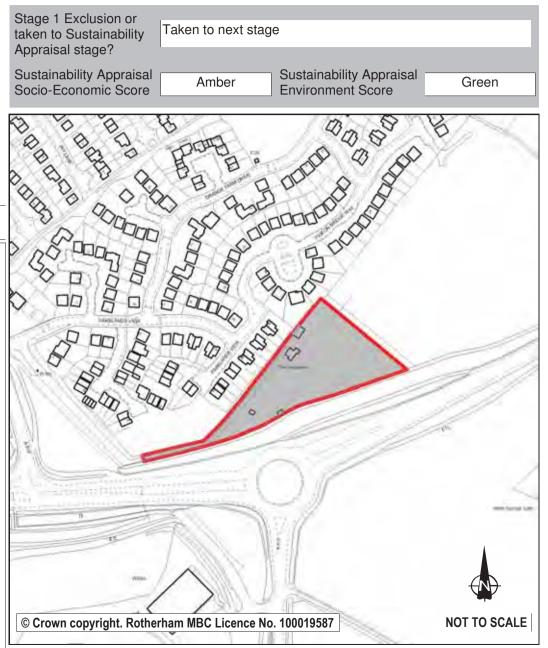
In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref:	LDF0781	Stage 1 Exclusion or
Name:	SWALLOWNEST ANNEX	taken to Sustainability Appraisal stage? Taken to next stage
Address:	ROTHERHAM ROAD, SWALLOWNEST	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Green
Town	ROTHERHAM	4/2/
Hectares:	0.10 Net Hectares: 0.10	
Dwellings	4 Employment Land 0.00	
Developm	ent Site? Site Allocation: No	3
Retain curr	ne forward for an alternative use it would be judged on its merits. ent Community Use designation.	Library
		© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

LDF0792 Ref: LAND OFF MANSFIELD ROAD Name: Address: LAND OFF MANSFIELD ROAD **ASTON** Town 0.76 Net Hectares: 0.61 Hectares: Dwellings: 18 **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes given its proximity to existing and proposed housing development (LDF0418). The release of this site may have a minimal impact on the surrounding open countryside given the topography of the site and its location and the substantial planting to the south of the site adjacent to the A57. It also provides an opportunity to remediate any contamination associated with the former uses on site. Whilst it is acknowledged that there are identified constraints including air quality issues: it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. Delivery of new development on LDF0792 should only be considered in conjunction with LDF0418. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Hounern	anii Locai i iani . Site i i	an				
Ref: Name:	LDF0814 LAND TO SOUTH OF A57,	WORKSOP ROAD		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Remote from settlement	
Address:	ASTON COMMON			Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	SOUTH ROTHERHAM			Conduit Moor or Common	Hardwork Care Farm	
Hectares:	45.04	Net Hectares:	0.00		900//	1
Dwellings	0	Employment Land	0.00		Material Annual Legisland	>
Developm	ent Site? Site Allocation	ı: n/a		Planta Juni Mickey Wood Nickey Wood	Town 10 Centrard Mayor 10 Cent	Carrages - I was a supplied to the supplied to
				© Crown copyright. Rothe	erham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0813			Stage 1 Exclusion or	e from settlement	
Name:	LAND TO NORTH OF COMMON	F A57, WORKSOP ROAD AT ASTON		taken to Sustainability Appraisal stage?	e irom settlement	
Address:	ASTON COMMON			Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	SOUTH ROTHERHA	М		THE STATE OF	1 1 234 0	1
Hectares:	53.21	Net Hectares:	0.00	1 1 1 1	111	
Dwellings	0	Employment Land	0.00	A A	"	
Developm	ent Site? Site Allo	ocation: n/a		_ Hard	wick 5	
				1	5	1
						M
						11
				11	9	1
						11
					Todwin	CK 1
				0000	Grang	
					MS 2	-10
				12	20	1/
					PHO	1
				STELLE .	Old Hall	1
				A A	Old Hall	D 20
				© Crown copyright. Rotherham MB		SCALE
				A D	717	T

Ref:	LDF0815					
Name:	LAND TO NORTH	OF WORK	(SOP ROAD B6067			
Address:	ASTON COMMON	ASTON COMMON				
Town	ASTON					
Hectares:	96.66		Net Hectares:	0.00		
Dwellings:	0		Employment Land	96.66		
Development Site? Site Allocation:						
djacent to LWS (LWS126 Foers Wood); LWS is very sensitive to light & noise						

Adjacent to LWS (LWS126 Foers Wood); LWS is very sensitive to light & noise disturbance so significant buffer would be needed; LWS is hydrologically linked to network of drains / ditches within the local plan site which would need consideration. Significant adverse impact on J31, M1 motorway. Southern boundary of the site is adjacent to the Aston Conservation area. Eastern part of the site is within the M1 Motorway widening corridor. It is proposed to retain as a Green Belt allocation. The majority of the site is within the Area of High Landscape Value.

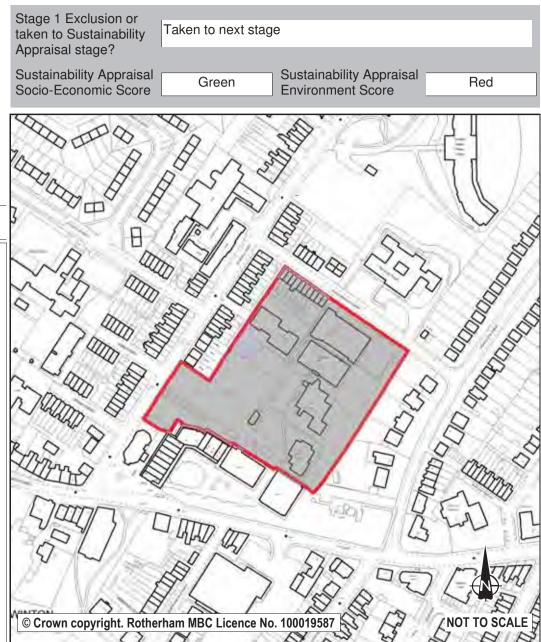




Swinton and Kilnhurst

Ref:	LDF0376			
Name:	CIVIC HALL S	ITE		
	055 0545101			
Address:	OFF STATION	ISIREEI		
Town	SWINTON			
Hectares:	1.58		Net Hectares:	1.26
Dwellings	: 50		Employment Land	0.00
Development Site? ✓ Site Allocation: Residential Development Site				
his site is part of the central retail and civic area of Swinton. The area would				

This site is part of the central retail and civic area of Swinton. The area would benefit from some updating and redevelopment. The site is partly within the conservation area. The site remains suitable for the existing mix of uses and therefore it is proposed that the site's existing retail, community and urban greenspace allocations remain unchanged. Part of the site is suitable for housing and therefore that part is proposed for re-allocation as a residential development site. This site has been assessed in the Council's Heritage Impact Assessment (2014) being within Swinton Conservation Area. Please see the Heritage Impact Assessment Evidence Base Study 2014 for further information.



Ref: Name:	LAND OFF CLIFFE BANK	Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	CLIFFE BANK	Sustainability Appraisal Sustainability Appraisal Environment Score Amber Amber
Town	SWINTON 0.93 Net Hectares: 0.54	P B Man S S S
Hectares: Dwellings:	<u></u>	
	ent Site? Site Allocation: No - this is now fully completed.	BEN
he site is r	no longer available as construction has been completed	
		© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0379		
Name:	FIELDS OFF GOLDEN	SMITHIES LANE	
Address:	GOLDEN SMITHIES LA	NE	
Town	SWINTON		
Hectares:	6.22	Net Hectares:	4.36
Dwellings	131	Employment Land	0.00
Developm	ent Site? Site Alloca	tion:	

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. This site has been assessed (Wessex Archaeology 2014) for its archaeological potential and there are major archaeological objections to the allocation of this site.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

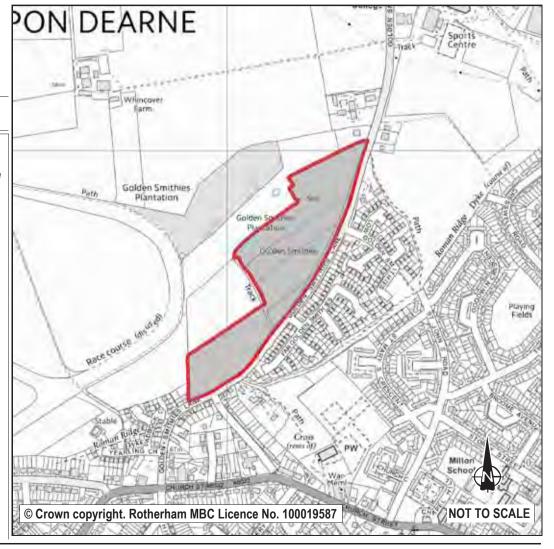
Sustainability Appraisal Environment Score

Red

Red

Red

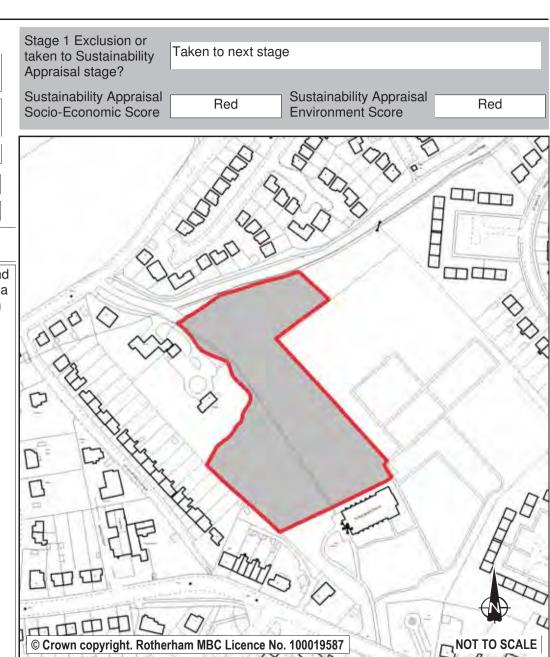
Red



Ref:	LDF0382		Stage 1 Exclusion or
Name:	LAND TO THE EA	ST OF GOLDEN SMITHIES LANE	taken to Sustainability Appraisal stage? Taken to next stage
Address:	GOLDEN SMITHIE	ES LANE	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Green
Town	SWINTON		Sport's Centre
Hectares:	4.68	Net Hectares: 3.28	The state of the s
Dwellings	131	Employment Land 0.00	· Qui
Developm	ent Site? Site A	Allocation: No	TELE! Dyke
andowner.		ity facilities following correspondence with the	n Smithles ntation Golden Smithles Playing Fields © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0383		
Name:	LAND NORTH OF	ST MARGARET'S CHURCH	
Address:	GOLDEN SMITHIE	ES LANE	
Town	SWINTON		
Hectares:	1.23	Net Hectares:	0.98
Dwellings	: 29	Employment Land	0.00
Developm	nent Site? Site A	Allocation: No	
The eite is	م لمحمد مالم مطلم م	a valable attal and aspaints of mana.	

The site is currently allocated as reisidential and consists of managed grass land with mature trees. The site is within the Conservation Area and it is adjacent to a listed building. A Heritage Impact Assessment of this site has been undertaken in 2015. The greenspace audit rates the site as high quality / high value. LWS205 St Margaret's Church proximity: adjacent. Transportation rate the site red, noting that additional land would be required to form a suitable connection to Golden Smithies Lane, and possible visibility issues at any new junction. There are also capacity issues regarding extra traffic at Gate Inn Crossroads. Given these issues, it is considered appropriate that the site be reallocated as urban greenspace.

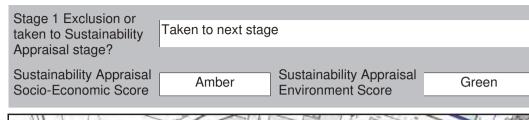


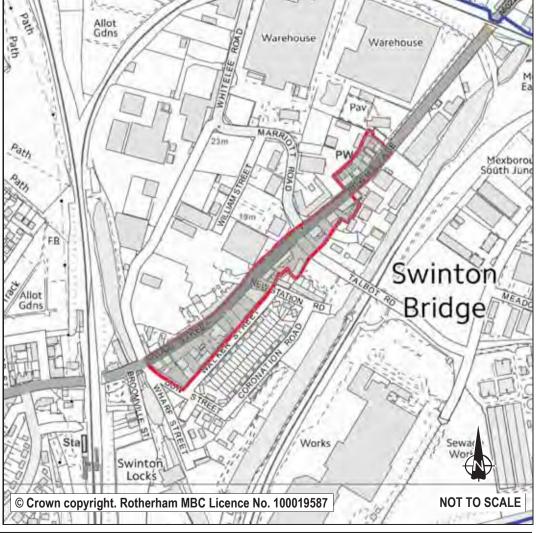
Ref: Name:	LDF0384 PLAYING FIELDS OFF THO	DMAS STREET		Stage 1 Exclusion or taken to Sustainability Appraisal stage? Retained as Urban Greenspace
Address:	THOMAS STREET			Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	SWINTON			
Hectares:	1.37	Net Hectares:	1.09	
Dwellings	: 0	Employment Land	0.00	
Developm	nent Site? Site Allocation:	n/a		
		_		B B B B B B B B B B B B B B B B B B B
				B B B B B B B B B B B B B B B B B B B
				H H L L L L L L L L L L L L L L L L L L
				THE BOOK TO BE SOON
				A DE COMMENT OF THE PARTY OF TH
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE
				AV A A A A A A A A A A A A A A A A A A

Ref:	LDF0388		Stage 1 Exclusion or	
Name:	LAND OFF ROWM	S LANE	taken to Sustainability Appraisal stage? Taken to next stage	
Address:	ROWMS LANE		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score	
Town	SWINTON		m [m]	10 00
Hectares:	1.37	Net Hectares: 0.88	1/5	V
Dwellings	: 70	Employment Land 0.27	4 1/17	
Developm	nent Site? Site A	Illocation: No	1 11 1 - 1 //	
ndustrial a ootential re	rea, with potential fo sidential occupiers)	ous area of residential use within a largely r impacts on viability and amenity (in the case of of existing or future occupiers. As such it is allocated for business and industrial use.	© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0389		
Name:	LAND BETWEEN	BRIDGE STREET AND WALKER S	STREET
Address:	BRIDGE STREET		
Town	SWINTON		
Hectares:	2.36	Net Hectares:	0.00
Dwellings	0	Employment Land	2.36
Developm	ent Site? Site A	Allocation: No	
This site co	mnrises a number o	of sites and properties along Rowm	s Lane and

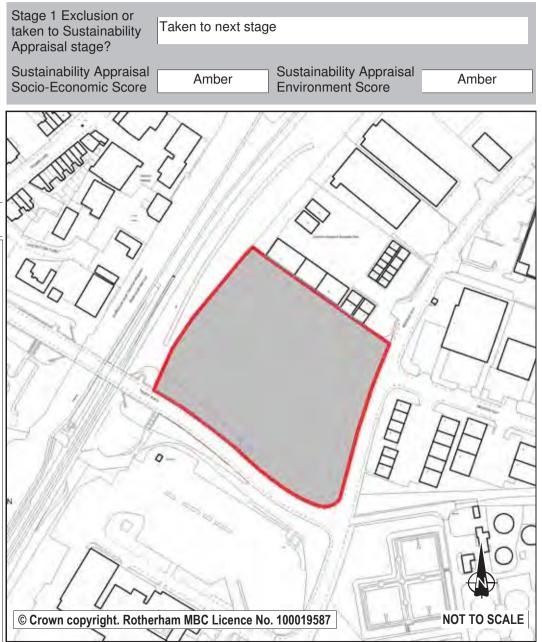
This site comprises a number of sites and properties along Rowms Lane and Bridge Street. It is currently allocated for business use, however the site includes a number of other commercial uses and some residential properties. The wider area is predominantly in industrial / business use and there are concerns that introducing further sensitive land uses into the area could impact detrimentally on the viability and amenity (in the case of potential residential occupiers) of existing or future occupiers. In recognition of its extant and surrounding functions it is considered appropriate that the site be reallocated to business and industrial use (B1, B2, B8).





Ref:	LDF0392			
Name:	LAND OFF TALBO	T ROAD		
Address:	TALBOT ROAD			
Town	SWINTON			
Hectares:	1.54		Net Hectares:	0.00
Dwellings:	0		Employment Land	1.54
Developm	ent Site? 🗸 Site A	Allocation:	Employment Development	ent Site
Flate attended	la a a la al fa al anti-al da		Land the LIDD is a	La de la collega de

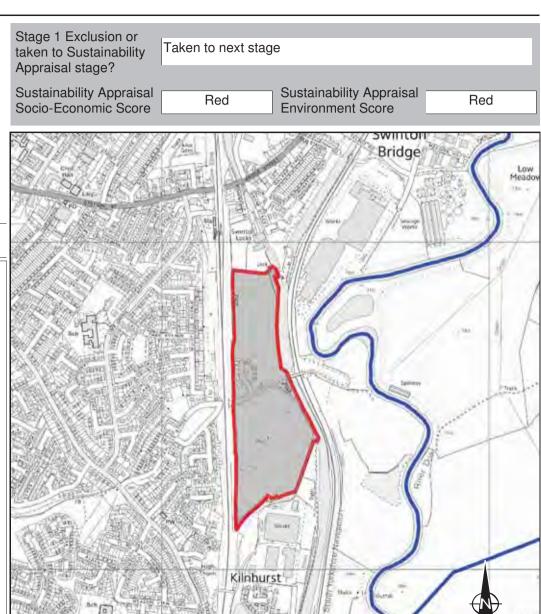
This site, allocated for industrial and business use in the UDP, is also identified as an employment development site (E51). The site is vacant and available for development, with no physical constraints. There is a risk of surface water flooding at the North west side and south east corners and a small part of the site lies within flood zones 2 and 3; careful consideration needs to be given to layout, floor and ground levels in any future development proposals. However industrial and business uses are acceptable in such locations. The site was reviewed as part of the 2010 Employment Land Review (ELR25) and scored moderately (2). It is therefore proposed to retain the current industrial and business use allocation and to identify it as a development site. Given the flood risk identified above the layout, floor and ground levels will need careful consideration.



Hotherham Local Flan . Site Flan	
Ref: LDF0396	Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name: LAND ADJOINING SWINTON INTERCHANGE	Appraisal stage?
Address: SWINTON	Sustainability Appraisal Socio-Economic Score Red Environment Score Amber
Town ROTHERHAM	
Hectares: 1.74 Net Hectares: 0.00	
Dwellings: 0 Employment Land 1.73	
Development Site? Site Allocation: No	
This site is allocated for business use and is partly in use as part of the Park and Ride scheme associated with the interchange, and partly naturally vegetated land. It forms part of a larger business use allocation, of which the southern part is in use for caravan storage. The undeveloped part of the site has no suitable means of vehicular access available without demolition, or via the sites' in existing use to the north and south. It is therefore proposed that the land currently associated with the park and ride is allocated as a community use (Transport Interchange) to reflect this activity. The remaining land could be utilised as an extension to this scheme if required. However in the absence of any identified need at present, it is proposed that the undeveloped land is allocated as urban greenspace.	Swinton Locks Lock O Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0397			
Name:	CRODA SITE			
Address:	CARLISLE STREE	Т		
Town	ROTHERHAM			
Hectares:	12.64		Net Hectares:	8.33
Dwellings:	381		Employment Land	0.00
Developm	ent Site? ✓ Site A	Illocation:	Residential Developme	ent Site
• .		-	housing on this site and	-

Planning permission has been granted for housing on this site and building work has started. It is therefore proposed to identify the site as a residential development site.



NOT TO SCALE

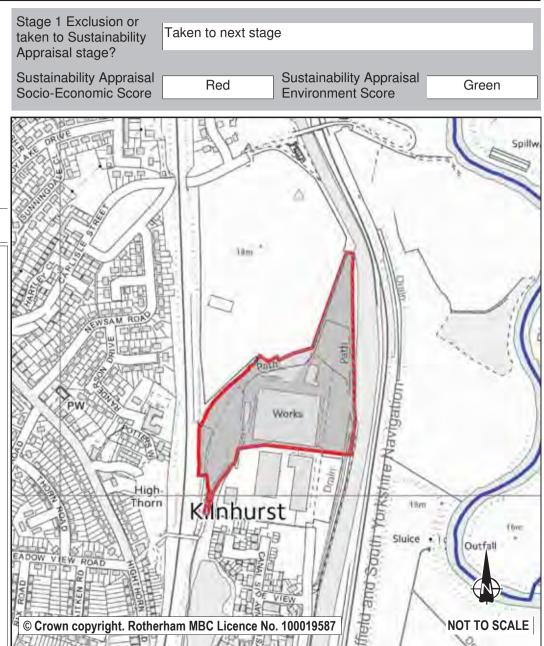
© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0398			
Name:	REDIRACK			
Address:	WHARF ROAD, KI	LNHURST		
Town	ROTHERHAM			
Hectares:	4.23		Net Hectares:	3.38
Dwellings:	0		Employment Land	4.23
Developm	ent Site? Site A	Allocation: N	0	

This site is allocated for industry and business and currently used for such purposes. It forms part of site ELR118 in the 2010 Employment Land Review, which scored reasonably (2) with a recommendation to retain the current employment allocation.

Land further to the south has seen residential development and the former Croda site to the north has planning permission for housing. Whilst there is the potential for the remaining uses at this and the adjoining land (LDF399) to become 'bad neighbours', amenity issues have been taken into account in the grant of planning permission for the sites to the south and north. Both LDF398 and LDF399 remain viable for employment use and the industrial occupier immediately south (LDF399) indicates no desire to relocate. In transport terms there is no suitable means of access to a residential redevelopment unless adjacent sites can be assimilated and a link road formed between Wharf Road and Carlisle Street. Agents acting on behalf of the Croda site owners have indicated that they do not believe the sites can be comprehensively developed due to highway issues.

Taking the above into account it is proposed that the site remain allocated for business and industrial use.

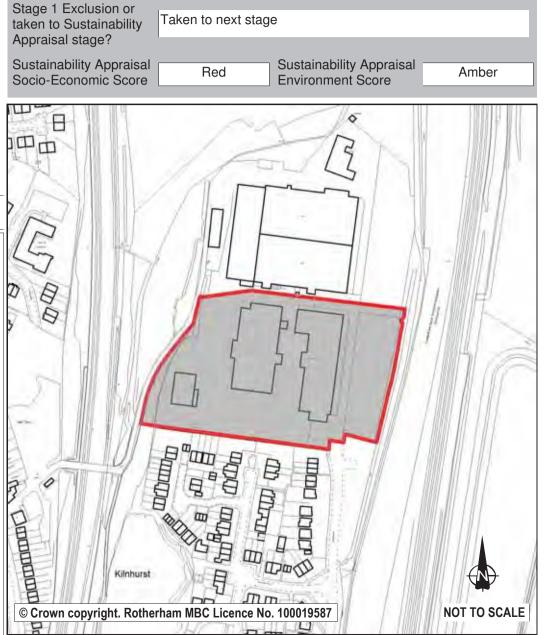


Ref:	LDF0399			
Name:	UNIVERSAL RECY	CLING		
Address:	WHARF ROAD, KI	LNHURST		
_				
Town	ROTHERHAM			
Hectares:	2.23		Net Hectares:	
Dwellings:	0		Employment Land	2.23
Developm	ent Site? Site A	Illocation:	No	

This site is allocated for industry and business and currently used for such purposes. It forms part of site ELR118 in the 2010 Employment Land Review, which scored reasonably (2) with a recommendation to retain the current employment allocation.

Land to the south has seen residential development and the former Croda site to the north has planning permission for housing. Whilst there is the potential for the remaining uses at this and the adjoining land (LDF398) to become 'bad neighbours', amenity issues have been taken into account in the grant of planning permission for the sites to the south and north. Both LDF398 and LDF399 remain viable for employment use. In transport terms there is no suitable means of access to a residential redevelopment unless adjacent sites can be assimilated and a link road formed between Wharf Road and Carlisle Street. Agents acting on behalf of the Croda site owners have indicated that they do not believe the sites can be comprehensively developed due to highway issues.

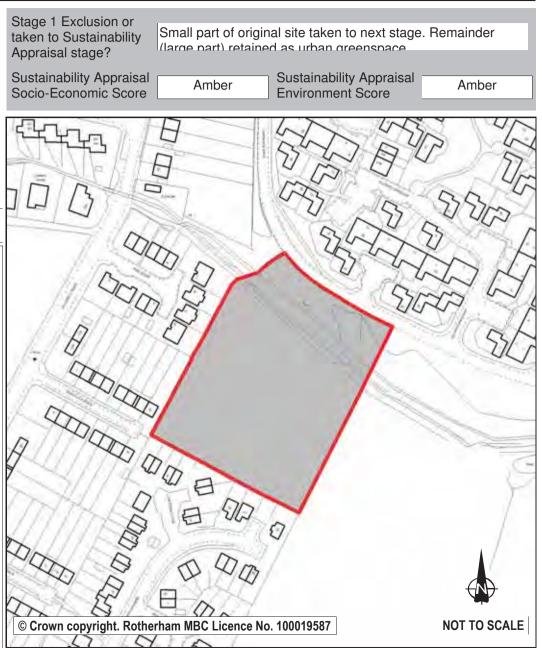
Taking the above into account it is proposed that the site remain allocated for business and industrial use.



