South Cave Assessment

	SCAV1	SCAV2	SCAV3	SCAV4	SCAV5	SCAV6	SCAV7	SCAV8	SCAV9	SCAV10	SCAV11	SCAV12	SCAV13	SCAV14	SCAV15	SCAV16	SCAV17
Stage 1: Initial Assessment and Site Exclusion																	
Question 1: Would the use for the site be appropriate to the settlement's place in the settlement network?	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Question 1a: Are further housing allocations required for the settlement?	NO	NO	NO	NO	NO	NO	YES ?	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Question 1b: Are further employment allocations required for the settlement?	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Question 1c: Are further town centre and retail allocations required for the settlement?	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Question 1d: Is the site needed for a specific transport scheme?	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Question 2: Would development cause an unacceptable negative effect on an international or national site of biodiversity or geological value?	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Question 3: Would the development be unsuitable because of the vulnerability of the use in the categorisation of flood risk and coastal erosion for the area?	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	YES	NO	NO	NO	NO	NO
Question 4: Would development cause an unacceptable negative effect on a nationally important archaeological site or monument or a nationally or internationally important historical site?	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Stage 2: Initial Ranking	**Parish would argue all sites would be dismissed at this stage**																
Question 5: Does the site contain previously developed land, greenfield land or a mix of both?	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Question 6: How accessible is the site by public transport?	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3
Question 7: How accessible is the site by walking and cycling?	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Question 8: How acceptable is the development in view of the vulnerability of the use in the categorisation of flood risk?	6	6	6	6	6	6	6	6	6	6	6	exc	4	4	6	6	6
	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd		Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd	Sequential test rq'd
Stage 3: Detailed Site Specific Considerations																	
Question 9: Would development affect a regional or local site of biodiversity or geological value or affect legally protected species?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 10: Would development affect trees or hedgerows, or areas of ancient woodland not subject to statutory protection?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 11: Would development affect the historic or cultural environment?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 12: Would development affect the existing built character of the settlement?	(---)	(---)	(---)	(-)	(---)	(-)	(-)	(-)	(-)	(-)	(---)	(-)	(-)	(---)	(---)	(---)	(-)
Question 13: What is the capacity of the landscape to accommodate development?	(---)	(---)	(---)	(-)	(---)	(-)	(-)	(-)	(-)	(-)	(---)	(-)	(-)	(---)	(---)	(---)	(-)
Question 14: Does the site lie within an area of low air quality or would development result in a significant adverse effect on air quality?	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)

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Question 15: Would development result in the loss of the best and most versatile agricultural land?	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(--)	(-)
Question 16: Would the site development lead to coalescence of two separate settlements?	(-)	(-)	(-)	(++)	(-)	(++)	(++)	(++)	(++)	(++)	(-)	(++)	(++)	(-)	(-)	(-)	(++)
Question 17: Would development affect the public drinking water supply?	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)
Q18: Does the site fall within a groundwater emergence zone or surface water hazard zone	(--)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)	(++++)
Question 19: Is the development in an area where noise and light is likely to cause nuisance to new users or is the development likely to generate noise and light which will affect existing users?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 20: Are the proposed light- and noise-sensitive land uses, such as housing, hospitals or schools, located adjacent to major sources of light and noise (such as road, rail and air transport and certain types of industrial development)?	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Question 21: Would the development of the site lead to the remediation of contaminated land?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 22: Would development lead to the sterilisation of viable mineral resources?	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)
Question 23: Does the site provide publicly accessible open space, green infrastructure or recreation facilities?	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)	(--)
Question 24: What is the capacity of existing schools to cope with the level of development proposed for the settlement?	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)	(+)
Question 25: What is the capacity of existing utilities and infrastructure to cope with the level of development proposed for the settlement?	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)
Q26: Would the development trigger the requirement for the provision of on-site renewable or very low carbon energy generation?	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)	(-)
Q27: Would the site provide significant additional low carbon/renewable energy capacity or significantly contribute to reducing greenhouse gas emissions?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 28: What is the capacity of the highway network to cope with the development of the site?	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)	(---)
Question 29: Would the development provide, enable or improve access to public rights of way?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 30: Would the development make use of the wider non-road transport network, including waterways and rail?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 31: Would the development offer opportunities to reduce the need to travel by virtue of its mix of uses?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 32: Would development result in the loss of any existing or proposed physical or social infrastructure or would it contribute to the construction of new physical or social infrastructure?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 33: Would the site be located in or adjacent to areas of deprivation?	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Question 34: Would development be compatible with existing or proposed neighbouring uses or conflict with land that has been protected/safeguarded for alternative uses?	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)	(++)

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Question 35: Would the site allocation be above the relevant threshold for the accommodation of a proportion of affordable housing as required by the Core Strategy?	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES
Q36: Would the site allocation be above the threshold for accommodation of affordable housing located in the area where the ratio of income to house price is particularly low (i.e. 5-6 and 6-9 as per diagram in the AMR)?	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES	YES
Stage 4: Deliverability																	
Question 37: Are there any other insurmountable physical, environmental or legal constraints that may prejudice the development of the site?	NO	YES	YES	YES	YES	YES	YES	YES	NO	YES	YES	NO	YES	YES	NO	YES	YES
	Land levels to highway	**Jnct. Little Wold La/ Bev Rd**	**Jnct. Little Wold La/ Bev Rd**	**Ransom. ttle Wold La/ Bev Rd**	**Jnct. Little Wold La/ Bev Rd**	**Ransom. ttle Wold La/ Bev Rd**	**Jnct. Little Wold La/ Bev Rd**	**Jnct. Stonepit/Br ough Rd.**		**No access dem. Req'd**	**Narrow access Bull Pasture single track**		**Ransom Strip**	**No access**		**No access dem. Req'd**	**No access to Pinfold Pvte rd**
Question 38: Is the site subject to any ownership constraints and is it likely to be attractive to the market?	NO	YES	YES	YES	YES	YES	YES	NO	NO	NO	NO	NO	YES	NO	NO	YES	YES
		Vision splay not in ERYC	**Vision splay not in ERYC**	**ransom**	**Vision splay not in ERYC**	**ransom**	**Vision splay not in ERYC**						**ransom**			**Access ownership**	**Access ownership**
Question 39: In the light of the answers to all preceding questions, is the site likely to be developable within 15 years of the adoption of the Allocations DPD? If the answer is yes, is the site deliverable within 5 years of adoption?	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT	NOT