

Sustainability Appraisal (SA) for the Bath and North East Somerset Local Plan

Interim SA Report - Technical Annexe **GIS analysis of sites**

Bath and North East Somerset

February 2024

Quality Information

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Revision History

Revision	Revision date	Details	Authorized	Name	Position
V1	Feb 2024	Full draft for review and consultation	Feb 2024	Cheryl Beattie	Principal Environmental Planner

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Analysis Type Table

Criteria / Constraint	Analysis Type
AQMA	Distance / % Overlap
Noise Impact - Distance to major roads and railway lines	Distance / % Overlap
International Ecological Sites (SAC,SPA,Ramsar)	Distance / % Overlap
SSSI (Sites of Special Scientific Interest)	Distance / % Overlap
Regionally Important Geological Site	Distance / % Overlap
Site of Nature Conservation Interest	Distance / % Overlap
Priority Habitats	Distance / % Overlap
Future Flood Risk (Fluvial)	% Overlap (if any)
Surface Water Flooding (1 in 30 Year)	% Overlap (if any)
Surface Water Flooding (1 in 100 Year)	% Overlap (if any)
Surface Water Flooding (1 in 1000 Year)	% Overlap (if any)
Brownfield Land Use	Distance / % Overlap
Local Greenspace	Distance
Closest Park	Distance
Green Belt Land	Distance / % Overlap
HealthFacility	Distance / % Overlap
Loss of Allotment Land	% Overlap (if any)
Distance to nearest Primary School	Distance
Distance to nearest Secondary School	Distance
World Hertiage Site	Distance
Scheduled Monument	Distance
Registered Parks and Gardens	Distance
Conservation Area	Distance / % Overlap
Battlefield	Distance
Listed Building - Grade I	Distance / Intersection
Listed Building - Grade II*	Distance / Intersection
Listed Building - Grade II	Distance / Intersection
National Landscape (formerly AONB)	Distance / % Overlap
Ancient Woodland	Distance / % Overlap
Noise Impact - Distance to major roads and railway lines	Distance / % Overlap
Tree Preservation Orders	Distance / Intersection
Agricultural Land Classification - Grades 1 to 3	Distance / % Overlap
Mineral Safeguarded Areas	Distance / % Overlap
Mineral Search Area	Distance / % Overlap
Waterbodies	Distance / % Overlap
Train Station	Distance
Bus Station	Distance
Cycle Station	Distance
Public Right of Way	Distance
Historic Landfill	Distance / % Overlap

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- 62 OLD04 Land off Claude Avenue
- 63 OLD05 Industrial Units off Claude Avenue
- 64 RAD06 Library Car Park
- 65 RAD26 Land north of Old Road
- 66 PAU05 Land at Bath Road
- 67 PAU11 South of Farington Road
- 68 RAD12 Land around Coombend Rise
- 69 RAD13a Land south of Coombend
- 70 PEA05A Land west of 89-100 Greenlands Road
- 71 MSN06 The Hollies / Sainsbury's
- 72 RAD02 Rymans Engineering, Frome Road
- 73 HTN09 Eastover Garages, Eastover Road
- 74 RAD25 Ammerdown Estate
- 75 PAU08 Land south of Bloomfield Care Centre
- 76 K05 High Street
- 77 HAL04 East of Hallatrow Business Park
- 78 RAD30 Land south of Meadow View
- 79 MSN32b West of Silver Street
- 80 HAL13 Land off Farrington Road, Paulton
- 81 Pau12 Land off Farrington Road, Paulton
- 82 BIS03d Stichings Shord Lane D
- 83 PEA11 Land to the North and South of A367
- 84 RAD16f East of Bath Old Road
- 85 PAU06c Land at Ham House
- 86 PAU06b Land to the East of Alexandra Park,
- 87 PAU06a Land at Ham Farm
- 88 HAL13a Land off Farrington Road, Paulton
- 89 CLU07 Land west of the A37
- 90 CLU07a Land west of the A37
- 91 ODN01b Land between Red Lion Lane and The Beeches
- 92 PAU25 Paulton House
- 93 KING03b Plymouth House
- 94 RAD31c Land east of Grove Wood Road
- 95 NEW02 Land at RUH North
- 96 BIS03b Cappards Road
- 97 RAD35 Ammerdown Estate
- 98 KING19 Bath Lawn Tennis Club, Park Lane
- 99 LYN03 Site A, St Martins Hospital
- 100 CLU09 Marsh Lane
- 101 COM04 Court Farm
- 102 EH04 Land at High Street
- 103 K32a Carpark at St Clements Road
- 104 PAU24a Thicketmead Farm
- 105 MSN23 Land west of Northmead Road
- 106 RAD39 1 Old Pit Terrace
- 107 HAL03 Farmyard at Wells Rd / Combe Lane

- 108 WID03 Wessex Water Depot
- 109 HTN06a South of Greyfield Road
- 110 PEA06 Land between 60 and 89 Greenlands Road
- 111 WAL03 Nursery Building, Powlett Court
- 112 TC01b Land to the West of the A37
- 113 TC03 Land west of Molly Close
- 114 TC09 Former garden centre, Cholwell, A37
- 115 TC04d Land off Brandown Close
- 116 TC04c Land north-east of Greyfield View
- 117 TC04b Recreation Ground, Meadway
- 118 TC04e Land at Cloud Hill
- 119 TC01c Land to the West of the A37
- 120 TWT01 Twerton Football Club
- 121 WID04 Westmoreland House
- 122 WID05 Land south & west of Cheltenham Street
- 123 WID01 Regency Laundry, St Peters Terrace
- 124 WES03 Warehouses, Bellotts Road
- 125 WES13 Linear Way/Dartmouth Avenue
- 126 WID15 Warehouse / Depot, Westmoreland Station Road
- 127 WF01 East of Westfield Industrial Estate
- 128 WH03 Land north of Parsonage Farm, Bristol Rd
- 129 NEW05 NHS House, Combe Park
- 130 NEW06 Car Park Adjacent to Combe Park
- 131 MSN40 Land at Midsomer Norton Social Club
- 132 HAL05 Land surrounding Hallatrow Business Park
- 133 LYN05 Entry Hill Depot, Entry Hill, Odd Down, Bath
- 134 TWT20 Land at Tanners Walk and Long Valley Road, Bath
- 135 KING23 Land east of Station Road, Newbridge, Bath
- 136 TWT12 The Woodlands
- 137 TWT17 Enterprise Rent-a-Car, LBR
- 138 LAM08 Lambridge rugby training ground (FZ3)
- 139 KING20 Percy Community Centre
- 140 ODN07 Bath Community Academy
- 141 LAM09 Land south-west of Lambridge House (part FZ3)
- 142 KING03c HELAA - Suitability to be confirmed
- 143 TIM09 Land south of Hayeswood Road
- 144 TIM04 Land at Lippiatt / Crocombe Lane
- 145 K35 Vandyck Avenue / Unity Road
- 146 RAD14 Clandown Scrap Yard
- 147 PAU02b Former printworks
- 148 PAU02c Former printworks
- 149 PAU02d Former printworks
- 150 RAD37 Old Gas Works
- 151 K26a Land at Minsmere Road
- 152 BES02 Coalpit road local Local Green Space and garages
- 153 BFD01 Land at Court Farm, Pump Lane

- 154 BFD02 Land east of Court Farm
- 155 BES04 Land at Poplar Nurseries
- 156 BES03 Poplar Nurseries
- 157 BFD06 Bathford Nurseries
- 158 BES07 Bath Car Spa, London Rd E
- 159 B04 Land north of Upper Road
- 160 B04a Lansdown Poultry Farm
- 161 B04b Lansdown Poultry Farm N
- 162 B04c Land west of Roman Lodge Farm
- 163 A03i bath equestrian centre
- 164 BIS03c Stichings Shord Lane C
- 165 BIS04 Land South of Bonhill Road West
- 166 BIS05 Land east of Bonhill Road
- 167 CHM02 Land at Fairfield Nurseries
- 168 CLU06 Land between Broomhill Lane and Maypole Close
- 169 CLU01a Land to the North West of Oaklands
- 170 CLU02 Land north of Church Farm
- 171 CLU04A Land south of 47-56 Maynard Terrace
- 172 FAR05 Land west of Depot at Tilley Lane
- 173 FAR13 Land south of Heighgrove Farm
- 174 FAR03 Land south of Bath Road
- 175 FAR02 The Glebe Field
- 176 FAR14 Land north of Sixpence and Parklands
- 177 F18 Land West of Bath
- 178 D08 Bathampton (Upper Slopes)
- 179 D09a Minster Way
- 180 D09b Horseshoe Walk
- 181 E16b Old Culverhaysians RFC
- 182 D12 Perrymead
- 183 E15 Land south of Odd Down
- 184 E14b Midford Rd/ Packhorse Lane
- 185 E16a Land south of Orchid Drive
- 186 E16c Land north of Burnthouse Farm
- 187 FAR06 Land north of the A39
- 188 HTN07 Land west of The Gug
- 189 HTN01 Land east of High Littleton
- 190 HAL02 Land south of Highbury Road
- 191 HTN06b South of Greyfield Road
- 192 HTN06c Church Farm
- 193 HTN11 Land between Rosewell and Highbury Road
- 194 K18 Land south of Abbots Wood
- 195 K19 Land north of Chewton Road
- 196 K14 Land west of Broadlands School
- 197 K20 Land north-west of The Homestead
- 198 K21 Land at Wellsway
- 199 K22 Land at Uplands

- 200 K23 South of Courtenay Road
- 201 K16a Land west of Charlton Road, Keynsham
- 202 K24 Manor Road
- 203 K25 Land at Manor Road
- 204 K17c Land at Parkhouse Lane /Redlynch Lane (C-E)
- 205 K17e Land at Parkhouse Lane /Redlynch Lane (C-E)
- 206 K17d Land at Parkhouse Lane /Redlynch Lane (C-E)
- 207 K16b Land west of Charlton Lane (S)
- 208 K15b Land north of Lays Farm
- 209 K15a Land west of Westfield Close
- 210 K15c Land at Lays Farm
- 211 MSN30 Monger Lane East
- 212 PEA09 Land north of Under Knoll
- 213 PEA10 Land to the North and South of A367
- 214 PEN01 Land on Pensford Old Road
- 215 RAD10 Land between A367 and Bristol Rd
- 216 RAD29 Land south of Manor Farm, Church Street
- 217 PEA05B Land south of Church Road
- 218 RAD31a Land west of Kilmersdon Road
- 219 RAD31b Land north of Grove Wood Road
- 220 RAD28 Land west of Mells Lane (Part within Mendip District)
- 221 RAD17 Land south of Smallcombe Road
- 222 MSN29 Land south-west of Shaft Road
- 223 RAD24 Land north of Magdalene Road
- 224 RAD32 Ammerdown Estate
- 225 MSN37 West of Withies Lane
- 226 PEA07B Land south of Keels Hill
- 227 PAU07 Land north of Alpine Close
- 228 RAD16h Land north and east of Ludlow's Farm
- 229 RAD16b Land west of Longrange Farm
- 230 RAD16c Land north of Longrange Farm
- 231 RAD16d Round Hill Sports Ground
- 232 RAD16g Land north of Trinity School
- 233 RAD16e Land north of 35 Bath Old Road
- 234 RAD16a Land east of 28-104 Bristol Road
- 235 PAU15a Land on the North East side of Hallatrow Road
- 236 PAU09a Land off St Juliens Close
- 237 PAU09b Land south of Plumptre Road
- 238 PAU09c Land east of Tennis Court Road
- 239 PAU10 Land west of Tennis Court Road
- 240 PAU15b Paulton Road
- 241 ODN04 Land south of 81-87 Englishcombe Lane
- 242 MSN38b Land at Chilcompton Road
- 243 RAD19b Land north of Tynning Hill
- 244 PAU14 Land south of the Somerset Inn
- 245 MSN38A Land at Chilcompton Road

246	PAU26A Old Mills
247	MSN38c Land west of Folly Close
248	RAD19a Upper Whitelands Road
249	TIM03 Land on Lippiatt Lane
250	TC06 Land west of East Court
251	TC02a Land east of Paulmont Rise /A367
252	TC07b Land north of Peterside
253	TC07a Land at Peterside
254	TC05 Land West of Rose Cottage
255	TIM07a Land east of Mill Lane (north)
256	TIM07b Land east of Mill Lane (south)
257	TIM08 Land west of Southlands Drive
258	TIM10 Land north of Hayeswood Road
259	TIM06 Land between South Rd / Radford Hill
260	TC02b Land east of Paulmont Rise /A367
261	SAL27b South of Bath Road
262	SAL28 Land west of 2-10 Grange Road
263	SAL01a Land off Manor Road
264	SAL01 Land at Manor Road
265	TIM02 Land south of Loves Hill
266	TIM11 Timsbury Bottom Farm
267	WF36a Waterside Farm Area
268	WF36e East of Westfield Industrial Estate
269	WF14c Land off Shakespeare Road
270	WF14d Land off Shakespeare Road
271	WES15 Works, Lymore Avenue
272	K52 South-west of Hicks Gate Roundabout
273	K55 Land between Durley Hill and Whitegate Nursury
274	K54 Durley Farm, Durley Hill
275	K57 Land between Hanham Lock and railway
276	K56 Land between Hicks Gate roundabout and railway
277	K58 Land west of A4174 & south of R. Avon
278	BFD10 Land at Broadlands, Box Rd
279	BES09 Land at Bannerdown Road
280	BFD03 Land at Bannerdown View Farm
281	BHM02 Land between Bathampton Lane and Warminster Road
282	BHM06 Land west of Miller Walk
283	MKC04 Land south-west of Shaft Road
284	CDN05 Sulis Club
285	CDN06 Land at Claverton Down, Bath
286	LYN04 Site B, St Martins Hospital
287	BIS07 Land to the rear of Paysons Croft, Church Lane
288	CHM01 Land off Winford Road
289	CHM03 Old North Chew Farm, Norton Lane
290	CHS03 Land north of Salway Close and Chew Lane
291	CLU10 Parcel 4952. Marsh Lane

- 292 FAR12 Junction of Clutton Hill, Flatts Lane, Cuckoo Lane
- 293 CLU08 The Pumping Station, Greensbrook
- 294 COR01 Land west of Corston Lane
- 295 COR02 Land at Brookside
- 296 EH03
- 297 FAR09 The Paddock, (off A39) South of Coal Yard, Bath Road
- 298 FAR08 Land at Little Lane
- 299 FAR11 Land at Old Inn Farmhouse, Bath Road
- 300 HCH03 Folly Allotments ST143403
- 301 HCH02 Land adjacent to Horse Pond
- 302 K14d Land west of St Francis Road
- 303 K33 Land west of Brookleaze Trading Estate
- 304 K32 Land north-west of St Clements Rd
- 305 CDAN34 Ravenwood Farm
- 306 E14c Land between Pack Horse Lane and Bumpers Batch
- 307 E14a Land at Cranleigh Farm Cooperative
- 308 FAR10 The Coal Depot, Loves Lane
- 309 SAL05 Land south of the Burnett Business Park and north of Gypsy L
- 310 PEN09 Land between Oakhurst and Turnpike Cottage, north of Chelwoo
- 311 PEN02 Land south of Pen-y-banc, Pensford Hill
- 312 PEN03 Land at Leigh Farm
- 313 SD06 Disused mine at Wick Lane
- 314 PEN05 Land at Pensford Hill/Belluton La
- 315 PEN06 North of Belluton Farm
- 316 PEN07 Belluton Farm
- 317 PEN08 Land at Publow Lane
- 318 SAL02 Land south of Manor Road
- 319 SAL04 Land between car sales garage and Ashton Leaze, Bath Road
- 320 SAL03 Car sales garage, Bath Road
- 321 SD01 Land north of Sandy Lane
- 322 SD04 Land opp Stanton Drew Primary School
- 323 SD05 Elm Farm, Stanton Wick Lane
- 324 TIM12 Land at Bloomfield Nurseries
- 325 TIM14 Land opposite Hayswood Farm
- 326 TIM13 Land at Hayeswood Road
- 327 WELL03 Land north of Manor Close
- 328 WELL04 Land at Manor Lodge, Farm La
- 329 WELL02 New Willow Farm
- 330 PAU07A Land north and south of Clandown Rd
- 331 RAD23 Land east of Maple Rise
- 332 CAM38 Grid Ref: ST6856 Parcel Number: 4411
- 333 HTN10 Land at Wells Road
- 334 HTN05 West of Goosard Lane
- 335 HTN04 Land west of Rugborne Farm
- 336 LAM07 Land north of Fairfield Avenue
- 337 LAM06 Land west of Uphill Drive

- 338 MSN41 11 Clapton Rd & adjacent orchard
- 339 NM01 North of Church Road
- 340 NM02 South of Church Road
- 341 NSL03 Newton Farm
- 342 NSL02 Land at Home Farm
- 343 NSL01 Land adjacent to 8 Church Lane
- 344 WAL05 Land at Rivers Rd
- 345 WF02 Land south of Waterford Park
- 346 WID27 Land at St Mark's Church, St Mark's Rd
- 347 WID25 Land adjacent to Rainbow Wood House
- 348 WID26 Market Garden Land at Fersfield
- 349 PEA08 Land north of Eckweek Lane
- 350 BES10 Land at Elmhurst Estate, Batheaston
- 351 BES11 Allotments off Catherine Way
- 352 TWT18 Land at Pennyquick Hill / Whiteway Road, Bath
- 353 ODN06 Land at Rush Hill, Bath
- 354 LAM10 Land on the north side of Fairfield Park, Bath
- 355 CHY01 Land to the south west of Odd Down Park & Ride site, Bath
- 356 WID28 Lyncombe Hill Farm, Greenway Lane, Bath
- 357 NEW07 Land south of Kelston Road, Newbridge, Bath
- 358 WF36b East of Westfield Industrial Estate
- 359 WF36c Waterside Farm Area
- 360 WF36d East of Westfield Industrial Estate
- 361 E14X East of Combe Hay Lane
- 362 E14Y West of Old School Hill
- 363 E14Z West of Southstoke Lane
- 364 CAM01 Camelot, Red Hill
- 365 K11 Land at Hawkeswell
- 366 CDAN36 Latchets Kennels and adjacent land, Redlynch Lane
- 367 CDAN02 Queen Charlton Quarry
- 368 CHEL01 Land opposite Rectory House
- 369 K37 Land south of Bristol Road
- 370 MSN14e Priory Nurseries,
- 371 PEA12 Land off Church Road
- 372 PEA13 Land off Carlingcott Lane
- 373 BWK02 Land at Mulberry House, Golf Course Road
- 374 BIS06 Tennis court
- 375 BIS01 Land west of Ham Lane
- 376 WSTN07 Primrose Hill / Land north-east of Purlewent Drive
- 377 NSL04 Depot between Lawrence House and junction of LBR and Newbrid
- 378 RAD36 Land west of Combe End
- 379 PAU27
- 380 K53 Hicks Gate
- 381 K59 Land between Stockwood Road and Durley Hill
- 382 TIM05 West of St Mary's School
- 383 K29Z Land between railway and R. Avon, North Keynsham

- 384 K12 Keynsham Paper Mill
- 385 K13 Broadmead Lane
- 386 K30 Land south of Stidham Lane
- 387 SAL27c Glenavon Farm
- 388 K60 Land at the Lodge Stable
- 389 CDAN20 Land west of Charlton Fields Farm, Charlton Road
- 390 WCH04a Land South West of A37
- 391 WCH13a Land south-east of Burfoot Rd
- 392 WCH05 Land at Norton Lane
- 393 WCH11 Land between Craydon Grove and Staunton Lane
- 394 WCH14 Land south-east of Bifield Road
- 395 WCH13 Land south-east of Bifield Close
- 396 WCH03 Land north-west of Whitchurch Cricket Club
- 397 WCH17 Land east of Washing Pound Lane
- 398 WCH22 Land at Horseworld
- 399 WCH01d Land between East Dundry Road and Arrowfield Close
- 400 NM01c Land at Whitewood Farm
- 401 WCH26
- 402 WCH15 Land north of Maggs Lane
- 403 WCH01b Land west of Washing Pound Lane
- 404 WCH06a Land south of Whitchurch Cricket Club
- 405 WCH05a Land at Whitehall Garden Centre
- 406 WCH12 Land south-west of Stockwood Community Association
- 407 NM05b Land between Gibbet Lane, Norton Lane and Bristol Road
- 408 PEN10 Land between Ringspit Lane, Woolard Lane and Bristol Road
- 409 WCH12b Land east of Stockwood Lane
- 410 CDAN27 Land west of Queen Charlton
- 411 CDAN24 Land south east of Whitchurch Village (proposed SDL in former JSP)
- 412 CDAN25 Land at Woollard Lane/Charlton Road
- 413 WCH08 Land at
- 414 WCH09 South of The White House
- 415 WCH21 Land south of Greenacre, Staunton Lane
- 416 WCH07 Land at Woollard Lane
- 417 WCH06b Land south of cemetery, Woolard Lane
- 418 FAR15 Brocks Farm
- 419 PEA14 North View
- 420 BES12 Eagle Farm
- 421 SHAWS Eagle Farm
- 422 RAD40 Linden' Frome Hill
- 423 CAM03 Bridge Place Farm,
- 424 PEA15 Land adjacent to Bath Business Park
- 425 PEN11 Whitley Batts
- 426 CHM04 Land at Dark Lane
- 427 NT01 Meryhill Farm
- 428 RAD41 Land West of Mells Lane
- 429 K64 Durley Hill