Ref:	LDF0402		ı	Stage 1 Exclusion or taken to Sustainability	Site now fully developed	
Name:	ALBANY ROAD			Appraisal stage?	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
Address:	KILNHURST			Sustainability Appraisal Socio-Economic Score	Sustainab Environme	ility Appraisal ent Score
Town	ROTHERAM					900
Hectares:	0.92	Net Hectares:	0.80	7 6	AM	HA
Dwellings:	21	Employment Land	0.00	S H	(-//	B
Developm	ent Site?	location: n/a				D IIII
						BAB
				80	品	BBB
				DI B		
				© Crown copyright. Rothe	rham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0403				
Name:	OFF LAWRENCE DRIVE, PICCADILLY				
Address:	KILNHURST				
Town	ROTHERHAM				
Hectares:	1.09	Net Hectares: 0.80			
Dwellings:	32	Employment Land 0.00			
Developm	ent Site? Site Allocation:	Residential Development Site			

This site is currently allocated as Urban Greenspace. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including access, topography, the site being rated amber for surface water flooding (an identified watercourse crosses the northern part of the site); and its proximity to a Local Wildlife Site (LWS86 Creighton Wood), it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and known constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



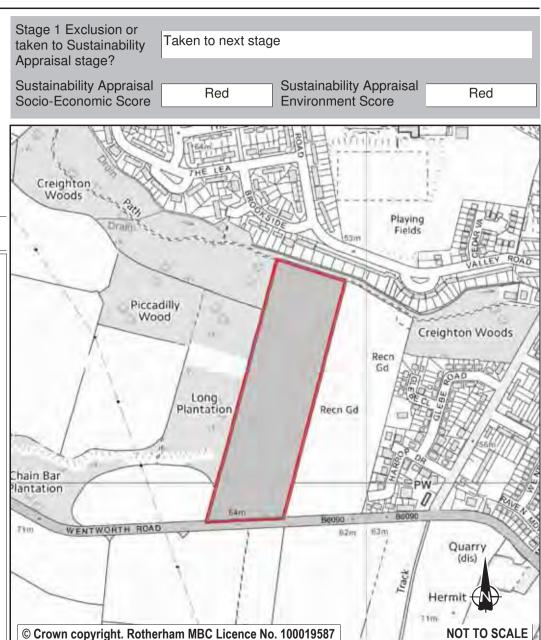
Ref: LDF0404	Stage 1 Exclusion or	
Name: BRAMELD ROAD	taken to Sustainability Appraisal stage? Taken to next stage	
Address: SWINTON	Sustainability Appraisal Socio-Economic Score Green Sustainability Appraisal Environment Score Green	en
Town ROTHERHAM		mo
Hectares: 1.04 Net Hectares	: 0.80	B
Dwellings: 32 Employment Land	0.00	0
Development Site? ✓ Site Allocation: Residential Development	0.80 0.00 Dent Site Opportunity to	30
The site lies within the existing residential area and provides an use under used land	ent Site opportunity to © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO	SCALE

	LDF0405 BROADWAY				Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Retained as Urban	Greenspace	
Address:	SWINTON				Sustainability Appraisal Socio-Economic Score		Sustainability Appra Environment Score	aisal
Town	ROTHERHAM				h	5	1 / 11	11/12
Hectares:	0.46		Net Hectares:	0.25	X 11 1		1 >	B 4
Dwellings:	0		Employment Land	0.00	1 11 11		State /	/4/
Developm	ent Site? S	ite Allocation:	n/a		The state of the		1	(X)
		·			5.3m	Ward Roy	1	A V
					1	→ 81.1 m		-
					Y	1	9	門。
						4	000	4
							,	H
						1		
					FT RA			
					50 AP	Φ Φ	~	± 72.8m
							2).++	
					100000000000000000000000000000000000000	15	TCB	2002
						SW1		
					© Crown copyright. Rothe	rham MBC Licence No.		NOT TO SCALE

Ref:	LDF0406	Stage 1 Exclusion or
Name:	WOODLANDS CRESCENT	taken to Sustainability Appraisal stage? Taken to next stage
Address:	SWINTON	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber Amber
Town	ROTHERHAM	A CONTRACTOR OF THE PARTY OF TH
Hectares:	0.89 Net Hectares: 0.71	D' GAN
Dwellings	Employment Land 0.00	A THE THE STATE OF
Developm	nent Site? Site Allocation: No	
greenspace There appe	Imprises amenity open space rated as low quality / high value in the es audit. It also falls within the Creighton Woods Local Wildlife Site. Pars to be a disused mineshaft on site. The site's amenity and wildlift in that it is proposed that it remains allocated as green belt.	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0407				
Name:	WENTWORTH RO	AD			
Address:	SWINTON				
Town	ROTHERHAM				
Hectares:	4.86	Net Hectares:	3.40		
Dwellings:	102	Employment Land	0.00		
Development Site? Site Allocation: No					
Mthic cito d	loos not form a logic	eal extension to the urban area and	ic not wall-		

Wthis site does not form a logical extension to the urban area and is not well-connected to existing residential areas. The site is surrounded on three sides by open countryside and developing this site for residential purposes would have a negative impact on the openess and character of the Green Belt. Direct access to Wentworth Roasd unlikely to be supported. Site remote from facilities and would have poor links to existing residential development. Transportation Team rate site red. Retain as Green Belt.



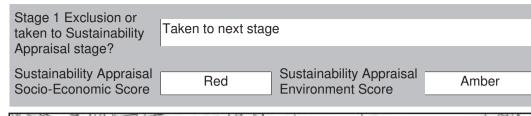
Ref:	LDF0457	Observed Food affective or	
Name:	LAND ADJACENT TO MUIRFIELD AVENUE	Stage 1 Exclusion or taken to Sustainability Appraisal stage? Taken to next stage	
Address:	SWINTON	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score	Red
Town Hectares: Dwellings: Developm This site is and coach secommend reenspace the business are site, how emains alloated this si	ROTHERHAM 0.99 Net Hectares: 0.79		
		© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0539	Stage 1 Exclusion or
Name:	QUEEN STREET WEST	taken to Sustainability Appraisal stage? Taken to next stage
Address:	QUEENT STREET	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber Amber Score
Town	SWINTON	
Hectares:	4.41 Net Hectares: 0.00	
Dwellings	Employment Land 4.41	
Developm	nent Site? Site Allocation: No	Wath Road Junction
	ap between Swinton and Mexborough contrary to the purposes of and within the Green Belt. Propose retain as Green Belt allocation.	Recn Gd Mexbarough West Junction PW Allot Gdns Bow Broom Bridge Sports Iround OCTOWN copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE Gdns NOT TO SCALE

Ref:	LDF0540			Stage 1 Exclusion or			
Name:	QUEEN STREET EAST			taken to Sustainability Appraisal stage?	Taken to next stag	ge	
Address:	QUEEN STREET			Sustainability Appraisal Socio-Economic Score	Red	Sustainability Apprais Environment Score	Amber
Town	SWINTON			Path Matt			Highwoo
Hectares:	7.57	Net Hectares:	0.00	Mexbor	Hern Gd ough West iction		Aliotmicot
Dwellings:	0	Employment Land	7.57	SI WILL		Sycamore none	310
Developm	ent Site? Site Allocation:	No					Roman Terrace
trategic ga	p between Swinton and Mexbind within the Green Belt. Reta	orough contrary to the purpose ain Green Belt allocation.	es of	Bow-Broom Swinton Queen Primary School © Crown copyright. Rothe	Allot Solling Broom Broom Bridge Collns Broom Oxidge Collns Colln	Vare louse 10. 100019587	Warehouse NOT TO SCALE

Ref:	LDF0775		
Name:	WENTWORTH RO	AD	
Address:	SWINTON		
Town	ROTHERHAM		
Hectares:	4.37	Net Hectares:	3.06
Dwellings:	92	Employment Land	0.00
Developm	ent Site? Site A	llocation: No	
Site is alloc	ated High Quality / F	ligh Value in the Rotherham Gree	nspaces Audit.

Site is allocated High Quality / High Value in the Rotherham Greenspaces Audit. The recreation ground is immediately adjacent to to an existing residential area. Direct access to Wentworth Roasd unlikely to be supported. Site remote from facilities and would have poor links to existing residential development. Transportation Team rate the adjacent site LDF0407 red and this site is in a smilliar position in realtion to transport access. Retain as Green Belt in use as a recreation ground.





Ref:	LDF0788			Stage 1 Exclusion or
Name:	THE BRICKWORKS			taken to Sustainability Appraisal stage? Taken to next stage
Address:	KINHURST ROAD, KII	LNHURST		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Red
Town	ROTHERHAM			
Hectares:	1.22	Net Hectares:	0.00	
Dwellings	: 0	Employment Land	1.22	
Developm	ent Site? Site Alloc	cation: No		
ailway line he site's su	. Employment uses rem	dustrial estate; part of the site adjoir nain most appropriate for this locatio therefore proposed to retain the site ion.	n given	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0789		Stage 1 Exclusion or
Name:	BROOKHOUSE (C	PPPOSITE BRICKWORKS)	taken to Sustainability Appraisal stage? Taken to next stage
Address:	KILNHURST ROAL	D, KILNHURST	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber Amber
Town	ROTHERHAM		
Hectares:	0.63	Net Hectares: 0.50	
Dwellings	: 15	Employment Land 0.00	
Developm	ent Site? Site A	Allocation: No	
oreach a st	rong Green Belt bou	xtension to the existing urban area and would undary. Retain the existing Green Belt allocation.	© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref: Name:	LDF0790 LAND AT CHARLES	S ST		Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	CHARLES STREET	T/THOMAS STREET, KILNHURST		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM			Works Visit of the Control of the Co
Hectares:	0.21	Net Hectares:	0.00	
Dwellings	0	Employment Land	0.21	
Developm	ent Site? Site Al	llocation: No		+ 22.8m HOOTON ROAD
dentify as a		n the site's surrounding context. It is to is therefore proposed to retain the site cation.		© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0811		
Name:	FIELDS OFF GOLI	DEN SMITHIES LANE (WEST OF I	LDF0379)
Address:	FIELDS OFF GOLI	DEN SMITHIES LANE	
Town	SWINTON		
Hectares:	8.60	Net Hectares:	6.02
Dwellings:	181	Employment Land	0.00
Developm	ent Site? Site A	Allocation:	
·	ومحرم والممالة مامير مامير	anne del estre de desentación de estre	a contability at the bar

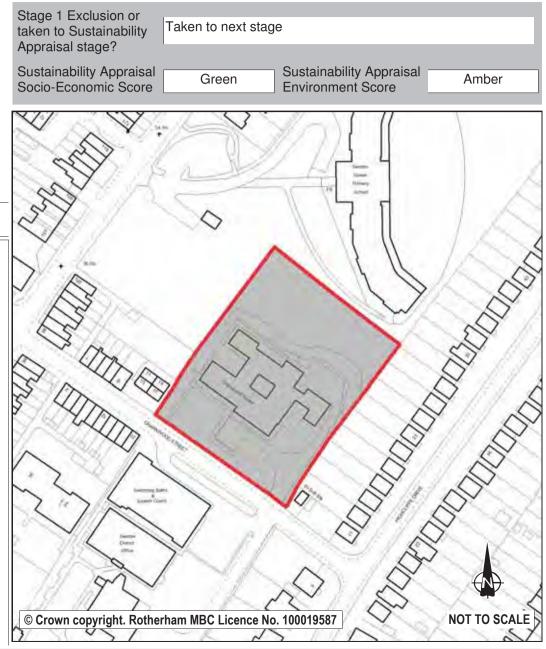
There are archaeological concerns relating to the allocation of sites within this wider island of Green Belt, and the Stage 3 Archaeological Scoping Study provides further details. There are issues relating to the allocation of further sites from within this island of Green Belt that would compromise the integrity of the Green Belt in this location. In recognition of these concerns it is proposed to retain the Green Belt allocation of this site.





Ref:	LDF0827			
Name:	CHARNWOOD HO	USE		
Address:	CHARNWOOD ST	REET		
_				
Town	SWINTON			
Hectares:	0.62		Net Hectares:	0.49
Dwellings:	20		Employment Land	0.00
Developm	ent Site? Site A	Allocation:	Residential Development Site	Э

This site is currently allocated as residential in the Unitary Development Plan. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, access availability, being previously developed (brownfield) and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). No significant constraints to development have been identified. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Wales and Kiveton Park

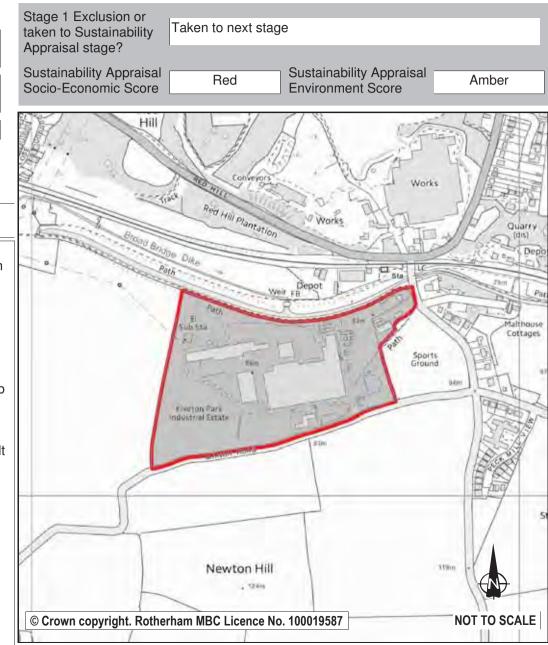
Ref:	LDF0460			Ctage 1 Evaluaion es			
Name:		TON PARK STATION		Stage 1 Exclusion or taken to Sustainability	Taken to next stage	е	
ramo.				Appraisal stage?			
Address:	OFF PACKMAN LA	ANE, KIVETON PARK		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisa Environment Score	Amber
Town	KIVETON PARK			1	3	The same	tl)
Hectares:	0.76	Net Hectares:	0.00		12		
Dwellings	0	Employment Land	0.76		n	S M	1 Jun
Developm	ent Site? Site A	Allocation: No		& Flymator	Work		
substandar site could p ocation and	d access. Continuat otentially be used fo d the existing use is	noting that the site is not sustainable a ion of existing use is recommended. A or other uses, this is not a particularly suprobably the most suitable. It is therefor ain allocated for industry and business	though the ustainable ore	Novesco Park Industrial Estate © Crown copyright. Roth	erham MBC Licence No	. 100019587	Kiveton Park NOT TO SCALE

Ref:	LDF0461			
Name:	UNSCO STEEL			
Address:	UNSCO STEELS I	LTD. MANOR ROAD,		
T	KINETON DADIK		[[
Town	KIVETON PARK			
Hectares:	12.51	Net Hectares:	8.76	
Dwellings	: 0	Employment Land	12.51	
Developm	nent Site? Site A	Allocation: No		
This site is allocated for industry and business. In the 2010 Employment Land				

This site is allocated for industry and business. In the 2010 Employment Land Review the site (ELR93) scored moderately (2) with a recommendation to retain the current employment allocation.

The site currently has various commercial uses taking place. Road access is limited due to a narrow listed bridge close to the junction with Red Hill/Dog Kennels Lane and the narrow country lanes linking this site to Harthill and Thorpe Salvin. Previous applications for residential development and for mixed use industry/commercial/residential development have been refused at appeal for a number of reasons, including the poor sustainability of the location and sub standard highway network.

Given the above there are limited options for redevelopment of this site for alternative uses, and it remains in use providing a number of job opportunities. It is proposed that the site remains allocated for employment use but that, having regard to the site's constraints, this is limited to B1 business uses only. This would not affect any other industrial uses on site which have planning permission.



Development Site? ✓ Site Allocation:

Ref:	LDF0462		
Name:	KIVETON PARK C	OUNCIL DEPOT	
Address:	KIVETON PARK D	EPOT, DOG KENNELS LANE	
Town	KIVETON PARK		
Hectares:	0.62	Net Hectares:	0.00
Dwellings:	0	Employment Land	0.00

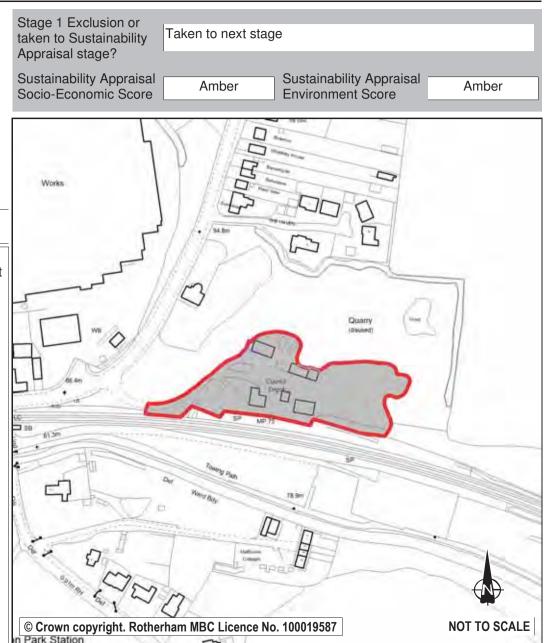
An assessment of needs for Gypsy and Travellers has been carried out for South Yorkshire. This new report provides an update to the 2006/07 assessment and covers the accommodation needs for Gypsies and it identifies both current and future accommodation needs of the Gypsy and Traveller communities by use of local data. While this study is for the whole of South Yorkshire, it provided a separate analysis for each local authority. The final report indicates the assessed need in Rotherham Borough is for 9 pitches.

Gypsy/traveller site

Three possible sites have been included in previous LDF consultations; LDF0462 Kiveton Park, New Orchard Lane Thurcroft (LDF0441) and part of Warren Vale, Rawmarsh (LDF0056) which was considered as a potential housing site. These sites were assessed and the Kiveton Park site was chosen as the best potential site and in Council ownership; this site could accommodate up to eight pitches. The sites were assessed along with the other possible LDF allocations and this site has been subject to sustainability appraisal.

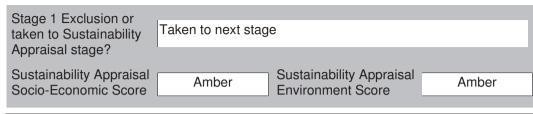
Environmental policies are included within the Local Plan to ensure any impact that development has on the natural environment is fully considered and mitigated where possible. Future planning applications for development will be considered with regard to all policies within the Local Plan. The Highway Authority consider the site to be suitable, subject to access improvements The Council has fully engaged with the local education authority in preparing its Local Plan. If new schools or extensions to existing schools are needed in any area then these will need to be provided. Developer contributions towards school capacity will be sought if required.

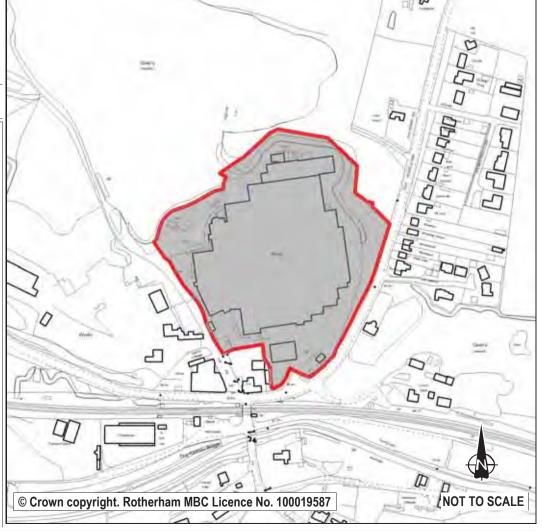
Statements of support have been received from two organisations representing Gypsy and Traveller communities stating that this would be a particularly suitable site, which would be welcomed by practically all Gypsies and Travellers.



Ref:	LDF0463		
Name:	KIVETON PARK S	TEEL AND WIRE	
Address:	KIVETON PARK S	TATION	
Town	KIVETON PARK		
Hectares:	3.91	Net Hectares: 0.00	
Dwellings:	0	Employment Land 3.91	
Developm	ent Site? Site A	Allocation: No	_
er e e e		11 ' 1 11 0040 E 1 1 1	

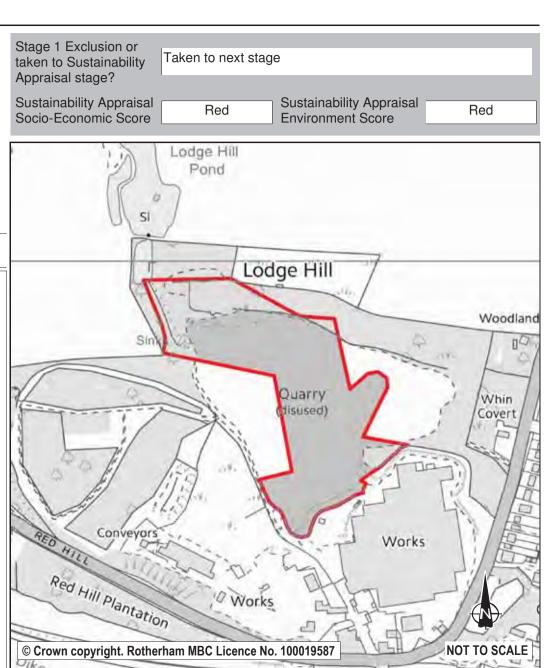
This site is allocated for industry and business. In the 2010 Employment Land Review the site (ELR110) scored moderately (2) with a recommendation to retain the existing employment allocation. There are no major constraints to development, although the site is not particularly well located in terms of sustainable travel and concerns have been raised by residents of South Anston regarding lorry movements through the village. However the site is currently in use and therefore it is proposed that the site remain allocated for industry and business.





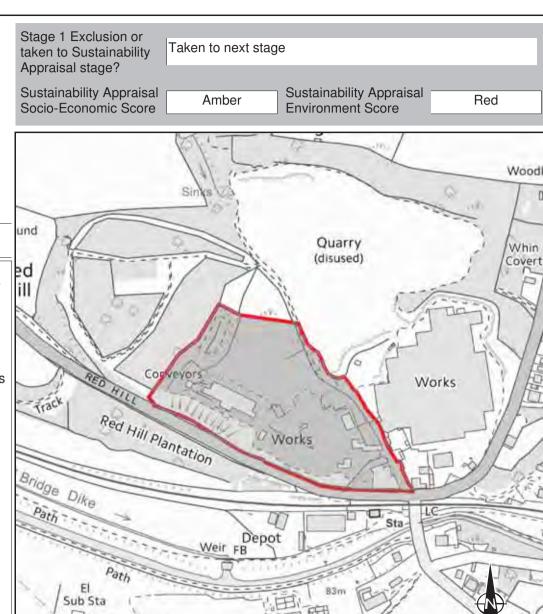
Ref:	LDF0464		
Name:	THE QUARRY		
Address:	THE QUARRY, KIN	/ETON PARK,	
Town	KIVETON PARK		
Hectares:	4.44	Net Hectares:	0.00
Dwellings:	0	Employment Land	4.44
Developm	ent Site? Site A	Allocation: No	

This site is allocated for industry and business and in use for waste recovery activities. In the 2010 Employment Land Review the site (ELR109) scored moderately (2) with a recommendation to retain the existing employment land allocation. The site has poor access to Dog Kennels Lane, and some existing uses (recycling) are time limited with a restriction on lorry movements. It is anticipated that the site will be restored following the completion of works granted 16/03/2011 for RB2011/0298. There have been concerns from residents of South Anston regarding lorry movements through the village, and in broader terms the site has poor sustainability credentials. However there are no other major constraints to development and the site remains active at present. It is therefore proposed that the site continues to be allocated for industry and business and is identified as a Minerals Infrastructure Site on the emerging Policies Map.



Ref:	LDF0465		
Name:	ANSTONE WORKS	S	
Address:	KIVETON PARK S	TATION	
Town	KIVETON PARK		
Hectares:	4.73	Net Hectares:	0.00
Dwellings	0	Employment Land	4.72
Developm	ent Site? Site A	Allocation: No	

This site is allocated for business and industrial use and is already in use. Transportation rate the site amber noting that the site has poor access and poor sustainability credentials. There have been complaints from residents of South Anston regarding lorry movements through village. However given the site's neighbouring industrial and business uses, and the fact that the site is not considered sustainable for other uses such as housing, it is proposed that the site remains allocated for industry and business and is identified as a Minerals Infrastructure Site on the emerging Policies Map. It is noted that the site contains a Regionally Important Geological Site (R66 Red Hill Plantation.)



© Crown copyright. Rotherham MBC Licence No. 100019587

Sport NOT TO SCALE

Ref:	LDF0467	Stage 1 Exclusion or	
Name:	RED HILL	taken to Sustainability Appraisal stage? Not attached to settlement	
Address:	LAND NORTH OF RED HILL	Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score	
Town	KIVETON PARK	20	
Hectares:	1.89 Net Hectares: 0.00		
Dwellings	Employment Land 0.00	A HO	
Developm	nent Site? Site Allocation: n/a	H L	
		Harrie I	
			/
		0000	
		The same and and and the same and the same and	
		2400	
		Bed HI	
		0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	/
		35	
		© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref: LDF0469

Name: KEETON HALL ROAD

Address: LAND OFF KEETON HALL ROAD

Town KIVETON PARK

Hectares:3.16Net Hectares:2.53Dwellings:101Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

This site is currently allocated residential. It is proposed that this site should continue to be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including access and the site being within a Local Wildlife Site (LWS 9 Axle Lane), an ecological survey of the site has been undertaken and the extent of the interest has been investigated. It is anticipated that these constraints will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Amber



Ref:	LDF0470								
Name:	KIVETON PARK, FORMER COLLIERY (NORTH)								
Address:	FORMER COLLIER	RY							
Town	KIVETON PARK								
Hectares:	8.41	Net Hectares:	5.89						
Dwellings:	235	Employment Land	0.00						
Developm	ent Site? Site A	Allocation: No							

Access into this site would be from Hard Lane in the East - the western access from Colliery Road is unsuitable. Vehicular access from Hard Lane is more remote from the services and facilities associated with the community of Kiveton Park appearing to be a less sustainable location. The site is not well linked to existing residential area. Local Wildlife Site LWS 4 Chesterfield Canal is immediately adjacent to this site. Protected species are a major constraint to development of the site. In the surface water flood assessment the site was rated red. It is proposed to retain the Green Belt allocation.

