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| <div>Report on<br/>Site Selection</div> <div>ARUP</div> <div>Epping Forest<br/>District Council</div> | <div>Drawing No.</div> <div>EFDC-S3-0014-Rev2</div> | <div>Content</div> <div>Results of Stage 3 and Stage 6.3 Assessment for Residential Sites in North Weald Bassett</div> <div>Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AEX, Getmapping, Aerogrid, IGN, IGP, swisstopo and the GIS User Community.</div> <div>Contains Ordnance Survey &amp; Royal Mail Data © Crown Copyright &amp; Database Right 2016<br/>EFDC License No: 100018534 2016</div> | <div>Legend</div> <div>Strategic Options</div> <div>More suitable strategic option</div> <div>Less suitable strategic option</div> <div>Stage 3/6.3 Sites</div> <div>Suitable</div> <div>Not Suitable</div> <div>Site proceeds for further testing</div> <div>Site does not proceed for further testing</div> <div>This legend shows only key map symbology. A full legend can be found at the beginning of the Appendix.</div> |
|   | <div>Date: March 2018</div>                         |   |   |
|   | <div>Scale: 1:15,000 @A3</div>                      |   |   |





| Site Ref. | Address  | Settlement          | Site Size (Ha) | Capacity (Units) | Site Suitability | Justification for Site Suitability  | Site Rank  |          |                   | Site Category | Site to Proceed for Further Testing  |
|-----------|--|---------------------|----------------|------------------|------------------|---|------------|----------|-------------------|---------------|--|
|           |  |                     |                |                  |                  |   | Flood Risk | Location | Agricultural Land |               |  |
| SR-0003   | Two fields East and West of Church Lane (North of Lancaster Road), North Weald Bassett, Essex          | North Weald Bassett | 9.10           | 200              | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 1A/2A in Scenario B. The site continued to proceed.  | 1          | 5        | 3                 | 5             | The site proceeded for further testing.  |
| SR-0036   | Land at Blumans, North Weald (north/south of A414)   | North Weald Bassett | 11.38          | 323              | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 1B/1C in Scenario B. The site therefore continued to proceed.  | 1          | 4        | 3                 | 4             | The site proceeded for further testing.  |
| SR-0072   | Land at Tylers Farm [271 High Road], North Weald   | North Weald Bassett | 1.29           | 38               | Suitable         | The area around the site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study. Although this site lies outside of the Masterplan area, identified constraints at Stage 2, including heritage impact and impact of air quality, could be overcome. The site continued to proceed.  | 1          | 4        | 3                 | 4             | The site proceeded for further testing.  |
| SR-0076   | Land south of Vicarage Lane, North Weald   | North Weald Bassett | 6.04           | 91               | Suitable         | Part of the site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is generally aligned with Option 2B in Scenario B. It continued to proceed.   | 1          | 5        | 3                 | 5             | The site proceeded for further testing. Although the site is not adjacent to an existing settlement, it is aligned with Scenario B of the North Weald Bassett Masterplanning Study and should be considered further. |
| SR-0158A  | Land at North Weald Bassett, South of Vicarage Lane  | North Weald Bassett | 28.11          | 600              | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 2B/2C in Scenario B. Noting the need to mitigate the impact on the Green Belt, as well as contamination and gas pipeline constraints identified at Stage 2, the site continued to proceed.   | 1          | 5        | 3                 | 5             | The site proceeded for further testing.  |
| SR-0195B  | Land to the North of Vicarage Lane, East, North Weald Bassett, Epping, Essex, CM16 6AP                 | North Weald Bassett | 3.42           | 102              | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 3B in Scenario B. The site therefore continued to proceed.   | 1          | 4        | 3                 | 4             | The site proceeded for further testing.  |
| SR-0417   | Land east of Church Lane/West of Harrison Drive, North Weald Bassett                                   | North Weald Bassett | 1.84           | 55               | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 1A in Scenario B. The site continued to proceed.   | 1          | 5        | 3                 | 5             | The site proceeded for further testing.  |
| SR-0455   | Chase Farm Business Centre, Vicarage Lane West, North Weald, Essex, CM16 6AL                           | North Weald Bassett | 0.81           | 12               | Suitable         | The area around the site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study. Although this site lies outside of the Masterplan area, it has no constraints which were unlikely to be overcome. The site therefore continued to proceed.   | 1          | 3        | 3                 | 3             | The site proceeded for further testing.  |
| SR-0467   | North Weald Nurseries, Vicarage Lane, North Weald, Epping, Essex                                       | North Weald Bassett | 1.26           | 10               | Suitable         | The area around the site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study. Although this site lies outside of the Masterplan area, it has no constraints identified at Stage 2 which were unlikely to be overcome and is well-related to adjoining SR-0158A (which is aligned with Option 3A in Scenario B). The site therefore continued to proceed. | 1          | 5        | 3                 | 5             | The site proceeded for further testing. Although the site is not adjacent to an existing settlement, it is aligned with Scenario B of the North Weald Bassett Masterplanning Study and should be considered further. |
| SR-0501   | Playing field at New House Lane, North Weald   | North Weald Bassett | 2.33           | 70               | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 1B in Scenario B. The site continued to proceed.   | 1          | 4        | 3                 | 4             | The site proceeded for further testing.  |
| SR-0512   | St Clements, Vicarage Lane West, North Weald, CM16 6AL   | North Weald Bassett | 0.61           | 16               | Suitable         | The area around the site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study. Although this site lies outside of the Masterplan area, it has no constraints identified at Stage 2 which were unlikely to be overcome. The site continued to proceed.   | 1          | 5        | 3                 | 5             | The site proceeded for further testing.  |
| SR-0991   | The Acorns, Chase Farm, Vicarage Lane West, North Weald Bassett, Essex, CM16 6AL                       | North Weald Bassett | 1.67           | 50               | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 3A in Scenario B. The site therefore continued to proceed.   | 1          | 5        | 3                 | 5             | The site proceeded for further testing. Although the site is not adjacent to an existing settlement, it is aligned with Scenario B of the North Weald Bassett Masterplanning Study and should be considered further. |
| SR-1033   | Land to the East of North Weald Airfield and West of Church Lane, North Weald Bassett, Essex, CM16 6AA | North Weald Bassett | 11.02          | 330              | Suitable         | The site was subject to detailed feasibility work as part of the North Weald Bassett Masterplanning Study and is aligned with Option 1A/2A in Scenario B. The site therefore continued to proceed.  | 1          | 5        | 3                 | 5             | The site proceeded for further testing.  |