430	K62 Devonport House
431	CAM04 Purbeck House
432	EH05 Little Aden
433	HB01 Hinton Blewett 1
434	HB03 Hinton Blewett 3
435	K63 Land North of Bath Road
436	BES13 Rear of 227-259 Bailbrook Lane
437	NSL05 West of Bath
438	A02B Lansdown Grange Farm
439	WCH27 Land North of Cranford House
440	RAD21b LAND ADJOINING FROME ROAD/MAPLE RISE/MILL ROAD
441	RAD21a Land at Mill Road
442	WCH22b Mannings Mead
443	WCH26a land south of Whitchurch
444	WCH26b Land north of Norton Lane
445	WCH26c 0
446	WCH26d West of Bristol Road
447	DUN01 St6959 old colliery site
448	B07 Sham Castle
449	LAM11 Land at Deadmill Lane
450	WAL07 Cleveland Reach
451	LAN06 Kingswood School Middle Sports Playing Field
452	A03iiA Kingswood School and Kingswood Preparatory School
453	FSH01 Stoke Hill Mine
454	LAN07 Bath Spa University
455	CLU12 Land at Hartwell House
456	COM05 Land adjacent Treetops
457	COM06 Land to the East of Manor House
458	COM07 Land south of The Street
459	FAR16 Grovelands
460	K67 Former Nursing Home
461	MSN44 Land at Oliver Brooks Road,
462	MSN45 Land to the south west of Wheelers Drive,
463	MSN46 Land to the South of Lilac Terrace
464	TIM15 Land at Parish's House
465	CHM05 North of Stanton Road
466	TIM16 Land North of Hook Hill
467	TIM17 Land at Parish's House
468	CDAN28 Field opposite Hunstrete Cottage, Hunstrete Pensford
469	WCH28 Avon Accident Repair Centre
470	DUN02 Land at Crows Nest
471	CLU13 Land to south of former Warwick Arms Public House
472	WCH29 Land at Woollard Lane
473	WCH30 Land at Woollard Lane
474	FH01 ST79117 60285
475	CAM06 The Thynne Field

476	BIS08 Land at Hollowbrook Lane
477	BIS09 Butchers Arms
478	CDAN41 Poplars Cottage
479	MDP32 Land south of Frome Road
480	CDAN40 Land east of Church Lane
481	HB04 Land north of Upper Road
482	CHEL02 Land north of A368
483	WELL05 Land North of Bull's Hill
484	WELL06 Land south of Ford Road
485	PEN13 New Road
486	CHM06 Land south of Norton Lane
487	B06
488	B05
489	WES23
490	MSN49
491	WLD01
492	BES14
493	HAL06
494	BFD04
495	SAL27d
496	CAM07
497	RAD15
498	NEW08

S1PS11 North Saltford



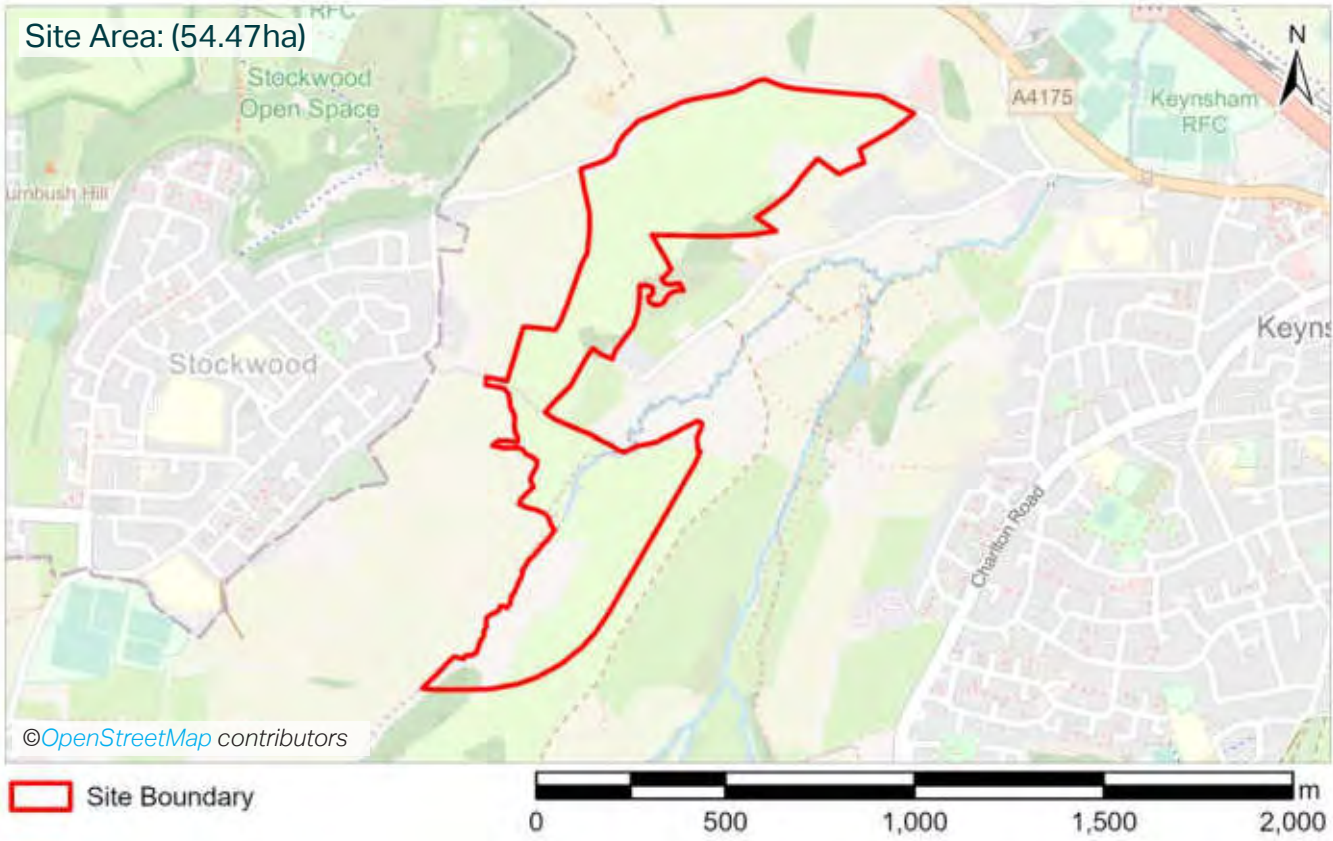
Criteria / Constraint	Score Answer
AQMA	● 359m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 13m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 170m - Stidham Farm
Regionally Important Geological Site	● <1% Overlap - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 14m - Bitton to Bath railway track
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 11.70%
Brownfield Land Use	● 1697m - Grange Hotel, keynsham
Local Greenspace	○ 2km - 2.5km - Manor Road Community Woodland, Teriot Cherwell Road, Teriot Playground, Windrush Green
Closest Park	○ 1100m - 1200m - Kelston Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Wellsway Sports Centre
Loss of Allotment Land	○ 2% Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 2km - 2.5km - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 467m - Saltford brass battery mill
Registered Parks and Gardens	● 933m - Kelston Park
Conservation Area	● 2% Overlap - Saltford (Rural)
Registered Battlefield	● 3.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1370m - Parish Church Of St Mary
Listed Building - Grade II*	● 33m - Saltford Manor House
Listed Building - Grade II	● 14m - Church Of St Mary
National Landscape (formerly AONB)	● 137m - Cotswolds
Ancient Woodland	● 783m - Tennants Wood
Noise Impact - Distance to major roads and railway lines	● 810m - Manor Road Community Woodland
Tree Preservation Orders	○ 330m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1926m
Mineral Search Area	● 9.2km - Upper Lawn Quarry
Waterbodies	● 28m
Train Station	○ 1100m - 1200m - Avon Riverside
Bus Station	○ 200m - 300m - Brockley Road
Cycle Station	○ 50m - 100m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 117m - Land at The Shallows, The Shallows

S1PS12 Saltford Golf Course



Criteria / Constraint	Score Answer
AQMA	<1% Overlap - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	Railway - 154m
International Ecological Sites (SAC,SPA,Ramsar)	6.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	1440m - Stidham Farm
Regionally Important Geological Site	499m - Saltford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	13% Overlap - Folly Wood, Saltford
Priority Habitats	14% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	0.50%
Surface Water Flooding (1 in 100 Year)	0.80%
Surface Water Flooding (1 in 1000 Year)	2.20%
Brownfield Land Use	2.2km - Grange Hotel, keynsham
Local Greenspace	200m - 300m - Land adjacent to Drake Close
Closest Park	3km - 4km - Newton Park
Green Belt Land	100% Overlap
Health Facility	2.5km - 3km - Wellsway Sports Centre
Loss of Allotment Land	No Overlap
Distance to nearest Primary School	500m - 600m - Saltford C of E Primary
Distance to nearest Secondary School	2km - 2.5km - Wellsway School
World Hertiage Site	Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	535m - Saltford brass battery mill
Registered Parks and Gardens	354m - Kelston Park
Conservation Area	440m - Kelston (Rural)
Registered Battlefield	4.4km - Lansdown Battlefield (part)
Listed Building - Grade I	2km - Newton Park The Country House Of The College Only
Listed Building - Grade II*	556m - Old Brass Mill
Listed Building - Grade II	15m - The Turnpike
National Landscape (formerly AONB)	211m - Cotswolds
Ancient Woodland	<1% Overlap - Folly Wood
Noise Impact - Distance to major roads and railway lines	851m - Manor Road Community Woodland
Tree Preservation Orders	148m
Agricultural Land Classification - Grades 1 to 3	100%
Mineral Safeguarded Areas	1332m
Mineral Search Area	8.4km - Upper Lawn Quarry
Waterbodies	<1% Overlap
Train Station	3km - 4km - Keynsham
Bus Station	200m - 300m - Haselbury Grove
Cycle Station	0m - 50m - Avon Cycleway
Public Right of Way	700m - 800m
Historic Landfill	636m - Land Adjacent To Manor Road

S1PS19 Stockwood Golf Course



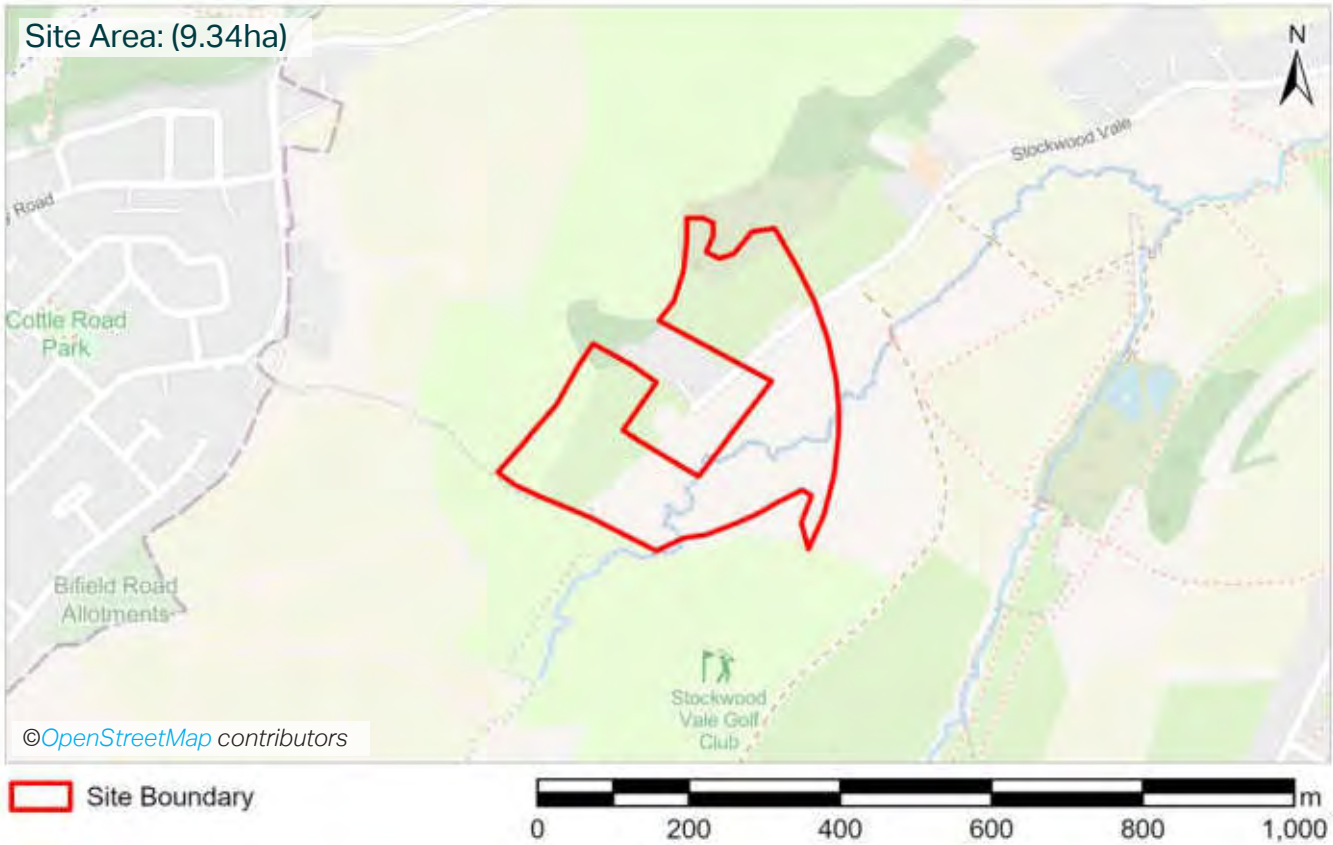
Criteria / Constraint	Score Answer
AQMA	● 1105m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 280m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.7km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1100m - Bickley Wood
Regionally Important Geological Site	● 1491m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 7% Overlap - Charlton Bottom and Queen Charlton Watercourse, Stockwood Golf Course, Stockwood Vale woods
Priority Habitats	● 12% Overlap - Deciduous woodland, Lowland calcareous grassland, No main habitat but additional habitats present, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.50%
Surface Water Flooding (1 in 1000 Year)	● 2.20%
Brownfield Land Use	● 1317m - St Augustine's Surgery
Local Greenspace	○ 1000m - 1100m - Land west of St John's Court
Closest Park	○ 2km - 2.5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - St Keyna Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 613m - Queen Charlton village cross
Registered Parks and Gardens	● 807m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 469m - Queen Charlton (Rural)
Registered Battlefield	● 7.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1425m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 662m - Church Of St Margaret
Listed Building - Grade II	● 152m - Barn Approximately 5 Metres South West Of Stockwood House
National Landscape (formerly AONB)	● 4.7km - Cotswolds
Ancient Woodland	● 1073m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 1953m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	<1% Overlap
Mineral Search Area	● 13.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1600m - 1700m - Keynsham
Bus Station	○ 50m - 100m - Oakleaze
Cycle Station	○ 600m - 700m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 243m - Stockwood Lane

S1PS20 West of Stockwood



Criteria / Constraint	Score Answer
AQMA	● 1227m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 904m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1592m - Bickley Wood
Regionally Important Geological Site	● 2.3km - Keynsham Hospital Section
Site of Nature Conservation Interest	● <1% Overlap - Charlton Bottom and Queen Charlton Watercourse, Land at Whitchurch
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 3.60%
Brownfield Land Use	● 2.2km - St Augustine's Surgery
Local Greenspace	○ 1900m - 2000m - Millenium Green Garden
Closest Park	○ 1900m - 2000m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 955m - Queen Charlton village cross
Registered Parks and Gardens	● 947m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 816m - Queen Charlton (Rural)
Registered Battlefield	● 8.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1004m - Church Of St Margaret
Listed Building - Grade II	● 25m - Barn Approximately 5 Metres South West Of Stockwood House
National Landscape (formerly AONB)	● 5.5km - Cotswolds
Ancient Woodland	● 1425m
Noise Impact - Distance to major roads and railway lines	● 3.3km - Manor Road Community Woodland
Tree Preservation Orders	○ 2680m
Agricultural Land Classification - Grades 1 to 3	● 95%
Mineral Safeguarded Areas	34m
Mineral Search Area	● 14.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 100m - 200m - Oakleaze
Cycle Station	○ 1600m - 1700m - National Cycle Route 3, Sustrans Local Route
Public Right of Way	○ 1100m - 1200m
Historic Landfill	● 110m - Stockwood Lane

S1PS21 Lansdown House



Criteria / Constraint	Score Answer
AQMA	● 1607m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1017m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1794m - Bickley Wood
Regionally Important Geological Site	● 1921m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 30% Overlap - Charlton Bottom and Queen Charlton Watercourse, Stockwood Golf Course
Priority Habitats	● 22% Overlap - Deciduous woodland, Lowland calcareous grassland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.60%
Surface Water Flooding (1 in 100 Year)	● 2.10%
Surface Water Flooding (1 in 1000 Year)	● 7.50%
Brownfield Land Use	● 1826m - Riverside
Local Greenspace	○ 1100m - 1200m - Downfield Play Area
Closest Park	○ 2.5km - 3km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - St Keyna Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1169m - Queen Charlton village cross
Registered Parks and Gardens	● 1263m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 994m - Queen Charlton (Rural)
Registered Battlefield	● 8.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1952m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1218m - Church Of St Margaret
Listed Building - Grade II	● 328m - Barn Approximately 5 Metres South West Of Stockwood House
National Landscape (formerly AONB)	● 5.2km - Cotswolds
Ancient Woodland	● 1674m
Noise Impact - Distance to major roads and railway lines	● 3km - Manor Road Community Woodland
Tree Preservation Orders	○ 2306m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	479m
Mineral Search Area	● 14.1km - Upper Lawn Quarry
Waterbodies	● 2% Overlap
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 1100m - 1200m - St Francis Road
Cycle Station	○ 1200m - 1300m - Sustrans Local Route
Public Right of Way	○ 100m - 200m
Historic Landfill	● 576m - Stockwood Lane

S1PS22 Whitchurch Cricket Club_Allotments



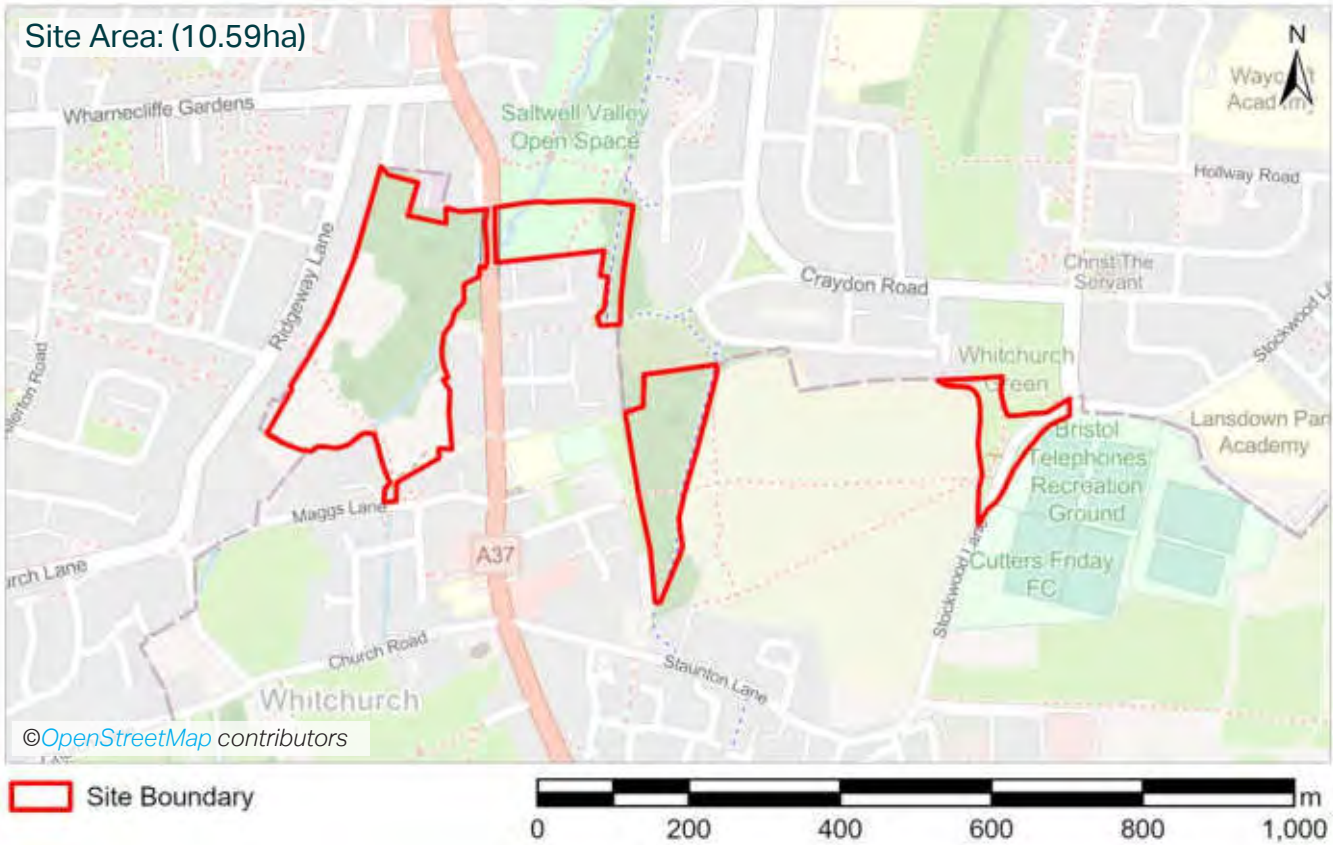
Criteria / Constraint	Score Answer
AQMA	● 2.7km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.1km - Bickley Wood
Regionally Important Geological Site	● 1745m - Maes Knoll Tump
Site of Nature Conservation Interest	● 420m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 622m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.40%
Surface Water Flooding (1 in 100 Year)	● 1.40%
Surface Water Flooding (1 in 1000 Year)	● 7.20%
Brownfield Land Use	● 3.2km - Pensford Garage
Local Greenspace	○ 900m - 1000m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ 11% Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1383m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1545m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Church Of All Saints
Listed Building - Grade II*	● 738m - Church Of St Nicholas
Listed Building - Grade II	● 317m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.8km - Mendip Hills
Ancient Woodland	● 2.8km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 2745m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	841m
Mineral Search Area	● 15.4km - Upper Lawn Quarry
Waterbodies	● 177m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 100m - 200m - Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 300m - 400m
Historic Landfill	● 592m - Norton Malreward Tip