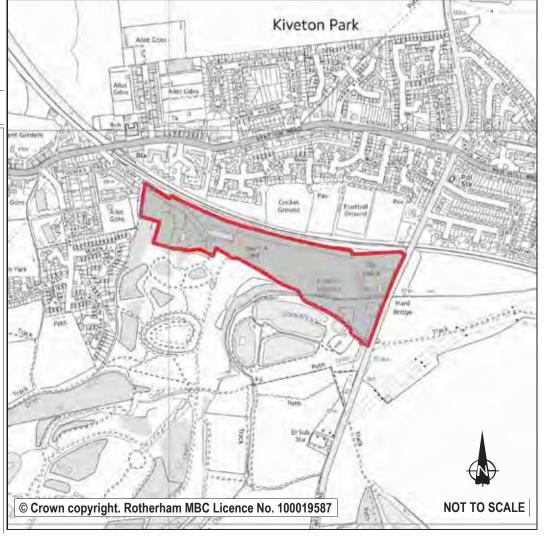
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Red

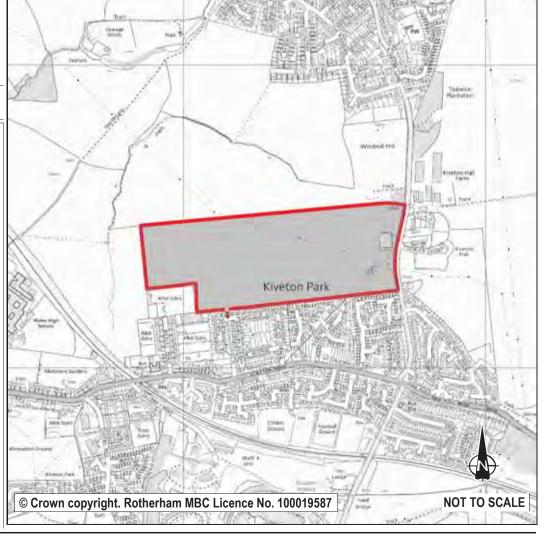


Ref:	LDF0472						
Name:	KIVETON LANE						
Address:	OFF KIVETON LAI	NE					
Town	KIVETON PARK						
Hectares:	23.57	Net Hectares:	16.50				
Dwellings:	660	Employment Land	4.71				
Development Site? Site Allocation: No							
		D 10 T1 10 11 11 11 11					

This site is allocated as Green Belt. The site is large and exposed and slopes down to the west with overhead pylons crossing the site. In access terms the site not currently well linked to existing residential area/facilities along Station Road unless additional land/demolition is available. There are Public Rights of Way (PROW) constraints and Public footpath 23 crosses the south-eastern portion of the site. The site scores red for protected species. There is no natural Green Belt boundary to North of site - large arable field.

The site was surveyed as part of the 2010 Employment Land Review (ELR132) where it scored moderately (2) with a recommendation to identify part of the site for employment use should the larger site come forward. It is proposed to retain its Green Belt allocation.





Ref:	LDF0473		
Name:	WESLEY ROAD A	LLOTMENTS EAST	
Address:	R/O WESLEY ROA	AD.	
Town	KIVETON PARK		
Hectares:	1.85	Net Hectares:	1.48
Dwellings	59	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
-		1 11 11 11 15 15 1	. 51

This site is allocated as urban greenspace in the Unitary Development Plan and is currently in use as allotments. Out of the three allotments in this area, this is the best located in terms of its relationship to the existing urban form. The other two allotments are Green Belt and if rationalisation were to happen with the three allotments off Wesley Rd, this would be the best one to develop. However there are significant concerns regarding access into all of these allotment gardens given the substandard access from Wesley Road, there is no suitable means of vehicular access available without additional land/demolition. It is therefore proposed to retain the current Urban Greenspace allocation.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

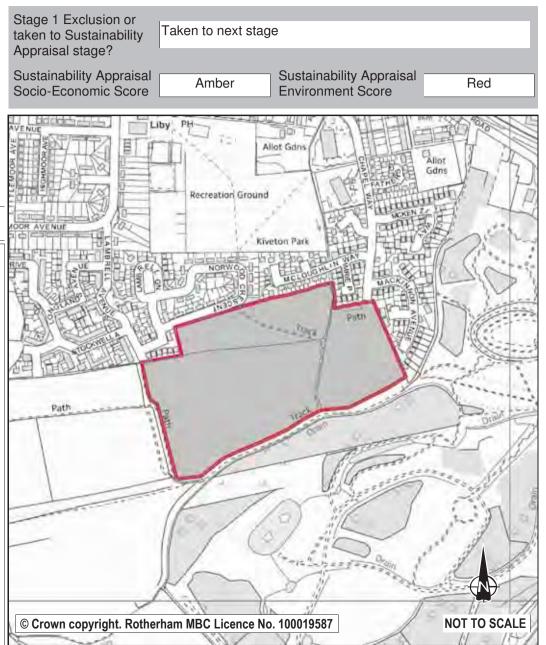
Sustainability Appraisal Environment Score

Amber



Ref:	LDF0475					
Name:	CHAPEL WAY					
Address:	OFF CHAPEL WAY					
_						
Town	KIVETON PARK					
Hectares:	9.58	Net Hectares:	6.70			
Dwellings	268	Employment Land	0.00			
Developm	Development Site? ✓ Site Allocation: Residential Development Site					

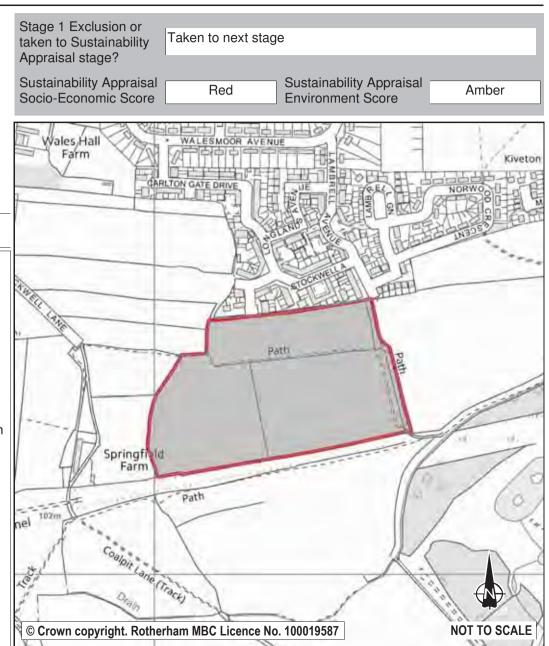
This site is currently allocated as residential in the Unitary Development Plan and it is proposed that this site continue to be allocated as a residential development site in recognition of its positive attributes, its proximity to the existing community and in meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). It is acknowledged that there are identified constraints including: the surface water flooding asssessment rating the site red, with a large area in the centre of the site subject to flooding, this issue will need to be resolved through drainage attenuation measures on the grant of any planning permission; and the line of the Chesterfield Canal with associated Local Wildlife Site designation. The Chesterfield Canal, runs adjacent to part of the southern boundary of this site and any potential future development of this site must buffer the line of the Chesterfield Canal to enable its re-instatement in the future. It is anticipated that any constraints identified will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process. the results of which are included within the Integrated Impact Assessment.



Ref:	LDF0476									
Name:	SOUTH OF LAMBI	SOUTH OF LAMBRELL AVE								
Address:	LAND SOUTH OF LAMBRELL AVE									
Town	KIVETON PARK									
Hectares:	7.85		Net Hectares:	5.50						
Dwellings:	220		Employment Land	0.00						
Developm	ent Site? Site A	Allocation:	Safeguarded land for re	esidential						

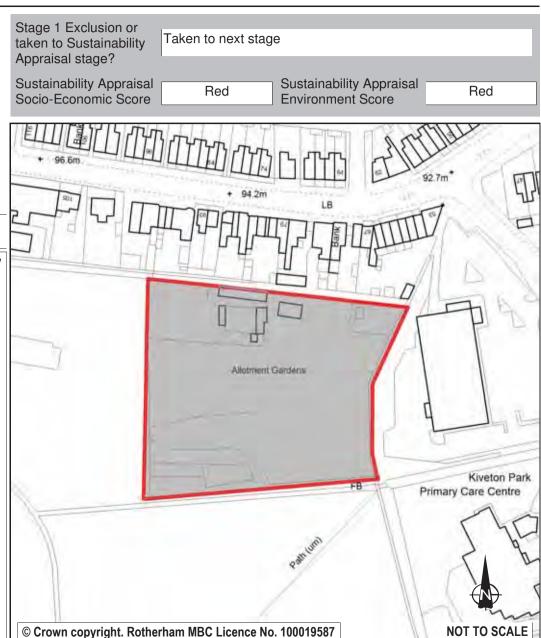
This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the site is rated amber in the surface water flood assessment, with a flood route identified running through the site; drainage attenuation measures will be required and careful cosnideration given to layout, floor and ground levels. The application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref:	LDF0477							
Name:	RECREATION GR	RECREATION GROUND ALLOTMENTS						
Address:	ALLOTMENT GARDENS, KIVETON PARK RECREATION GROUND							
Town	KIVETON PARK							
Hectares:	0.85	Net Hectares:	0.68					
Dwellings	27	Employment Land	0.00					
Development Site? ☐ Site Allocation: No								

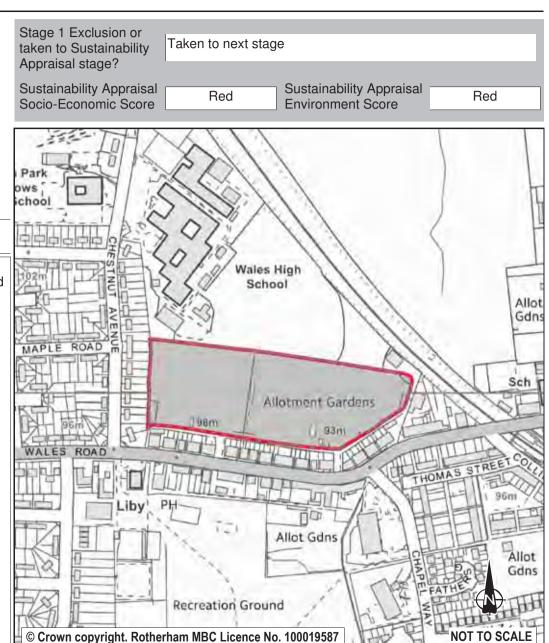
Although this site is part of the wider Urban Green Space allocation (rated as low quality / high value in the greenspace audit), it is a discrete piece of land, now in private ownership. The major constraint to development is access, noting that there is no suitable means of vehicular access available without additional land/demolition. The site is adjacent to Kiveton town centre. The 2011 borough wide Retail and Leisure Study does not identify the need for significant additional retail floorspace in this location. The site is rated amber in the surface water flood assessment. Therefore, given these constraints it is proposed to retain the current Urban Greenspace Allocation.



Ref:	LDF0478						
Name:	WALES RD/CHES	TNUT AVE ALLOTMENTS					
Address:	LAND NORTH OF WALES RD						
Town	KIVETON PARK						
Hectares:	3.32	Net Hectares:	2.65				
Dwellings:	80	Employment Land	0.00				
Development Site? Site Allocation: No							
This site is	allocated as urban o	reenspace in the Unitary Developr	nent Plan and				

This site is allocated as urban greenspace in the Unitary Development Plan and in use as allotments. There may be problems of multiple land owners on site and deliverability of a comprehensive scheme may be an issue if the site were to be proposed as a development site allocation.

Aside from its existing use the main constraint to development is a lack of access, noting that there is no suitable means of vehicular access available without additional land/demolition. Their future development would need to ensure that adequate car parking (and garage spaces) are provided to the residents fronting Wales Road. Consideration may also need to be given to the provision of well-maintained landscaped gardens for the benefit of local residents who do not have their own gardens. The site is rated amber in the surface water flood assessment. Given the above constraints it is therefore proposed to retain its Urban Greenspace Allocation.

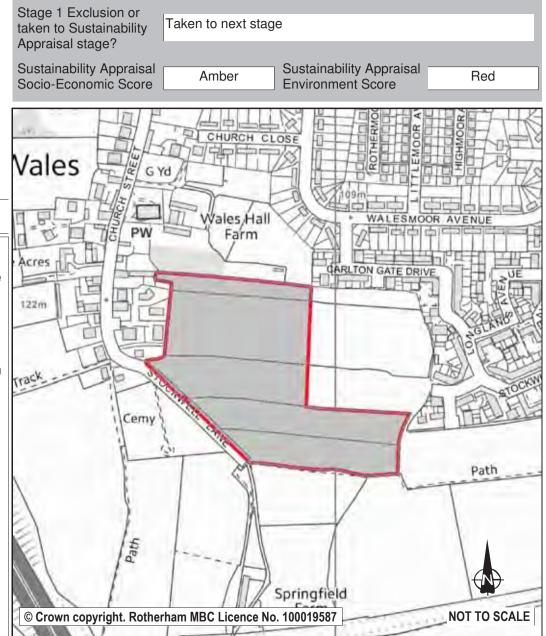


Ref:	LDF0479			Stage 1 Exclusion or
Name:	MANOR RD			taken to Sustainability Appraisal stage? Taken to next stage
Address:	LAND OFF MANC	PR RD		Sustainability Appraisal Socio-Economic Score Red Environment Score Amber
Town	WALES			Part la
Hectares:	6.35	Net Hectares:	4.44	The state of the s
Dwellings	: 168	Employment Land	0.00	B4m W
Developm	nent Site? Site	Allocation: No		
ncapable d	significant access is of satisfactorily cate en Belt allocation.	sues noting that Manor Road is likely to ring for the development of the whole of	be this site.	Lodge Track Track FORGE ROAD General Company Compa

Ref:	LDF0480				
Name:	STOCKWELL LAN	E			
Address:	OFF STOCKWELL	AVE			
Town	WALES				
Hectares:	4.88		Net Hectares:	3.41	
Dwellings:	137		Employment Land	0.00	
Developm	ent Site? Site A	Allocation:	Safeguarded land for re	sidential	
			1. D 1. 1. 1. 1. 1.		

This site is currently allocated as green belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref: Name:	LDF0481 WEST OF MANOF	R ROAD A		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Taken to next stag	ge	
Address:	R/O FORGE HOUS	SE, MANOR ROAD		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Red
Town	WALES				/	Lodge T	
Hectares	3.59	Net Hectares:	1.78		(+,		
Dwellings	: 71	Employment Land	0.00	11		開解補制	
This site is the rear of narrow in p suitable ve capacity is	allocated as Green properties along Ma laces with existing c hicular access witho	Belt and is in agricultural / paddock nor Road. The site is served by a related by a related by the lightest of the highway. There or Road. This scale of development in as Green Belt.	oad which is re is no e are possible	sts Wareh	-1000	Track Track Track	3m 99m STORTH-L

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0482			Stage 1 Exclusion or			
Name:	WEST OF MANOF	ROAD B		taken to Sustainability Appraisal stage?	Taken to next stag	je 	
Address:	R/O FORGE HOU	ISE, MANOR ROAD		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Amber
Town	WALES						JUDIN O
Hectares:	2.50	Net Hectares:	2.00			10	THE B
Dwellings	: 60	Employment Land	0.00			F	orange a
Developm	nent Site? Site A	Allocation: No				1	000000
Retain as G		cale of development is not, therefore a		© Crown copyright. Rothe	erham MBC Licence No	o. 100019587	CNOT TO SCALE

Ref: LDF0483

Name: NORTH OF SCHOOL RD

Address: R/O SCHOOL ROAD

Town WALES

Hectares: 5.99 Net Hectares: 4.19

Dwellings: 0 Employment Land 5.99

Development Site? ✓ Site Allocation: Employment Development Site

This site is allocated as Green Belt and is used for informal recreation. In the 2010 Employment Land Review the site (ELR141) scored poorly (1) with a recommendation that the non-employment allocation remain.

This and adjoining site LDF0484 have been considered together. Whilst access to the site may be problematic it is considered that this can be overcome, although access from the south which would require additional land/demolition of properties on School Road will not be supported. Land in this area has been promoted to the Council for development and having regard to the need to provide sufficient land to meet the borough's employment land requirement it is proposed to allocate this land as a development site for business and industrial use. It is acknowledged that a sufficient landscaping buffer will be required to ensure that the amenity of residential properties along School Road is not detrimentally affected.

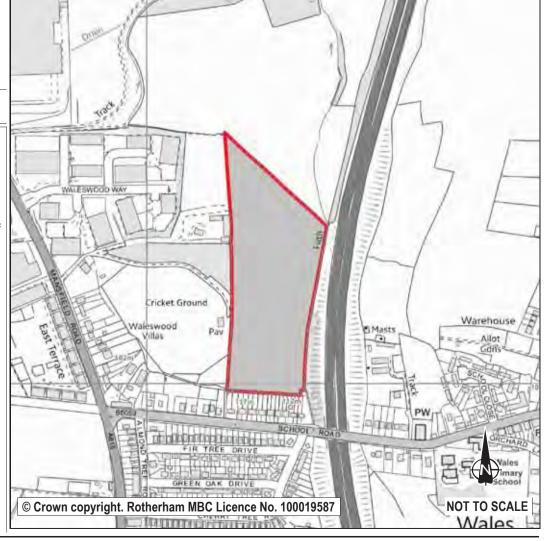
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Amber



LDF0484 Ref: OFF WALESWOOD WAY Name: Address: WALESWOOD WAY Town **WALES** 1.09 Net Hectares: 0.00 Hectares: Dwellings: 0 **Employment Land** 1.09 **Employment Development Site** Development Site? ✓ Site Allocation:

This site is allocated as Green Belt. It has been put forward as an extension to the adjoining industrial estate. In the 2010 Employment Land Review the site (ELR96) scored moderately (2) with a recommendation to retain the non-employment allocation.

This and adjoining site LDF0483 have been considered together. Whilst access to the site may be problematic it is considered that this can be overcome, although access from the south which would require additional land/demolition of properties on School Road will not be supported. Land in this area has been promoted to the Council for development and having regard to the need to provide sufficient land to meet the borough's employment land requirement it is proposed to allocate this land as a development site for business and industrial use. It is acknowledged that a sufficient landscaping buffer will be required to ensure that the amenity of residential properties along School Road is not detrimentally affected.

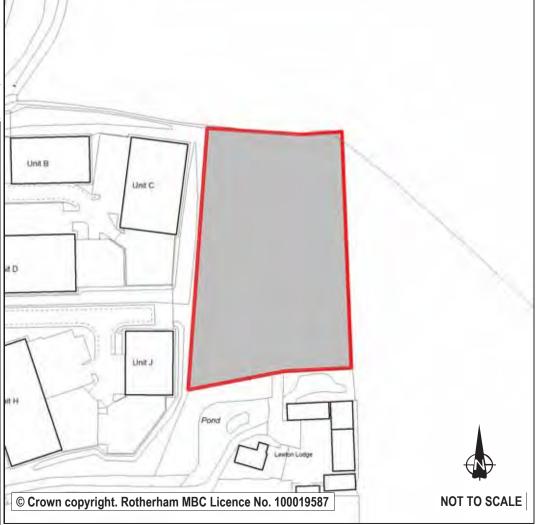
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Amber Environment Score



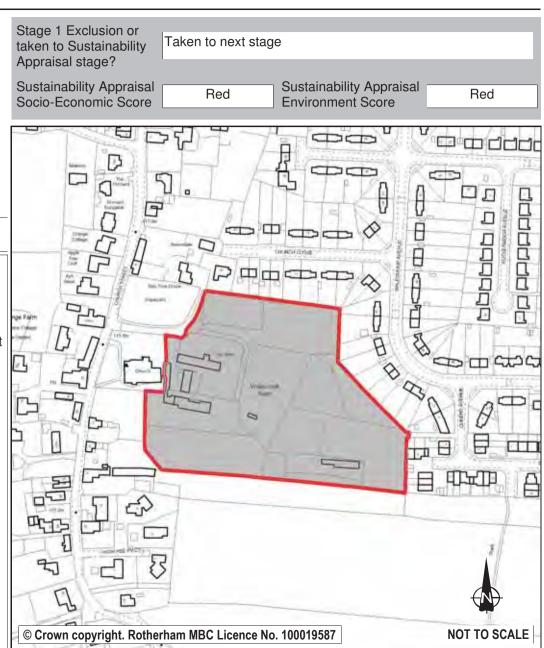
Ref:	LDF0547			Stage 1 Exclusion or	Takan ta navt ata	go.	
Name:	HARD LANE			taken to Sustainability Appraisal stage?	Taken to next sta	ge	
Address:	OFF HARD LANE			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Apprais Environment Score	Amber
Town	KIVETON PARK			AD H		1011	1000
Hectares:	0.43	Net Hectares:	0.35			D MA	O Shome
Dwellings	: 14	Employment Land	0.00		7117	47 45	7 24
Developm	nent Site? Site A	Allocation: Residential Development Sit	е	1//	Sports Pavilion	LUZE	
		r 14 residential units, the Policies Map val development site status.		© Crown copyright. Rother	nam MBC Licence N	El Sub Sta lo. 100019587	NOT TO SCALE

Ref: Name:	LDF0553 KIVETON PARK FORMER COLLIERY, SOUTH	Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	FORMER COLLIERY	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Red Red Environment Score
Town	KIVETON PARK	Wales Irun School
Hectares:	15.82 Net Hectares: 11.08	Garrie Barrier Comp.
Dwellings	Employment Land 0.00	Anament Sautem
Developm	ent Site? Site Allocation: No	St. T. St
Canal wher converted t	nd fishing lakes and should be retained for this use. The Chesterfield in restored will pass through this site and the fishing lakes can be to a marina for waterways usage at that time. The Surface Water is sment rates the site red. Retain as Green Belt.	Allot General Park Ground Rivetor Park Red General Ground Red General G

Ref:	LDF0554			Stage 1 Exclusion or	.	•	
Name:	R/O EAST TERRACE, WALE	ES BAR		taken to Sustainability Appraisal stage?	Retained as Urba	an Greenspace	
Address:	R/O EAST TERRACE			Sustainability Appraisa Socio-Economic Score		Sustainability Appraisa Environment Score	l
Town	WALES BAR				~	177	
Hectares:	1.39	Net Hectares:	0.00	1/5	1	My My	
Dwellings:	0	Employment Land	0.00		75		10
Developm	ent Site? Site Allocation:	n/a		1	1.		1
				7		BAR STANDARD TO THE STANDARD T	Waterwood Vite
				"			
					WALES	BAR	
					1	\ 3	
					\		5
						\ <u>\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\</u>	BE
							A
				Mintrolly .	1	TYTYN AVAN AVAN AVAN	V
				6.5=	THE	SOUTH Terraca	
						W. Ja	
							中星
				© Crown copyright. Roth	erham MBC Licence N	lo. 100019587	NOT TO SCALE

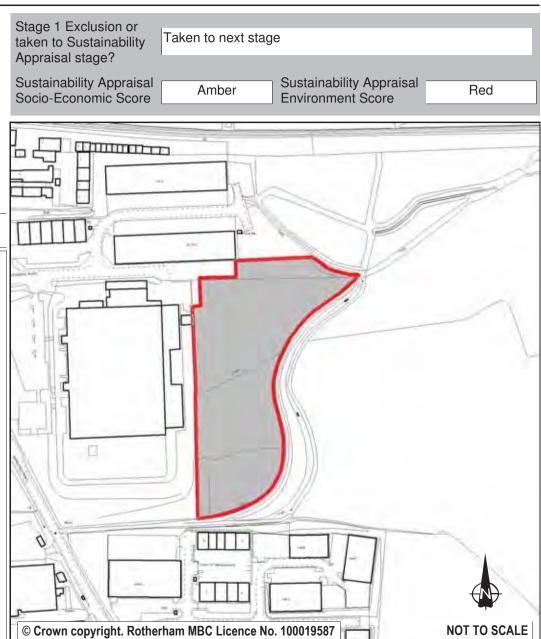
Ref:	LDF0557				
Name:	WALES HALL FARM, CHURCH STREET				
Address:	CHURCH STREET	-			
Town	WALES				
Hectares:	2.43	Net Hectares:	1.95		
Dwellings:	58	Employment Land	0.00		
Developm	ent Site? Site A	Allocation: No			
Western part of site in conservation area. Number of tree preservation orders on					

Western part of site in conservation area. Number of tree preservation orders on site. Adjoins listed building Church of St John the Baptist (Grade II*). No suitable means of vehicular access available. Transportation team rate site red. If Green Belt releases to south of this site for residential development, are confirmed, then this site will become an "island of Green Belt" which is contrary to National Planning Policy Framework. To protect the setting of the Church of St John the Baptist and the trees within the Conservation Area, it is considered appropriate that the site be reallocated to urban greenspace. These changes will not be made if the adjacent sites to the south are not identified as Safeguarded Land.



Ref: LDF0599 WALESWOOD (EAST) Name: Address: LAND TO EAST OF MANSFIELD ROAD Town 2.90 Net Hectares: 0.00 Hectares: Dwellings: **Employment Land** 0 2.85 **Employment Development Site** Development Site? ✓ Site Allocation: This site, currently allocated for employment use and part of the wider industrial

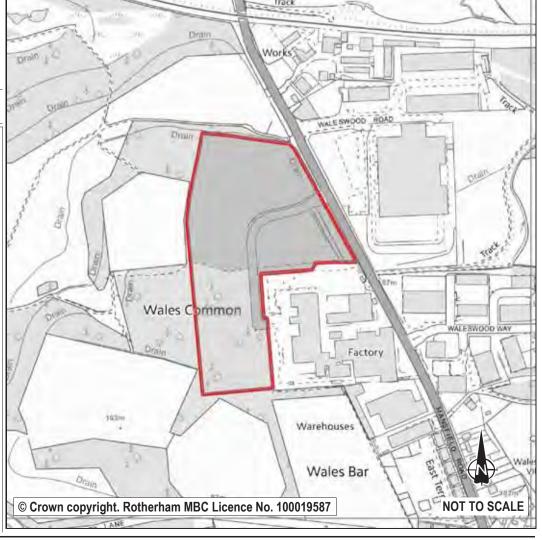
This site, currently allocated for employment use and part of the wider industrial area, has no constraints to development. In the 2010 Employment Land Review the site (ELR20) scored moderately [2], with a recommendation to retain as an employment development site. It is therefore proposed to retain the current business and industrial use allocation and to identify this as a development site.



