



Loxwood Parish Council

email: Clerk@loxwood-pc.gov.uk

www.loxwood-pc.gov.uk

Loxwood Neighbourhood Plan

Call for Sites Information Template

Loxwood Parish Council Neighbourhood Plan Steering Group is preparing a revision to the existing Neighbourhood Plan and wishes to identify potential additional housing sites alongside those already identified in the Plan. If you have land available for development, the Steering Group would like to hear from you. Please download and complete this template and return it by post or email to: Jane Bromley, Clerk, Loxwood Parish Council, Foxways, Pinkhurst Lane, Slinfold, Horsham. RH13 0QR. Clerk@loxwood-pc.gov.uk

Sites put forward will be subject to a site assessment procedure to ascertain suitability.

This template should be returned by the 17th January 2020

Site name: Orchard House

Site address: Station Road, Loxwood. RH14 0SN

Ownership(s): Dr and Mrs K Seymour

Site Proposer and relationship to owner: Owner

Is the site under an option agreement? No

Site Plan: Provide a separate site and location plan at 1:1200 and 1:25000 scales respectively and include a red line around the boundary of the site: Attached



Loxwood Parish Council

email: Clerk@loxwood-pc.gov.uk

www.loxwood-pc.gov.uk

Site area in hectares: 0.607 ha

Proposed number of houses: 2-10 units

When is the site available for development: Within 3-5 years

Are there any barriers to delivery of the site e.g. legal issues, contamination, covenants, public footpaths within the site, demolition of existing buildings, overhead power lines etc:

If the whole site is redeveloped, the existing house would need to be demolished to provide 4-10 plots. However, the house could be retained and 2-3 building plots could be sold separately if that was preferred.

Any special circumstances to promote use of site for housing:



Loxwood Parish Council

email: Clerk@loxwood-pc.gov.uk

www.loxwood-pc.gov.uk

The land at Orchard House is situated within an easy walking distance of the village via a pavement, with unrestricted vehicular access onto Station Road (an adopted highway) at its junction with Spy Lane. The plot is basically flat, but as a whole it gently slopes to the southwest and has defined boundaries on all sides. The land falls within the Environment Agency Flood Zone 1. There are no listed buildings or Tree Preservation Orders. In accordance with the National Planning Policy Framework, we consider that the site is sustainable and deliverable within the plan period.