S1PS23 Bifield Road Allotments



Criteria / Constraint	Score Answer
AQMA	● 1821m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1790m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bickley Wood
Regionally Important Geological Site	● 2.7km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 217m - Land at Whitchurch
Priority Habitats	● 345m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 2.7km - Riverside
Local Greenspace	○ 1700m - 1800m - Millenium Green Garden
Closest Park	○ 2.5km - 3km - Brislington House
Green Belt Land	○ 2% Overlap
Health Facility	○ 4km - 5km - Keynsham Leisure Centre, Keynsham Gym, Somerdale Pavilion, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Castle Primary, Somerdale Educate Together Primary, St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1248m - Queen Charlton village cross
Registered Parks and Gardens	● 1775m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1103m - Queen Charlton (Rural)
Registered Battlefield	● 9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1294m - Church Of St Margaret
Listed Building - Grade II	● 361m - Barn Approximately 5 Metres South West Of Stockwood House
National Landscape (formerly AONB)	● 6km - Cotswolds
Ancient Woodland	● 2.3km
Noise Impact - Distance to major roads and railway lines	● 3.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 3164m
Agricultural Land Classification - Grades 1 to 3	● 11%
Mineral Safeguarded Areas	638m
Mineral Search Area	● 14.8km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 1400m - 1500m - Oakleaze
Cycle Station	○ 1300m - 1400m - National Cycle Route 3
Public Right of Way	○ 900m - 1000m
Historic Landfill	● 694m - Stockwood Lane

S1PS24 Whitchurch Village



Criteria / Constraint	Score Answer
AQMA	● 1402m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1910m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.3km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.2km - Bickley Wood
Regionally Important Geological Site	● 1915m - Maes Knoll Tump
Site of Nature Conservation Interest	● 34% Overlap - Stockwood Open Space, Sturminster Road
Priority Habitats	● 44% Overlap - Deciduous woodland, Good quality semi improved grassland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 4.80%
Surface Water Flooding (1 in 100 Year)	● 7.50%
Surface Water Flooding (1 in 1000 Year)	● 15.70%
Brownfield Land Use	● 3.5km - Riverside
Local Greenspace	○ 300m - 400m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 97% Overlap
Health Facility	○ 4km - 5km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - St Keyna Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1646m - Queen Charlton village cross
Registered Parks and Gardens	● 2.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1510m - Queen Charlton (Rural)
Registered Battlefield	● 9.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.5km - Black Castle Public House
Listed Building - Grade II*	● 225m - Church Of St Nicholas
Listed Building - Grade II	● 179m - Yew Tree Cottage
National Landscape (formerly AONB)	● 6.8km - Cotswolds
Ancient Woodland	● 3km
Noise Impact - Distance to major roads and railway lines	● 4.5km - Manor Road Community Woodland
Tree Preservation Orders	○ 3613m
Agricultural Land Classification - Grades 1 to 3	● 12%
Mineral Safeguarded Areas	1326m
Mineral Search Area	● 15.4km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Bedminster, Keynsham
Bus Station	○ 100m - 200m - Saltwell Avenue, Staunton Fields
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● <1% Overlap - Dissused Railway Line Adjoining Royal British Legion Club, Former Railway Cutting Near Dene Road

S1PS58 Primrose Hill Community Woodland



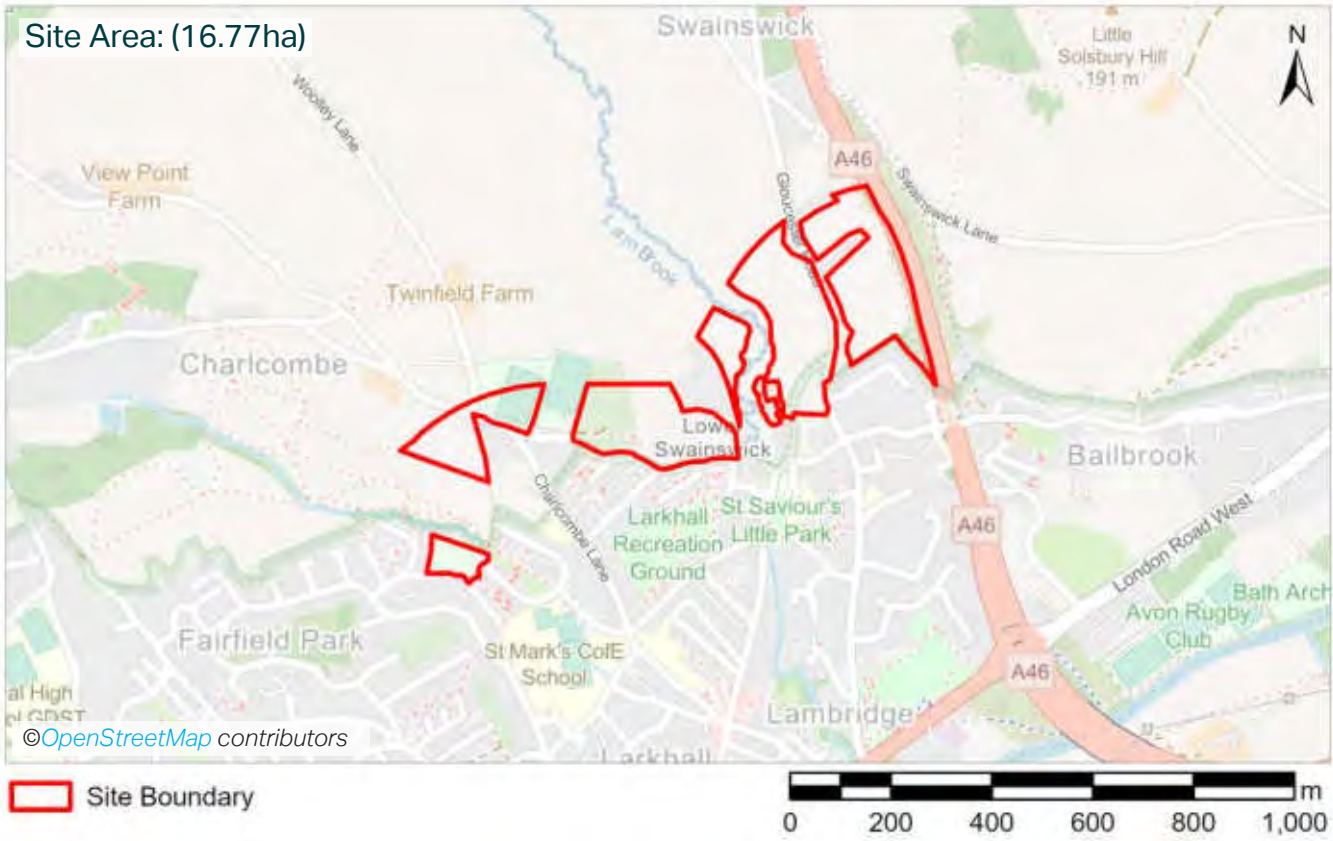
Criteria / Constraint	Score Answer
AQMA	● 1064m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1465m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Newton St. Loe
Regionally Important Geological Site	● 1234m - Beacon Hill
Site of Nature Conservation Interest	● 2% Overlap - Chelscombe and Lansdown Woods SNCI, Kingswood School Fields, Primrose Hill, Primrose Hill (Weston Hill)
Priority Habitats	● <1% Overlap - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.70%
Brownfield Land Use	● 701m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 700m - 800m - Eastfield Avenue Allotments, The Green, Purlewent Drive
Closest Park	○ 300m - 400m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 700m - 800m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark's School, Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1968m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 359m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 3.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 491m - 1-9, Sion Hill Place
Listed Building - Grade II*	● 466m - Summerhill And Attached Balustrades
Listed Building - Grade II	● 138m - Belvedere Tower To Summerhill Park (Blaine'S Folly)
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1032m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1990m - Kensington Meadow
Tree Preservation Orders	○ 725m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.7km
Mineral Search Area	● 4.9km - Upper Lawn Quarry
Waterbodies	● 66m
Train Station	○ 3km - 4km - Bath Spa, Oldfield Park
Bus Station	○ 500m - 600m - Hamilton House
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 144m - Land at Primrose Hill Farm

S1PS61 Charlcombe



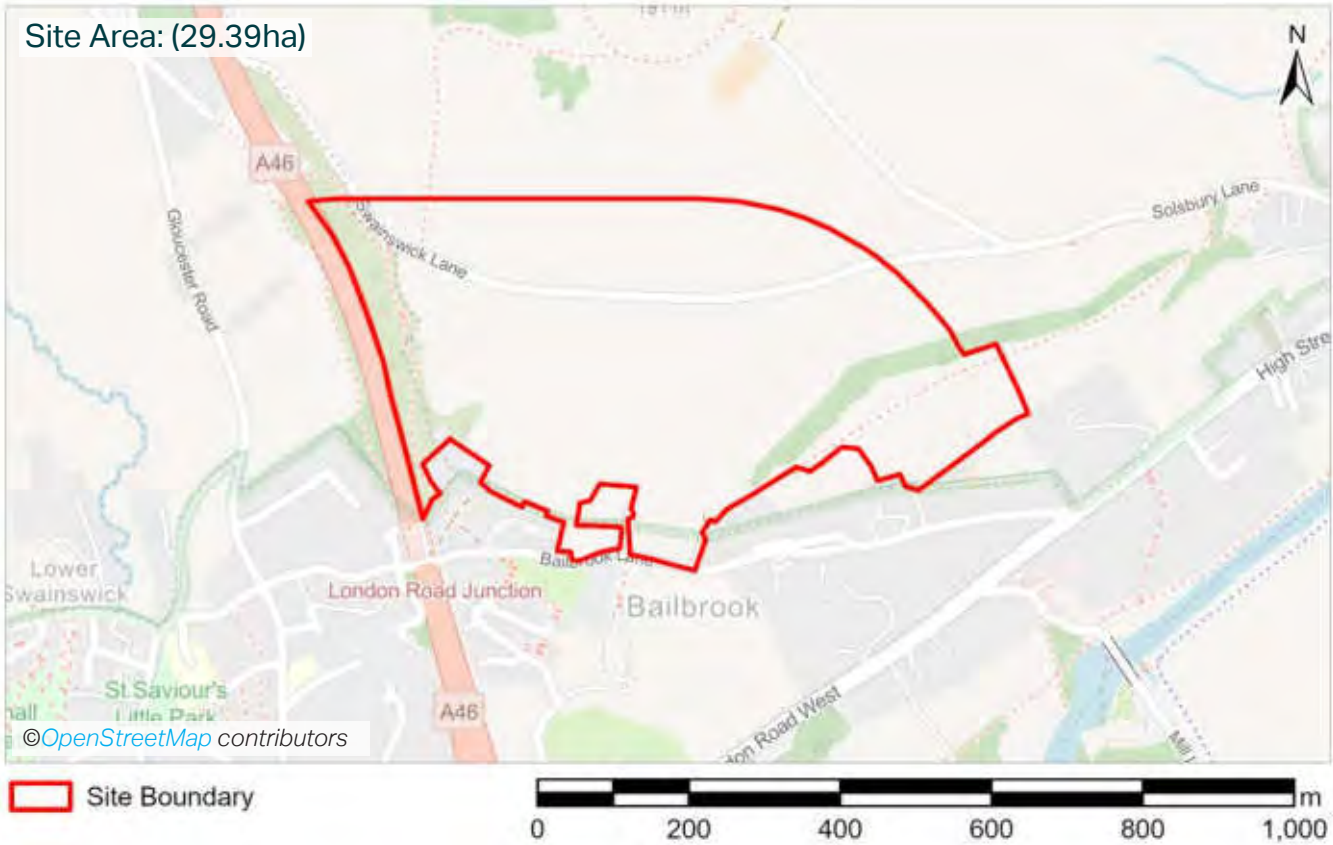
Criteria / Constraint	Score Answer
AQMA	● 791m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1088m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Hampton Rocks Cutting
Regionally Important Geological Site	● 700m - Beacon Hill
Site of Nature Conservation Interest	● 86% Overlap - Charlcombe Valley, Fields around Charlcombe Farm
Priority Habitats	● 7% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 3.50%
Surface Water Flooding (1 in 100 Year)	● 6.50%
Surface Water Flooding (1 in 1000 Year)	● 12%
Brownfield Land Use	● 612m - E Block (part), MoD Ensleigh
Local Greenspace	○ 400m - 500m - Fairfield Valley
Closest Park	○ 700m - 800m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 95% Overlap
Health Facility	○ 700m - 800m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St. Stephen's Primary Church School
Distance to nearest Secondary School	○ 700m - 800m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1764m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 640m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 13% Overlap - Charlcombe (Rural)
Registered Battlefield	● 3.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 803m - Nos 1-20 (Consec) And Attached Railings And Overthrows
Listed Building - Grade II*	● 177m - Church Of St Mary
Listed Building - Grade II	● 27m - Charlcombe Manor
National Landscape (formerly AONB)	● 96% Overlap - Cotswolds
Ancient Woodland	● 631m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1242m - Kensington Meadow
Tree Preservation Orders	○ 418m
Agricultural Land Classification - Grades 1 to 3	● 98%
Mineral Safeguarded Areas	4.4km
Mineral Search Area	● 4.5km - Upper Lawn Quarry
Waterbodies	● 2% Overlap
Train Station	○ 2.5km - 3km - Bath Spa
Bus Station	○ 100m - 200m - Richmond Heights
Cycle Station	○ 2km - 2.5km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 909m - Land at Primrose Hill Farm

S1PS62 North of Larkhall



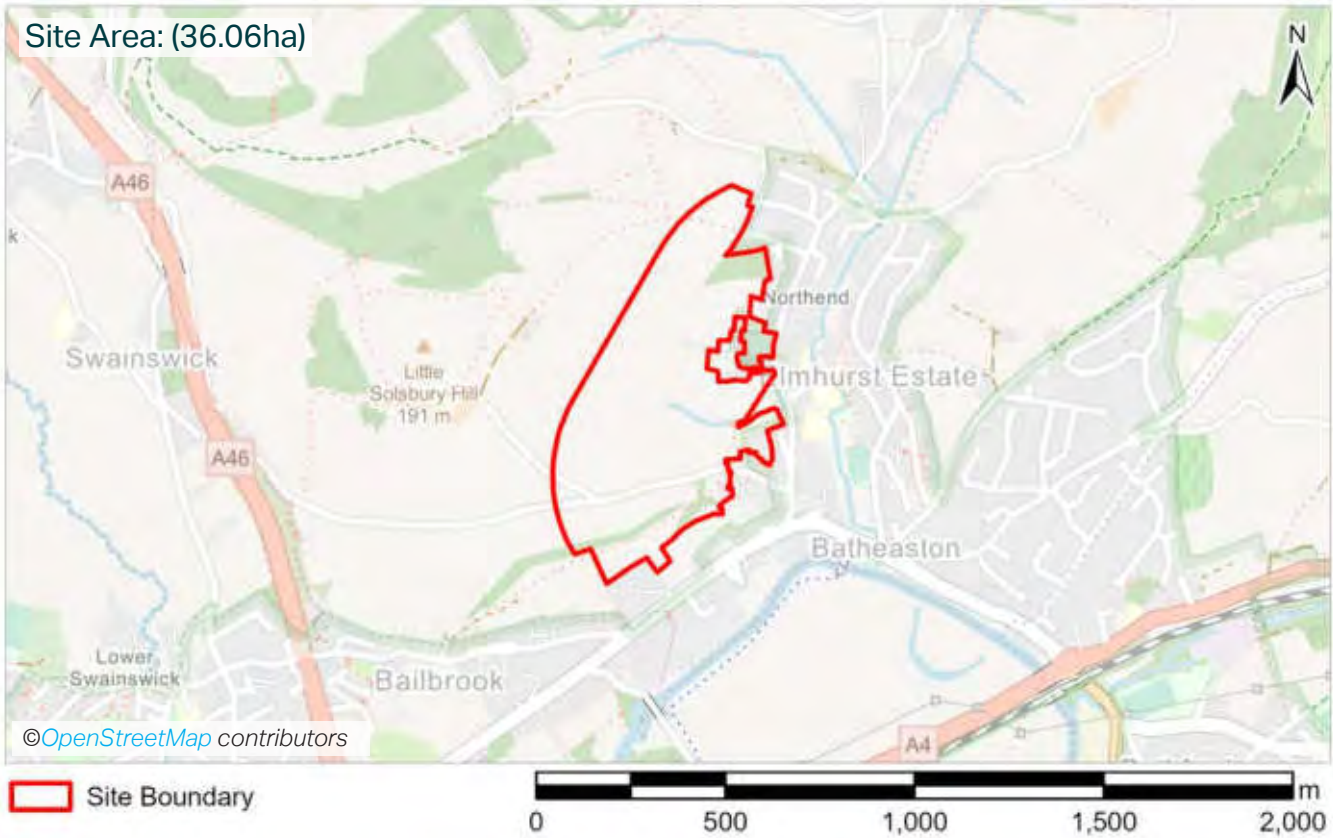
Criteria / Constraint	Score Answer
AQMA	● 545m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1061m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1426m - Hampton Rocks Cutting
Regionally Important Geological Site	● 848m - Beacon Hill
Site of Nature Conservation Interest	● 12% Overlap - Charlcombe Lane field, Lam Brook
Priority Habitats	● 1% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 6.30%
Brownfield Land Use	● 1250m - E Block (part), MoD Ensleigh
Local Greenspace	○ 50m - 100m - Recreation Ground
Closest Park	○ 1700m - 1800m - Hedgemoad Park
Green Belt Land	○ 96% Overlap
Health Facility	○ 1800m - 1900m - Kingswood School
Loss of Allotment Land	○ 9% Overlap
Distance to nearest Primary School	○ 300m - 400m - St. Saviour's Infant Church School, St. Saviour's Junior Church School
Distance to nearest Secondary School	○ 500m - 600m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 430m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1143m - Hedgemoad Park
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 4.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 772m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 411m - No. 39 Bailbrook House
Listed Building - Grade II	● 8m - Milestone At National Grid Reference St 7628 6734
National Landscape (formerly AONB)	● 92% Overlap - Cotswolds
Ancient Woodland	● 1018m - Charmydown/Butchers Woods
Noise Impact - Distance to major roads and railway lines	● 945m - Kensington Meadow
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 95%
Mineral Safeguarded Areas	4.2km
Mineral Search Area	● 4.4km - Upper Lawn Quarry
Waterbodies	● 2m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 50m - 100m - Ferndale Road
Cycle Station	○ 1400m - 1500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 660m - Bath Football Club

S1PS63 North of Bailbrook Lane



Criteria / Constraint	Score Answer
AQMA	● 460m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 779m
International Ecological Sites (SAC,SPA,Ramsar)	● 1850m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 843m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1197m - Swainswick Road Cutting, South
Site of Nature Conservation Interest	● 6m - South Charmy Down complex
Priority Habitats	● 3% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.10%
Brownfield Land Use	● 2km - E Block (part), MoD Ensleigh
Local Greenspace	○ 400m - 500m - Larkhall Park
Closest Park	○ 2km - 2.5km - Hedgemead Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 2.5km - 3km - YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St. Saviour's Junior Church School, St. Saviour's Infant Church School
Distance to nearest Secondary School	○ 1400m - 1500m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 148m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1857m - Sydney Gardens
Conservation Area	● 2% Overlap - Bath (Bath)
Registered Battlefield	● 4.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1056m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 176m - No. 39 Bailbrook House
Listed Building - Grade II	● 6m - Former Bailbrook Mission Church
National Landscape (formerly AONB)	● 98% Overlap - Cotswolds
Ancient Woodland	● 1017m - Charmydown/Butchers Woods
Noise Impact - Distance to major roads and railway lines	● 1105m - Kensington Meadow
Tree Preservation Orders	○ 391m
Agricultural Land Classification - Grades 1 to 3	● 98%
Mineral Safeguarded Areas	4.4km
Mineral Search Area	● 4.6km - Upper Lawn Quarry
Waterbodies	● 301m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Bailbrook Lane
Cycle Station	○ 600m - 700m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 699m - South West Electricity Board Tip