Ref: LDF0600 WALESWOOD (WEST) / VECTOR 31 Name: Address: LAND TO WEST OF MANSFIELD ROAD Town 8.88 Net Hectares: 0.00 Hectares: Dwellings: 0 **Employment Land** 8.85 **Employment Development Site** Development Site? ✓ Site Allocation:

This site, which is part of the wider industrial area, has been backfilled following open cast coal mining operations and development platforms have been created. Surface water assessment shows a flood route through the site; however this is not identified as a constraint to development. It is identified as an employment development site in the current UDP. Although it is not particularly close to residential areas it is on a bus route and within an established industrial area. In the 2010 Employment Land Review the site (ELR21) scored moderately [2] with a recommendation that it be retained as an employment development site. It is therefore proposed to retain the site's business and industrial use allocation and identify it as an employment development site.

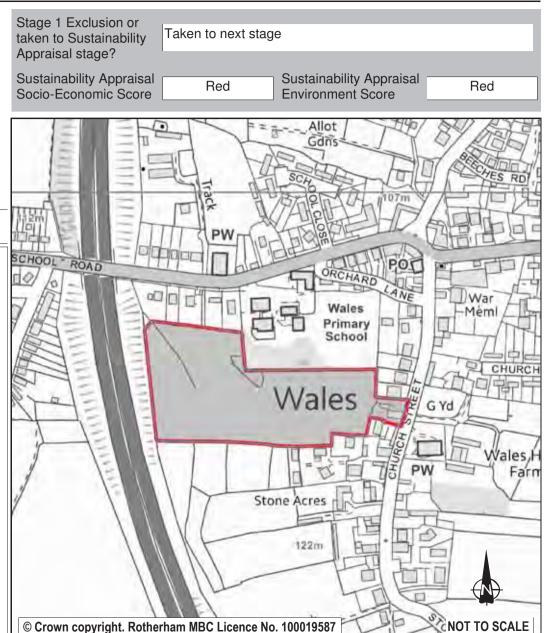




Ref:	LDF0679			Stage 1 Exclusion or
Name:	WALLED GARDEN AT KIVE	TON HALL, KIVETON PARK		taken to Sustainability Appraisal stage? Remote from settlement
Address:	KIVETON HALL, KIVETON P	ARK		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			
Hectares:	0.40	Net Hectares:	0.00	Stoney Oaks
Dwellings:	0	Employment Land	0.00	
Developm	ent Site? Site Allocation:	n/a		TODWICK COURT Kiveton Hall
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

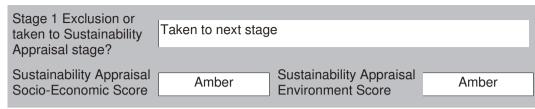
Ref:	LDF0702		
Name:	LAND WEST OF C	HURCH STREET, WALES.	
Address:	WALES		
Town	WALES		
Hectares:	3.18	Net Hectares:	2.54
Dwellings:	76	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
otain as G	roon Bolt agricultur	al land. Parts of the site have a nu	mhor of

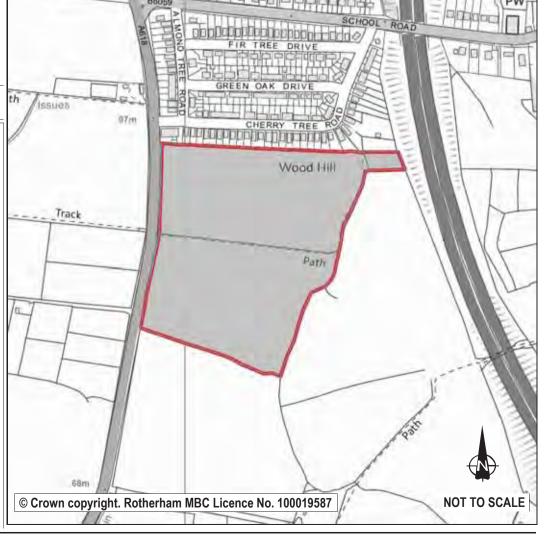
Retain as Green Belt agricultural land. Parts of the site have a number of concerns including being within the M1 Motorway corridor and an Air Quality Management Area; within a motorway buffer zone; and having no access other than by demolishing a property on Church Street that is within the Conservation Area. It is adjacent to the eastern edge of the South Yorkshire Forest and significant planting is noticable in the motorway cutting. Church Street itself is very rural in nature. Within 250m of Church of St John the Baptist (Grade II*). Retain as Green Belt.



Ref:	LDF0703					
Name:	LAND SOUTH OF	CHERRY TREE ROAD, WALES BAR				
Address:	WALES BAR					
Town	WALES		ľ			
Hectares:	8.69	Net Hectares:	6.09			
Dwellings:	183	Employment Land	0.00			
Developm	Development Site? Site Allocation: No					

Retain as Green Belt agricultural land. Development of this site would be a significant visual intrusion into open countryside. The site would be highly visible within the wider landscape. There are limited services and facilities available at Wales Bar. It is considered that there would be problems integrating new housing on this site into the existing community given the lack of links from Cherry Tree Road. Access into the site is from Mansfield Road, this is the A618 and the site is close to a traffic lighted junction at the B6059 serving Wales and Kiveton Park. A public right of way bisects the site east to west and leads to School Road.





Ref: Name:	LAND WEST OF M	ANSFIELD ROAD, WALES BAR		Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	WALES BAR			Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			Wales Bar Waleswood Pav Villas Pav
Hectares:	6.86	Net Hectares:	0.00	Wales bal
Dwellings:	0	Employment Land	0.00	97111
Developm	ent Site? Site A	llocation: n/a		93m B6066
				Path Issues 97m CHERRY
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

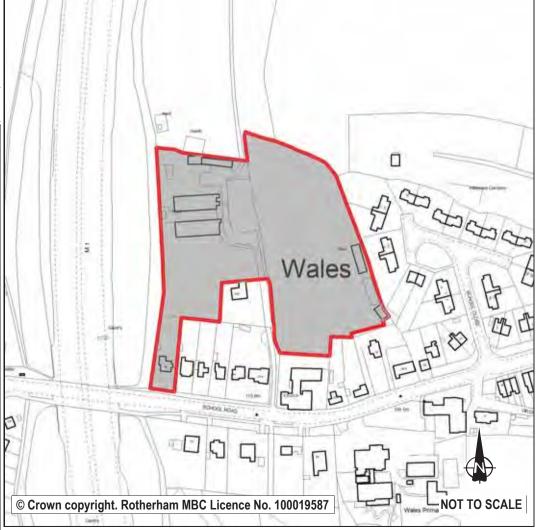
Ref:	LDF0720			Stage 1 Exclusion or	Taken to next sta	222	
Name:	LAND TO THE WEST OF MA	ANOR ROAD		taken to Sustainability Appraisal stage?	Taken to next sta	ige	
Address:	WALES			Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Amber
Town	ROTHERHAM			/	/	/	/
Hectares:	1.45	Net Hectares:	1.16	/			1
Dwellings	: 35	Employment Land	0.00				D D
Developm	nent Site? Site Allocation:	No		1		1	70
egarding N	nout additional land/demolition. Manor Road. This scale of deve Green Belt.			© Crown copyright. Rothe	erham MBC Licence N	No. 100019587	NOT TO SCALE

Ref:	LDF0721	Stage 1 Exclusion or
Name:	LAND TO THE NORTH OF STATION ROAD	taken to Sustainability Appraisal stage? Taken to next stage
Address:	KIVETON PARK	Sustainability Appraisal Socio-Economic Score Red Environment Score Red
Town	ROTHERHAM	30m)
Hectares:	10.38 Net Hectares:	7.27
Dwellings	: 291 Employment Land	0.00
Developm	nent Site? Site Allocation: No	
	e west, there is no suitable means of access. Red for protected etain as Green Belt Allocation.	Park ows ichool Wales High School Allot Gdns Allot Gdns Allot Gdns Allot Gdns Sch O O Crown copyright. Rotherham MBC Licence No. 100019587 Allot Gdns NOT TO SCALE

Ref:	LDF0796		
Name:	LAND OFF SCHOO	DL ROAD	
Address:	SCHOOL ROAD		
Town	WALES		
Hectares:	1.77	Net Hectares:	1.42
Dwellings:	43	Employment Land	0.00
Developm	ent Site? Site A	llocation: No	
Part of this	site is within the Air (Quality Management Zone and wit	hin the

Part of this site is within the Air Quality Management Zone and within the corridor identified for the M1 motorway widening scheme. Noise may be a significant issue. Majority of site is currently in agricultural use. Retain residential designation and Green Belt allocation.





ESLEY ROAD					
END OF WESLEY ROAD, KIVETON PARK					
Net Hectares:	1.24				
Employment Land	0.00				
Development Site? Site Allocation:					
	OAD, KIVETON PARK Net Hectares: Employment Land				

This site is allocated as Green Belt and currently vacant allotments and kennels. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. As the settlement target in Policy CS1 of the adopted Core Strategy, for Wales / Kiveton Park has been met, it is not proposed to allocate this site. Retain as Green Belt.

Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

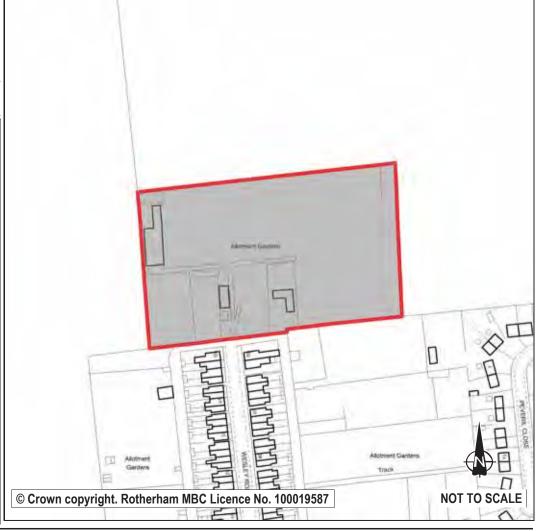
Taken to next stage

Sustainability Appraisal Environment Score

Amber

Amber

Amber

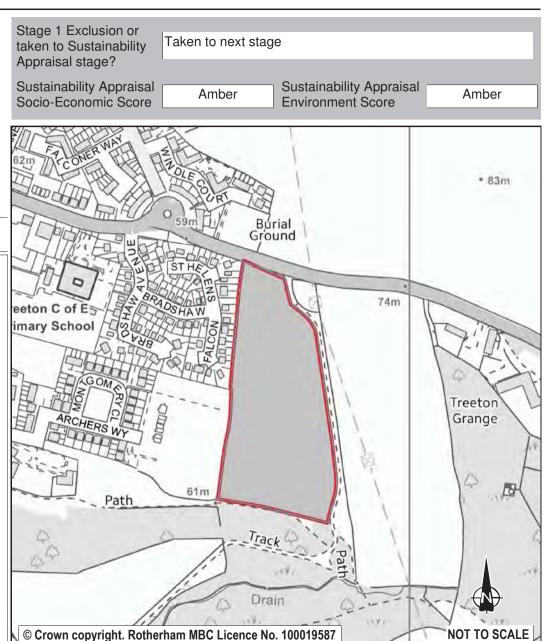


Catcliffe, Treeton and Orgreave

Ref:	LDF0132		Stage 1 Exclusion or			
Name:	LAND AT JUNC	TION 33	taken to Sustainability Appraisal stage?	Taken to next stage		
Address:	CATCLIFFE		Sustainability Appraisal Socio-Economic Score		stainability Appraisal vironment Score	Amber
Town	ROTHERHAM			Brinswo Switching S	orth Station	Haw
Hectares	7.25	Net Hectares: 0	00	1	/ //	
Dwellings	0	Employment Land 2	17			
Developn	nent Site? Site	e Allocation: No - Retain Mixed use	WOON WAY			
and backg Motorway	Service Area.	etails of the appropriate menu of uses. A propos	ARM COSE DOTAIN	rham MBC Licence No. 100	Drain 019587	Junction 33 NOT TO SCALE

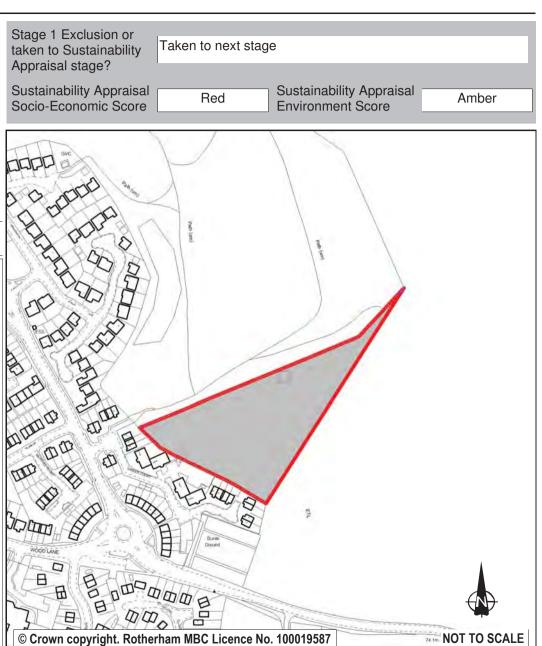
LDF0489 Ref: LAND TO THE SOUTH OF WOOD LANE Name: Address: WOOD LANE **TREETON** Town 3.14 Net Hectares: 2.51 Hectares: 75 Dwellings: **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes it is adjacent to existing housing to the west, once housing site H45 has been developed this site could form a minor extension to Treeton and meet the settlements role established in the Spatial Strategy over the Plan period (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that the site is in close proximity to LWS 32 Treeton Dyke, it is anticipated that this issue will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. The site has been rated amber in the surface water flooding assessment and it is noted that that there is a possible overland flood route through the site. Layout, floor and ground levels will need careful consideration. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Ref:	LDF0490					
Name:	LAND OFF HIGH H	HAZEL ROAD				
Address:	HIGH HAZEL ROAD					
Town	TREETON					
Hectares:	1.29	Net Hectares:	1.03			
Dwellings:	31	Employment Land	0.00			
Development Site? Site Allocation: No						
is considered appropriate to retain the existing green belt allocation as						

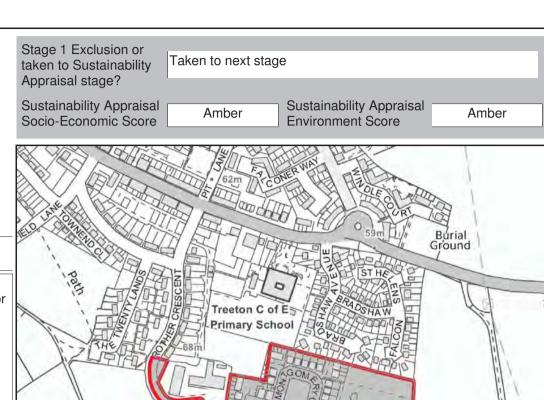
It is considered appropriate to retain the existing green belt allocation as Transportation rate the site red noting that no suitable means of vehicular access is available without additional land/demolition. Furthermore, an electricity line runs through the site and a pylon is situated within it. The site's relationship to the existing built form is such that an incongruous tongue of development would be established if alternative uses were promoted.



8 2 400 8

Ref: LDF0491 Name: LAND OFF ROTHER CRESCENT Address: ROTHER CRESCENT Town **TREETON** Net Hectares: 3.12 2.49 Hectares: Dwellings: 43 **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

The site has planning permission for housing and is currently being developed. In light of the planning permission it is proposed that the site remain allocated for residential use, and that part of the site currently allocated for community use also be allocated for housing.



Jetties

© Crown copyright. Rotherham MBC Licence No. 100019587

61m

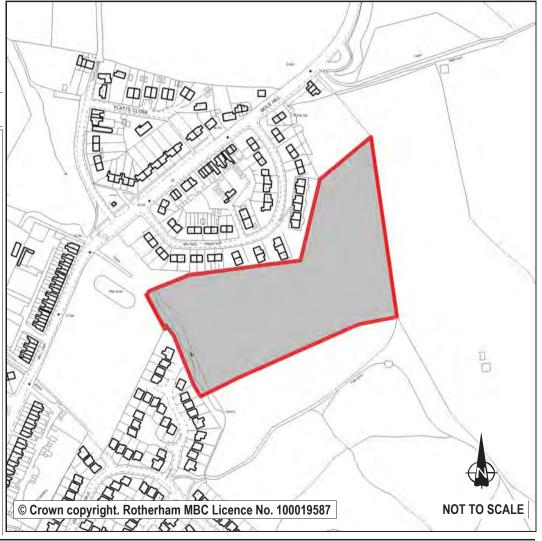
Drain

NOT TO SCALE

Ref:	LDF0492					
Name:	FIELD OFF CHAN	DLER GROVE				
Address:	CHANDLER GROVE					
Town	TREETON					
Hectares:	3.05	Net Hectares:	2.44			
Dwellings	98	Employment Land	0.00			
Development Site? Site Allocation: No						
is considered appropriate to retain the existing green belt allocation as						

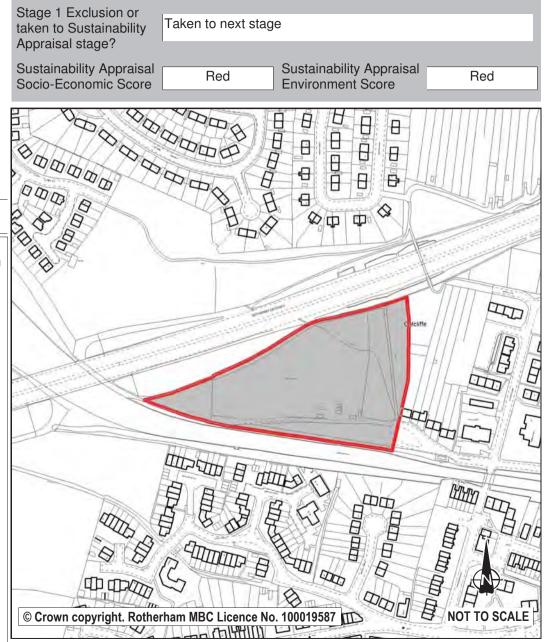
It is considered appropriate to retain the existing green belt allocation as Transportation rate the site red owing to no suitable access being available without additional land. Furthermore, the site's landscape sensitivity and topography further justify this stance.





Ref:	LDF0493					
Name:	LAND OFF STATION ROAD					
Address:	ess: STATION ROAD					
Town	CATCLIIFE					
Hectares:	1.81		Net Hectares:	1.45		
Dwellings:	58	Em	ployment Land	0.00		
Developm	_					

It is considered appropriate to retain the site's existing urban greenspace allocation as Transportation rate the site red as no suitable means of access can be achieved without utilising additional land. Allied to this, access off Station Road is poor because of the Station Road/Rotherham Road junction. Furthermore, the site is immediately adjacent to the Sheffield Parkway and is located within an Air Quality Management Area; it is rated amber in the surface water flooding assessment; it is within 250m of the SAM of Catcliffe Glass Cone and provides an important amenity buffer to major transport infrastructure and, it is located within the River Rother Strategic Green Infrastructure Corridor.

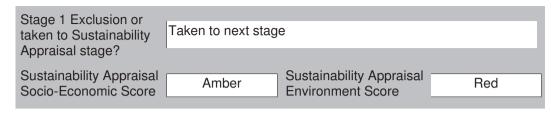


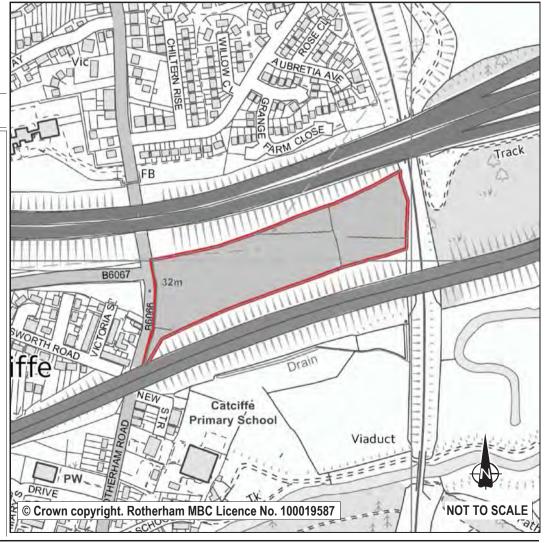
Ref:	LDF0494				Stage 1 Exclusion or	Database	0	
Name:	LAND OFF OLIVE	RS WAY			taken to Sustainability Appraisal stage?	Retained as Urbar	i Greenspace	
Address:	OLIVERS WAY				Sustainability Appraisal Socio-Economic Score		Sustainability Appraisal Environment Score	
Town	CATCLIFFE					BRILL		
Hectares:	2.02		Net Hectares:	1.62		BRIASWOR	TH ROAD	
Dwellings:	0	_	Employment Land	0.00		HIGHE		9
Developm	ent Site? Site	Allocation:	n/a				多 阿爾 2	
						CAESCEN	多目如目	BRINSWORTH RO
								Catcliffe
					0.511	SEL CONTRACTOR	No.	
							FE	3
						Path		
					3			O DRIVE POD
							Allot Path	
							Gdns	
					minim		Let I	STATION ROAD
					th Tra	ck MA		The Hotel
						BLUE	MANS	
					© Crown copyright. Rothe	erham MBC Licence No	0. 100019587	NOT TO SCALE
					4	LT PODE X	HARIOTA WILL	H COLLY /

Ref:	LDF0495		Stage 1 Exclusion or
Name:	THE WAVERLEY		taken to Sustainability Appraisal stage? Taken to next stage
Address:	BRINSWORTH ROAD		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Red
Town	CATCLIFFE		
Hectares:	0.94	Net Hectares: 0.7	75
Dwellings	: 30	Employment Land 0.0	00
Developm	nent Site? Site Allocation:	No	
sile is remo	ote from services and facilities	or the existing community.	© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0500		
Name:	LAND TO THE EAS	ST OF ROTHERHAM ROAD	
Address:	ROTHERHAM ROA	AD	
Town	CATCLIFFE		
Hectares:	3.06	Net Hectares:	2.44
Dwellings:	73	Employment Land	0.00
Developm	ent Site? Site A	llocation: No	

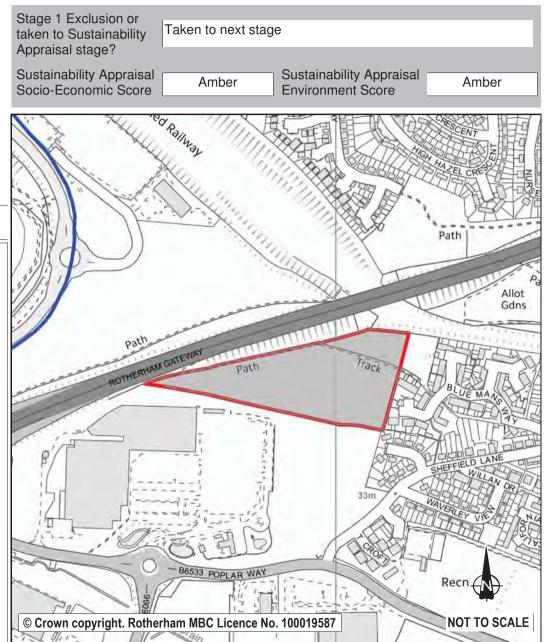
It is considered appropriate to retain the site's existing urban greenspace allocation as it is located within an Air Quality Management Area. Furthermore, power cables dissect the site and a pylon is found within the site. The site's locational context with it being bounded on by the Sheffield Parkway, the M1 motorway and a railway line also serve to justify this stance as there are serious concerns regarding the noise levels likely on site arising from the juxtaposition of the Parkway and the M1 motorway and the over-powering nature of this significant transport infrastructure on the site it provides an important amenity buffer to major transport infrastructure. The site does not relate well to the existing built form and would negatively impact on the character of the settlement. The site was rated amber in the surface water flooding assessment. Overall it is considered that devleopment on this site would be unsustainable and it is proposed to retain as Urban Greenspace.





Ref:	LDF0501			
Name:	LAND TO THE REA	AR OF BL	UEMANS WAY	
Address:	BLUEMANS WAY			
Town	CATCLIFFE			
Hectares:	3.13		Net Hectares:	0.00
Dwellings:	0		Employment Land	3.13
Developm	ent Site? Site A	Allocation:	Retain as Green Space	

This site is currently allocated as urban greenspace and was previously considered for change of allocation to employment use, although it was acknowledged that there are a number of constraints including the site's close proximity to the Sheffield Parkway, its location specific amenity buffer zone function, being within a Strategic Green Infrastructure Corridor - the River Rother; the standard of air quality in this locality, and the potential impact on biodiversity of the site given the scrub woodland currently growing on site that will provide habitat for some species of birds, mammals and small insects. The Government has released a draft line for High Speed 2 rail line for consultation, this passess immediately to the west of this site. It is proposed to retain the Green Space designation of this site.

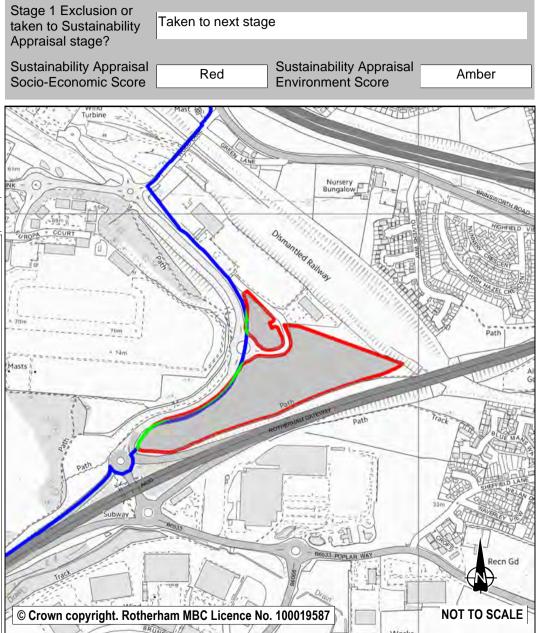


Ref:	LDF0502		
Name:	LAND OFF EUROPA LINK		
Address:	EUROPA LINK		
Town	CATCLIFFE		
Hectares:	6.55	Net Hectares:	0.00
Dwellings:	0	Employment Land	6.55
Developm	ent Site? Site Allocation:	Employment development site	Э
This sits is	allocated as Cross Dalt and b	aa baan mut famuard far ammla	

This site is allocated as Green Belt and has been put forward for employment use. It forms part of the Green Belt (which also runs into Sheffield) alongside the Parkway. It is adjacent to Sheffield business park - the site of the former airport, which has permission for business and industrial uses. In the 2010 Employment Land Review the site (ELR122) scored poorly (1) with a recommendation to retain the current non-employment allocation.

