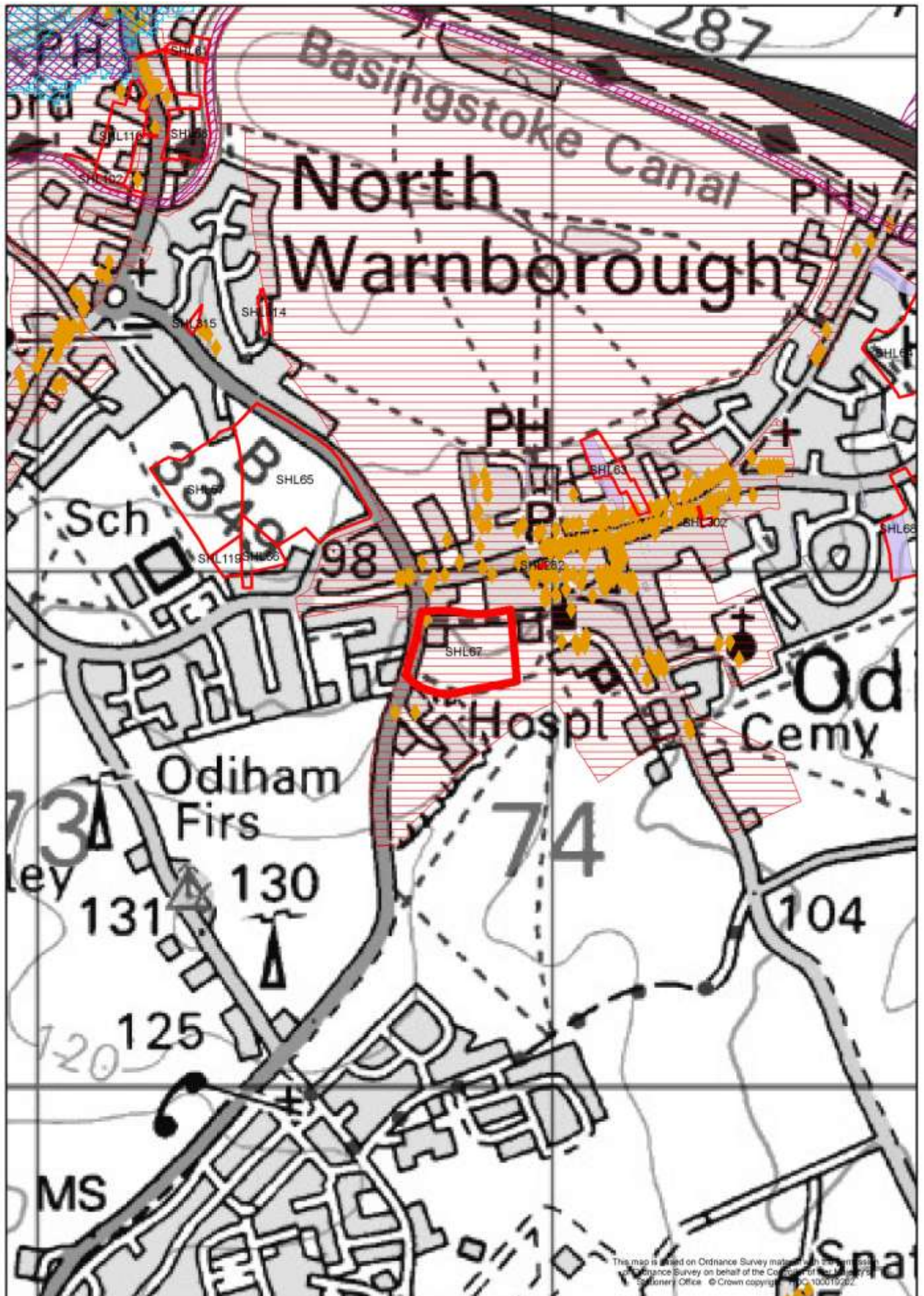


| | |
|--|---|
| Site Reference | ODIHAM PARISH COUNCIL – SITE G; HART DISTRICT COUNCIL - SHL67 |
| Site Name | Close Meadow, Alton Road, Odiham |
| Site Address | Close Meadow, Alton Road, Odiham |
| Parish | Odiham |
| Source of Site | 1 (Sites submitted to the Council by developers / landowners / agents) |
| Site Size (ha) | 2.90 |
| Estimate of potential housing capacity | 80 (officer estimate) |
| Current Land Uses | Green field |
| Summary of opportunities | <p>Appropriate topography;</p> <p>Flood zone 1 (lowest risk of fluvial flooding);</p> <p>Low/medium potential likelihood of surface water flooding</p> <p>No Scheduled Ancient Monuments, Historic Parks and Gardens, Sites of Special Scientific Interest, Sites of Importance for Nature Conservation, National Nature Reserves, Local Nature Reserves, Common Land, or Tree Preservation Orders in the vicinity of the site or close enough to be affected by development at this site;</p> <p>More than 5km from the SPA;</p> <p>No high grade agricultural land (best and most versatile land) within the site;</p> <p>Site is considered available.</p> |
| Summary of Constraints | <p>Outside, but adjacent to the settlement boundary of Odiham;</p> <p>Medium potential likelihood of groundwater flooding;</p> <p>Listed building in north west corner of site and many others nearby;</p> <p>Site is within a Conservation Area which is a significant constraint on the site as the Conservation Area Character Appraisal indicates that there are important views through the site from all four corners, therefore development on this site is likely to be detrimental to the character of the Conservation Area;</p> <p>Residential development would not be permitted at this location under current policy;</p> <p>Site not considered to be very suitable due to the detrimental impact developing this site would have on the Conservation Area;</p> <p>Site is not considered to be achievable due to lack of suitability.</p> |
| Recommendations for overcoming constraints | <p>The Conservation Area constraint on this site may be impossible to overcome as there are important views crossing the site from all four corners. However, if this constraint can be overcome the following advice may be useful to developers. Mitigation relating to groundwater flooding may be advisable. Any adverse impacts on the setting of the adjacent and nearby listed buildings should be avoided. Policy would need to be changed for this development to be permitted by way of extending the settlement boundary for Odiham, and removing the Conservation Area designation from this location.</p> |
| Assessment of Deliverability / Developability | Not currently developable |



This map is based on Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office © Crown copyright. HDC 100019202.



This map is based on Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office. © Crown copyright. Licence number: 100019262