S1PS64 West of Batheaston



Criteria / Constraint	Score Answer
AQMA	● 939m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 769m
International Ecological Sites (SAC,SPA,Ramsar)	● 1890m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 800m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1646m - Swainswick Road Cutting, South
Site of Nature Conservation Interest	● 115m - South Charmy Down complex
Priority Habitats	● 12% Overlap - Deciduous woodland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 1.40%
Surface Water Flooding (1 in 1000 Year)	● 4.50%
Brownfield Land Use	● 2.8km - E Block (part), MoD Ensleigh
Local Greenspace	○ 400m - 500m - Batheaston Gardens, Coalpit Road
Closest Park	○ 2km - 2.5km - St Catherine's Court
Green Belt Land	○ 97% Overlap
Health Facility	○ 3km - 4km - Livingwell Express Club (Bath), YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Batheaston Church School
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 257m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1643m - St Catherine'S Court
Conservation Area	● 3% Overlap - Batheaston (Rural)
Registered Battlefield	● 5.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1652m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 5m - Parish Church Of St John The Baptist
Listed Building - Grade II	● 5m - Barn, 50 Yards To West Of Batheaston Cottage
National Landscape (formerly AONB)	● 97% Overlap - Cotswolds
Ancient Woodland	● 1021m
Noise Impact - Distance to major roads and railway lines	● 1632m - Kensington Meadow
Tree Preservation Orders	○ 729m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.7km
Mineral Search Area	● 4.8km - Upper Lawn Quarry
Waterbodies	● 3m
Train Station	○ 4km - 5km - Bath Spa
Bus Station	○ 300m - 400m - Northend
Cycle Station	○ 500m - 600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 134m - Land at The Recreation Grounds, Batheaston

S1PS65 East of Batheaston



Criteria / Constraint	Score Answer
AQMA	● 1884m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 687m
International Ecological Sites (SAC,SPA,Ramsar)	● 1539m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1076m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.3km - Swainswick Road Cutting, South
Site of Nature Conservation Interest	● 119m - Bannerdown, and Shockerwick and Woodleaze Woods
Priority Habitats	● 20% Overlap - Deciduous woodland, No main habitat but additional habitats present, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 0.50%
Brownfield Land Use	● 3.7km - E Block (part), MoD Ensleigh
Local Greenspace	○ 300m - 400m - Coalpit Road
Closest Park	○ 2km - 2.5km - St Catherine's Court
Green Belt Land	○ 97% Overlap
Health Facility	○ 4km - 5km - YMCA Gym, Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 800m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 1606m - St Catherine'S Court
Conservation Area	● 124m - Batheaston (Rural)
Registered Battlefield	● 5.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1870m - Shockerwick House
Listed Building - Grade II*	● 283m - 108 And 110, Northend
Listed Building - Grade II	● 7m - Eden Park
National Landscape (formerly AONB)	● 97% Overlap - Cotswolds
Ancient Woodland	● 1086m - Shockerwick/Tennygrove+
Noise Impact - Distance to major roads and railway lines	● 2.6km - Kensington Meadow
Tree Preservation Orders	○ 1650m
Agricultural Land Classification - Grades 1 to 3	● 66%
Mineral Safeguarded Areas	5.3km
Mineral Search Area	● 5.5km - Upper Lawn Quarry
Waterbodies	● 164m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 0m - 50m - Catherine Way - Top
Cycle Station	○ 500m - 600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 180m - Land at The Recreation Grounds, Batheaston

S1PS66 Shockerwick Lane



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 156m
International Ecological Sites (SAC,SPA,Ramsar)	● 901m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 901m - Brown's Folly
Regionally Important Geological Site	● 2.2km - Hampton Down Quarry
Site of Nature Conservation Interest	● 14% Overlap - Shockerwick Lane fields
Priority Habitats	● 14% Overlap - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 1.40%
Surface Water Flooding (1 in 1000 Year)	● 3.60%
Brownfield Land Use	● 4.5km - E Block (part), MoD Ensleigh
Local Greenspace	○ 900m - 1000m - Batheaston Gardens
Closest Park	○ 3km - 4km - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 408m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.1km - St Catherine'S Court
Conservation Area	● 394m - Bathford (Rural)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1426m - Shockerwick House
Listed Building - Grade II*	● 466m - Whitehaven
Listed Building - Grade II	● 173m - Railway Bridge For Underpass, 10 Metres To East Of No 35
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 901m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.9km - Kensington Meadow
Tree Preservation Orders	○ 2052m
Agricultural Land Classification - Grades 1 to 3	● 64%
Mineral Safeguarded Areas	5.2km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 50m - 100m - High Bannerdown
Cycle Station	○ 900m - 1000m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 256m - Bathford Paper Mills

S1PS67 North of Bathford



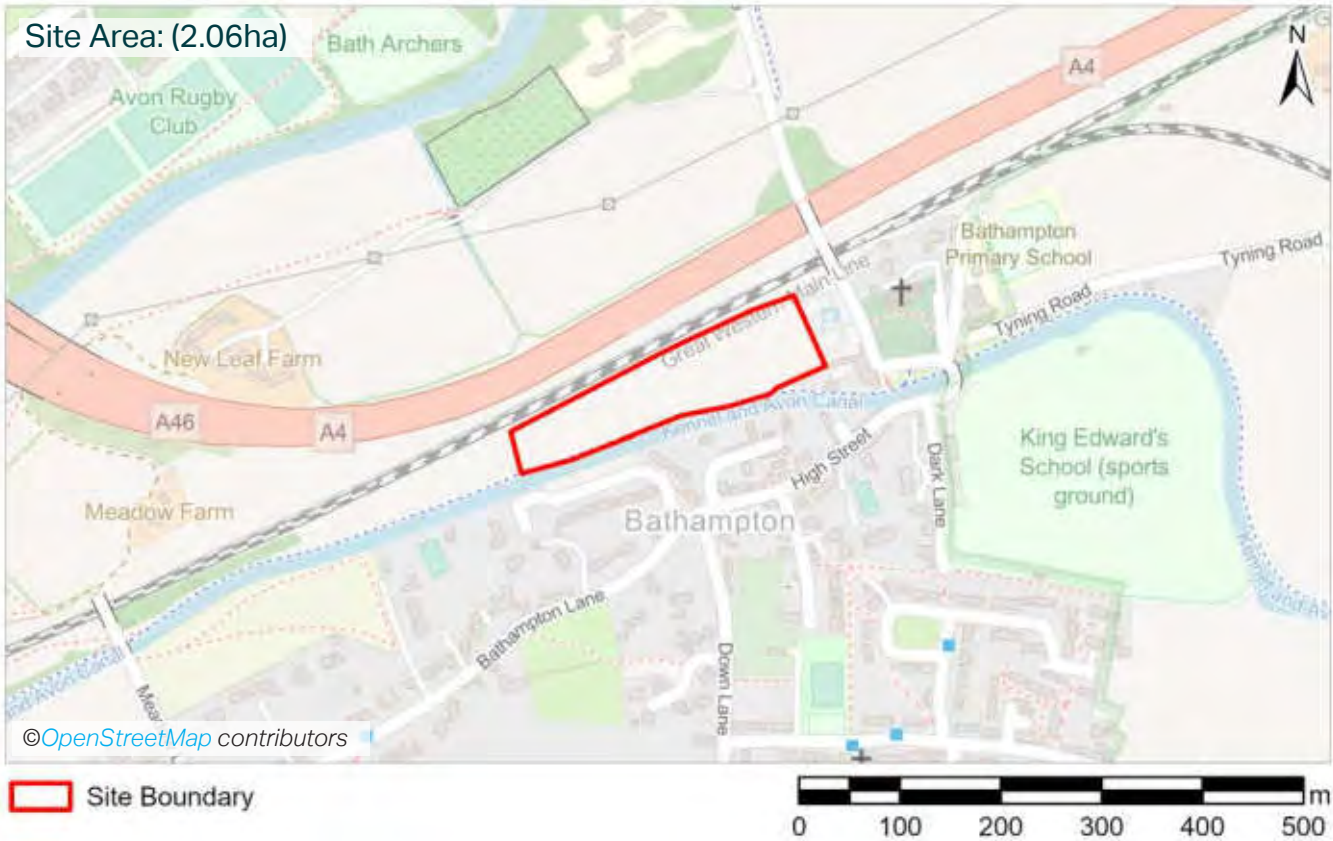
Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 29m
International Ecological Sites (SAC,SPA,Ramsar)	● 336m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 336m - Brown's Folly
Regionally Important Geological Site	● 1840m - Hampton Down Quarry
Site of Nature Conservation Interest	● 7% Overlap - By Brook and associated marginal habitats
Priority Habitats	● 14% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2.60%
Surface Water Flooding (1 in 100 Year)	● 4.70%
Surface Water Flooding (1 in 1000 Year)	● 11.70%
Brownfield Land Use	● 4.3km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 100m - 200m - Allotments
Closest Park	○ 3km - 4km - Sydney Gardens, St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 160m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.4km - Claverton Manor
Conservation Area	● <1% Overlap - Bathford (Rural)
Registered Battlefield	● 6.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1612m - Shockerwick House
Listed Building - Grade II*	● 74m - Whitehaven
Listed Building - Grade II	● 15m - Lock Up, Between Nos 22 And 24 Bathford Hill
National Landscape (formerly AONB)	● 84% Overlap - Cotswolds
Ancient Woodland	● 336m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Kensington Meadow
Tree Preservation Orders	○ 1909m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.8km
Mineral Search Area	● 4.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 0m - 50m - The Crown
Cycle Station	○ 1000m - 1100m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 9% Overlap - Bathford Paper Mills

S1PS68 South of Bathford



Criteria / Constraint	Score Answer
AQMA	● 1942m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 29m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 29m - Brown's Folly
Regionally Important Geological Site	● 1111m - Hampton Down Quarry
Site of Nature Conservation Interest	● 29m - Brown's Folly - Warleigh complex
Priority Habitats	● 29m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 3.7km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 600m - 700m - Allotments
Closest Park	○ 3km - 4km - Sydney Gardens, St Catherine's Court
Green Belt Land	○ 97% Overlap
Health Facility	○ 3km - 4km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 187m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 1637m - Claverton Manor
Conservation Area	● No Overlap
Registered Battlefield	● 6.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1605m - Remains Of The Refectory At Monkton Farleigh Manor
Listed Building - Grade II*	● 215m - Eagle House And The Old Maltings
Listed Building - Grade II	● 40m - Section Of Churchyard Wall At East End Of Churchyard Of St Swithun'S With Built In Fragments And Two Seats
National Landscape (formerly AONB)	● 96% Overlap - Cotswolds
Ancient Woodland	● 29m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.4km - Kensington Meadow
Tree Preservation Orders	○ 1656m
Agricultural Land Classification - Grades 1 to 3	● 67%
Mineral Safeguarded Areas	4km
Mineral Search Area	● 4.2km - Upper Lawn Quarry
Waterbodies	● 65m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 200m - 300m - The Crown, Bathford Bridge
Cycle Station	○ 1000m - 1100m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 545m - Land at Bannerdown View Farm

S1PS72 West of the George



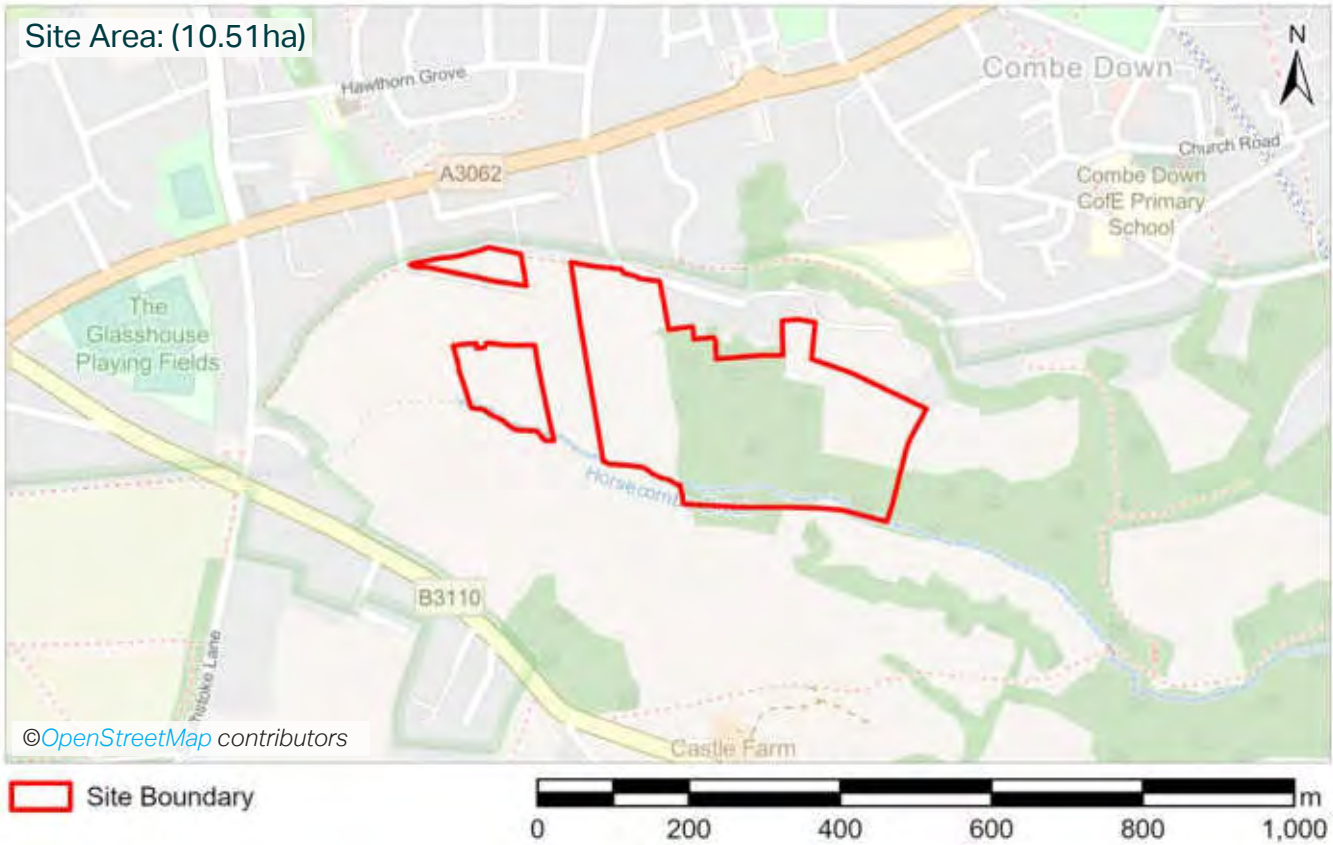
Criteria / Constraint	Score Answer
AQMA	● 715m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 9m
International Ecological Sites (SAC,SPA,Ramsar)	● 996m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 182m - Hampton Rocks Cutting
Regionally Important Geological Site	● 967m - Hampton Down Quarry
Site of Nature Conservation Interest	● 7% Overlap - Kennet and Avon Canal (part of Kennet and Avon Canal SNCI) a
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.50%
Surface Water Flooding (1 in 100 Year)	● 4.90%
Surface Water Flooding (1 in 1000 Year)	● 13.40%
Brownfield Land Use	● 2.7km - Burlington Street
Local Greenspace	○ 600m - 700m - Land off Bathampton Lane and Down Lane, Land between Warminster Road and Bathampton Lane
Closest Park	○ 1800m - 1900m - Sydney Gardens
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Bathampton Primary
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1073m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 1699m - Sydney Gardens
Conservation Area	● <1% Overlap - Bathampton (Rural)
Registered Battlefield	● 5.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1264m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 97m - Parish Church Of St Nicholas
Listed Building - Grade II	● 41m - 1-6, Canal Terrace
National Landscape (formerly AONB)	● 117m - Cotswolds
Ancient Woodland	● 584m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 1133m - Kensington Meadow
Tree Preservation Orders	○ 516m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.7km
Mineral Search Area	● 3.9km - Upper Lawn Quarry
Waterbodies	● 0.86m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 400m - 500m - Holcombe Vale
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 763m - South West Electricity Board Tip

S1PS74 Land adjacent A4 roundabout



Criteria / Constraint	Score Answer
AQMA	● 6% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 337m
International Ecological Sites (SAC,SPA,Ramsar)	● 1405m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 991m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1360m - Hampton Down Quarry
Site of Nature Conservation Interest	● 11m - River Avon
Priority Habitats	● 61m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 2.1km - Burlington Street
Local Greenspace	○ 0m - 50m - Alice Park
Closest Park	○ 2.5km - 3km - Hedgemoor Park
Green Belt Land	○ 18m
Health Facility	○ 3km - 4km - Fly Fitness gym, Livingwell Express Club (Bath), Stanza Fitness, The Royal Crescent Spa and Bath House, Kingswood School, Team Bath Gym and Fitness Centre, YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - St. Saviour's Junior Church School
Distance to nearest Secondary School	○ 1700m - 1800m - St Mark's School
World Heritage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1041m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1288m - Sydney Gardens
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 582m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 243m - No. 39 Bailbrook House
Listed Building - Grade II	● 54m - No. 25 Merton Lodge
National Landscape (formerly AONB)	● 458m - Cotswolds
Ancient Woodland	● 675m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 546m - Kensington Meadow
Tree Preservation Orders	○ 103m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.8km
Mineral Search Area	● 4km - Upper Lawn Quarry
Waterbodies	● 24m
Train Station	○ 4km - 5km - Bath Spa
Bus Station	○ 100m - 200m - Bailbrook House
Cycle Station	○ 1000m - 1100m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 93m - South West Electricity Board Tip

S1PS88 Combe Down



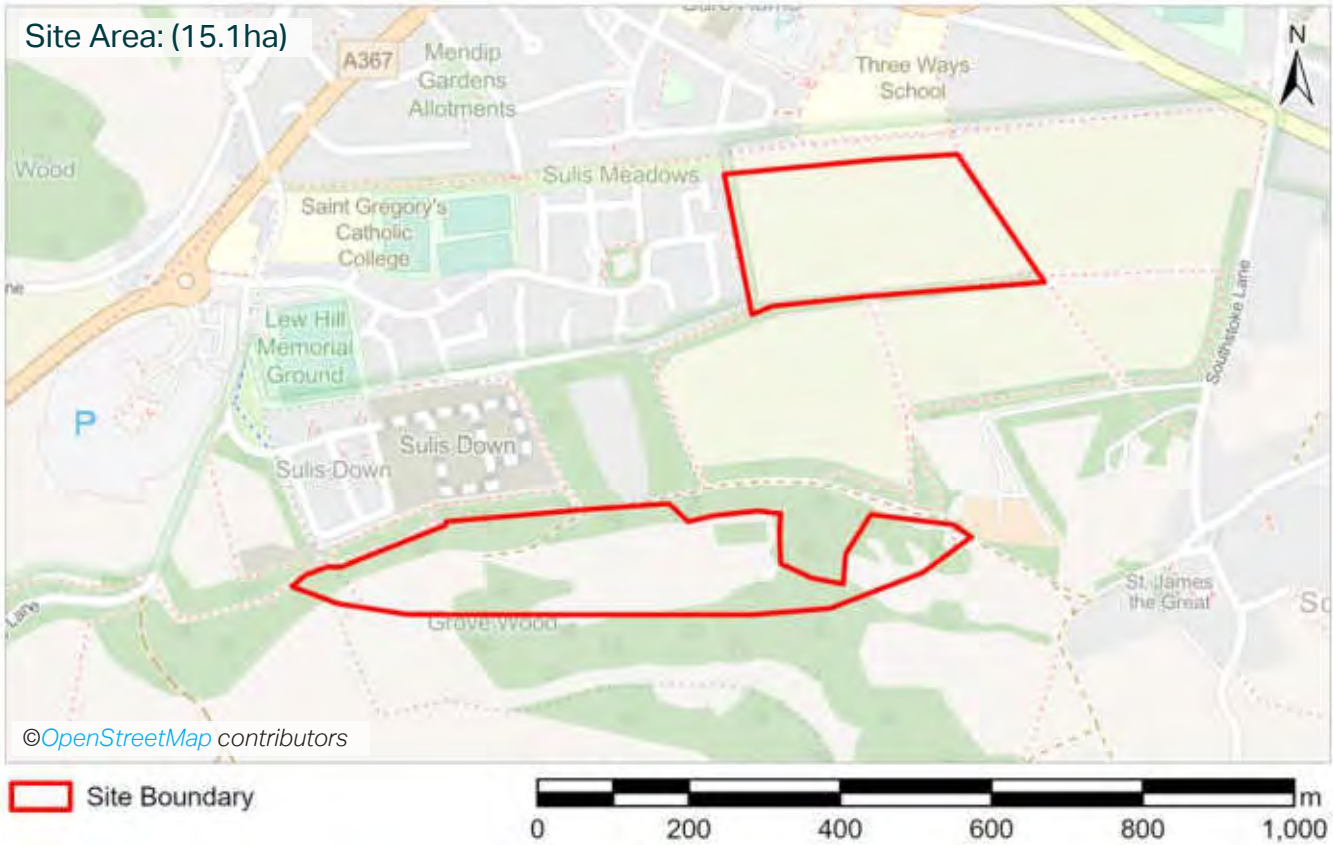
Criteria / Constraint	Score Answer
AQMA	● 2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 100m
International Ecological Sites (SAC,SPA,Ramsar)	● 136m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 136m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 126m - Combe Down, north of
Site of Nature Conservation Interest	● 95% Overlap - Horsecombe Vale and Priory Wood
Priority Habitats	● 78% Overlap - Deciduous woodland, Lowland calcareous grassland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.10%
Surface Water Flooding (1 in 100 Year)	● 3.50%
Surface Water Flooding (1 in 1000 Year)	● 10.50%
Brownfield Land Use	● 1195m - 478 Wellsway, Bath
Local Greenspace	○ 100m - 200m - Foxhill Allotments
Closest Park	○ 1100m - 1200m - Prior Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 1700m - 1800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Mulberry Park Educate Together Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 468m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 802m - Prior Park
Conservation Area	● 74m - Bath (Bath)
Registered Battlefield	● 8.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 576m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 540m - The Stables, The Old Chapel And The Remains Of The Chapel, Walls Enclosing Stableyard, Coach House And Greenhouse To Midford Castle
Listed Building - Grade II	● 130m - Valley Spring
National Landscape (formerly AONB)	● 99% Overlap - Cotswolds
Ancient Woodland	● 326m - Priory Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Twerton Roundhill
Tree Preservation Orders	○ 284m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	903m
Mineral Search Area	● 909m - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Bath Spa
Bus Station	○ 200m - 300m - Foxhill House, Bradford Road Shops, Entry Hill
Cycle Station	○ 900m - 1000m - Bath Two Tunnels Route
Public Right of Way	○ 500m - 600m
Historic Landfill	● 128m - The Old Quarry, Rear of Combe Road