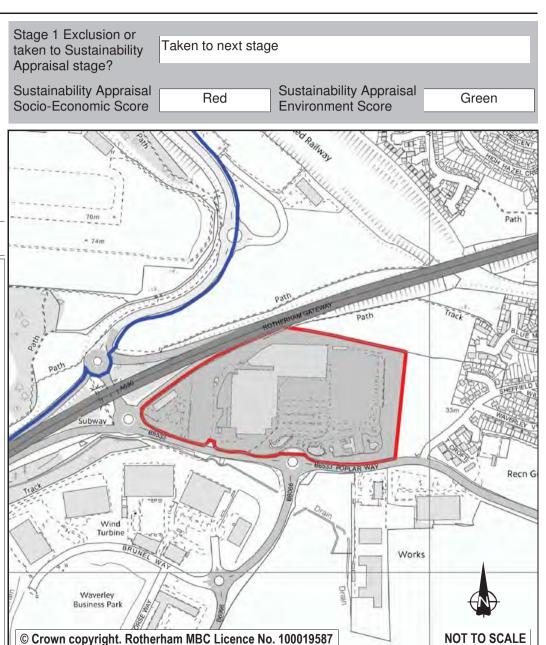
The site previously had hedgerows removed and compensatory planting provided adjacent to the Parkway; there is earlier evidence of sky larks in this locality. Views into and out of this site are significant from the Parkway and the Shefiield Business Park as the site is at level with the A630 Parkway. A public right of way also runs along the southern and north eastern boundaries. Whilst the site has no access issues there are potential capacity issues regarding the Parkway and Junction 33 of the M1. The site is rated amber for surface water flooding and localised low spots have been identified, these may be removed during any future development proposals. Careful consideration will need to be given to layout, floor and ground levels in any future drainage attenuation measures.

Whilst acknowledging the above, the site is in a location attractive to the market and having regard to the need to ensure a deliverable supply of land to meet the borough's employment land requirement it is proposed to allocate the land for employment use. There is potential to provide a "gateway" site into Rotherham Borough through high quality design and layout of the site. It may also contribute to the aspirations to create an Advanced Manufacturing Innovation District in the wider area. The proposed line of the High Speed 2 rail line for consultation,



Ref:	LDF0504		
Name:	LAND NORTH OF	POPLAR WAY	
Address:	POPLAR WAY		
Town	CATCLIFFE		
Hectares:	11.00	Net Hectares	
Dwellings:	0	Employment Land	11.00
Developm	ent Site? Site A	Illocation: No	

This site is allocated for retail use, however is in an out-of-centre location. It currently includes retail and B1 offices uses. The site is within the existing urban area and surrounded by a good transport network, and close to the site of the Advanced Manufacturing Park and Waverley new community. Whilst the transport network is good, transportation note that there may be capacity implications regarding the Parkway junction and J33 of the M1. The 2011 borough wide Retail and Leisure Study recommended that this site be allocated as a retail park, acknowledging its existing uses and planning permissions. However the Council does not consider this an appropriate response and is also aware that the proposed HS2 route would run through this site. Taking this into account it is considered that identifying the site for B1 business use is the most appropriate option.

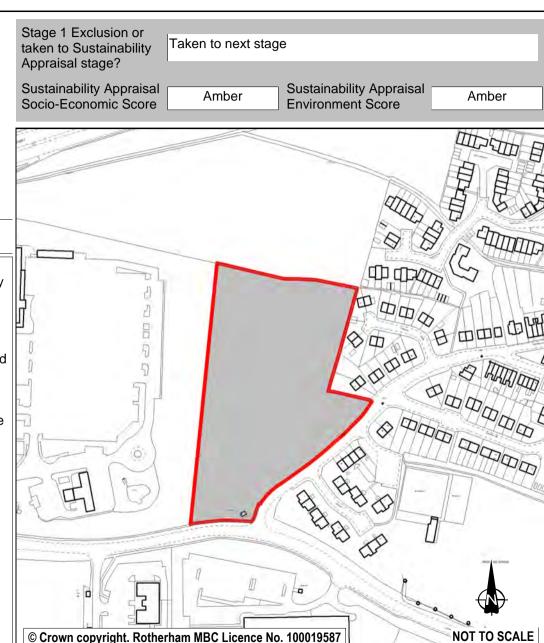


Advanced

Ref: LDF0505 LAND WEST OF SHEFFIELD LANE Name: Address: SHEFFIELD LANE **CATCLIFFE** Town 2.15 Net Hectares: 1.72 Hectares: Dwellings: 89 **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

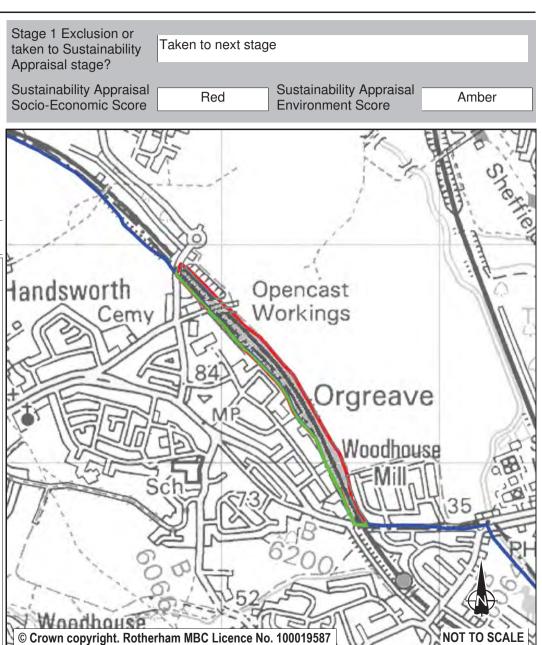
This site is allocated for retail however is in an out-of-centre location and comprises a vacant field which does not relate well to the adjacent retail uses by virtue of the area's topography. There are no major constraints to development although Transportation rate the site amber, noting that development may have capacity implications for the Parkway junction and J33 of the M1.

This site is within an urban area adjacent to existing residential development and in close proximity to local amenities and services. It is proposed to allocate the site for residential uses reflecting the submitted planning application that is viewed favourably by the Council. However the most recent proposed line for High Speed 2 rail line has been published and passes through the western edge of the site.



Ref:	LDF0506					
Name:	LAND TO THE EAST OF OR	GREAVE CRESCENT				
Address:	ORGREAVE					
_	ODODEAN'S					
Town	ORGREAVE					
Hectares:	9.90	Net Hectares:	0.00			
Dwellings:	0	Employment Land	9.89			
Developm	ent Site? Site Allocation:	No - Change to urban g	reenspace			
his site is allocated for industrial and business use however is situated						

This site is allocated for industrial and business use however is situated alongside the railway line and comprises mature trees and shrubs and grassland. The site is constrained by the presence of these mature trees and shrubs, by the linear nature of the site and access to the site. A previous planning application for industrial use was refused as the site was not suitable. At present it effectively acts as a landscaped buffer along the railway line. In the 2010 Employment Land Review the site (ELR125) scored poorly (1) with a recommendation to to consider re-allocating the site for alternative uses such as urban greenspace. Having regard to this it is proposed that the site be re-allocated to Urban Greenspace.



Ref: Name:	LAND TO THE NORTH OF FRONT STREET	Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	FRONT STREET	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Green
Town Hectares:	TREETON : 0.29 Net Hectares: 0.29	34 1 30
Dwellings	Employment Land 0.00	8m
	nent Site? Site Allocation: Residential Development Site ermission granted for residential development and development	+ + 15
	Retain current residential allocation.	+ Cognosi Carenter Cognosis Carenter Cognosis Carenter Cognosis Carenter Cognosis Carenter Cognosis Carenter Cognosis Carenter Ca
		The state of the s
		Dale Croft
		WOOD LANE
		Woodlands The Poplars
		Shemicon She
		© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0559			Stage 1 Exclusion or	l -			
Name:	NURSERY BUNGALOW, BF	RINSWORTH ROAD		taken to Sustainability Appraisal stage?	Taken to next stag	je Je		
Address:	BRINSWORTH ROAD			Sustainability Appraisal Socio-Economic Score	Red	Sustainability App Environment Sco	praisal Re	ed
Town	CATCLIFFE			100000				
Hectares:	2.14	Net Hectares:	1.71					
Dwellings	: 68	Employment Land	0.00		1000			
Developm	nent Site? Site Allocation:	No			77777	The same of the sa		
does not re		at well served by public transport atcliffe or Brinsworth and promo services and facilities.		© Crown copyright. Rother	Prham MBC Licence N	o. 100019587		

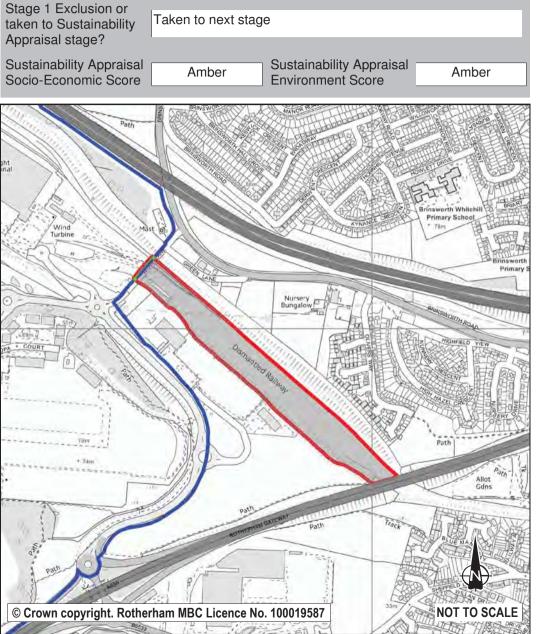
Ref:	LDF0705	Stage 1 Exclusion or
Name:	LAND EAST OF WINDLE COURT, TREETON	taken to Sustainability Appraisal stage?
Address:	LAND EAST OF WINDLE COURT, TREETON	Sustainability Appraisal Socio-Economic Score Amber Environment Score Amber
Town	ROTHERHAM	
Hectares	1.73 Net Hectares: 1.38	
Dwellings	: 42 Employment Land 0.00	TO THE TELL
Developm	nent Site? Site Allocation: No	
uses would that extend	I lead to an incongruous tongue of development being established is the built-up area further into the countryside. Furthermore, an ne runs through the site and a pylon is situated within it.	Crown copyright. Rotherham MBC Licence No. 100019587

LDF0754 Ref: EWS DISMANTLED RAILWAY LINE, WOOD LANE Name: Address: WOOD LANE **ROTHERHAM** Town 5.85 0.00 Hectares: Net Hectares: Dwellings: 0 **Employment Land** 5.84 **Employment Development Site** Development Site? ✓ Site Allocation:

This site is allocated for industrial and business use. It is a disused railway line adjacent to the rail freight terminal at Tinsley Marshalling Yard.

It lies within the railway embankment and would require reclamation to enable redevelopment for other uses. Access to the site would also require improvement to bring it to acceptable standards. Part of site is within an Air Quality Management Area and part is also within a Landfill Gas Consultation Zone. In the 2010 Employment Land Review the site (ELR164) scored moderately (2) with a recommendation to retain the current employment allocation and to identify it as a development site.

The existing allocation remains the most appropriate use for this site given its surroundings and as such it is proposed that the site remains allocated for industry and business and is identified as a development site. Surface water assessment shows flood routes across the site, mainly runoff from the site itself. Therefore the layout, floor and ground levels will need careful consideration.



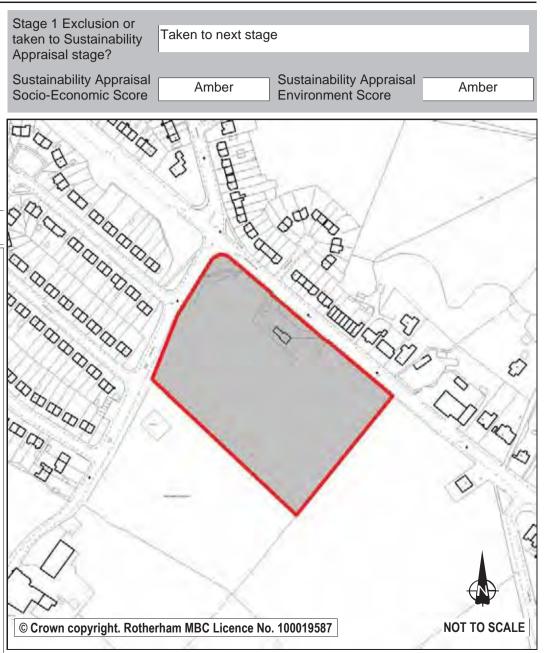
Thorpe Hesley

Ref:	LDF0510			Stage 1 Exclusion or	l - , , , , ,		
Name:	LAND TO THE REAR OF 40 ROAD	05 AND 407 UPPER WORTLEY	Y	taken to Sustainability Appraisal stage?	Taken to next stag	ge 	
Address:	UPPER WORTLEY ROAD			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appraisal Environment Score	Amber
Town	ROTHERHAM			//	~~/\	720	11/2
Hectares:	0.24	Net Hectares:	0.25	_///	\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	+ 144.5m	
Dwellings	: 7	Employment Land	0.00		/ / 4/	m //	1
Developm	nent Site? Site Allocation:	: No			1 11	43///	A SHE
There are a	a number of mature trees on t	he site.		© Crown copyright. Rother	rham MBC Licence N	o. 100019587	NOT TO SCALE

Ref: Name:	LDF0511 LAND AT KIRKSTEAD A	ABBEY MEWS		Stage 1 Exclusion or taken to Sustainability Appraisal stage? Site developed - retained as Green Belt	
Address:	KIRKSTEAD ABBEY ME	EWS, THORPE HESLEY		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score	
Town	ROTHERHAM			S S S S S S S S S S S S S S S S S S S	
Hectares:	0.40	Net Hectares:	0.00		
Dwellings	0	Employment Land	0.00		
Developm	ent Site? Site Alloca	tion: n/a			
					1
					1014
					7
				Horstead Artiey Alous	1
				12 27	
					b
				© Crown convigable Datharham MDC License No. 400040597	SCALE
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO	SCALE

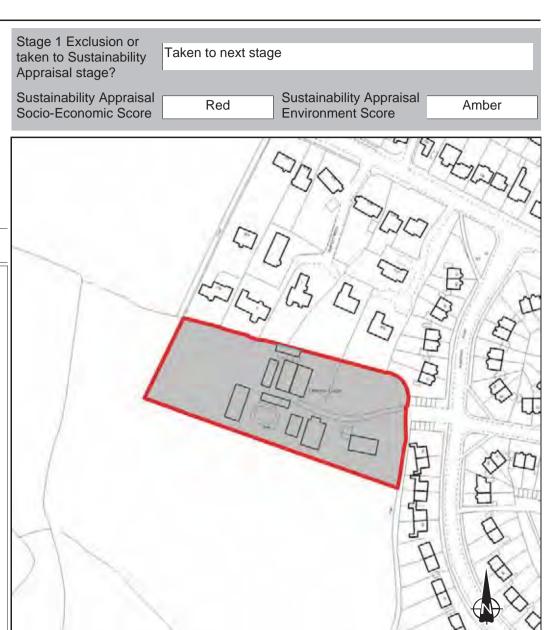
Ref:	LDF0512				
Name:	LAND AT THORPE	COMMO	N		
Address:	LODGE LANE, THO	ORPE HES	SLEY		
Town	ROTHERHAM				
Hectares:	2.17		Net Hectares:		1.75
Dwellings:	52		Employment Land		0.00
Developm	ent Site? ✓ Site A	Illocation:	Residential Developmen	t Site	

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including ecological issues, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Ref: LDF0513 LAND AT ELDERTREE LODGE Name: Address: UPPER WORTLEY ROAD, THORPE HESLEY **ROTHERHAM** Town 0.88 Net Hectares: 0.70 Hectares: 21 Dwellings: **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes: that this site would form a logical extension to the existing built-up area - the site is bounded to the east by residential development & to the north of the site are some garages), residential use may be considered a better neighbour than the sites use as a piggery, and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including access, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



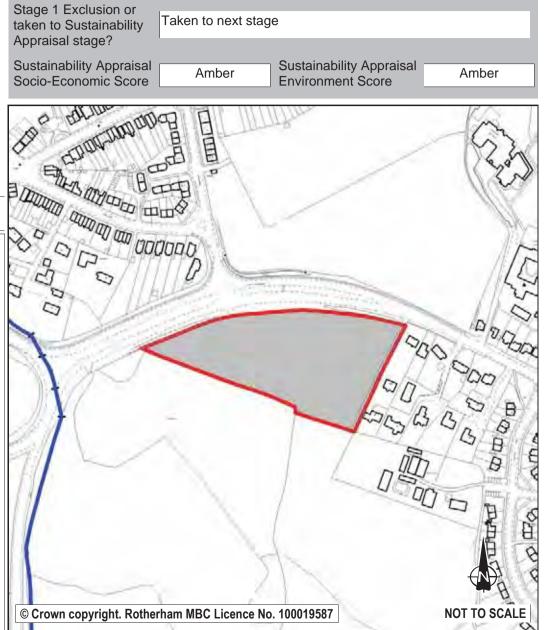
© Crown copyright. Rotherham MBC Licence No. 100019587

NOT TO SCALE

Ref:	LDF0514			
Name:	LAND TO THE SOUTH OF	UPPER WORTLEY ROAL)	
Address:	UPPER WORTLEY ROAD,	THORPE HESLEY		
Town	ROTHERHAM			
Hectares:	1.90	Net Hectares:	1.52	
Dwellings:	46	Employment Land	0.00	
Development Site? Site Allocation: Safeguarded land for residential				

This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The best performing sites when assessed against these criteria and based on current knowledge of constraints have been recommended for allocation for future development, subject to reaching the targets set out for each settlement grouping within the Core Strategy. As part of this process, consideration has also been given to designating Safeguarded Land.

In accordance with Central Government advice and policy CS5 of the Core Strategy, Safeguarded Land is removed from the Green Belt and set aside to be considered for the next Local Plan. The purpose of Safeguarded Land is to ensure that having reviewed the Green Belt boundary as part of this Local Plan we do not have to do so again before the end of the Plan period or immediately after. During this plan period (2013-2028) the land set aside as Safeguarded Land is not allocated for development nor will it be released.



Ref: LDF0515

Name: LAND TO THE NORTH OF UPPER WORTLEY ROAD

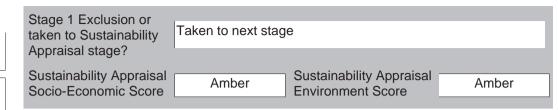
Address: UPPER WORTLEY ROAD, THORPE HESLEY

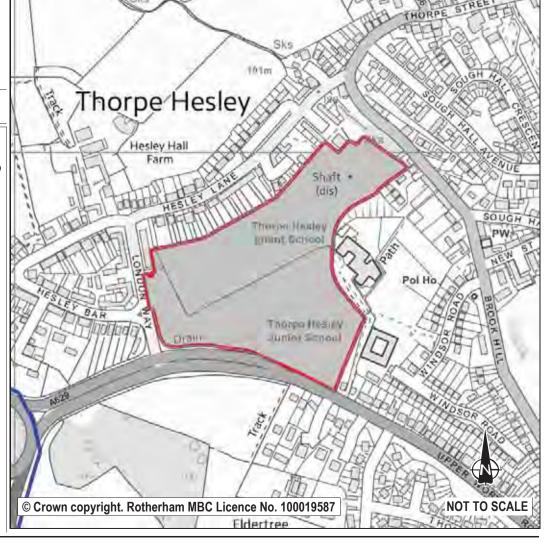
Town ROTHERHAM

Hectares:6.55Net Hectares:4.58Dwellings:137Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

This site is currently allocated as green belt and is currently an area of maintained grassland. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, access and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including its landscape sensitivity and mining legacy, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. The difference in levels within the site is also recognised and this may influence the net developable area, and consequently necessitate the creation of an area of greenspace. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process. the results of which are included within the Integrated Impact Assessment.

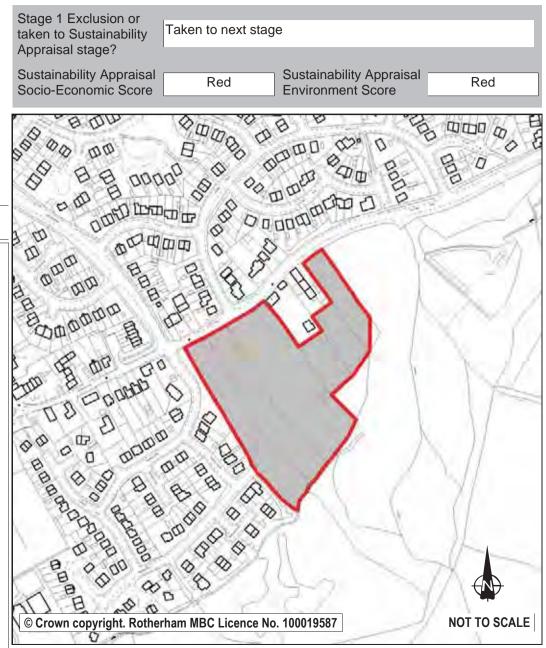




Ref:	_DF0516		Stage 1 Exclusion or					
Name:	LAND TO THE SOUTH OF V	WENTWORTH ROAD		taken to Sustainability Appraisal stage?	Taken to next sta	ge		
Address:	WENTWORTH ROAD, THOR	RPE HESLEY		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Ap Environment Sc		Red
Town	ROTHERHAM			DOI O	Y D	2	Dn.	4000
Hectares:	0.40	Net Hectares:	0.32	BB	10	世 发	A	8
Dwellings	: 10	Employment Land	0.00	AB	ODO	D A	7/0	A B
Developm	nent Site? Site Allocation:	No		1 100	RITTE	1	1 2	D
	built settlement, with develop	Thorpe Mine) and is detached ment extending the built-up are		© Crown copyright. Rothe	rham MBC Licence N	lo. 100019587		IOT TO SCALE

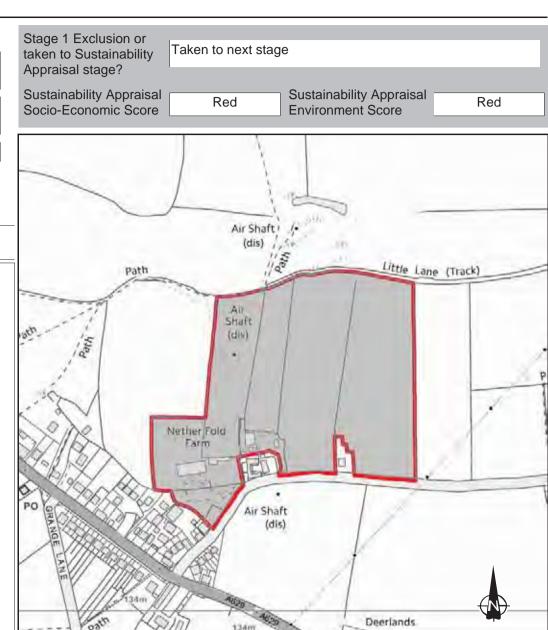
Ref:	LDF0517						
Name:	LAND TO THE EAST OF THORPEFIELD DRIVE						
Address:	Address: THORPE HESLEY						
Town	ROTHERHAM						
Hectares:	2.27	Net Hectares:	1.81				
Dwellings	54	Employment Land	0.00				
Development Site? Site Allocation: No							

This site is currently allocated as Residential, (Site Ref. H6) Community Facilities and Urban Greenspace in the Unitary Development Plan. In preparing its Local Plan the Council is proposing to designate Thorpe Hesley as Green Belt and the Detailed Green Belt Review Study, provides further detail. These proposals are included on the Policies Map, prepared to accompany the Sites & Policies document. During its appraisal, a number of sustainability factors and constraints have been evaluated. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. The site assessment identified constraints including it's proximity to a Local Wildlife Site (LWS117 Thorpe Mine), topography and the need to ensure retention of access to the Yorkshire Water pumping station.



Ref:	LDF0518							
Name:	LAND TO THE NORTH OF SCHOLES LANE							
Address:	ess: SCHOLES LANE, THORPE HESLEY							
Town	ROTHERHAM							
Hectares:	10.11	Net Hectares:	7.08					
Dwellings:	212	Employment Land	0.00					
Development Site? Site Allocation: No								
is proposed to maintain the existing Green Belt allocation. There are								

It is proposed to maintain the existing Green Belt allocation. There are significant views across to the Scholes Village Conservation Area and across the Green Belt. English Heritage also note that the boundary of the Grade II* Registered Park and Garden of Wentworth Woodhouse is within 500m of the site. Access may provide problems (Transportation rate the site red owing to potential issues with the junction of the A629). The scale of growth resulting from development of this site is not in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1).



NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Mews

Ref:	LDF0519	COT OF LIDDED WORTLEY DOAD		Stage 1 Exclusion or taken to Sustainability	Taken to next stag	e		
Name:	LAND TO THE WEST OF UPPER WORTLEY ROAD			Appraisal stage?				
Address:	UPPER WORTLEY	/ ROAD		Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Amber	
Town	ROTHERHAM							
Hectares:	1.61	Net Hectares:	1.29	The state of the s	_			
Dwellings:	39	Employment Land	0.00	1//			160	
Developm	ent Site? Site A	Allocation: No		3 1/1	1/3		· d	
attached to residential	the main settlement	xisting Green Belt allocation as the sit t, and accordingly does not link well w n site overlaps with part of a Local Wil	ith existing	© Crown copyright. Rothe	rham MBC Licence No		NOT TO SCALE	

Ref:	LDF0520			Stage 1 Exclusion or
Name:	LAND TO THE EAST OF GRAN	NGE PARK GOLF COURSE		taken to Sustainability Appraisal stage? Not attached to settlement
Address:	DROPPINGWELL ROAD			Sustainability Appraisal Socio-Economic Score Environment Score
Town	THORPE HESLEY			Workings Path Bray Plantation
Hectares:	21.19	Net Hectares:	0.00	
Dwellings	: 0	Employment Land	0.00	
Developm	nent Site? Site Allocation: n	/a		The Value of the V
				Grange Park Brick Kin Plantation Golf Course Grange Park Walkworth Wood Path Octiley Bortom
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE
				The state of the s

Ref:	LDF0542	Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name:	LAND OFF BROOK HILL, THORPE HESLEY	Appraisal stage?
Address:	THORPE HESLEY	Sustainability Appraisal Socio-Economic Score Red Environment Score Red
Town	ROTHERHAM	200 B
Hectares:	60.82 Net Hectares: 5.92	
Dwellings	Employment Land 0.00	- B B
Developm	ent Site? Site Allocation: No	A TOUR STREET OF MINISTER OF M
Jnitary Dev nis site wit Belt Reviev	il is promoting a change to the existing residential allocation of the vleopment Plan to an environmental designation. Propose to include hin the Green Belt. Details will be included within the Detailed Green v prepared to accompany the Sites and Policies Document in its to Government for independent Examination in Public.	Scholes PH Scholes Coppice Keppel s Column NOT TO SCALE

110111011		
Ref:	LDF0670	Stage 1 Exclusion or
Name:	LAND SOUTH OF SCHOLES LANE, NORTH OF LOUDEN RD	taken to Sustainability Appraisal stage?
Address:	SCHOLES LANE, SCHOLES	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Red
Town	ROTHERHAM	Path
Hectares	. 7.92 Net Hectares: 5.54	Part Part
Dwelling	Employment Land 0.00	
Developr	ment Site? Site Allocation: No	
Keppels C Area and t	sensitivity of the site - including a potential impact on the setting of olumn. Furthermore, the site is adjacent to the Scholes Conservation o Local Wildlife Site 69 Keppels Field, Scholes Coppice and Brays - which has a local Nature Reserve designation.	Air Shaft (dis) Deerlands Deerlands Deerlands Output Respective Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

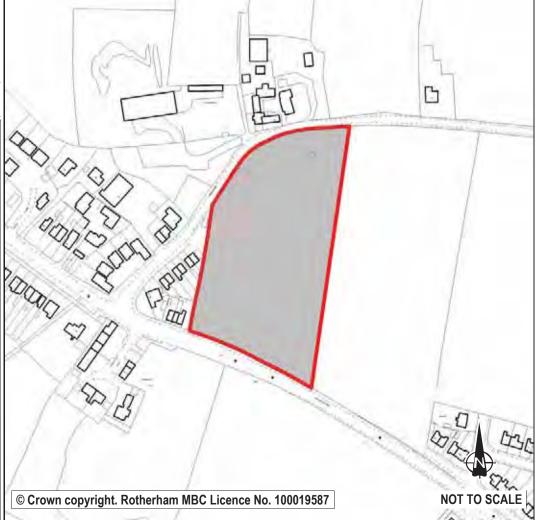
Ref:	LDF0776			Stage 1 Exclusion or	Taken to next stag	20		
Name:	LAND OFF BROOM	K HILL, THORPE HESLEY		taken to Sustainability Appraisal stage?	Taken to next stag	y c		
Address:	THORPE HESLEY			Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Ap Environment Sco		Red
Town	ROTHERHAM				Ulcarage			1
Hectares:	8.73	Net Hectares:	6.11					3-54
Dwellings	245	Employment Land	0.00	X Land Vol.	1 - 1 - 10 m		Accidence of	
Developm	ent Site? Site A	llocation: No		Shaft • (dis)	AUE CONTRACTOR	FB Out	Path	-/ "
of growth in	this settlement wou	evironmental designation - Green Be ld not be in conformity with the spat ished in Core Strategy Policy CS1.	elt. The scale ial strategy	Pol Ho Hesley School © Crown copyright. Rothe	rham MBC Licence No.	o. 100019587	path NO	Path T TO SCALE

Ref:	LDF0783			Stage 1 Exclusion or
Name:	LAND OFF JUNCTION 35 O	F THE M1		taken to Sustainability Appraisal stage? Remote from settlement
Address:	UPPER WORTLEY ROAD, 7	THORPE HESLEY		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	ROTHERHAM			
Hectares:	5.49	Net Hectares:	0.00	Drain Thorpe Hesley Junior School
Dwellings	0	Employment Land	0.00	
Developm	ent Site? Site Allocation:	n/a		
				Junction 35 Eldertree Lodge Spesds Spesds
				ath Lady Clough
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0805		
Name:	LAND EAST OF SO	CHOLES LANE	
Address:	LAND EAST OF SO WORTLEY ROAD	CHOLES LANE NORTH OF UPPER	2
Town	THORPE HESLEY		
Hectares:	1.75	Net Hectares:	1.40
Dwellings:	42	Employment Land	0.00
Developm	ent Site? Site A	Allocation:	

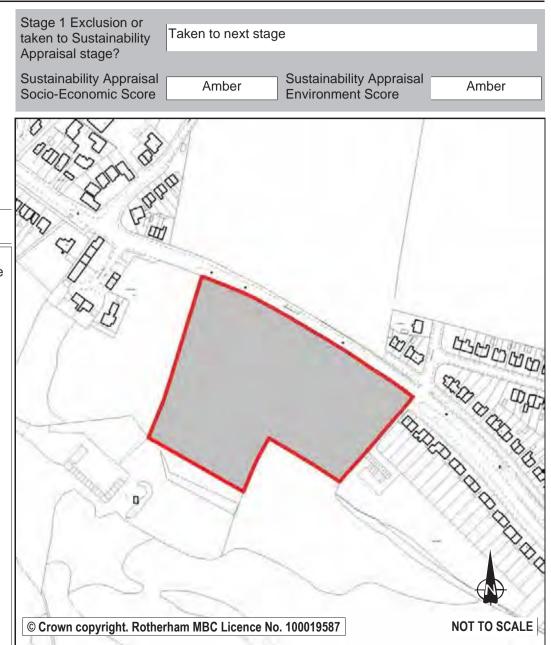
This site is allocated as Green Belt and currently in agricultural use. Site is remote from existing services and facilities and the existing community of Thorpe Hesley, its development would promote linear development. As the settlement target in Policy CS1 of the adopted Core Strategy, for the non Green Belt villages has been met, it is not proposed to allocate this site. Retain as Green Belt.





Ref:	LDF0806					
Name:	LAND EAST OF KIR	RKSTEAD ABBEY MEWS				
Address:	EAST OF KIRKSTE	AD ABBEY MEWS, SCHOLES				
Town	THORPE HESLEY					
Hectares:	2.46	Net Hectares:	1.97			
Dwellings:	59	Employment Land	0.00			
Developm	ent Site? Site A	llocation:				
his site is allocated as Green Belt and and has formerly been cultivated for						

This site is allocated as Green Belt and and has formerly been cultivated for agricultural purposes. Site is remote from existing services and facilities and the existing community of Thorpe Hesley, its development would promote linear development. As the settlement target in Policy CS1 of the adopted Core Strategy, for the non Green Belt villages has been met, it is not proposed to allocate this site. Retain as Green Belt.

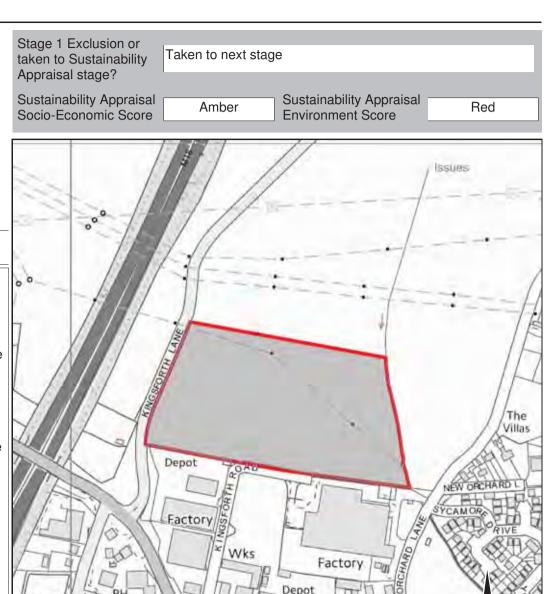


TOUTETTI	ani Local Pian . Sile Pian	
Ref:	LDF0833	Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name:	LAND OFF WENTWORTH CLOSE	Appraisal stage?
Address:	WENTWORTH CLOSE	Sustainability Appraisal Sustainability Appraisal Environment Score Red
Town	THORPE HESLEY	P R B
Hectares:	2.20 Net Hectares: 1.76	B B B
Dwellings	60 Employment Land 0.00	HO ST. BY BUTTON OF THE
Developm	nent Site Site Allocation: Green Belt	Airdo D D D A
horpe Hes ne south ar llocation ba llocations dentified; he dentified; he den evaluate pecifically, ustainabilities) summithin the In essessed are ave been reaching the trategy. As ave been pessed are eaching the	eenfield site currently within the Green Belt. Situated on the edge of sley, the site slopes to the east and provides views out of the site to and south-east. There are uncertain archaeological objections to based on the Archaeology Scoping Study of Additional Potential Site 2015. There are no insurmountable highway or access issues nowever the site has poor access to public transport. Appraisal, a number of sustainability factors and constraints have ated to establish its potential to accommodate future development. If the application of the site selection methodology at stage 2 (the sity Appraisal of individual sites) and stage 3 (the prioritisation of marises the site selection process, the results of which are included integrated Impact Assessment. The best performing sites when against these criteria and based on current knowledge of constraints recommended for allocation for future development, subject to be targets set out for each settlement grouping within the Core is a result other sites performing better as part of this assessment proposed for allocation to meet the housing requirement for Thorpe set out in the Core Strategy. It is therefore proposed to retain this site Green Belt.	© Crown copyright. Rotherham MBC Licence No. 100019587

Thurcroft

LDF0432 Ref: NORTH OF THURCROFT INDUSTRIAL ESTATE Name: Address: KINGSFORTH LANE **THURCROFT** Town 6.17 Net Hectares: 0.00 Hectares: Dwellings: Λ **Employment Land** 6.17 **Employment Development Site** Development Site? ✓ Site Allocation:

This site is allocated as Green Belt. It has been suggested for re-allocation to employment uses as an extension to Thurcroft Industrial Estate. In the 2010 Employment Land Review the site (ELR86) scored moderately (2) with a recommendation that it be allocated as an employment development site. The site is within the Green Belt and therefore re-allocation would impact on the character and openness of the Green Belt. However the existing industrial estate is fully developed and there would appear to be demand for some additional land for economic development purposes given the site allocation suggestion. There are no major constraints to development, although the site is rated amber for surface water flooding and there is a large identified flood area in the north west and a smaller area in south east corner. Layout, floor and ground levels need careful consideration. There are also some overhead power lines cross the site, and if a new junction with Kingsforth Lane is required this would require a reduction of the speed limit. The impact on J1, M18 will also need to be considered. The expansion of the industrial estate into the Green Belt would increase the level of employment land in Thurcroft, however the further expansion beyond the suggested allocation would not be desirable. Having regard to the above it is proposed that the site is allocated for industry and business and is also identified as a development site.



NEW ORCHARD ROAD

NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0433					
Name:	SOUTH OF BRAM AVENUE	PTON MEADOWS,, WEST OF ST	WITHOLD			
Address:	BRAMPTON MEAI	DOWS				
Town	THURCROFT					
Hectares:	2.46	Net Hectares:	1.97			
Dwellings:	79	Employment Land	0.00			
Developm	ent Site? Site A	Allocation: No				
nis site is currently allocated as urban greenspace in the Unitary Development an and is part of a larger field that is allocated Green Belt. During its appraisal,						

This site is currently allocated as urban greenspace in the Unitary Development Plan and is part of a larger field that is allocated Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. It is proposed to retain the site as Urban Greenspace.



Ref: LDF0434

Name: GREEN ARBOUR SCHOOL PLAYING FIELD (SOUTH)

Address: GREEN ARBOUR ROAD

Town THURCROFT

Hectares: 1.19 Net Hectares: 0.66

Dwellings: 20 Employment Land 0.00

Development Site? ✓ Site Allocation:

Residential Development Site

This site is currently allocated as a residential development site in the Unitary Development Plan and it is proposed that this site be retained as a residential development site in recognition of its positive attributes, such as its relationship to the existing built settlement, its highway & public transport accessibility and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). No significant constraints to development have been identified.

During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

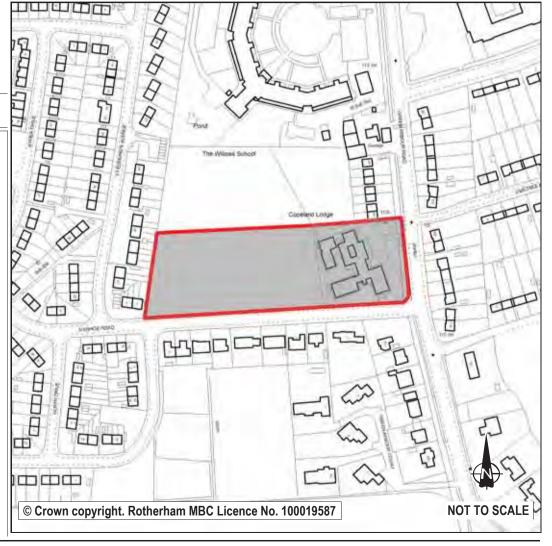
Stage 1 Exclusion or taken to Sustainability Appraisal stage?

Sustainability Appraisal Socio-Economic Score

Taken to next stage

Sustainability Appraisal Environment Score

Green



Ref: LDF0435

Name: GREEN ARBOUR SCHOOL PLAYING FIELD (NORTH)

Address: GREEN ARBOUR ROAD

Town THURCROFT

Hectares:0.86Net Hectares:0.67Dwellings:20Employment Land0.00

Development Site? ✓ Site Allocation: Residential Development Site

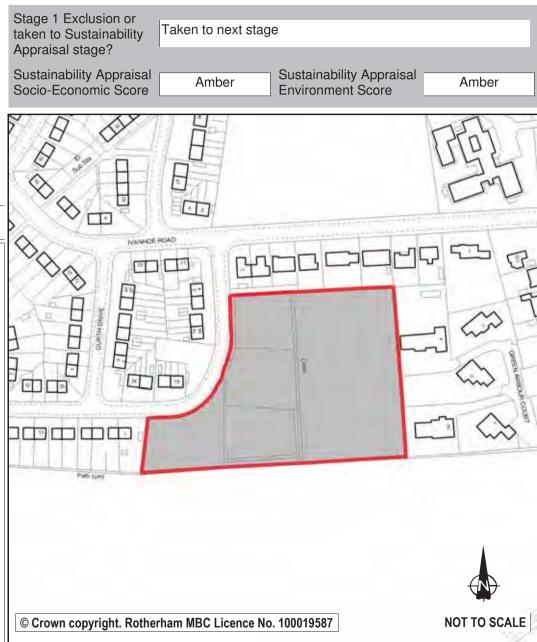
This site is currently allocated as Community Facilities and is the site of former playing fields once belonging to a now replaced school. The new school to the north of the site has established its own recreation areas and has no requirements for the use of the site.

It is proposed that this site be allocated as a residential development site in recognition of its positive attributes, such as its relationship to the existing built settlement, its highway & public transport accessibility (mitigated by the relationship to LDF434) and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including access it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

Stage 1 Exclusion or Taken to next stage taken to Sustainability Appraisal stage? Sustainability Appraisal Sustainability Appraisal Red Green Socio-Economic Score **Environment Score** Pond 12 The Willows School Coperated Lodge - 21 DACH BOHNAY © Crown copyright. Rotherham MBC Licence No. 100019587 **NOT TO SCALE**

LDF0436 Ref: SOUTH OF IVANHOE ROAD Name: Address: IVAHOE ROAD **THURCROFT** Town 1.21 Net Hectares: 0.97 Hectares: 39 Dwellings: **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

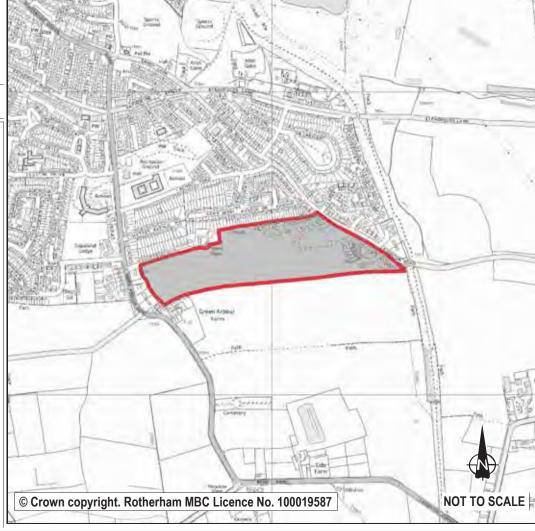
This site is currently allocated as a combination of residential and urban greenspace in the Unitary Development and it is proposed that this site be allocated as a residential development site in recognition of its positive attributes, such as its relationship to the existing built settlement, its highway & public transport accessibility and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including the proximity to LWS27 (Brampton Common), it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



Ref: LDF0437 OFF SAWN MOOR ROAD Name: Address: SAWN MOOR ROAD Town **THURCROFT** 12.94 Net Hectares: 9.06 Hectares: 369 Dwellings: **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is currently allocated as a residential development site in the Unitary Devleopment Plan and it is proposed that this site be retained as a residential development site in recognition of development commencing to implement planning permission RB2011/1244. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

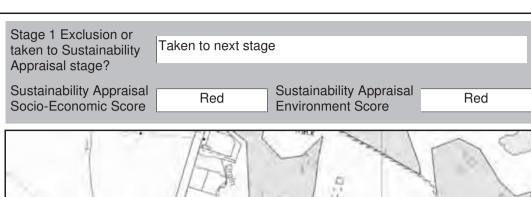




Ref:	LDF0438	Stage 1 Exclusion or
Name:	NORTH OF RECREATION AVENUE	taken to Sustainability Appraisal stage? Taken to next stage
Address:	RECREATION AVENUE	Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Red
Town	THURCROFT	
Hectares:	: 0.84 Net Hectares: 0.67	
Dwellings	Employment Land 0.00	
Developn	ment Site? Site Allocation: No	
is proposed	rms part of a larger recreation ground within the centre of Thurcroft. d to retain its Urban Greenspace allocation.	St Simon and St Jude's Church Thurcroft Junior School © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0439		
Name:	NORTH OF STEAD	DFOLDS LANE (WEST)	
Address:	STEADFOLDS LAN	NE	
Town	THURCROFT		
Hectares:	5.44	Net Hectares:	3.81
Dwellings:	114	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
he allotme	nts (at the southern	end of the site) and sports ground	d have existing

The allotments (at the southern end of the site) and sports ground have existing recreational functions. Accessibility issues are significant owing to a limited frontage on to Sandy Lane and New Orchard Lane not being an adopted highway. Accordingly, the Transportation team rate the site red. Trustees do not wish to see the site developed so the site would not be deliverable until well beyond the plan period (current lease runs until 2122). Retain in current usage and its allocations as Urban Greenspace and Green Belt.



Sports Ground

© Crown copyright. Rotherham MBC Licence No. 100019587

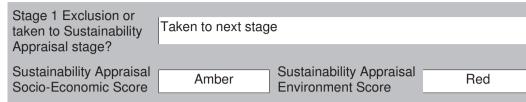
Factory

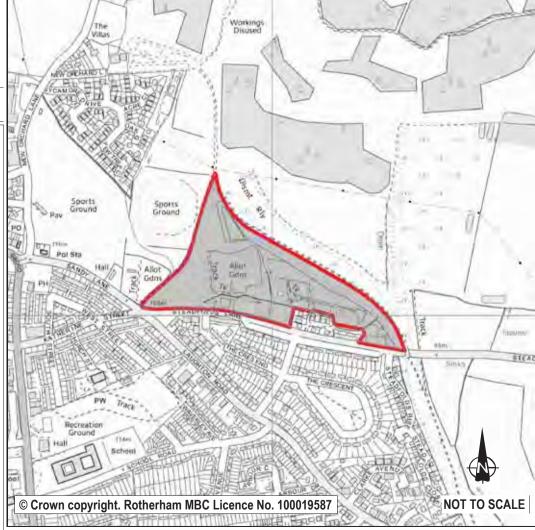
Warkings Disused

NOT TO SCALE

Ref:	LDF0440		
Name:	NORTH OF STEAD	DFOLDS LANE (EAST)	
Address:	STEAFOLDS LANK	Ξ	
Town	THURCROFT		
Hectares:	6.77	Net Hectares:	4.74
Dwellings:	142	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
The allotme	nts are well used ar	nd thus performing a recreational f	unction.

The allotments are well used and thus performing a recreational function. Trustees do not wish to see the site developed so the site would not be deliverable until well beyond the plan period (current lease runs until 2122). Retain as Green Belt / Urban Greenspace allocations.





Ref:	LDF0441		
Name:	OFF NEW ORCHA	ARD LANE	
Address:	NEW ORCHARD L	ANE	
Town	THURCROFT		
Hectares:	1.07	Net Hectares:	0.85
Dwellings:	26	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
This site ha	a provioualy been o	anaidared for a Gypey and Travella	r cita but the

This site has previously been considered for a Gypsy and Traveller site but the Council has opted for a Gypsy and Traveller site within its ownership near to Kiveton Park Station. Transportation rate the site red due to New Orchard Lane not being adopted. Furthermore, the site is not in a highly accessible location as defined by the South Yorkshire Passenger Transport Executive. Retain as Green Belt.



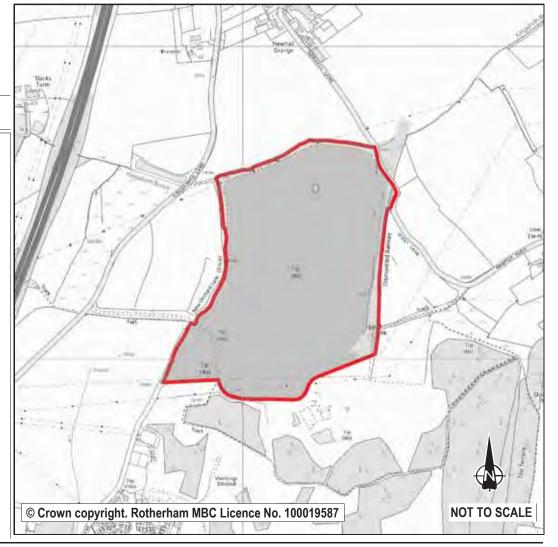


Ref:	LDF0442	Stage 1 Exclusion or taken to Sustainability Taken to next stage
Name:	NORTH OF SANDY LANE	Appraisal stage?
Address:	SANDY LANE	Sustainability Appraisal Sustainability Appraisal Environment Score Red
Town	THURCROFT	Works Factory Factory
Hectares:	1.17 Net Hectares: 0.93	
Dwellings	: 28 Employment Land 0.00	
Developm	nent Site? Site Allocation: No	1 1 1 1 S
high quality see the site	rms part of a wider recreation ground which has been designated as and high value by the greenspace audit. Trustees do not wish to e developed so the site would not be deliverable until well beyond the (current lease runs until 2122). Retain as Green Space.	Sports Ground Sports Ground Sports Ground Alternet Ga

Ref:	LDF0443		
Name:	THURCROFT ENG	SINEERED LANDFILL	
Address:	NEW ORCHARD L	ANE	
Town	THURCROFT		
Hectares:	40.91	Net Hectares:	0.00
Dwellings:	0	Employment Land	0.00
Developm	ent Site? Site A	Allocation: n/a	

RB2014/1505 granted 29/01/15: No later than 16 years period from the date of the commencement of development at the site, coal recovery, landfilling and reclamation works shall have ceased and the site shall have been restored, treated and brought to a condition for forestry, amenity open space (including incidental wetland areas) and agriculture in accordance with the conditions of the grant of planning permission.



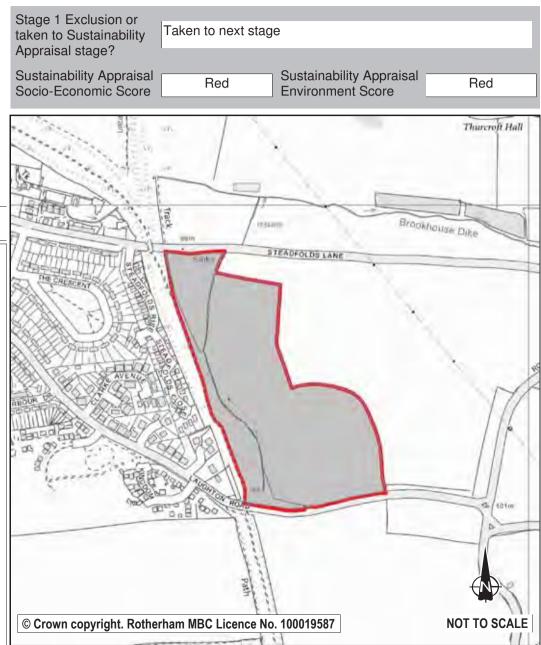


Ref:	LDF0488			Stage 1 Exclusion or	
Name:	LAND TO THE REAR OF I	PROPERTIES ON SAWN MOOR A	ND	taken to Sustainability Appraisal stage? Back Gardens - existing residential allocations and allocations are staged as a sustainability.	on
Address:	SAWN MOOR			Sustainability Appraisal Socio-Economic Score Sustainability Appraisa Environment Score	
Town	THURCROFT			a large and the	1) 12 (B) (B) (B)
Hectares:	0.75	Net Hectares:	0.60		10 0
Dwellings:	18	Employment Land	0.00	AH TA	2000
Developm	ent Site? Site Allocatio	n: n/a		Thurcroft All the thing the tensor of the te	A C W
				Thereself John School Company of the	
				© Crown copyright. Rotherham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0610			Stage 1 Exclusion or	l -		
Name:	THURCROFT INDUSTRIAL ESTA	ГЕ		taken to Sustainability Appraisal stage?	Taken to next stage		
Address:	LAND OFF KINGSFORTH ROAD			Sustainability Appraisal Socio-Economic Score	Amber Sustainabi Environme	lity Appraisal ent Score	Green
Town	THURCROFT						
Hectares	1.03	Net Hectares:	0.00				
Dwellings	: 0 E	mployment Land	1.03				
Developn	nent Site? Site Allocation: No				100		
and at the remains all developme	heart of the industrial estate. It is the located for industry and business but ent site.	refore proposed that the s is not identified as a	site	Factory Factory © Crown copyright. Rothe	Works Depot	Thurcroft Industrial Estate	Factory

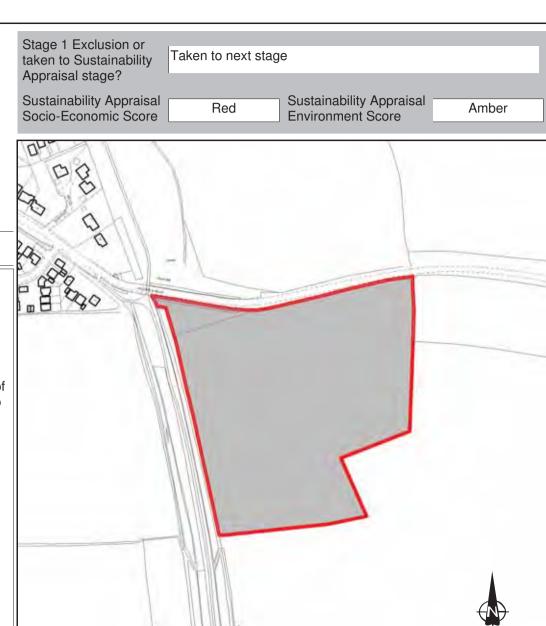
Ref:	LDF0724		
Name:	LAND OFF STEAD	FOLDS LANE	
Address:	THURCROFT		
Town	ROTHERHAM		
Hectares:	10.32	Net Hectares:	7.22
Dwellings	289	Employment Land	0.00
Developm	ent Site? Site A	Illocation: No	

The Transportation team rate the site red owing to the site being remote from facilities and good public transport links. The now disused railway line which forms the western boundary of the site, acts as a strong defenceable boundary between the existing built form of the settlement of Thurcroft and the wider countryside. Removal of this site from the Green Belt would encourage the creation of an incongruous tongue of development that would not appropriately integrate with the adjacent land-uses. This allied to the difficult topography and the presence of a significant number of mature trees and bushes, further justifies this stance. Retain as a Green Belt Allocation.



