HARSTON Summary of SHLAA and SA Assessments

Settlement Category: Group Village

SHLAA Site Reference	Site 030	Site 118	Site 119	Site 164	Site 226	Site 228	Site 288	Site 289
Address (summary)	180 High Street	Land east of Button End, South of Beech Farm Cottages	Land north of Church Street	158 High Street	Land rear of 98-102 High Street	Land south of 92 High Street	Land north of 70 High Street	Land at and to the rear of 98-102 High Street
Site Size (gross ha)	0.24	0.58	0.72	0.71	2.87	4.01	0.99	1.38
Notional dwelling capacity	7	12	15	14	65	90	20	28
SHLAA strategic considerations	-	0	0	-	0	0	0	0
Green belt	0	-	-	0	-	-	-	-
SHLAA significant local considerations	-			0				
Landscape and Townscape impact				0				
SHLAA site specific factors				0				
Accessibility to key local services and facilities (SA criteria 37)	-	-	-	-	-	-	-	-
Distance to key local services and facilities (SA criteria 38)	0	+	+		0	+	+	0
Accessibility to a range of employment opportunities (SA criteria 48)	+	+	+	+	+	+	+	+
Accessibility by sustainable transport modes such as walking, cycling and public transport (SA criteria 51)	+	0	+	+	+	+	+	+
Sustainable Development Potential								

Site Comments:

Site 030	Site at junction of High Street (A10) and London Road (B1368) at northern end of Hartson. Too small unless higher density - out of character with low density surroundings - significant townscape impacts.
Site 118	Site on Button End in the southern part of Harston. Significant historic environment, townscape and landscape impacts - setting of several Grade II* Listed buildings and the Important Countryside Frontage to the south, which it would not be possible to mitigate.
Site 119	Site on north of Church Street in the southern part of Harston. Some potential to improve site - arable buildings, but change rural character. Significant historic environment, townscape and landscape impacts - setting of several Grade II* Listed buildings and the Important Countryside Frontage to the south west, which it would not be possible to mitigate. Unable to achieve safe access.
Site 164	Site located to east of A10 in the northern part of Harston. Within Bayer HSE area. Backland site with neutral / minimal impact - already other precendents in area.
Site 226	Site to east of A10 in the middle of Harston. Significant historic environment, townscape and landscape impacts - setting of several Grade II Listed Buildings and result in the loss of important rural character.
Site 228	Site to east of A10 in the middle of Harston. Significant historic environment, townscape and landscape impacts - setting of several Grade II Listed Buildings and Important Countryside Frontage, resulting in the loss of important rural character.
Site 288	Site to east of A10 in the middle of Harston. Significant historic environment, townscape and landscape impacts - setting of several Grade II Listed Buildings and Important Countryside Frontage, resulting in the loss of important rural character.
Site 289	Site to east of A10 in the middle of Harston. Significant historic environment, townscape and landscape impacts - setting of several Grade II Listed Buildings and result in the loss of important rural character.