S1PS89 East of South Stoke



Criteria / Constraint	Score Answer
AQMA	● 2.7km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 741m
International Ecological Sites (SAC,SPA,Ramsar)	● 732m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 732m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 456m - Midford Old Station
Site of Nature Conservation Interest	● No Overlap
Priority Habitats	● <1% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 2%
Brownfield Land Use	● 1258m - 478 Wellsway, Bath
Local Greenspace	○ 1000m - 1100m - Foxhill Allotments
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 496m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1358m - Prior Park
Conservation Area	● <1% Overlap - South Stoke (Rural)
Registered Battlefield	● 8.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 146m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 150m - The Stables, The Old Chapel And The Remains Of The Chapel, Walls Enclosing Stableyard, Coach House And Greenhouse To Midford Castle
Listed Building - Grade II	● 0m - Milestone At National Grid Reference St7538 6148
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 198m - Priory Wood
Noise Impact - Distance to major roads and railway lines	● 2.9km - Twerton Roundhill
Tree Preservation Orders	○ 159m
Agricultural Land Classification - Grades 1 to 3	● 80%
Mineral Safeguarded Areas	1066m
Mineral Search Area	● 1066m - Stoke Hill Mine
Waterbodies	● 194m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Old School Hill, Southstoke Village
Cycle Station	○ 700m - 800m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 566m - South Stoke Tipping Site

S1PS90 Sulis Down



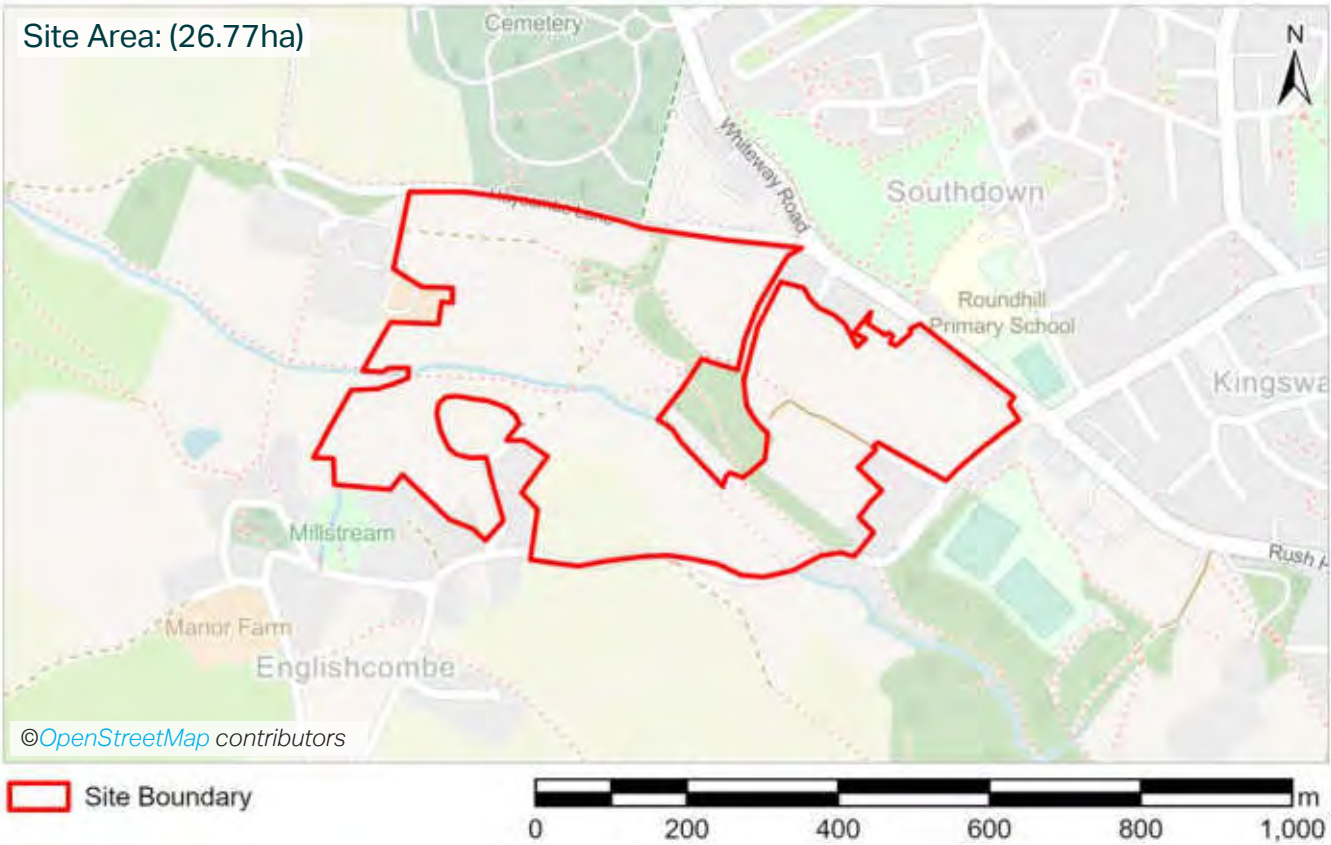
Criteria / Constraint	Score Answer
AQMA	● 2.4km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 195m
International Ecological Sites (SAC,SPA,Ramsar)	● 766m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 766m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● <1% Overlap - Combe Hay Mines
Site of Nature Conservation Interest	● 58% Overlap - Fuller's Earth Works - Southstoke complex
Priority Habitats	● 40% Overlap - Deciduous woodland, Lowland calcareous grassland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 432m - 478 Wellsway, Bath
Local Greenspace	○ 600m - 700m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 59% Overlap
Health Facility	○ 1200m - 1300m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 600m - 700m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● <1% Overlap - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1899m - Prior Park
Conservation Area	● 97m - South Stoke (Rural)
Registered Battlefield	● 8.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1391m - Combe Hay Manor
Listed Building - Grade II*	● 228m - Tithe Barn And Adjoining Stable And Dovecote And Horse Engine House
Listed Building - Grade II	● 240m - The Grange Numbers 1, 2 And 3 At Manor Farm
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● <1% Overlap - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Twerton Roundhill
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 85%
Mineral Safeguarded Areas	2.1km
Mineral Search Area	● 2.1km - Upper Lawn Quarry
Waterbodies	● 201m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Sainsbury's
Cycle Station	○ 1900m - 2000m - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 180m - Fullers Earth Tip

S1PS91 West of Odd Down



Criteria / Constraint	Score Answer
AQMA	● 1931m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 48m
International Ecological Sites (SAC,SPA,Ramsar)	● 1447m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1447m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 543m - Combe Hay Mines
Site of Nature Conservation Interest	● 6% Overlap - Breach Wood and adjacent land, Hoggen Coppice and adjacent land (part of) a, Hoggen Coppice and adjacent land (part of) b, Middle Wood, Part of Rush Hill & Eastover Coppice SNCI, Vernham Wood
Priority Habitats	● 3% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.50%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 5%
Brownfield Land Use	● 409m - 478 Wellsway, Bath
Local Greenspace	○ 400m - 500m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 2.5km - 3km - Newton Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 400m - 500m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Philip's C of E Primary
Distance to nearest Secondary School	○ 100m - 200m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● <1% Overlap - Part of the linear boundary known as the Wansdyke 420m south west of Barrowmead Cottage
Registered Parks and Gardens	● 1914m - Newton Park
Conservation Area	● 2m - Englishcombe (Rural)
Registered Battlefield	● 6.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 179m - Church Of St Peter
Listed Building - Grade II*	● 86m - Tithe Barn Attached To South End Of Rectory Farmhouse
Listed Building - Grade II	● 48m - Boundary Post On A367 At National Grid Reference St 7338 6167
National Landscape (formerly AONB)	● 214m - Cotswolds
Ancient Woodland	● <1% Overlap - Breach Wood, Hoggen Coppice, Middle Wood, Vernham Wood
Noise Impact - Distance to major roads and railway lines	● 387m - Twerton Roundhill
Tree Preservation Orders	○ 1045m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.1km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 0m - 50m - Engliscombe Village
Cycle Station	○ 1900m - 2000m - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 68m - Rush Hill

S1PS92 Englishcombe



Criteria / Constraint	Score Answer
AQMA	● 1535m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1467m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Newton St. Loe
Regionally Important Geological Site	● 1142m - Pennyquick Bridge
Site of Nature Conservation Interest	● 25% Overlap - Padleigh Wood (grassland) (Wansdyke)
Priority Habitats	● 14% Overlap - Deciduous woodland, Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2.70%
Surface Water Flooding (1 in 100 Year)	● 3.50%
Surface Water Flooding (1 in 1000 Year)	● 6%
Brownfield Land Use	● 491m - St Josephs Church, Southdown
Local Greenspace	○ 0m - 50m - High Barrow Hill
Closest Park	○ 2km - 2.5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 300m - 400m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Roundhill Primary
Distance to nearest Secondary School	○ 1700m - 1800m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● <1% Overlap - Culverhay Castle
Registered Parks and Gardens	● 1648m - Newton Park
Conservation Area	● 2% Overlap - Englishcombe (Rural)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 125m - Church Of St Peter
Listed Building - Grade II*	● 160m - Tithe Barn Attached To South End Of Rectory Farmhouse
Listed Building - Grade II	● 27m - Blake'S Farmhouse
National Landscape (formerly AONB)	● 1662m - Cotswolds
Ancient Woodland	● <1% Overlap
Noise Impact - Distance to major roads and railway lines	● 24m - Twerton Roundhill
Tree Preservation Orders	○ 1556m
Agricultural Land Classification - Grades 1 to 3	● 94%
Mineral Safeguarded Areas	3.8km
Mineral Search Area	● 3.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 50m - 100m - Padleigh Hill
Cycle Station	○ 1500m - 1600m - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 36m - Rush Hill

S1PS93 West of Haycombe



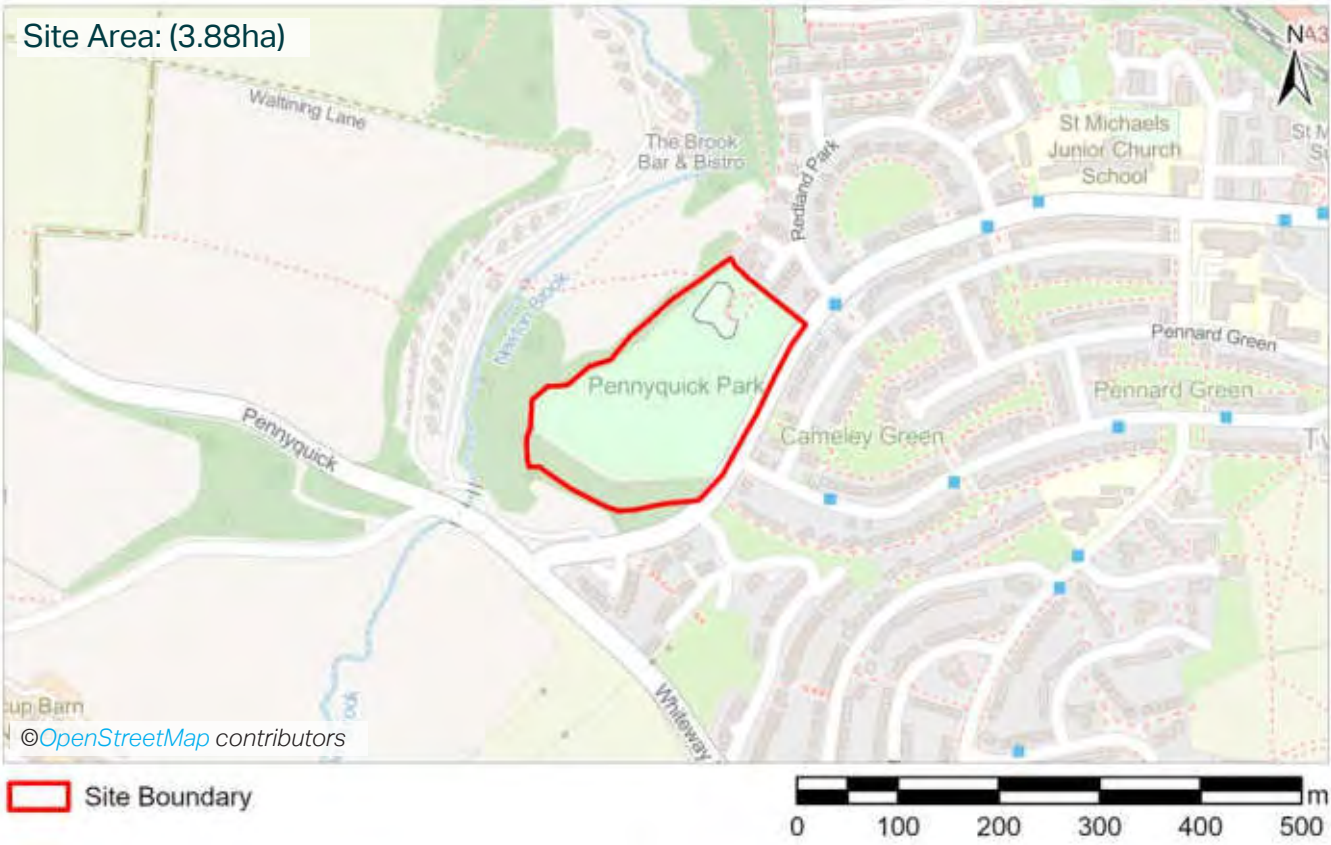
Criteria / Constraint	Score Answer
AQMA	● 1337m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 966m
International Ecological Sites (SAC,SPA,Ramsar)	● 3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1253m - Newton St. Loe
Regionally Important Geological Site	● 359m - Pennyquick Bridge
Site of Nature Conservation Interest	● 1% Overlap - Haycombe Cemetery, Haycombe Lane, Newton Brook
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 1.70%
Surface Water Flooding (1 in 1000 Year)	● 4.60%
Brownfield Land Use	● 733m - St Josephs Church, Southdown
Local Greenspace	○ 400m - 500m - High Barrow Hill
Closest Park	○ 1400m - 1500m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1100m - 1200m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Twerton Infant
Distance to nearest Secondary School	○ 2.5km - 3km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 269m - Culverhay Castle
Registered Parks and Gardens	● 729m - Newton Park
Conservation Area	● 238m - Englishcombe (Rural)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 353m - Church Of St Peter
Listed Building - Grade II*	● 449m - Tithe Barn Attached To South End Of Rectory Farmhouse
Listed Building - Grade II	● 54m - Haycombe House Inglescombe House
National Landscape (formerly AONB)	● 1553m - Cotswolds
Ancient Woodland	● 377m
Noise Impact - Distance to major roads and railway lines	● 305m - Carrs Wood
Tree Preservation Orders	○ 1341m
Agricultural Land Classification - Grades 1 to 3	● 90%
Mineral Safeguarded Areas	4.6km
Mineral Search Area	● 4.7km - Upper Lawn Quarry
Waterbodies	● 14m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 200m - 300m - Kelston View
Cycle Station	○ 1900m - 2000m - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 283m - Clays End Farm

S1PS94 Claysend Farm



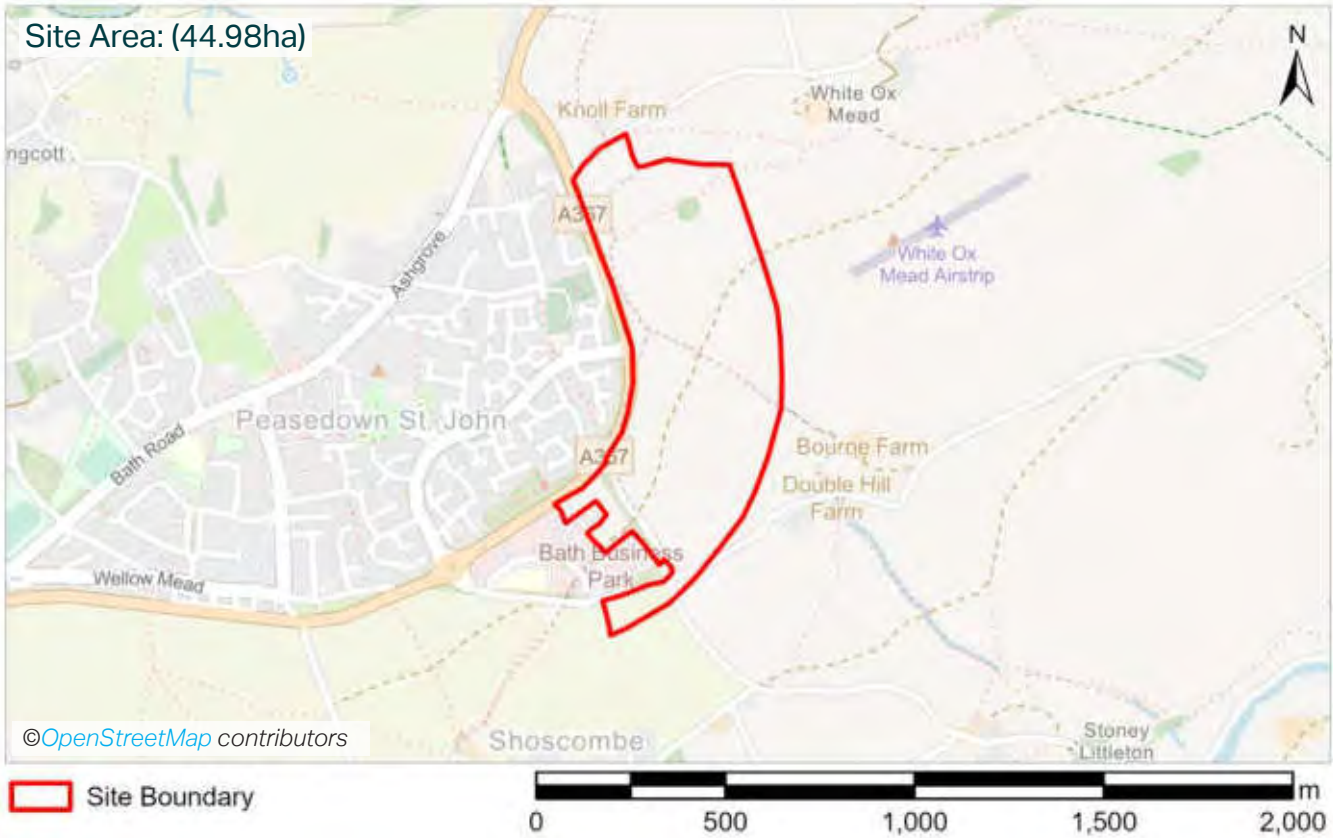
Criteria / Constraint	Score Answer
AQMA	● 1434m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 886m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 903m - Newton St. Loe
Regionally Important Geological Site	● 205m - Pennyquick Bridge
Site of Nature Conservation Interest	● 3m - Newton Brook
Priority Habitats	● 55m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 2.60%
Brownfield Land Use	● 1152m - Twerton Park (part)
Local Greenspace	○ 900m - 1000m - Redlands Park Play Area, The Hollow / Bath City Farm
Closest Park	○ 600m - 700m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Hayesfield Girls' School, Saint Gregory's Catholic College, Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 599m - Part of the linear boundary known as the Wansdyke 285m north west of Manor Farm
Registered Parks and Gardens	● 523m - Newton Park
Conservation Area	● 411m - Newton St.Loe (Rural)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 892m - Church Of St Peter
Listed Building - Grade II*	● 893m - Twerton Wood Tunnel West Portal (Mln110915)
Listed Building - Grade II	● 46m - Claysend Farmhouse
National Landscape (formerly AONB)	● 1292m - Cotswolds
Ancient Woodland	● 1195m
Noise Impact - Distance to major roads and railway lines	● 63m - Carrs Wood
Tree Preservation Orders	○ 1633m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.5km
Mineral Search Area	● 5.5km - Upper Lawn Quarry
Waterbodies	● 11m
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 200m - 300m - Bath Mill
Cycle Station	○ 1800m - 1900m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 59m - Pennyquick Botttom