Ref:	LDF0725		
Name:	LAND OFF LAUGHT	TON ROAD	
Address:	THURCROFT		
Town	ROTHERHAM		
Hectares:	4.78	Net Hectares:	3.35
Dwellings:	134	Employment Land	0.00
Developm	ent Site? Site All	location: No	

The Transportation team rate the site red owing to the site being remote from facilities and good public transport links. The now disused railway line which forms the western boundary of the site, acts as a strong defenceable boundary between the existing built form of the settlement of Thurcroft and the wider countryside. Removal of this site from the Green Belt would encourage the creation of an incongruous tongue of development that would not appropriately integrate with the adjacent land-uses. This allied to the potential for it to negatively impact upon the setting of the designated conservation area village of Laughton-en-le-Morthen, adds weight to the conclusion and recommendation to retain this site in the Green Belt.



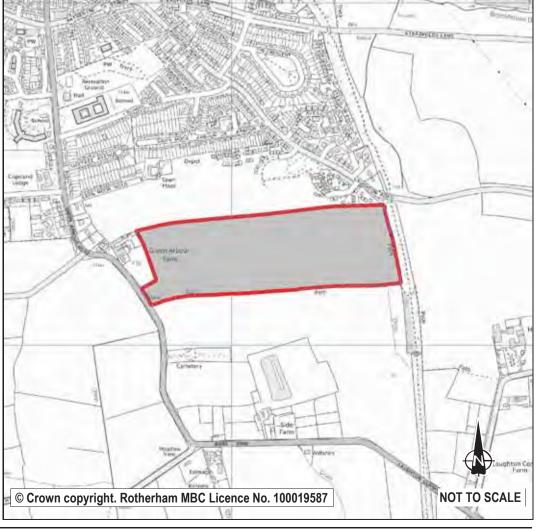
NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0726		
Name:	LAND OFF GREEN	N ARBOUR ROAD (1)	
Address:	THURCROFT		
Town	ROTHERHAM		
Hectares:	16.28	Net Hectares:	11.40
Dwellings:	456	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	
	1 1 1 1 1 1 1 1 1		,

The topography is such that the impact of development upon the openness of the Green Belt would be significant in this specific locality, with its location on the crest of a hill compounding the potential for visual intrusion into the open countryside. Concerns also exist regarding possible access arrangements. The site is remote from facilities and good public transport links and the configuration of the site appears to preclude the possibility of creating two points of vehicular access. Accordingly, the Transportation Team rate the site red. Retain as a Green Belt Allocation.

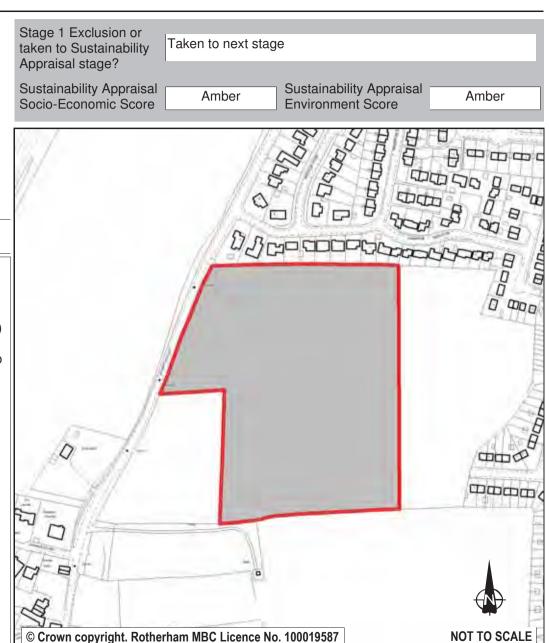




Ref:	LDF0727		Stage 1 Exclusion or
Name:	LAND OFF GREEN ARB	OUR ROAD (2)	taken to Sustainability Appraisal stage?
Address:	THURCROFT		Sustainability Appraisal Socio-Economic Score Red Environment Score Amber
Town	ROTHERHAM		
Hectares	0.69	Net Hectares:	0.55
Dwellings	: 16	Employment Land	0.00
Developr	nent Site? Site Allocati	on: No	Green Arbour Farm Cottage
desirable a easily integoreate a fo advocating Thurcroft for advocating	as it would form an incongrugrate with the existing built rm of ribbon development at alternative uses would not rom Dinnington, with the sit Transportation team rate the	relopment for alternative uses would uous tongue of development, that will environment and whose development along Green Arbour Road. Furtherment serve to enhance the approach into the occupying a prominent point along the site red owing to the site being report links. Retain as Green Belt Allocations.	not swill re, the note

Name:	EAST OF BRAMPT	ON ROAD	
Address:	BRAMPTON ROAD)	
Town	THURCROFT		
Hectares:		Net Hectares:	3.41
Hectares:	4.87	Net Hectares: Employment Land	3.41

This site is currently allocated as Green Belt in the Unitary Development Plan. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish its potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. Concerns were raised by English Heritage to the development of this site and to its impact on the Brampton en le Morthern Conservation Area. It is proposed to retain the site as Green Belt.



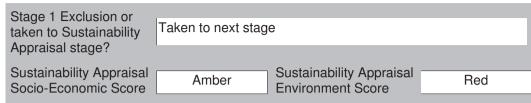
-V.U L

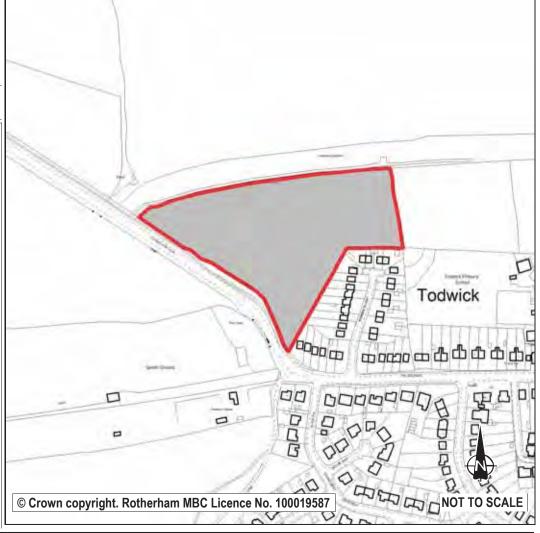
Ref:	LDF0818				Stage 1 Exclusion or	la		
Name:	LAND BETW	EEN M1 AND M	118		taken to Sustainability Appraisal stage?	Remote from settle	ement	
Address:	THURCROF	Γ			Sustainability Appraisal Socio-Economic Score		Sustainability Appraisa Environment Score	al
Town				,	· Q	in Se	1	\$ ADN
Hectares:	40.68	3	Net Hectares:	0.00	1015	Mort	hanl	月月Hot
Dwellings:	. ()	Employment Land	0.00	The U	157	T A	
Developm	ent Site?	Site Allocation:	n/a			M. M.	8 0	
					· · · · · · · · · · · · · · · · · · ·	tim ast	111111111111111111111111111111111111111	A Solar
					-		2	1
					11			126 5
					1	Ĭ I	Mic-	35
					1 2	ii Bu		57
					\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \			Brampt
					1-	1		le Mort
					*		Production of	
					© Crown copyright. Rothe	erham MBC Licence No	o. 100019587	NOT TO SCALE
						11 516	11 = ///	110

Todwick

Ref:	LDF0544		
Name:	LAND TO NORTH	EAST OF GOOSE CARR LANE	
Address:	LAND TO NORTH	EAST OF GOOSE CARR LANE	
Town	TODWICK		
Hectares:	2.23	Net Hectares:	1.78
Dwellings:	54	Employment Land	0.00
Developm	ent Site? Site A	Allocation:	

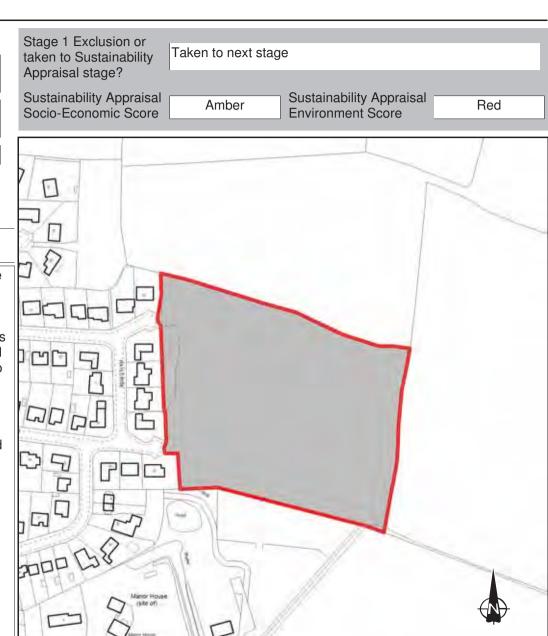
This site is currently allocated as Green Belt in the Unitary Devleopment Plan. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future residential development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. In 2013 Draft Sites and Policies Document, this site was proposed as a residential allocation however, a number of local people objected to this allocation as it falls within a Local Wildlife Site LWS 8 Todwick Common. Following due consideration by the Council it is proposed to retain the site within the Green Belt.





Ref:	LDF0545			
Name:	LAND ADJACENT	TO MANOR HOUSE		
Address:	LAND ADJACENT TO MANOR HOUSE, TO EAST OF OSBORNE ROAD			
Town	TODWICK			
Hectares:	2.25	Net Hectares:	2.65	
Dwellings:	80	Employment Land	0.00	
Development Site? Site Allocation: No				

It is considered appropriate to retain the existing Green Belt allocation given the sensitive location of the site. Transportation note that there may be issues of extending Osborne Drive and Osborne Road and that Manor Drive is not adopted. The site is in close proximity to a Scheduled Ancient Monument (Todwick Manor House). Further heritage studies have been undertaken on this site on behalf of the land owner. Trees with a Tree Preservation Order surround the Manor House to the west. The Council proposes to allocate site LDF0730 to the west of Kiveton Lane for development. This alternative site considered to provide sufficient development for Todwick given its role in the settlement hierarchy. As such it is not considered appropriate or necessary to allocate this site too as the scale of growth resulting from development would not be in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1).



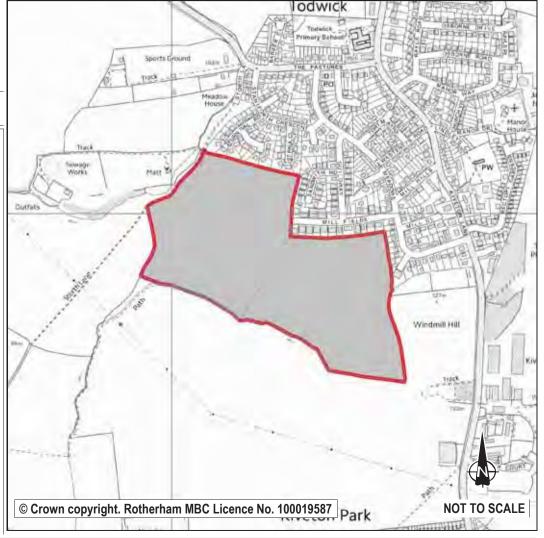
NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0546			
Name:	LAND TO EAST O	F STORTH LANE		
Address:	LAND TO EAST OF STORTH LANE, SOUTH OF MILL FIELDS.			
Town	TODWICK			
Hectares:	19.12	Net Hectares:	13.39	
Dwellings:	402	Employment Land	0.00	
Development Site? Site Allocation: No				

It is considered appropriate to retain the site's existing Green Belt allocation owing to the lack of a defenceable boundary which would mitigate against further encroachment into the Green Belt. Consideration has been had to the potential for a smaller site to be allocated but there are no defining features on the ground that would enable this to happen; there would be no identifiable or defenceable boundary to the Green Belt. Electricity pylons traverse the site, as do public rights of way. A Local Wildife Site (Todwick Common) is found adjacent to the west of the site. Highways issues may be a concern owing to the suitability of Mill Fields to accommodate the extra traffic generated as a consequence of development. Given its size, the scale of growth resulting from development of this site is not in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1).





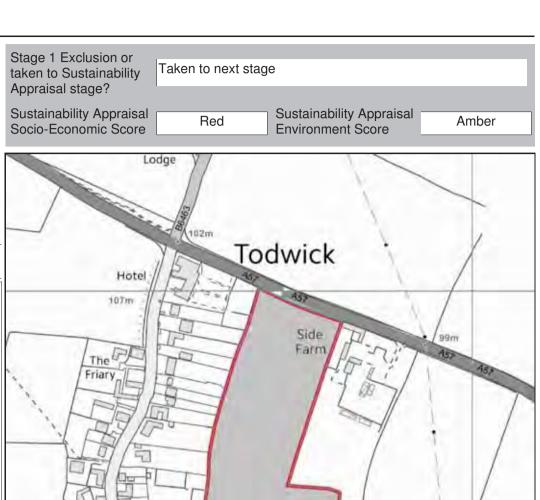
Ref:	LDF0549		Stage 1 Exclusion or	Taken to next sta	an an	
Name:	LAND TO EAST OF KIVETO	DN LANE	taken to Sustainability Appraisal stage?	Taken to next sta	ge	
Address:	160 KIVETON LANE		Sustainability Appraisal Socio-Economic Score	Amber	Sustainability Appraisal Environment Score	Amber
Town	TODWICK		Five Acres			
Hectares:	0.21	Net Hectares: 0.	21	151		
Dwellings:	6	Employment Land 0.	00	55	1 8	
Developm	ent Site? Site Allocation:	No			587	
onsideration		n (<0.4ha) that it is too small for ent site. Furthermore, tree preservating to the site.		orham MRC Licence A	Todwick Planta	
			© Crown copyright. Rothe	rham MBC Licence N	o. 100019587	NOT TO SCALE

Ref:	LDF0586				Stage 1 Exclusion or	Deve eta fue sa califacia esta	
Name:	LAND TO THE WE	ST OF GC	OOSE CARR LANE		taken to Sustainability Appraisal stage?	Remote from settlements	
Address:	TODWICK				Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	ROTHERHAM						
Hectares:	0.36		Net Hectares:	0.00			
Dwellings:	0		Employment Land	0.00			Dept (c)
Developm	ent Site? Site A	Allocation:	n/a				
						Commission of the Commission o	
						Mona Tetrace	
						Mona Terrace	
						书	I Fal
							<u> </u>
					© Crown copyright. Rothe	rham MBC Licence No. 100019587	NOT TO SCALE

Ref:	LDF0728	
Name:	LAND TO THE WEST OF KIVETON LANE	Stage 1 Exclusion or taken to Sustainability Appraisal stage?
Address:	TODWICK	Sustainability Appraisal Socio-Economic Score Red Sustainability Appraisal Environment Score Amber
Town	ROTHERHAM	
Hectares:	1.55 Net Hectares: 1.24	///
Dwellings	Employment Land 0.00	
is consider ransportativithout add s a hedger and M1 Mo The site's re	ered appropriate to retain the existing green belt allocation as ion rate the site red as no suitable means of access can be achieved itional land or demolition. A public right of way dissects the site, there are boundary and LWS:8 Todwick Common including Low Laithes torway (J31) verges are also found to the south and west of the site. Elationship to the existing settlement is such that advocating its would lead to an incongruous tongue of development being which is remote from the main body of the settlement.	
		© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0729		
Name:	LAND TO THE SO	UTH OF SHEFFIELD ROAD	
Address:	TODWICK		
Town	ROTHERHAM		
Hectares:	4.77	Net Hectares:	3.34
Dwellings:	100	Employment Land	0.00
Developm	ent Site? Site A	Allocation: No	

It is considered appropriate to retain the existing green belt allocation as Transportation rate the site red as direct vehicular access onto the A57 would be resisted. A public right of way runs along the site's south-eastern boundary, and LWS:9 Axle Lane is found to the east of the site. Furthermore, the site's relationship to the existing settlement is such that advocating its reallocation would lead to a development which is remote from the main body of the settlement. The Council proposes to allocate site LDF0730 to the west of Kiveton Lane and south of Todwick village that is in closer proximity to the settlement of Wales - Kiveton Park - for development. This alternative site is considered to provide sufficient development for Todwick given its role in the settlement hierarchy. As such it is not considered appropriate or necessary to allocate this site too as the scale of growth resulting from development would not be in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1).



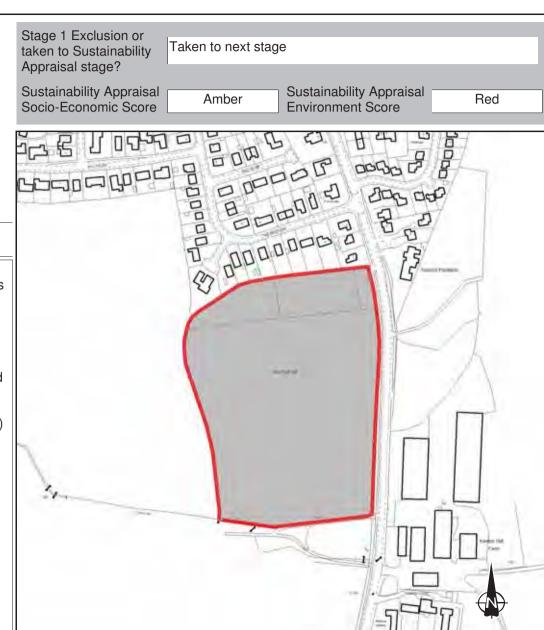
OSBORNE DRIVE

NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref: LDF0730 LAND TO THE WEST OF KIVETON LANE Name: Address: TODWICK **ROTHERHAM** Town 5.12 Net Hectares: 3.58 Hectares: 107 Dwellings: **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is currently allocated as Green Belt. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, its proximity to Wales - Kiveton Park, and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including ecolgical issues, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



NOT TO SCALE

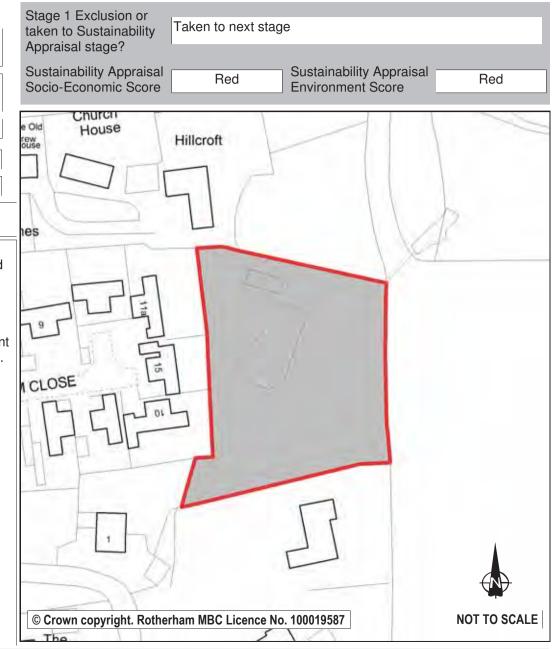
© Crown copyright. Rotherham MBC Licence No. 100019587

Harthill

Ref:	LDF0530			tage 1 Exclusion or aken to Sustainability	Taken to next stag	ie	
Name:	LAND TO THE WEST (OF UNION STREET		ppraisal stage?			_
Address:	UNION STREET		S	ustainability Appraisal ocio-Economic Score	Amber	Sustainability Appraisa Environment Score	l Red
Town	HARTHILL					The Beetine	
Hectares:	0.40	Net Hectares: 0.	32		Track		
Dwellings:	5	Employment Land 0.	00			D D	
Developm	ent Site? Site Alloca	ation: No		1	-	73 · 113.2m	Hallow's Church Grebet
ecognition		n the existing residential allocation in ning permission (RB2014/0292 granted rellings.		© Crown copyright. Rother	Spence Codage	Parties Parties D. 100019587	RECTORY GD B BOODES THE CARREST FASAN CLOSS STREET FASAN CLOSS NOT TO SCALE TO BE

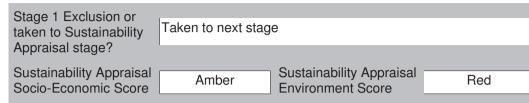
Ref:	LDF0532			
Name:	LAND OFF STREE	T FARM CLOS	E	
Address:	STREET FARM CL	OSE		
Town	HARTHILL			
Hectares:	0.30		Net Hectares:	0.30
Dwellings:	9	Е	mployment Land	0.00
Developm	ent Site? Site A	Allocation: No		

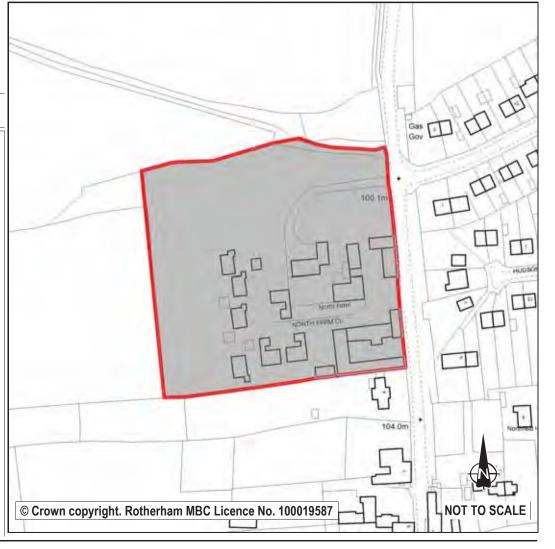
The site is allocated as Green Belt, in the Unitary Development Plan has conservation area status, it is within 250m of a grade 1 or 2* listed building, and has known interest. In order to provide vehicular access an existing dwelling(s) on Street Farm Close would need to be demolished. This is reflected by Transportation who rate the site red and note that no suitable means of access can be achieved without additional land. There are limited community facilities available in Harthill evidenced by its status within the South Yorkshire settlement hierarchy. It is therefore proposed that the site remains allocated as Green Belt. This stance is further justified as the site is too small to allocate as a residential development site (<0.4ha).



LDF0551 Ref: NORTH FARM CLOSE Name: Address: NORTH FARM CLOSE **HARTHILL** Town Net Hectares: 1.54 1.23 Hectares: Dwellings: 40 **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

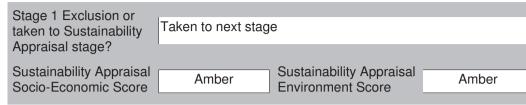
This site is currently allocated as part residential and part Green Belt in the Unitary Development Plan. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, it being part brownfield with vacant partially completed dwellings that do not meet current standards, and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Allocation of a slightly wider area including a small proportion of Green Belt land will enable the redevelopment of the original housing development site. Whilst it is acknowledged that there are identified constraints including it being within a conservation area, it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.

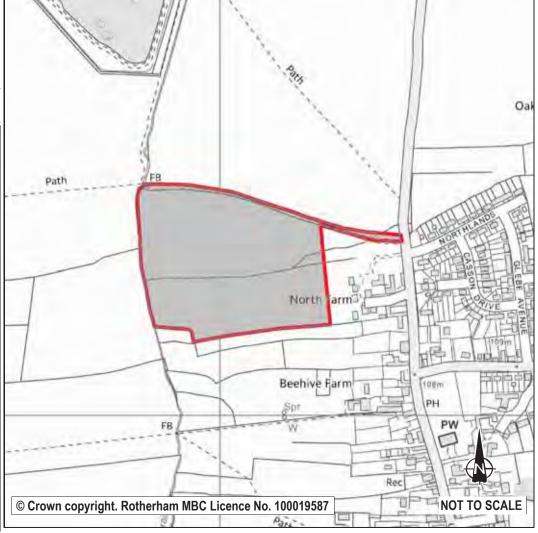




Ref:	LDF0782					
Name:	LAND ADJ NORTH FARM CLOSE					
Address:	OFF HARD LANE, HARTHILL					
Town	SHEFFIELD		ĺ			
Hectares:	6.44	Net Hectares:	4.84			
Dwellings:	145	Employment Land	0.00			
Developm	ent Site? Site A	Allocation: No				
is conside	red appropriate to r	etain the site's existing green belt al	llocation as			

It is considered appropriate to retain the site's existing green belt allocation as the scale of growth resulting from development of this site is not in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1).

