

Rother District Local Plan

Site Identification Form

For official use only
Rec:
Ref:

This form is used to submit a site for consideration of its development potential, as part of Rother District Council's Housing and Employment Land Availability Assessment (HELAA). The HELAA is an evidence base document to support the Council's Local Plan update. The Council will consider sites for all types of housing, employment and renewables.

Sites will be assessed in accordance with national Planning Practice Guidance. The Council will assess sites that have a developable area of at least 0.25 hectares or 500sqm employment floorspace, and for residential, those that are capable of accommodating 5 or more dwellings.

The Council will also accept the submission of sites of any size that adjoin designated Development Boundaries. This will assist the Council in determining any future amendments to development boundaries and the capacity for growth in settlements. The current defined development boundaries can be located at: <https://policiesmap.rother.gov.uk/> (note that you may need to enable the various development boundaries in the layer selection panel).

In order to determine a site's availability, and to aid the Council in the assessment process, sites should only be submitted by the landowner or submitted with proof of the landowner's willingness for the site to be considered as part of this process.

Completing and submitting this interactive form

To complete this interactive form electronically, you will need to have either **Adobe Acrobat** or **Adobe Reader** installed on your device. **Adobe Reader** can be downloaded for free at: get.adobe.com/reader.

Please complete all fields and include an appropriate site plan in accordance with Section 4, ticked the relevant boxes in Section 10 and entered your name and the date in Section 11. Your submission cannot be accepted unless all sections have been completed.

Please complete a separate form for each separate site.

Do **not** submit sites that:

- already have planning permission for development unless a new and different proposal is likely in the future; or
- are not wholly or in part within the Rother District Council local authority area.

Completed forms should be emailed to: helaa@rother.gov.uk, along with the site plan and any further supporting information.

If you are unable to send the form electronically then it can be printed and posted to: **Planning Policy, Rother District Council, Town Hall, London Road, Bexhill-on-Sea, East Sussex, TN39 3JX.**

1. Contact Details

1a. Please provide your contact details below:

Title:

First Name:

Surname:

Organisation:

Address:

Email:

Telephone:

Updates: Do you wish to be notified of future planning policy consultations?

Yes

No

2. Site Interest

2a. Please indicate all statements that apply to your interest in the site:

I am a planning consultant

I am the landowner

I am a developer / prospective developer

I am an agent

I am a Registered Provider

Other (please specify below)

2b. If you are an agent or consultant, please state who you are acting on behalf of:

2c. If you are not the landowner, please provide contact details for the owner:

Owner Name:

Owner address:

Owner email:

Owner telephone:

2d. Please confirm whether you have the consent of the landowner to promote this site for consideration within Rother's Local Plan:

Yes

No

3. Site Details

3a. Please provide the site details below:

Site Name:

Site Address:

Current Land Use:

Last Use (if vacant):

Site Area: hectares (ha)

Developable Area: hectares (ha)

Type of Site: Brownfield (previously developed land) Greenfield

3b. Please provide the reference number(s) for any relevant planning applications/permissions on the site:

3c. Please provide the Land Registry title number(s) for the site:

3d. For the purposes of a site visit, can the site be seen from a public road, public footpath, bridleway or other public land?

Yes

No

4. Site Plan

This form must be accompanied by a site plan on an up-to-date Ordnance Survey base. **The Council regrets that submissions received with no associated plan cannot be accepted.** The site plan should clearly illustrate the following information:

- The exact boundary details (**coloured red**) of the site that is to be included
- Potential access points (vehicular and non-vehicular)

5. Development Opportunities

5a. Please indicate your proposed use(s) for the site:

Residential	Employment	Retail	Leisure
Community	Renewables	Other (please specify below)	

5b. Please add further detail on the proposed use(s) (e.g. number/type of dwellings including affordable housing, amount of employment floorspace), and any other relevant information:

6. Suitability for Development

6a. Please indicate if any of these constraints apply to the site:

Development of the site would result in the loss of hedgerows

Development of the site would require the felling of trees

Development of the site would require a culvert or redirecting of watercourses

There are drainage issues on site

There could be contamination issues from previous uses

Other (please specify below)

6b. Please indicate the services currently available at the site:

Electricity	Gas	Water Supply	Sewerage
Telecoms	None	Other (please specify below)	

6c. Please elaborate on the nature of any issues and/or constraints that you have indicated above, including details of any interventions that could be made to overcome them. If utility and/or infrastructure providers have provided any advice, please also include it below:

7. Availability for Development

7a. Please indicate any other factors which might constrain or delay development:

Ransom strip (a parcel of land needed to access an adjacent property from a public highway, to which the owner is denied access until payment is received)

Multiple ownerships

Access via private road

Need to relocate current use

Other (please specify below)

7b. Please elaborate on the nature of any issues and/or constraints identified above, including details of any interventions that could be made to overcome them:

7c. If you are not the developer or prospective developer, please indicate if there has been any developer interest in the site and elaborate if necessary:

Yes

No

7d. When will the site become available for development? Please elaborate if necessary:

2020 - 2026

2026 - 2031

2031 - 2036

Unknown

8. Achievability of the site

8a. If you are aware of any viability issues affecting the site, please elaborate below. These may be things such as abnormal site costs or economic issues.

9. Other supporting information

9a. Please include any further supporting information for the site along with this form. This could include things such as site layouts, landscape character assessments or capacity assessments. Please provide a brief description of any included documents below:

10. Confirmation

10a. Before submitting this form, please confirm the following (tick all relevant boxes):

An OS based map clearly showing the site boundary has been included **(required)**

The site is located partly or wholly within Rother District **(required)**

The site is capable of accommodating 5 or more dwellings

The site has a developable area of at least 0.25 hectares

The site is adjoining a designated Development Boundary

11. Agreement

I confirm that I have completed this form to the best of my knowledge, and that my personal information may be held by the Council in accordance with the requirements of the General Data Protection Regulations 2016 and the Data Protection Act 2018.

11a. Name/Signature:

11b. Date:

Use of personal data

Rother District Council is committed to ensuring that your privacy is protected and will only use and store your personal data in line with the General Data Protection Regulations 2016 and the Data Protection Act 2018.

The Council will collect and use your personal data in order to provide services you have requested from us or to carry out our legal obligations to you. The Council will not disclose your personal data to any third parties, unless it is needed to do so to provide a service to you or the Council are legally required to do so. The Planning Policy department may share your personal data with other Council departments in order to provide the service you have requested and to ensure that the information held about you is accurate and up to date.

The Council's Privacy Policy sets out how it collects, uses and securely holds your data and can be viewed at: www.rother.gov.uk/privacypolicy.

If you want more information on how a particular Council service uses your personal data, please view the Privacy Notices under Related Documents on the Council's website at: www.rother.gov.uk/privacypolicy.