S1PS95 Pennyquick Park



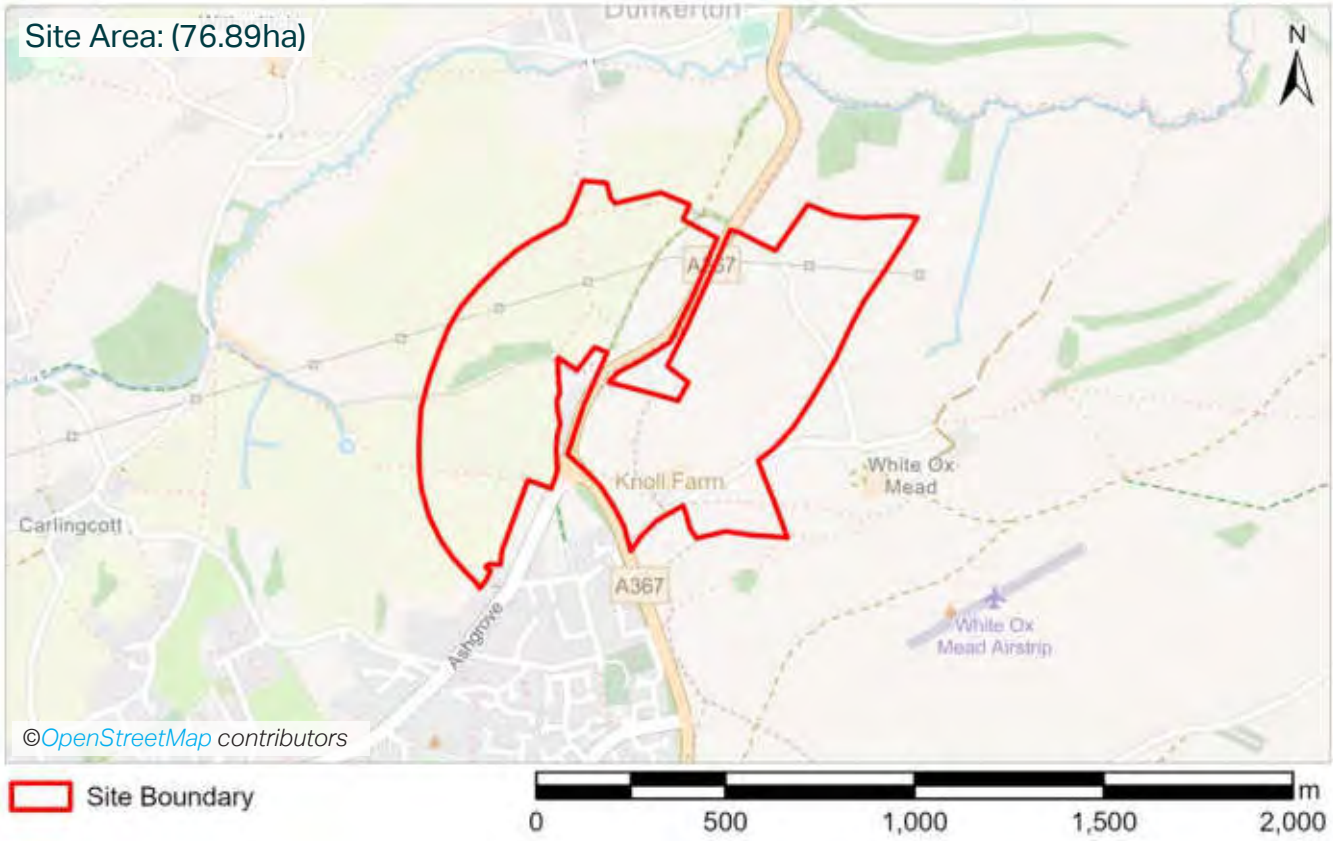
Criteria / Constraint	Score Answer
AQMA	● 1010m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 510m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 776m - Newton St. Loe
Regionally Important Geological Site	● 1m - Pennyquick Bridge
Site of Nature Conservation Interest	● <1% Overlap - Carrs Wood
Priority Habitats	● 14% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.70%
Brownfield Land Use	● 773m - Twerton Park (part)
Local Greenspace	○ 400m - 500m - Redlands Park Play Area
Closest Park	○ 1100m - 1200m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - BASE Gym, Crossfit Bath, PureGym, Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St Michael's Junior Church School, Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Saint Gregory's Catholic College, Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1444m - Culverhay Castle
Registered Parks and Gardens	● 1022m - Newton Park
Conservation Area	● 435m - Bath (Bath)
Registered Battlefield	● 5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1180m - Lodge Of Partis College
Listed Building - Grade II*	● 514m - Twerton Tunnel: West Entrance (Adjoining Carr'S Wood)
Listed Building - Grade II	● 410m - The Centurion Public House
National Landscape (formerly AONB)	● 976m - Cotswolds
Ancient Woodland	● 1484m
Noise Impact - Distance to major roads and railway lines	● <1% Overlap - Carrs Wood
Tree Preservation Orders	○ 1238m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.1km
Mineral Search Area	● 5.2km - Upper Lawn Quarry
Waterbodies	● 49m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 0m - 50m - Redland Park
Cycle Station	○ 1800m - 1900m - Bath Two Tunnels Route
Public Right of Way	○ 100m - 200m
Historic Landfill	● 59% Overlap - Pennyquick Botttom

A367PS1 East of Peasedown



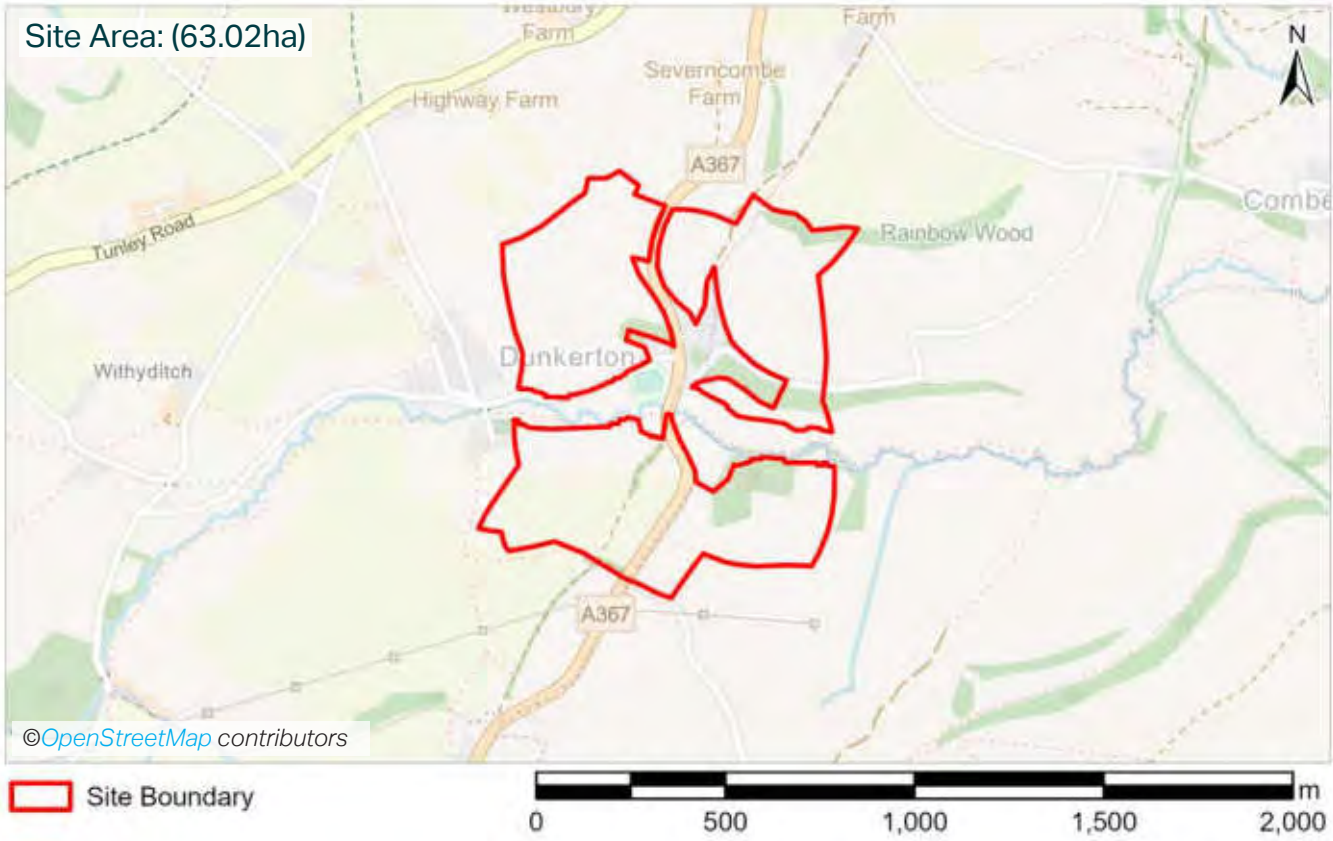
Criteria / Constraint	Score Answer
AQMA	● 6.7km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1777m - Writhlington
Regionally Important Geological Site	● 1262m - Stony Littleton Quarry
Site of Nature Conservation Interest	● 204m - Wellow Road, Double Hill
Priority Habitats	● 144m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.30%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 5.50%
Brownfield Land Use	● 2.6km - Derelict Yard, Bath Old Road
Local Greenspace	○ 0m - 50m - Ecewiche Green
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 94% Overlap
Health Facility	○ 3km - 4km - Dragonfly Leisure Writhlington, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Shoscombe Church School
Distance to nearest Secondary School	○ 3km - 4km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1061m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 3.5km - Ammerdown House
Conservation Area	● 1057m - Radstock (Somer Valley)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St Peter
Listed Building - Grade II*	● 1141m - Church Of All Saints
Listed Building - Grade II	● 174m - Double Hill Farmhouse
National Landscape (formerly AONB)	● 1712m - Cotswolds
Ancient Woodland	● 826m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Camerton Batch
Tree Preservation Orders	○ 929m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.2km
Mineral Search Area	● 5.2km - Stoke Hill Mine
Waterbodies	● 15m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 50m - 100m - Mico Bank
Cycle Station	○ 800m - 900m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 539m - Old quarry adjoining Ashgrove Farm

A367PS2 Dunkerton Hill



Criteria / Constraint	Score Answer
AQMA	● 5.8km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Writhlington
Regionally Important Geological Site	● 1789m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 3% Overlap - White Ox Mead, White Ox Meadow
Priority Habitats	● 2% Overlap - Deciduous woodland, Good quality semi improved grassland, Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 3km - Derelict Yard, Bath Old Road
Local Greenspace	○ 500m - 600m - Eckweek Lane Play Area
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Odd Down Sports Ground, Dragonfly Leisure Writhlington, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Peasedown St John Primary
Distance to nearest Secondary School	○ 3km - 4km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1159m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 4.5km - Newton Park
Conservation Area	● 1397m - Combe Hay (Rural)
Registered Battlefield	● 10.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1775m - Combe Hay Manor
Listed Building - Grade II*	● 270m - Church Of All Saints
Listed Building - Grade II	● 230m - Church House
National Landscape (formerly AONB)	● 1110m - Cotswolds
Ancient Woodland	● 562m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Camerton Batch
Tree Preservation Orders	○ 829m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.3km
Mineral Search Area	● 4.6km - Stoke Hill Mine
Waterbodies	● 14m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 0m - 50m - White Ox Mead Lane
Cycle Station	○ 1900m - 2000m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 128m - Old quarry adjoining Ashgrove Farm

A367PS3 Dunkerton



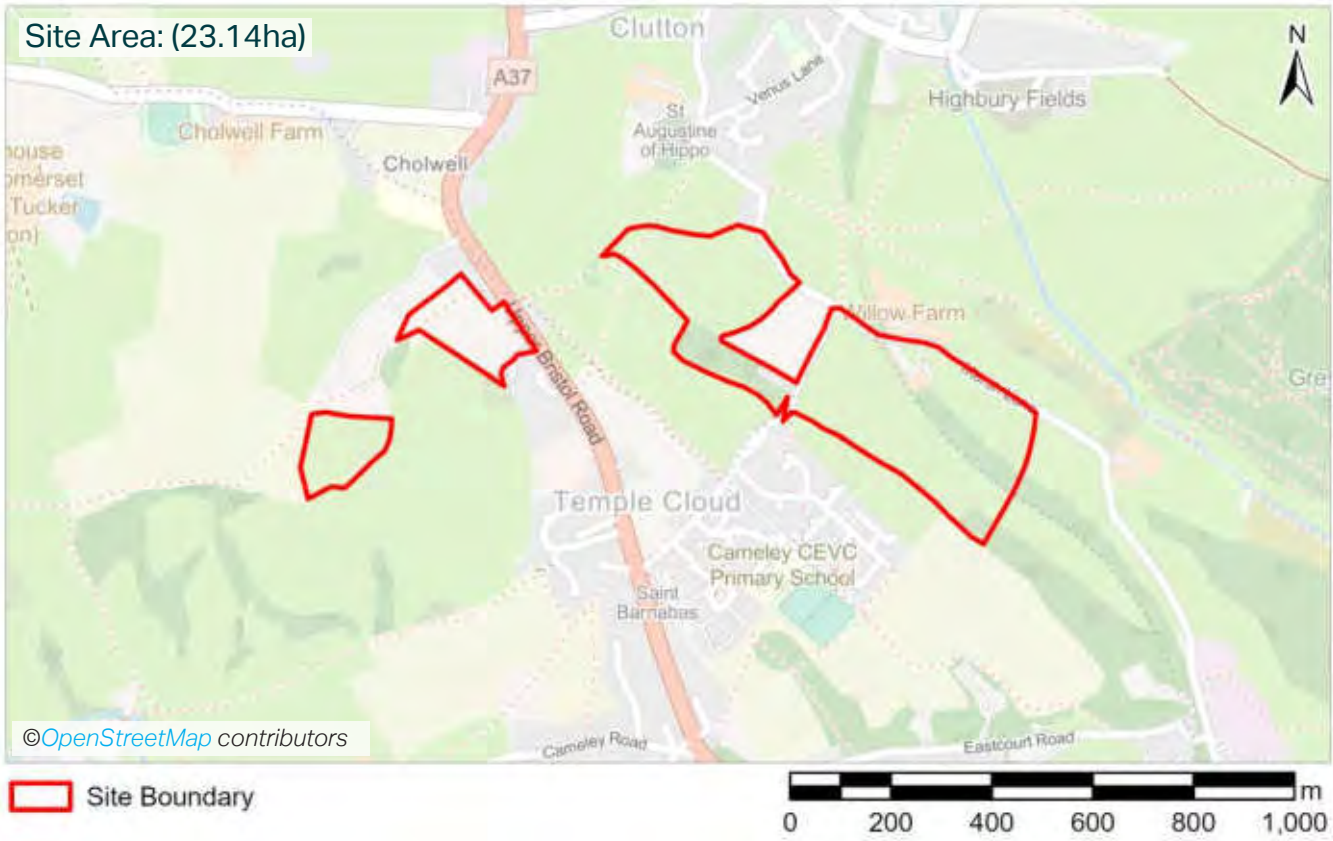
Criteria / Constraint	Score Answer
AQMA	● 4.9km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 3.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.4km - Cleaves Wood
Regionally Important Geological Site	● 1543m - Combe Hay Mines
Site of Nature Conservation Interest	● 25% Overlap - Cam Brook and adjacent land, Dunkerton Bridge disused railway, Rainbow Wood, Severcombe fields, White Ox Mead
Priority Habitats	● 20% Overlap - Deciduous woodland, Good quality semi improved grassland, Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.40%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 4.70%
Brownfield Land Use	● 2.9km - 478 Wellsway, Bath
Local Greenspace	○ 1500m - 1600m - Eckweek Lane Play Area
Closest Park	○ 5km - 6km - Newton Park, Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Odd Down Sports Ground, Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Peasedown St John Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1237m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 3.8km - Newton Park
Conservation Area	● 852m - Combe Hay (Rural)
Registered Battlefield	● 9.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1419m - Combe Hay Manor
Listed Building - Grade II*	● 36m - Church Of All Saints
Listed Building - Grade II	● 0m - Boundary Post At Ngr St 7157 5933
National Landscape (formerly AONB)	● 777m - Cotswolds
Ancient Woodland	● 583m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 2.8km - Camerton Batch
Tree Preservation Orders	○ 1865m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.4km
Mineral Search Area	● 4.4km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 6km - 7km - Oldfield Park, Bath Spa
Bus Station	○ 0m - 50m - White Ox Mead Lane
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 3% Overlap - Combe Hay Lane, Disused Canal and Railway Cutting at Dunkerton

A367PS5 South of West Wood



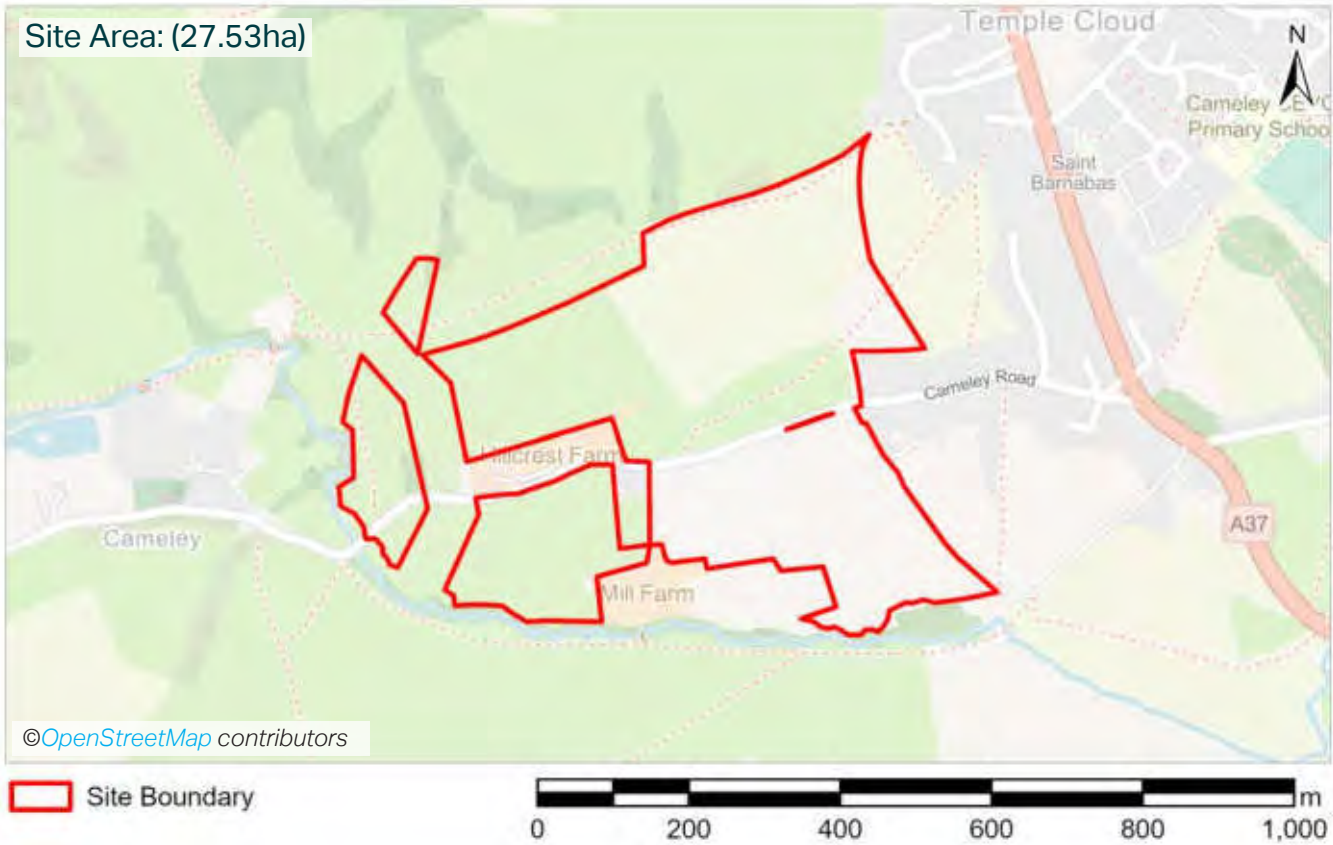
Criteria / Constraint	Score Answer
AQMA	● 3.5km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 2.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 175m - Combe Hay Mines
Site of Nature Conservation Interest	● 2% Overlap - Down Wood, Tunley Road junction, West Wood (near Tunley Road Junction)
Priority Habitats	● 8% Overlap - Deciduous woodland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 1517m - 478 Wellsway, Bath
Local Greenspace	○ 1500m - 1600m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 4km - 5km - Newton Park, Abbey Cemetery, Prior Park, Widcombe Manor
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1900m - 2000m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 942m - Part of the linear boundary known as the Wansdyke 420m south west of Barrowmead Cottage
Registered Parks and Gardens	● 3km - Newton Park
Conservation Area	● 685m - Combe Hay (Rural)
Registered Battlefield	● 8.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1128m - Combe Hay Manor
Listed Building - Grade II*	● 974m - Watercress Cottage
Listed Building - Grade II	● 12m - Crossways House
National Landscape (formerly AONB)	● <1% Overlap - Cotswolds
Ancient Woodland	● <1% Overlap - West Wood
Noise Impact - Distance to major roads and railway lines	● 1983m - Twerton Roundhill
Tree Preservation Orders	○ 1766m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.8km
Mineral Search Area	● 3.8km - Stoke Hill Mine
Waterbodies	● 1m
Train Station	○ 4km - 5km - Oldfield Park
Bus Station	○ 0m - 50m - Crossways Park
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 162m - Old Quarry at Fosse Farm