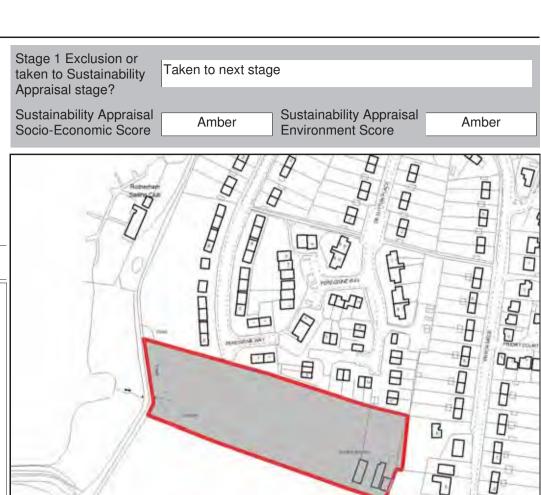




Ref: Name:	LAND AT SERLBY LANE		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Taken to next stage		
Address:	HARTHILL		Sustainability Appraisal Socio-Economic Score	Red Sustair Enviror	nability Appraisal nment Score	Amber
Town Hectares:	ROTHERHAM 1.42	Net Hectares: 1.14	B	22 2		
Dwellings	!	Employment Land 0.00	F	7 2	120	
Developm	ent Site? Site Allocation:	No	D	tar at man	The Contraction of the Contracti	
ecognition		ite's existing green belt allocation in aints and that an incongruous tongue	B	erham MBC Licence No. 1000195	Wed Plans	NOT TO SCALE
			© Crown copyright. Rothe	rnam MBC Licence No. 1000195)8/ I	NOT TO SCALE

Ref:	LDF0803				
Name:	LAND SOUTH OF	PEREGRINE WA	ΑY		
Address:	OFF PEREGRINE WAY				
Town	HARTHILL				
Hectares:	1.23		Net Hectares:	0.98	
Dwellings:	29	Em	nployment Land	0.00	
Developm	ent Site? Site A	llocation:			

This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. As the settlement target in Policy CS1 of the adopted Core Strategy, for the non Green Belt Villages has been met, it is not proposed to allocate this site. Retain as Green Belt.

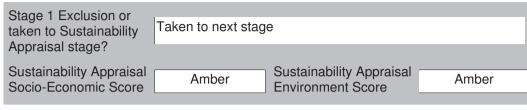


NOT TO SCALE

© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0808					
Name:	LAND EAST OF HA	ARD LANE				
Address:	EAST OF HARD LANE, NORTH OF NORTHLANDS					
Town	HARTHILL					
Hectares:	1.64	Net Hectares:	1.31			
Dwellings:	39	Employment Land	0.00			
Development Site? Site Allocation:						

This site is currently allocated as Green Belt. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. As the settlement target in Policy CS1 of the adopted Core Strategy, for the non Green Belt Villages has been met, it is not proposed to allocate this site. Retain as Green Belt.

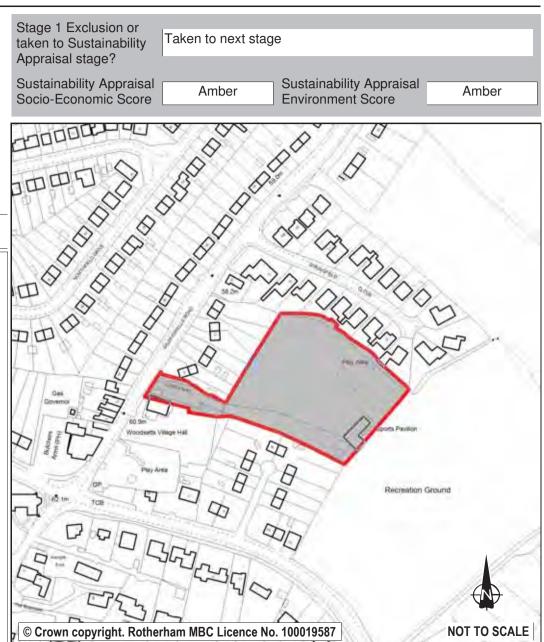




Woodsetts

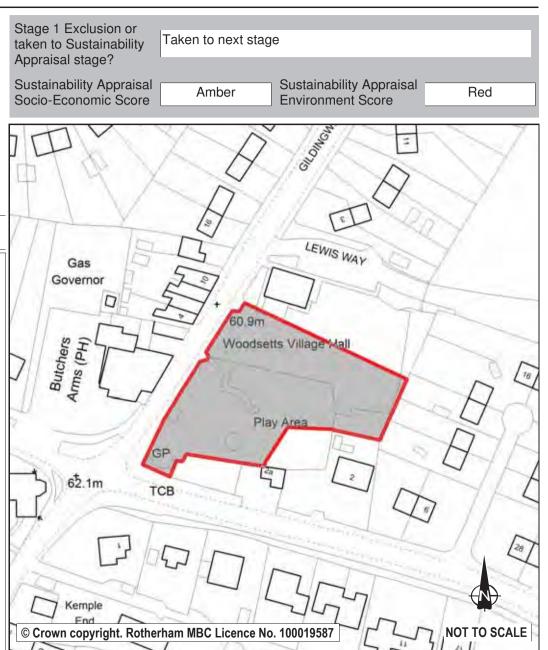
Ref:	LDF0522				
Name:	RECREATION GROUND OFF GILDINGWELLS ROAD				
Address:	GILDINGWELLS ROAD				
Town	WOODSETTS				
Hectares:	0.81	Net Hec	ares: 0.65		
Dwellings:	20	Employment I	_and 0.00		
Development Site? Site Allocation: No					
his site is allocated as urban greenspace and partly for community facilities. It					

This site is allocated as urban greenspace and partly for community facilities. It comprises the recreation ground which is identified as high value within the Greenspace audit and a car park for the village hall. Transportation rate the site amber noting that additional land may be required to form an adoptable access road to facilitate development. Given these constraints, it is considered appropriate that the site remain allocated for urban greenspace and community facilities.



Ref:	LDF0523				
Name:	LAND AT THE JUNCTION OF GILDINGWELLS ROAD AND WORKSOP ROAD				
Address:	GILDINGWELLS ROAD				
Town	WOODSETTS				
Hectares:	0.25	Net Hectares:	0.25		
Dwellings:	10	Employment Land	0.00		
Development Site? Site Allocation:					
his site is o	currently allocated as o	community facilities. During its appraisa	al. a		

This site is currently allocated as community facilities. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future residential development. Spec ifically the Surface Water Flood Assessment rates this site red and the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment. In 2013 Draft Sites and Policies Document, this site was proposed as a residential allocation however, Woodsetts Parish Council, who own the land, objected to this allocation and it is propsoed to retain it as a community facility and shown as such on the Policies Map.



Ref:	LDF0525		Stag	e 1 Exclusion or			
Name:	LAND TO THE REAR OF NO	O.56	take	n to Sustainability raisal stage?	Taken to next sta	age	_
Address:	WORKSOP ROAD			ainability Appraisal o-Economic Score	Red	Sustainability Appraisal Environment Score	Amber
Town	WOODSETTS		<	Sports Playlion		1	
Hectares:	0.89	Net Hectares:	0.71			(1)	100
Dwellings	: 21	Employment Land	0.00	Recreation Ground		757	
Developm	ent Site? Site Allocation:	No			1		
	litional land. Given these issue allocated as Green Belt.		and the second of				

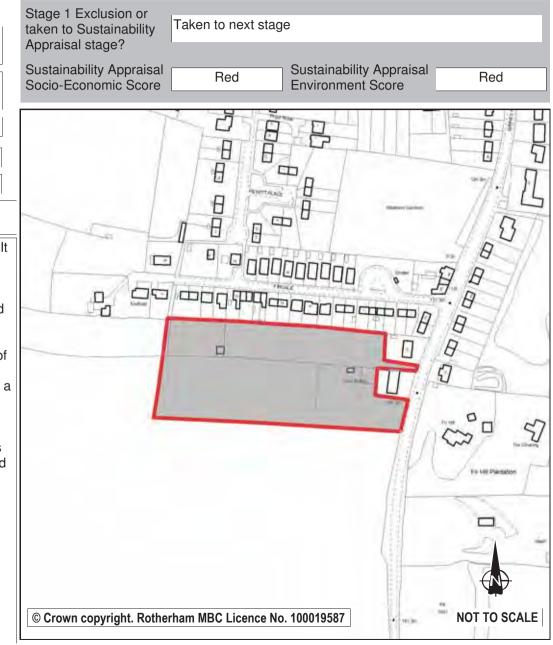
Ref:	LDF0526			Stage 1 Exclusion or	-		
Name:	LAND TO THE WE	EST OF CROSS LANE		taken to Sustainability Appraisal stage?	Taken to next stag	je	
Address:	CROSS LANE			Sustainability Appraisal Socio-Economic Score	Red	Sustainability Appraisal Environment Score	Amber
Town	WOODSETTS						
Hectares:	0.75	Net Hectares:	0.60				
Dwellings:	18	Employment Land	0.00	~			
Developm	ent Site? Site A	Allocation: No		~			
encroachme hrubs on s ransportat vithout add	ent into the Green E ite along with a sub ion rate the site red	n this boundary and ensure no furth selt. There are a number of mature stantial hedgerow along the bound, noting that there is no suitable me hese issues, it is considered appro Belt.	trees and aries. ans of access	© Crown copyright. Rother	cham MBC Licence No	o. 100019587	Trace and Patrick NOT TO SCALE

Ref:	LDF0527		Stage 1 Exclusion or
Name:	LAND OFF TAYLOR DRIVE	≣	taken to Sustainability Appraisal stage?
Address:	TAYLOR DRIVE		Sustainability Appraisal Socio-Economic Score Amber Sustainability Appraisal Environment Score Red
Town	WOODSETTS		
Hectares:	1.25	Net Hectares: 1	.00
Dwellings	30	Employment Land 0	
Developm	nent Site? Site Allocation	i: No	
with a near mature tree Acknowled	by SSSI at Lindrick Golf Cou es and shrubs some of which ging these various issues wh	t is currently woodland and vegetation rse. The site is densely populated with have tree preservation orders. In its existing Green Belt allocation.	ith 5

	LDF0528 LAND TO THE NO	DRTH OF WORKSOP ROAD		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Detached from residential area	
Address:	WORKSOP ROAD			Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	WOODSETTS			0/		
Hectares:	2.87	Net Hectares:	0.00	A /		
Dwellings:	0	Employment Land	0.00			-EOT
Developm	ent Site? Site A	Allocation: n/a				(0)
						1
						9
				/ "		
				/	B	
				Collected Wilsons 18gb Folions	T. D.	
				The case was		
				© Crown copyright. Rothe	erham MBC Licence No. 100019587	NOT TO SCALE

LDF0533 Ref: LAND OFF WINNEY HILL Name: Address: FIRVALE **HARTHILL** Town 1.61 Net Hectares: 1.29 Hectares: 39 Dwellings: **Employment Land** 0.00 Residential Development Site Development Site? ✓ Site Allocation:

This site is currently allocated as Green Belt in the Unitary Development Plan. It is proposed that this site be allocated as a residential development site in recognition of its positive attributes such as its relationship to the existing built settlement, and it meeting the settlements role established in the Spatial Strategy (detailed in policy CS1 of the Core Strategy). Whilst it is acknowledged that there are identified constraints including its access (i.e. additional land required if more than 5 dwellings intended and an adoptable road thereby required) and its landscape sensitivity (being immediately adjacent to an Area of High Landscape Value), it is anticipated that these will be suitably mitigated within any future resolutions to grant planning permission. During its appraisal, a number of sustainability factors and constraints have been evaluated to establish this site's potential to accommodate future development. Specifically, the application of the site selection methodology at stage 2 (the Sustainability Appraisal of individual sites) and stage 3 (the prioritisation of sites) summarises the site selection process, the results of which are included within the Integrated Impact Assessment.



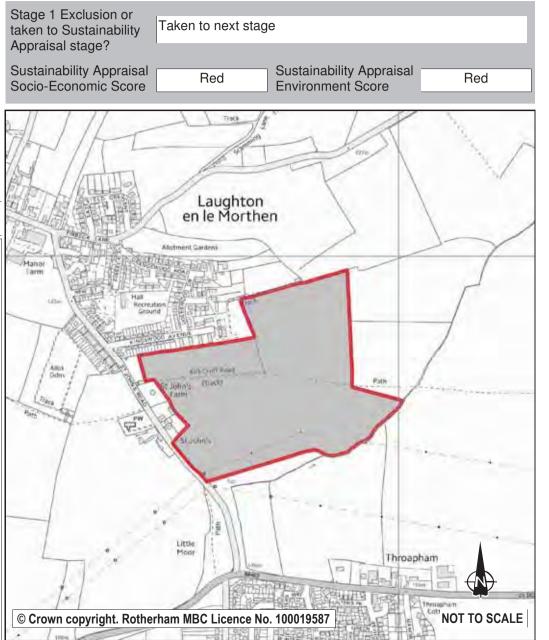
Ref:	LDF0558				Stage 1 Exclusion or	Remote, in open	countryside	
Name:	LAND OFF DINNIN	IGTON RC	DAD		taken to Sustainability Appraisal stage?	rtemote, in open	Countryside	
Address:	DINNINGTON ROA	AD .			Sustainability Appraisal Socio-Economic Score		Sustainability Apprais Environment Score	sal
Town	WOODSETTS				rily House	13		2250
Hectares:	50.44		Net Hectares:	0.00	Idlife Park	011	Brand's	1
Dwellings:	0		Employment Land	0.00	1	1	Fm	7=====0
Developm	ent Site? Site A	Allocation:	n/a			~ //		1 -AF
					"			
					"			MIT
					Rackford			
					Fm		Joseph Mary	10+10
								4/35P
					The state of the s	1		Sha
					1	1		
					iston .	1		7/12//
					nes Wood		200	THE WAR
					-5-3	The same	11 7	911/16
					Dans	1		
					14.89 El	D D	MSV 1	
					© Crown copyright. Rothe	erham MBC Licence N	No. 100019587	NOT TO SCALE

Other Villages (Laughton en le Morthen)

Ref: Name:	LDF0550	RBECK LANE		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	
Address:	LAUGHTON EN LE MO	ORTHEN		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score	
Town	LAUGHTON EN LE MO	ORTHEN			77401
Hectares:	8.23	Net Hectares:	0.00	point of	1
Dwellings	0	Employment Land	0.00		
Developm	ent Site? Site Alloc	ation: n/a		Track)	EAST THE DUME
				Laughton en le Morthen Allotment Gardens Allotment Gardens Kirk Croft Road St John's (Track) © Crown copyright. Rotherham MBC Licence No. 100019587	OT TO SCALE
				© Crown copyright. Rothernam MBC Licence No. 100019587	OI TO SCALE

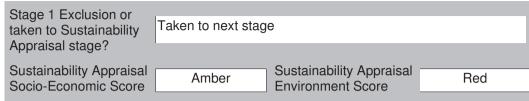
Ref:	LDF0706						
Name:	LAND NORTH AND SOUTH OF KIRK CROFT RD, LAUGHTON-EN-LE-MORTHEN						
Address:	KIRK CROFT RD,	LAUGHTON-EN-LE-MORTHEN					
Town	ROTHERHAM						
Hectares:	19.13	Net Hectares:	13.39				
Dwellings:	402	Employment Land	0.00				
Developm	ent Site? Site A	Allocation: No					
Literature Co.		and the state of t	the Heat				

This site is currently allocated as green belt. The site is wholly within the designated Area of High Landscape Value and is close proximity to the Grade 1 listed St John's Church. Transportation rate the site red as a second point of access would be necessary which requires additional land/demolition. Thurcroft Bridleway No. 20 bisects the site east west. It is considered appropriate to retain the site's existing green belt allocation as the scale of growth resulting from development of this site is not in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1). Given these issues, it is considered appropriate that the site retains its existing green belt allocation.



Ref:	LDF0707						
Name:	LAND NORTHEAST OF OUTGANG LANE, LAUGHTON COMMON						
Address:	OUTGANG LANE,	, LAUGHTONEN LE MORTHERN					
Town	ROTHERHAM						
Hectares:	57.56	Net Hectares: 4	0.29				
Dwellings:	1209	Employment Land	0.00				
Development Site? Site Allocation: No							

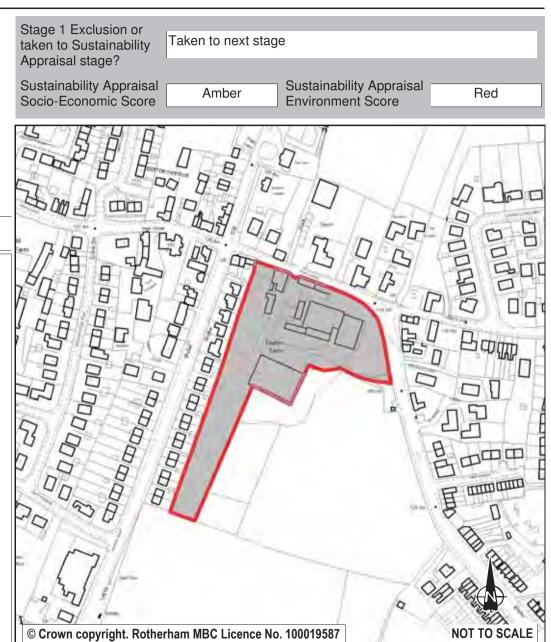
This site is currently allocated as green belt. The site abuts the Grade 1 listed St John's Church and any potential development may also affect the setting of All Saints Church at Laughton (which is also Grade I listed). It is considered appropriate to retain the site's existing green belt allocation as the scale of growth resulting from development of this site is not in conformity with the spatial distribution established in the Core Strategy (detailed in policy CS1). Thurcroft Bridleway No. 18 bisects the site east to west. Development of the suggested site would lead to the joining of the villiage with Laughton Common. Given these issues, it is considered appropriate that the site retain's its existing green belt allocation.





Ref:	LDF0708							
Name:	LAND SOUTH OF HIGH ST, LAUGHTON-EN-LE-MORTHEN							
Address:	HIGH ST, LAUGHTON-EN-L	E-MORTHEN						
Town	ROTHERHAM							
Hectares:	1.51	Net Hectares:	0.77					
Dwellings:	23	Employment Land	0.00					
Development Site? Site Allocation: No								
is proposed to retain the existing residential and green belt allocations in ecognition of the listed buildings (Manor Farmhouse & Manor Farm Barn, both f which are grade 2) that are found within the site. Access issues may also								

serve to preclude development being desirable within the site. Furthermore, the site frontage falls within a conservation area which allied with the site's landscape sensitivity serves to justify the stated position.



Green Belt Villages (Ravenfield, Lindrick Dale, Thorpe Salvin, Firbeck, Gildingwells, Hooton Levitt, Upper Whiston)

	LAND OFF ST JAMES VIEW	1	Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Green Belt Village		
Address:	RAVENFIELD		Sustainability Appraisal Socio-Economic Score		Sustainability Appraisal Environment Score	
Town	ROTHERHAM		1			
Hectares: Dwellings:	0.28	Net Hectares: 0.00 Employment Land 0.00			St James's Church	
Developm	ent Site? Site Allocation:	n/a	Tanks 74.9m Crown copyright. Rother	ewage Works erham MBC Licence No	0. 100019587	NOT TO SCALE

Ref:	LDF0529			Stage 1 Exclusion or	In		
Name:	LAND IN LINDRICE	< DALE		taken to Sustainability Appraisal stage?	Green Belt Village		
Address:	LINDRICK DALE			Sustainability Appraisal Socio-Economic Score		Sustainability Appra Environment Score	isal
Town				_ //	///	////	1//
Hectares:	0.36	Net Hectares:	0.00	\n	///	The Lake House	5
Dwellings:	0	Employment Land	0.00			Mela M	Court
Developm	ent Site? Site A	Illocation: n/a - Green Belt Village			/ //		5
				Pond			5-11
				Pona	-)		
				Printed by the second second second	1	>)/	Sunnyside
							Cottage
						5	a To
				1			71/2
				Tacy		Track	
						500	Wood Mill
				111		1 1	
				The way		1117	
				© Crown copyright. Rothe	erham MBC Licence No	o. 100019587	NOT TO SCALE

Ref:	LDF0536		Stage 1 Exclusion or
Name:	LAND TO THE EAST OF LA	DY FIELD ROAD	taken to Sustainability Appraisal stage? Green Belt Village
Address:	LADY FIELD ROAD		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	THORPE SALVIN - GB VILL	AGE	¥\
Hectares:	1.76	Net Hectares: 0	.00
Dwellings	: 0	Employment Land 0	.00.
Developm	nent Site? Site Allocation:	n/a - Green Belt Village	HAMI TARRET TARRET
			© Crown copyright. Rotherham MBC Licence No. 100019587

Ref:	LDF0537			Stage 1 Exclusion or
Name:	LAND OFF LITTLE WOOD LA	ANE		taken to Sustainability Appraisal stage? Green Belt Village
Address:	LITTLE WOOD LANE			Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	THORPE SALVIN - GB VILLA	AGE		South Ellis
Hectares:	0.40	Net Hectares:	0.00	TCB LB 108.5m
Dwellings	0	Employment Land	0.00	
Developm	ent Site? Site Allocation:	n/a - Green Belt Village		\$\frac{1}{2} \frac{1}{2} \frac
				Field House
				Manor Farm
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref:	LDF0560				Stage 1 Exclusion or	D 11.1711		
Name:	R/O 31 TO 63 I	NEW ROAD			taken to Sustainability Appraisal stage?	Green Belt Village		
Address:	FIRBECK				Sustainability Appraisal Socio-Economic Score		Sustainability Appraise Environment Score	al
Town	FIRBECK - GB	VILLAGE				-	1	
Hectares:	0.63		Net Hectares:	0.00			1	
Dwellings:	0		Employment Land	0.00			1	~
Developm	ent Site? S	ite Allocation:	n/a - Green Belt Village				1	/ \ x
								St Martin's Church
								Con services
					\		Eirhook	41.60
					/		Firbeck	TOB GP H
					\		♦	
							DE .	
						<i>></i> ~	DELICE CO. C.	
					Woodfield F 1	1	NO.Em	R
					17 3		* 50 Em	
					THE PERSON	A	1/2	E G
					B D C	52.1m	797	₽ ₼
					© Crown copyright. Rothe	11	o. 100019587	NOT TO SCALE
					~~	1	1.130.000	An I

Ref:	LDF0561				Stage 1 Exclusion or
Name:	R/O 13 TO 27 NEV	V ROAD			taken to Sustainability Appraisal stage? Green Belt Village
Address:	FIRBECK				Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	FIRBECK - GB VIL	LAGE			
Hectares:	1.48		Net Hectares:	0.00	
Dwellings:	0		Employment Land	0.00	
Developm	ent Site? Site A	Allocation:	n/a - Green Belt Village		THE PERMITTER OF THE PE
					Black Lion (PH) Hat Manok Farm
					Firbeck © Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE

Ref: Name:	LAND TO THE EAST OF WO	OODSETTS ROAD		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Green Belt Village	9	
Address:	WOODSETTS ROAD, GILDII	NGWELLS		Sustainability Appraisal Socio-Economic Score		Sustainability Appraisal Environment Score	
Town	GILDINGWELLS - GB VILLA	GE		House			
Hectares:	0.72	Net Hectares:	0.00	1 3.1	\		
Dwellings	0	Employment Land	0.00	1	7		
Developm	ent Site? Site Allocation:	n/a - Green Belt Village		THE H	7		
				H	18-1		
				The			
				Old Barn			
				7	Gil	dingwel	S
					LB		
				3			
					-41		
					+ 65.4m		
				/-	22 5		
				1	[] H	8	
				P			
				13 -			
				© Crown copyright. Rothe	rham MBC Licence N	0. 100019587	NOT TO SCALE
					80		

Ref:	LDF0673			Stage 1 Exclusion or
Name:	LAND ADJACENT	JOAN LANE, HOOTON LEVITT		taken to Sustainability Appraisal stage? Green Belt Village
Address:	JOAN LANE, HOO	TON LEVITT		Sustainability Appraisal Socio-Economic Score Environment Score
Town	HOOTON LEVITT GB VILLAGE			
Hectares:	0.61	Net Hectares:	0.00	
Dwellings	0	Employment Land	0.00	
Developm	ent Site? Site A	Allocation: n/a - Green Belt Village		The state of the s
		-		
				Hooton Levitt
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE
				\

Ref: Name:	LAND SOUTHEAST OF UPF WHISTON	PER WHISTON LANE, UPPER		Stage 1 Exclusion or taken to Sustainability Appraisal stage?	Within Green Belt Village	
Address:	UPPER WHISTON			Sustainability Appraisal Socio-Economic Score	Sustainability Appraisal Environment Score	
Town	UPPER WHISTON - GB HAN	ИLET				}
Hectares:	0.31	Net Hectares:	0.00		1	/
Dwellings	0	Employment Land	0.00	1		1
Developm	ent Site? Site Allocation:	n/a - Green Belt Village		he Poplars	A CA	ld Farm Si
				1	Rose Cottage 102-5m Farm Cottage	u raim S
						Service .
				1		ne Cottage
				© Crown copyright. Rothe	rham MBC Licence No. 100019587 NOT TO	SCALE

Ref:	LDF0741			Stage 1 Exclusion or
Name:	LAND AT THREE A	ACRES, LAMB LANE, FIRBECK		taken to Sustainability Appraisal stage? Within open countryside
Address:	THREE ACRES, LA	AMB LANE, FIRBECK		Sustainability Appraisal Socio-Economic Score Sustainability Appraisal Environment Score
Town	FIRBECK - GB VIL	LAGE		
Hectares:	1.55	Net Hectares:	0.00	
Dwellings	: 0	Employment Land	0.00	
Developm	nent Site? Site A	ullocation: n/a - Green Belt Village		
				1
				(N)
				© Crown copyright. Rotherham MBC Licence No. 100019587 NOT TO SCALE