

SHLAA

Newport

UniqueID	Newport1
Location	Land west of Thimblehall Lane
JSP Sub Area	Western
Reason Considered	Land bid 216
Area (Ha)	1.83
Gross Developable Area	1.56
Capacity	47
GF/PDL	Greenfield
National/Regional Policy Restrictions	None
Level of Flooding	Floodzone 3 on the whole site
Physical Limitations	None
Ownership Status	Owner willing to sell
Can Availability and Suitability Constraints be Overcome?	No Constraints
Achievability Factors	Full planning permission for 18 dwellings
Achievability and Cost Factors	3 years to be developed @35 dwellings p.a
Overall Deliverability	Deliverable in 0-5 years

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Newport

UniqueID	Newport2
Location	Land south of Southfields
JSP Sub Area	Western
Reason Considered	Managed Release, Previous Housing Allocation S25e
Area (Ha)	3.07
Gross Developable Area	1.99
Capacity	60
GF/PDL	Greenfield/Brownfield
National/Regional Policy Restrictions	None
Level of Flooding	Floodzone 3 on the whole site
Physical Limitations	None
Ownership Status	Owner willing to sell
Can Availability and Suitability Constraints be Overcome?	No Constraints
Achievability Factors	Not in planning system
Achievability and Cost Factors	4 years to be developed @35 dwellings p.a
Overall Deliverability	Deliverable in 0-5 years

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Newport

UniqueID	Newport3
Location	Land south of Teal Road
JSP Sub Area	Western
Reason Considered	Managed Release, Previous Housing Allocation S25a
Area (Ha)	5.00
Gross Developable Area	3.25
Capacity	98
GF/PDL	Greenfield/Brownfield
National/Regional Policy Restrictions	None
Level of Flooding	Floodzone 3 on the whole site
Physical Limitations	None
Ownership Status	Unknown owner
Can Availability and Suitability Constraints be Overcome?	Identify owner and their intentions
Achievability Factors	Not in planning system
Achievability and Cost Factors	5 years to be developed @35 dwellings p.a
Overall Deliverability	Deliverable in 0-5 years

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Newport

UniqueID	Newport4
Location	Land at Canal Side West
JSP Sub Area	Western
Reason Considered	Managed Release, Previous Housing Allocation S25b
Area (Ha)	1.03
Gross Developable Area	0.88
Capacity	26
GF/PDL	Greenfield/Brownfield
National/Regional Policy Restrictions	None
Level of Flooding	Floodzone 3 on the whole site
Physical Limitations	None
Ownership Status	Unknown owner
Can Availability and Suitability Constraints be Overcome?	Identify owner and their intentions
Achievability Factors	Not in planning system
Achievability and Cost Factors	3 years to be developed @35 dwellings p.a
Overall Deliverability	Deliverable in 0-5 years

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Newport

UniqueID	Newport5
Location	Meadow Court, Main Road
JSP Sub Area	Western
Reason Considered	Site with planning permission DC/04/05159/REM
Area (Ha)	0.10
Gross Developable Area	
Capacity	3
GF/PDL	Brownfield
National/Regional Policy Restrictions	N/A
Level of Flooding	N/A
Physical Limitations	N/A
Ownership Status	Owner willing to sell
Can Availability and Suitability Constraints be Overcome?	N/A
Achievability Factors	Full planning permission
Achievability and Cost Factors	1 year to be developed @35 dwellings p.a
Overall Deliverability	Deliverable in 0-5 years

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Newport

UniqueID	Newport6
Location	Thimble Hall Lane Land Thimblehall Lane
JSP Sub Area	Western
Reason Considered	Site with planning permission DC/07/01102/PLF
Area (Ha)	0.60
Gross Developable Area	
Capacity	18
GF/PDL	Greenfield
National/Regional Policy Restrictions	N/A
Level of Flooding	N/A
Physical Limitations	N/A
Ownership Status	Owner willing to sell
Can Availability and Suitability Constraints be Overcome?	N/A
Achievability Factors	Full planning permission
Achievability and Cost Factors	1 year to be developed @35 dwellings p.a
Overall Deliverability	Deliverable in 0-5 years