S2PS20 North of Temple Cloud



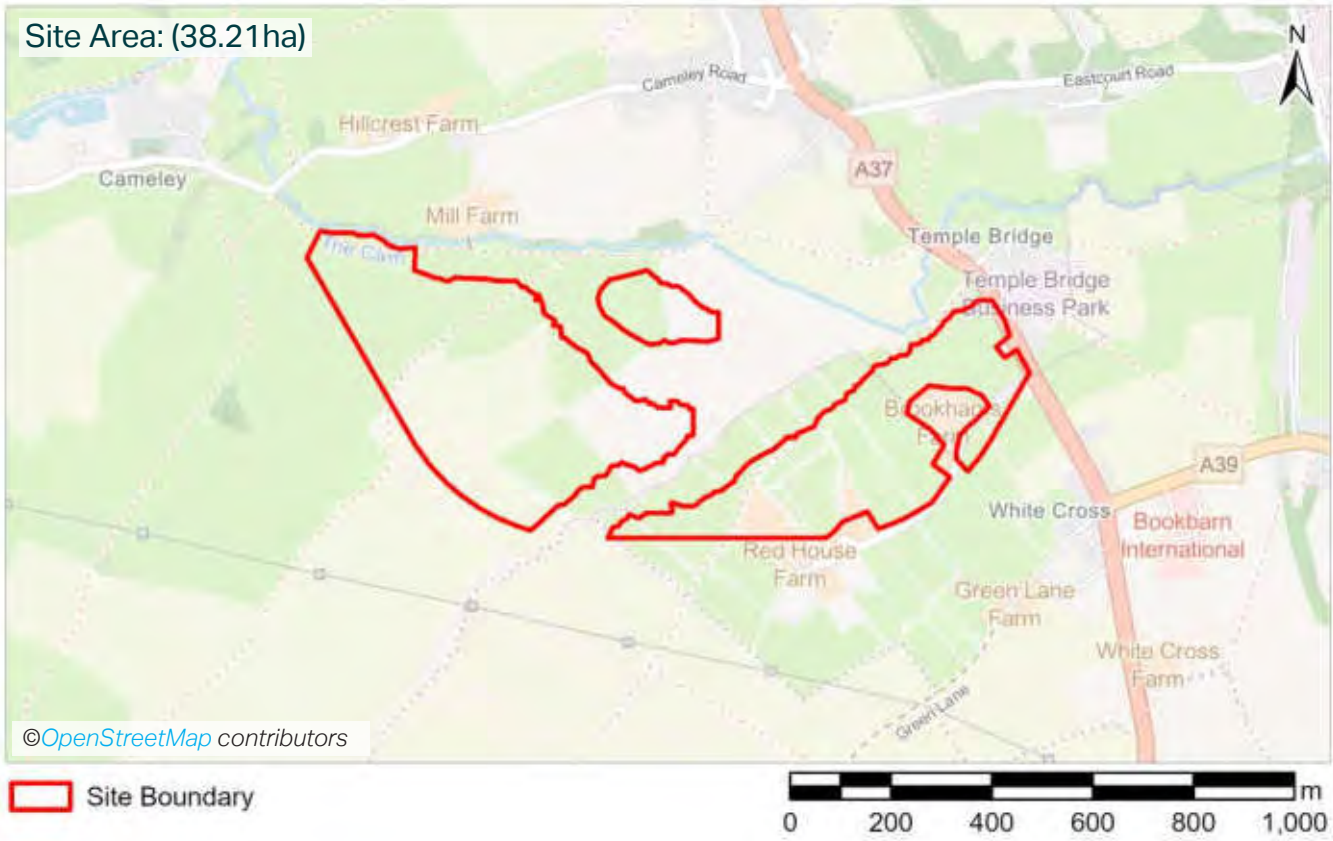
Criteria / Constraint	Score Answer
AQMA	● 225m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1189m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 627m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1424m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 6% Overlap - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 3% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 5.60%
Surface Water Flooding (1 in 100 Year)	● 7.10%
Surface Water Flooding (1 in 1000 Year)	● 12.20%
Brownfield Land Use	● 468m - The Wharf
Local Greenspace	○ 200m - 300m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 535m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1947m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3km - Ston Easton Park
Conservation Area	● 2.3km - Hinton Blewett (Rural)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 808m - Church Of St James
Listed Building - Grade II*	● 192m - Church Of St Augustine
Listed Building - Grade II	● 139m - Prospect House
National Landscape (formerly AONB)	● 2.4km - Mendip Hills
Ancient Woodland	● 90m
Noise Impact - Distance to major roads and railway lines	● 1423m - Folly Farm
Tree Preservation Orders	○ 113m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	85% Overlap
Mineral Search Area	● 13.6km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 100m - 200m - Tiledown Close, Clutton Church
Cycle Station	○ 5km - 6km - Avon Cycleway, National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 197m - Disused Railway Cutting

S2PS21 West of Temple Cloud



Criteria / Constraint	Score Answer
AQMA	● 210m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 981m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 508m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1592m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● <1% Overlap - Cam Brook and adjacent land
Priority Habitats	● 74m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 4.70%
Brownfield Land Use	● 1301m - The Wharf
Local Greenspace	○ 1900m - 2000m - Land south of Lower Road
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1268m
Health Facility	○ 9km - 10km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Bishop Sutton Primary
Distance to nearest Secondary School	○ 8km - 9km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.5km - Ston Easton Park
Conservation Area	● 1724m - Hinton Blewett (Rural)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 227m - Church Of St James
Listed Building - Grade II*	● 933m - Church Of St Augustine
Listed Building - Grade II	● 217m - Group Of 2 Tombs, 10 Metres South Of Chancel, Church Of St James
National Landscape (formerly AONB)	● 2.2km - Mendip Hills
Ancient Woodland	● 96m
Noise Impact - Distance to major roads and railway lines	● 1970m - Folly Farm
Tree Preservation Orders	○ 400m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	16% Overlap
Mineral Search Area	● 14.6km - Stoke Hill Mine
Waterbodies	● 0.87m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 700m - 800m - Cameley Surgery
Cycle Station	○ 5km - 6km - Avon Cycleway, National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1118m - Disused Railway Cutting

S2PS22 South of Temple Cloud



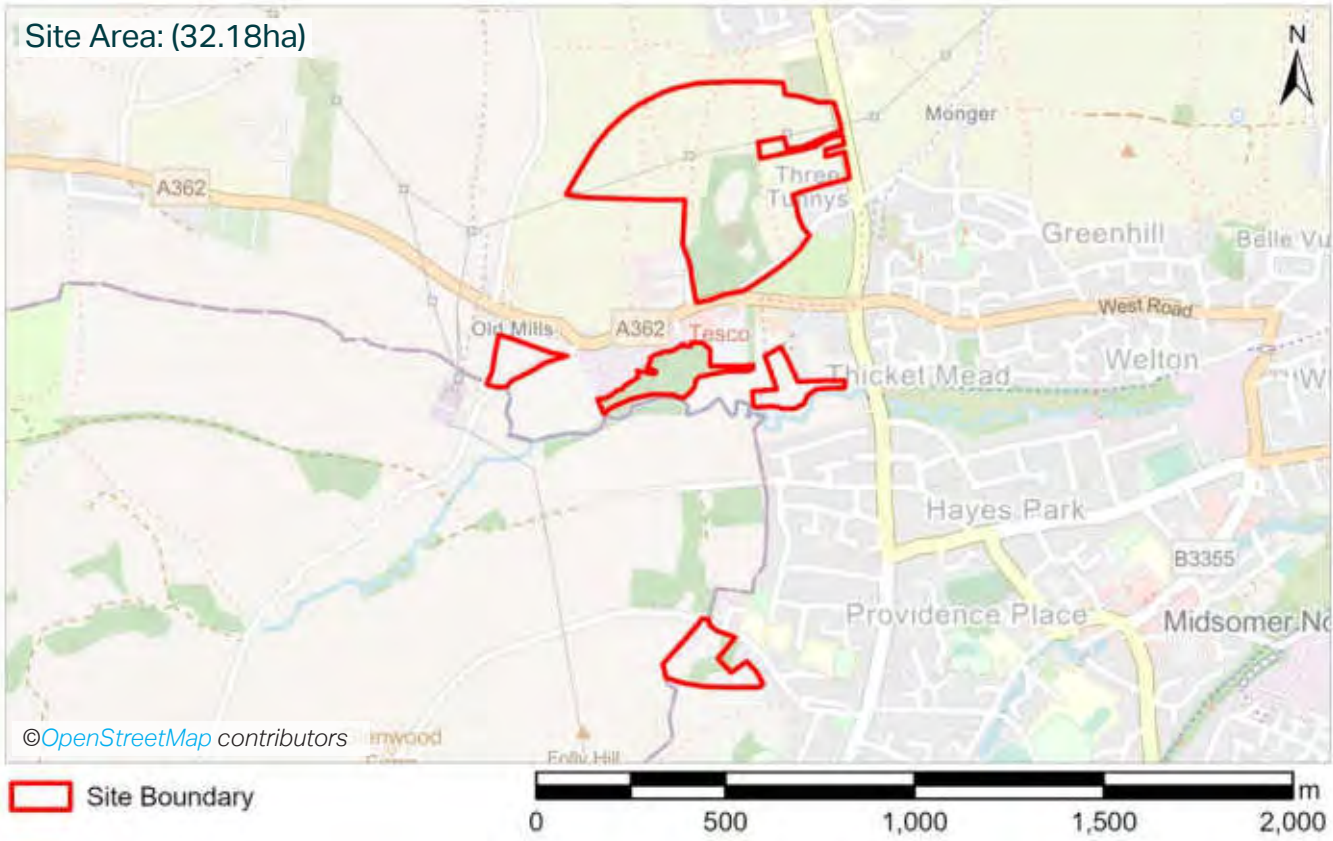
Criteria / Constraint	Score Answer
AQMA	● 321m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 263m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 797m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1677m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● <1% Overlap - Cam Brook and adjacent land
Priority Habitats	● 254m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.60%
Surface Water Flooding (1 in 100 Year)	● 1%
Surface Water Flooding (1 in 1000 Year)	● 5.70%
Brownfield Land Use	● 1840m - The Wharf
Local Greenspace	○ 1200m - 1300m - The Triangle
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1777m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 1789m - Ston Easton Park
Conservation Area	● 1708m - Hinton Blewett (Rural)
Registered Battlefield	● 15.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 369m - Church Of St James
Listed Building - Grade II*	● 1327m - The Old Parsonage
Listed Building - Grade II	● 83m - Temple Bridge Farmhouse
National Landscape (formerly AONB)	● 2.3km - Mendip Hills
Ancient Woodland	● 528m
Noise Impact - Distance to major roads and railway lines	● 2.4km - Folly Farm
Tree Preservation Orders	○ 881m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	19% Overlap
Mineral Search Area	● 14km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 700m - 800m - Meadow Lea
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 517m - Land Adjoining Station House

S2PS23 East of Temple Cloud



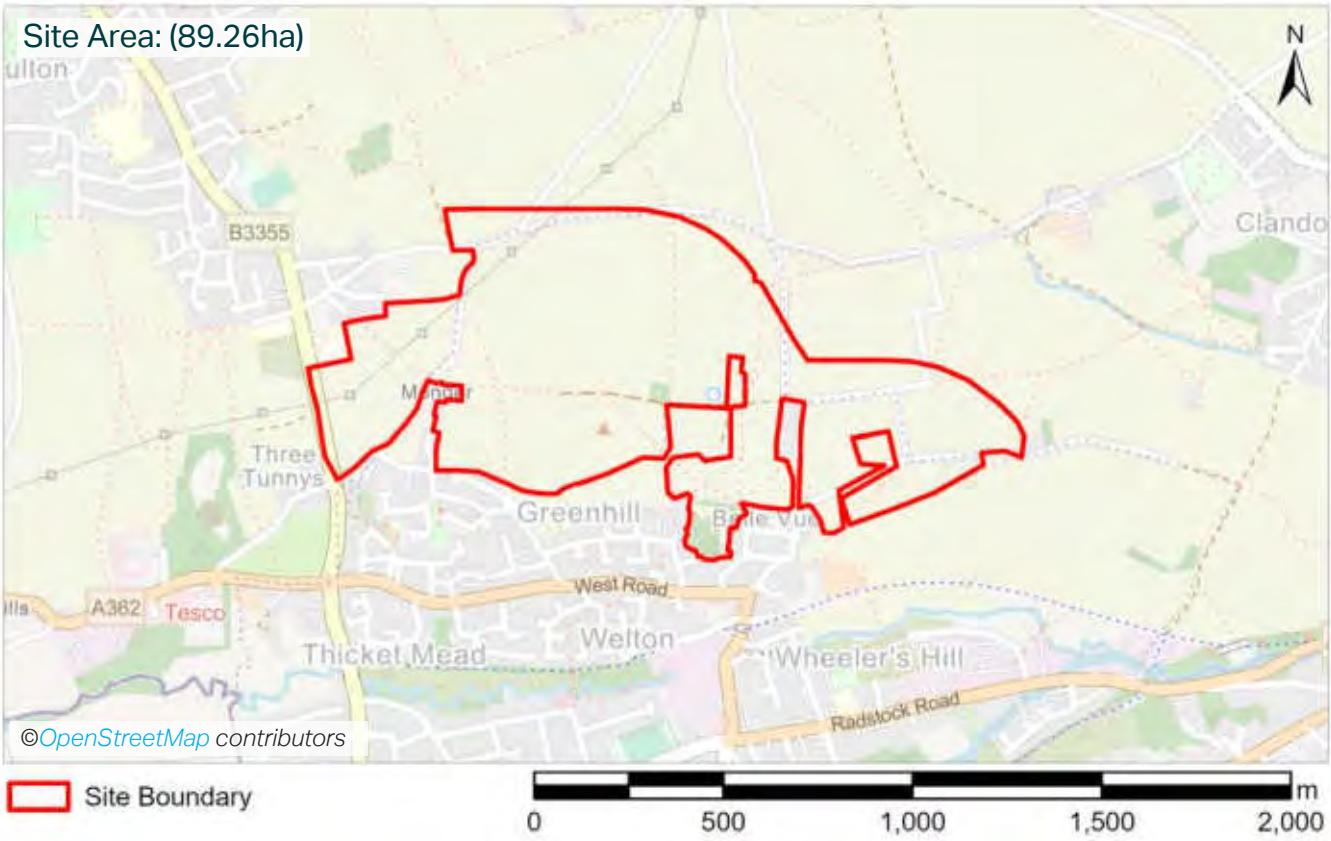
Criteria / Constraint	Score Answer
AQMA	● 153m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 400m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1548m - Burlledge Sidelands and Meadows
Regionally Important Geological Site	● 1974m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 24m - Cam Brook and adjacent land
Priority Habitats	● 28% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.60%
Surface Water Flooding (1 in 1000 Year)	● 6.10%
Brownfield Land Use	● 1195m - The Wharf
Local Greenspace	○ 800m - 900m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1282m
Health Facility	○ 2.5km - 3km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Cameley C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.2km - Ston Easton Park
Conservation Area	● 2.1km - Paulton (Somer Valley)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1420m - Church Of St James
Listed Building - Grade II*	● 1004m - Church Of St Augustine
Listed Building - Grade II	● 18m - Cambrook House
National Landscape (formerly AONB)	● 3.3km - Mendip Hills
Ancient Woodland	● 1013m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Folly Farm
Tree Preservation Orders	○ 187m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.7km - Stoke Hill Mine
Waterbodies	● 32m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Temple Inn
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 347m - Disused Railway Cutting

S2PS24 West of Midsomer Norton



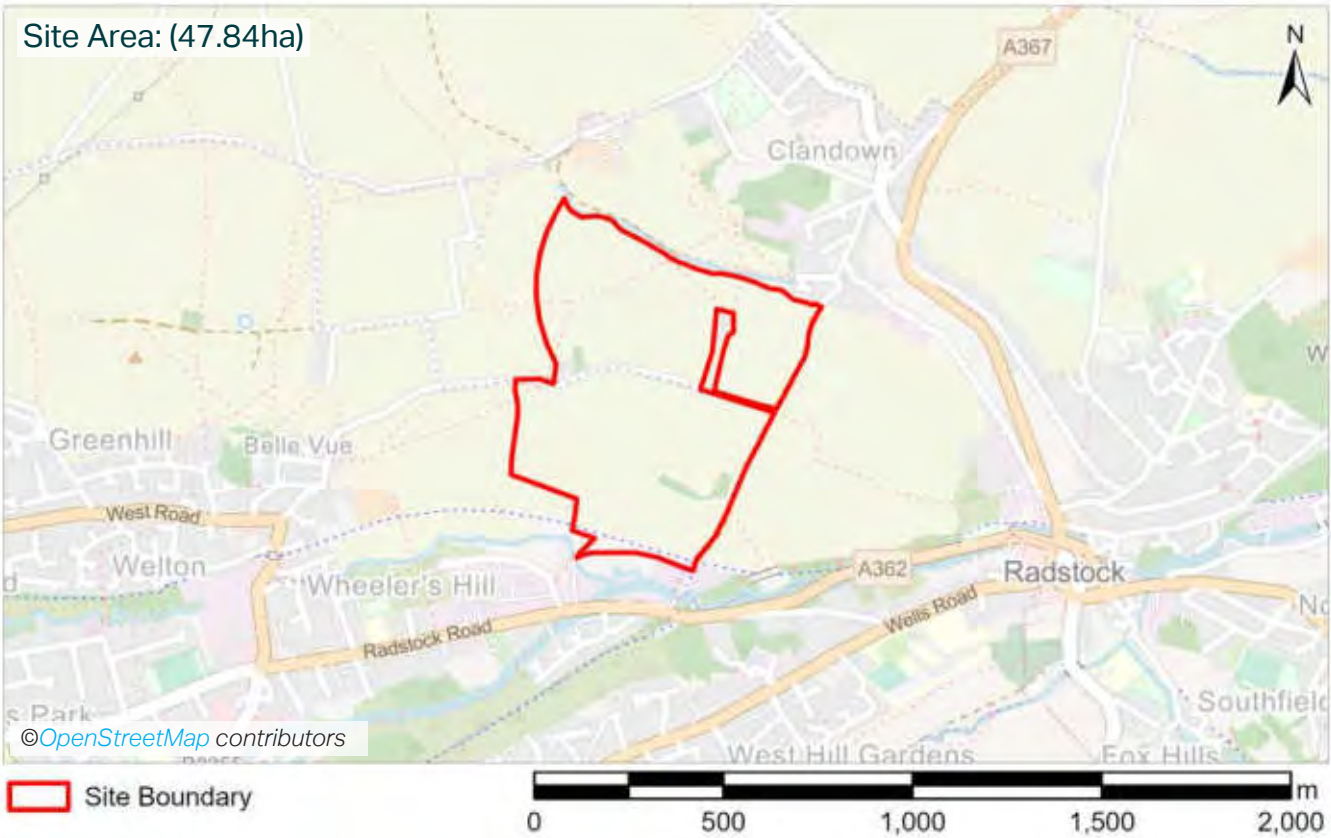
Criteria / Constraint	Score Answer
AQMA	● 1848m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1203m - Bowlditch Quarry
Regionally Important Geological Site	● 17% Overlap - Old Mills Tip
Site of Nature Conservation Interest	● 22% Overlap - Old Mills Mine Tip, Springfield Colliery, Wellow Brook
Priority Habitats	● 18% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 3.60%
Brownfield Land Use	● 880m - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Boxbury Hill
Closest Park	○ 10km - 15km - Widcombe Manor, Abbey Cemetery, Prior Park, Newton Park, Royal Victoria Park, Crowe Hall
Green Belt Land	○ 2.8km
Health Facility	○ 600m - 700m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Longvernal Primary
Distance to nearest Secondary School	○ 900m - 1000m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.6km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1679m - Ston Easton Park
Conservation Area	● 475m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 15.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Ston Easton Park
Listed Building - Grade II*	● 639m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 576m - Redfield Farmhouse
National Landscape (formerly AONB)	● 4.8km - Mendip Hills
Ancient Woodland	● 363m
Noise Impact - Distance to major roads and railway lines	● 848m - Silver Street
Tree Preservation Orders	○ 567m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	89% Overlap
Mineral Search Area	● 11.6km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 1300m - 1400m - Midsomer Norton South
Bus Station	○ 0m - 50m - Tesco
Cycle Station	○ 400m - 500m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 2% Overlap - Land Sout East of Old Mills

S2PS25 Welton



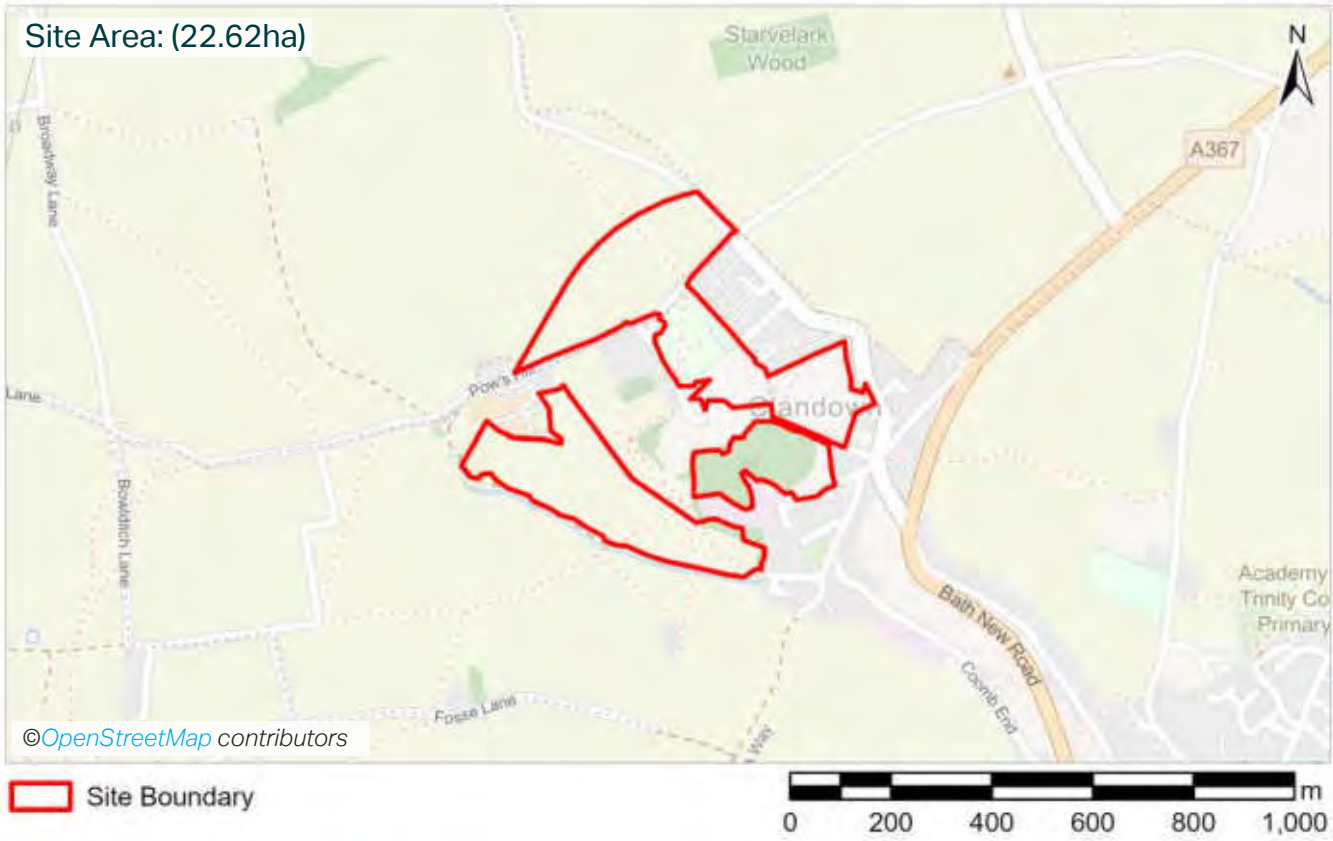
Criteria / Constraint	Score Answer
AQMA	● 2.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 86m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● <1% Overlap - Bowlditch Quarry
Regionally Important Geological Site	● 230m - Old Mills Tip
Site of Nature Conservation Interest	● 2% Overlap - Belle Vue Tip, Bowlditch Quarry SSSI
Priority Habitats	● 172m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 2.30%
Brownfield Land Use	● 599m - Old Pit Yard
Local Greenspace	○ 300m - 400m - Welton Green
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.5km
Health Facility	○ 1000m - 1100m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Welton Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1166m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 3% Overlap - Midsomer Norton (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter
Listed Building - Grade II*	● 95m - Welton Manor House
Listed Building - Grade II	● 93m - Old Farm
National Landscape (formerly AONB)	● 5.7km - Mendip Hills
Ancient Woodland	● 1462m
Noise Impact - Distance to major roads and railway lines	● 1403m - Silver Street
Tree Preservation Orders	○ 873m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	<1% Overlap
Mineral Search Area	● 10km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 1800m - 1900m - Midsomer Norton South
Bus Station	○ 100m - 200m - Long Barnaby, Phillis Hill Bottom, Paulton Hospital
Cycle Station	○ 300m - 400m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 257m - Land South of Long Barnaby

S2PS26 West of Coomb End



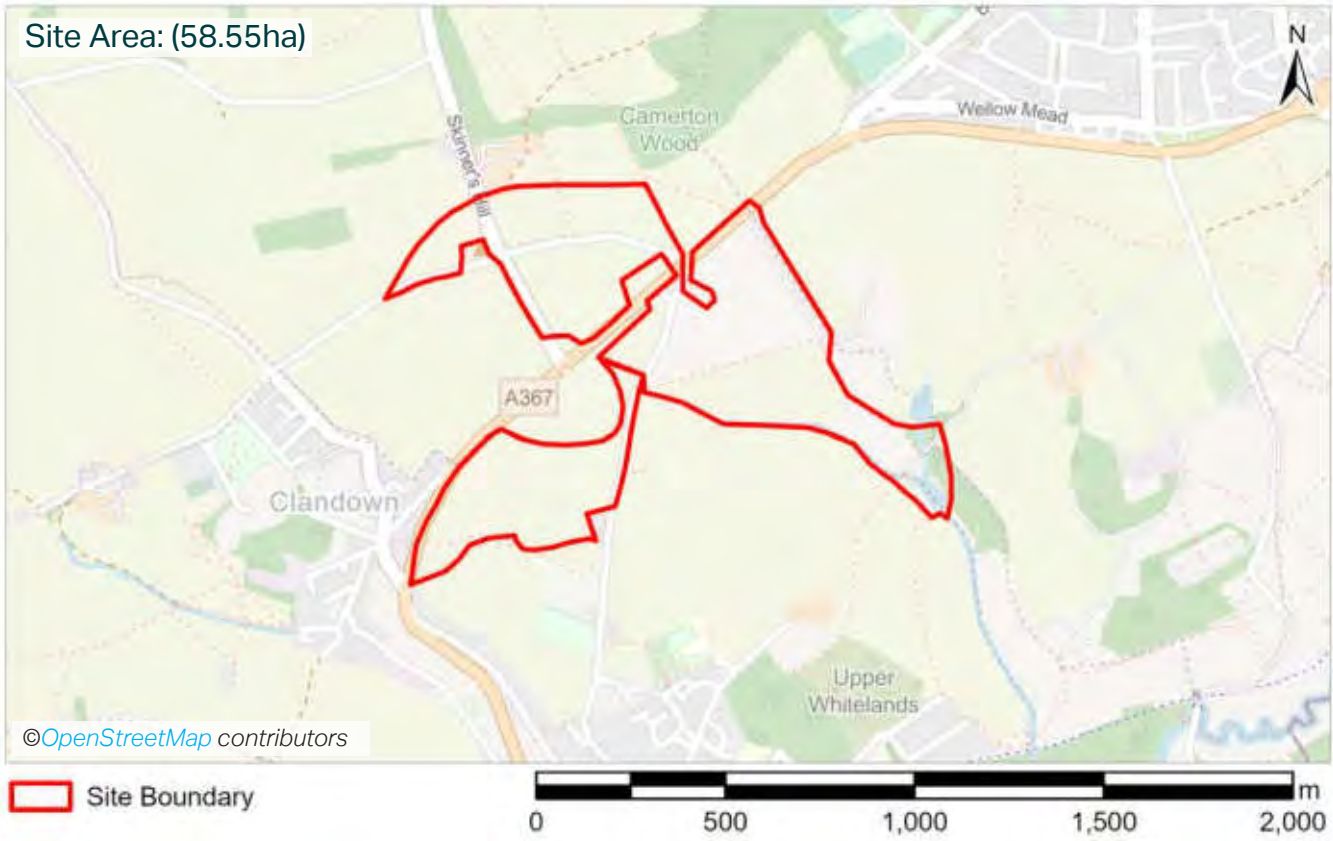
Criteria / Constraint	Score Answer
AQMA	● 4.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 125m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 621m - Bowlditch Quarry
Regionally Important Geological Site	● 148m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● <1% Overlap - Norton Radstock Disused railway line, Wellow Brook
Priority Habitats	● 3% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 2.80%
Brownfield Land Use	● 189m - Old Pit Yard
Local Greenspace	○ 300m - 400m - Allotments
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.4km
Health Facility	○ 600m - 700m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Welton Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 617m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.3km - Ammerdown House
Conservation Area	● 1% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1928m - Church Of St Peter
Listed Building - Grade II*	● 437m - Welton Manor House
Listed Building - Grade II	● 239m - Clandown Farmhouse
National Landscape (formerly AONB)	● 5.6km - Cotswolds
Ancient Woodland	● 915m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1684m - Silver Street
Tree Preservation Orders	○ 800m
Agricultural Land Classification - Grades 1 to 3	● 98%
Mineral Safeguarded Areas	197m
Mineral Search Area	● 9.3km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Welton Road, Wheelers Road, Wheelers Hill
Cycle Station	○ 0m - 50m - National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 316m - Land Near Ham Gardens

S2PS27 Clandown



Criteria / Constraint	Score Answer
AQMA	● 4.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 138m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 676m - Bowlditch Quarry
Regionally Important Geological Site	● 114m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 2% Overlap - West Clandown field
Priority Habitats	● 8% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 1.50%
Brownfield Land Use	● <1% Overlap - Old Pit Yard
Local Greenspace	○ 1000m - 1100m - Allotment Gardens
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1713m
Health Facility	○ 600m - 700m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Trinity Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 130m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.7km - Ammerdown House
Conservation Area	● 14% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 13.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1238m - Church Of St Peter
Listed Building - Grade II*	● 979m - Welton Manor House
Listed Building - Grade II	● 21m - Church Of The Holy Trinity
National Landscape (formerly AONB)	● 5.3km - Cotswolds
Ancient Woodland	● 1046m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1504m - Camerton Batch
Tree Preservation Orders	○ 1624m
Agricultural Land Classification - Grades 1 to 3	● 65%
Mineral Safeguarded Areas	1044m
Mineral Search Area	● 9km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Midsomer Norton South
Bus Station	○ 50m - 100m - Clandown Village, Eastdown Road
Cycle Station	○ 900m - 1000m - The Five Arches Route, National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1164m - Land Near Ham Gardens

S2PS28 Bath Old Road



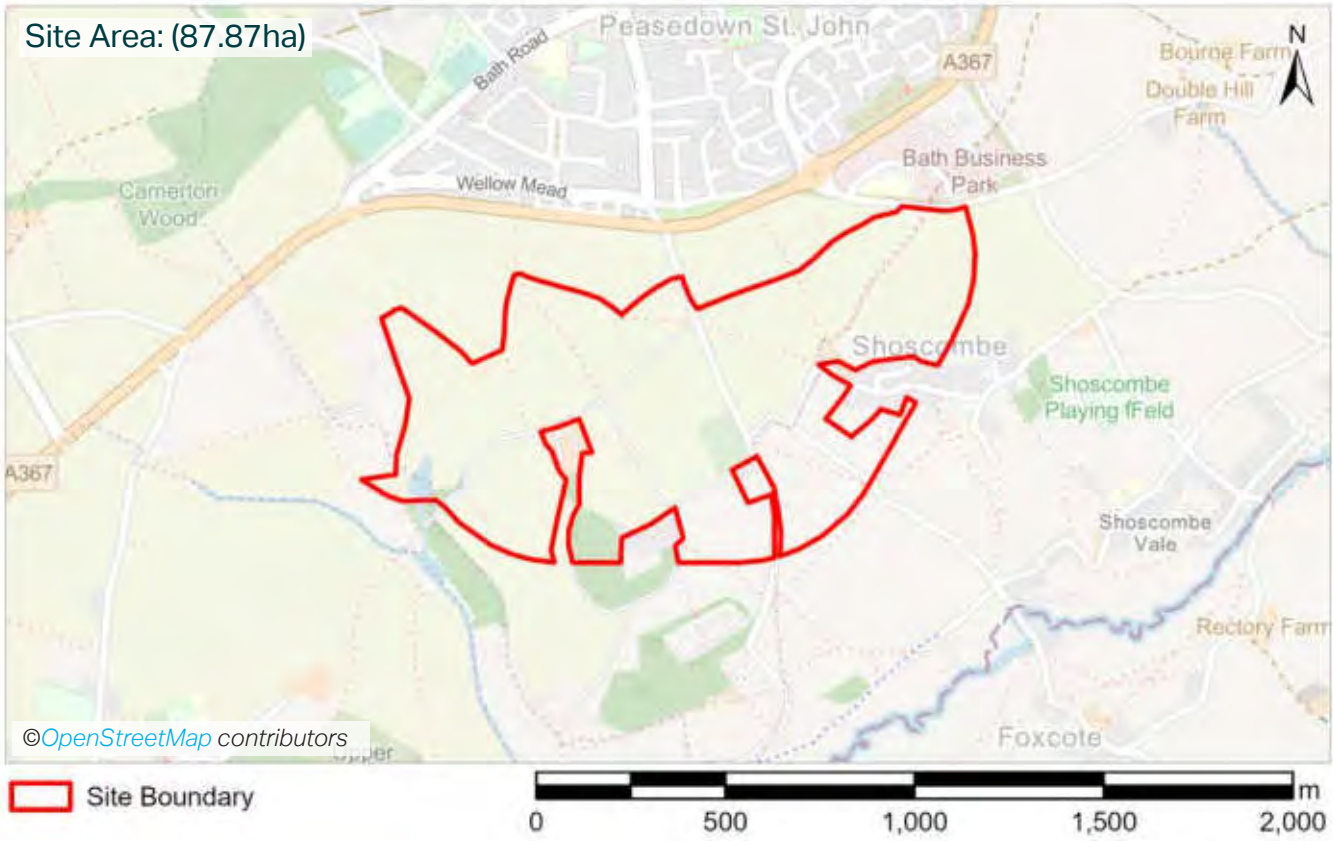
Criteria / Constraint	Score Answer
AQMA	● 5.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 752m - Writhlington
Regionally Important Geological Site	● 121m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 4% Overlap - Lower Wood and pond
Priority Habitats	● 4% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 1.20%
Surface Water Flooding (1 in 1000 Year)	● 2.10%
Brownfield Land Use	● 289m - ACL House
Local Greenspace	○ 400m - 500m - Allotment Gardens
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 809m
Health Facility	○ 800m - 900m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Trinity Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● <1% Overlap - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3km - Ammerdown House
Conservation Area	● 31m - Radstock (Somer Valley)
Registered Battlefield	● 13.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 644m - Church Of St Peter
Listed Building - Grade II*	● 1638m - Welton Manor House
Listed Building - Grade II	● 118m - Camerton Farmhouse
National Landscape (formerly AONB)	● 3.9km - Cotswolds
Ancient Woodland	● 13m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1165m - Camerton Batch
Tree Preservation Orders	○ 1017m
Agricultural Land Classification - Grades 1 to 3	● 85%
Mineral Safeguarded Areas	1361m
Mineral Search Area	● 7.5km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Smallcombe Road
Cycle Station	○ 800m - 900m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 193m - Woodborough

S2PS29 West of Peasedown



Criteria / Constraint	Score Answer
AQMA	● 6.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 229m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1939m - Writhlington
Regionally Important Geological Site	● 482m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 13% Overlap - Camerton Wood, Lower Plantation, New Buildings field
Priority Habitats	● 27% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1%
Surface Water Flooding (1 in 100 Year)	● 1.60%
Surface Water Flooding (1 in 1000 Year)	● 4.70%
Brownfield Land Use	● 1193m - Old Pit Yard
Local Greenspace	○ 500m - 600m - New Pit Batch
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 100m
Health Facility	○ 2km - 2.5km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Peasedown St John Primary
Distance to nearest Secondary School	○ 3km - 4km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 189m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.2km - Ammerdown House
Conservation Area	● 1118m - Radstock (Somer Valley)
Registered Battlefield	● 11.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 222m - Church Of St Peter
Listed Building - Grade II*	● 1770m - Church Of All Saints
Listed Building - Grade II	● 92m - Old Farmhouse
National Landscape (formerly AONB)	● 3.3km - Cotswolds
Ancient Woodland	● <1% Overlap - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 684m - Camerton Batch
Tree Preservation Orders	○ 323m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 6.8km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Village Triangle
Cycle Station	○ 2km - 2.5km - National Cycle Route 24 Link, National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1% Overlap - Land Adjacent To Whitebrook Lane

S2PS30 South of Peasedown



Criteria / Constraint	Score Answer
AQMA	● 6.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 132m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 673m - Writhlington
Regionally Important Geological Site	● 608m - Lower Writhlington Tip
Site of Nature Conservation Interest	● 4% Overlap - Council Depot Wood, Lower Wood and pond
Priority Habitats	● 1% Overlap - Deciduous woodland, Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 1%
Surface Water Flooding (1 in 1000 Year)	● 4.40%
Brownfield Land Use	● 908m - Derelict Yard, Bath Old Road
Local Greenspace	○ 400m - 500m - Ecewiche Green, Frederick Close
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 32% Overlap
Health Facility	○ 2km - 2.5km - Dragonfly Leisure Writhlington, Snap Fitness, Radstock
Loss of Allotment Land	○ 2% Overlap
Distance to nearest Primary School	○ 800m - 900m - Peasedown St John Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 550m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ammerdown House
Conservation Area	● 2% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 12.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1293m - Church Of St Peter
Listed Building - Grade II*	● 821m - Church Of St James The Less
Listed Building - Grade II	● 6m - Shoscombe Farmhouse
National Landscape (formerly AONB)	● 2.3km - Cotswolds
Ancient Woodland	● 408m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1822m - Camerton Batch
Tree Preservation Orders	○ 595m
Agricultural Land Classification - Grades 1 to 3	● 74%
Mineral Safeguarded Areas	2.5km
Mineral Search Area	● 6km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 50m - 100m - Montague Road
Cycle Station	○ 400m - 500m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 2% Overlap - Woodborough

S2PS31 Mill Road



Criteria / Constraint	Score Answer
AQMA	● 6.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 170m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 565m - Huish Colliery Quarry
Regionally Important Geological Site	● 121m - Tynning Tip
Site of Nature Conservation Interest	● 348m - Wellow Brook
Priority Habitats	● 60m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 7.20%
Brownfield Land Use	● 470m - Ryman Engineering
Local Greenspace	○ 100m - 200m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Claverton Manor, Royal Victoria Park, Sydney Gardens, Abbey Cemetery, Crowe Hall, Hedgemoor Park, Newton Park, Prior Park, Widcombe Manor
Green Belt Land	○ 1615m
Health Facility	○ 700m - 800m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 800m - 900m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1334m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.2km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1827m - Church Of St James The Less
Listed Building - Grade II	● 549m - Church Of St Mary Magdalen
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 1340m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.2km - Camerton Batch
Tree Preservation Orders	○ 829m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1920m
Mineral Search Area	● 8.2km - Stoke Hill Mine
Waterbodies	● 38m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 400m - 500m - Mount Pleasant, Hanover Court
Cycle Station	○ 100m - 200m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1094m - Old Foxcote Quarry

S2PS32 Waterside



Criteria / Constraint	Score Answer
AQMA	● 5.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 5m
International Ecological Sites (SAC,SPA,Ramsar)	● 6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 263m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 13% Overlap - Kilmersdon Coal Tip, Wellsway Quarry, Radstock
Site of Nature Conservation Interest	● 82% Overlap - Waterside and West Hill Gardens
Priority Habitats	● 12% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 5%
Brownfield Land Use	● <1% Overlap - Former St Nicholas Infant School
Local Greenspace	○ 50m - 100m - Westfield Allotments
Closest Park	○ 10km - 15km - Claverton Manor, Parade Gardens, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemead Park, Abbey Cemetery, Crowe Hall, Prior Park, Newton Park, Royal Victoria Park, Sydney Gardens, Widcombe Manor
Green Belt Land	○ 2.5km
Health Facility	○ 700m - 800m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - St Nicholas Church School
Distance to nearest Secondary School	○ 1700m - 1800m - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1255m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.4km - Ammerdown House
Conservation Area	● 13% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1923m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1443m - Welton Manor House
Listed Building - Grade II	● 50m - Parish Church Of St Nicholas
National Landscape (formerly AONB)	● 5.5km - Cotswolds
Ancient Woodland	● <1% Overlap - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1567m - Silver Street
Tree Preservation Orders	○ 992m
Agricultural Land Classification - Grades 1 to 3	● 80%
Mineral Safeguarded Areas	577m
Mineral Search Area	● 9.2km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 100m - 200m - May Tree Road, Redwood Close
Cycle Station	○ 50m - 100m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 370m - Waterside Tip

S2PS33 Westfield Industrial Estate



Criteria / Constraint	Score Answer
AQMA	● 4.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 267m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1182m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 222m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 222m - Waterside and West Hill Gardens
Priority Habitats	● 162m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 2%
Surface Water Flooding (1 in 100 Year)	● 2.80%
Surface Water Flooding (1 in 1000 Year)	● 10.80%
Brownfield Land Use	● <1% Overlap - St Peter's Factory, Cobblers Way
Local Greenspace	○ 500m - 600m - Westfield Playing Field
Closest Park	○ 10km - 15km - Widcombe Manor, Abbey Cemetery, Crowe Hall, Newton Park, Prior Park
Green Belt Land	○ 3.9km
Health Facility	○ 1200m - 1300m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Westfield Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Babington House
Conservation Area	● 530m - Radstock (Somer Valley)
Registered Battlefield	● 16.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1204m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 365m - Westfield House
National Landscape (formerly AONB)	● 6.9km - Cotswolds
Ancient Woodland	● 529m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1142m - Silver Street
Tree Preservation Orders	○ 704m
Agricultural Land Classification - Grades 1 to 3	● 18%
Mineral Safeguarded Areas	653m
Mineral Search Area	● 10.6km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 1400m - 1500m - Midsomer Norton South
Bus Station	○ 500m - 600m - Westfield School, Butchers Close
Cycle Station	○ 1200m - 1300m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 286m - Waterside Tip

BD01 Burnet Down



Criteria / Constraint	Score Answer
AQMA	● 1724m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Stidham Farm
Regionally Important Geological Site	● 2.1km - Saltford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 43m - Long Hill
Priority Habitats	● 8% Overlap - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 2km - Westways Garage
Local Greenspace	○ 1700m - 1800m - Land adjacent to Drake Close
Closest Park	○ 1800m - 1900m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Keynsham Gym, Keynsham Leisure Centre, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - Marksbury C of E Primary
Distance to nearest Secondary School	○ 3km - 4km - Wellsway School, IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 116m - Part of the linear boundary known as the Wansdyke 585m north of Tuckingmill Farm
Registered Parks and Gardens	● 1142m - Newton Park
Conservation Area	● 1327m - Corston (Rural)
Registered Battlefield	● 6.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1691m - Gatehouse 35 Metres To West Of The Castle Keep
Listed Building - Grade II*	● 1459m - Manor Farmhouse
Listed Building - Grade II	● 24m - Corston Field Farmhouse
National Landscape (formerly AONB)	● 1910m - Cotswolds
Ancient Woodland	● 886m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 1494m - Manor Road Community Woodland
Tree Preservation Orders	○ 1788m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	89m
Mineral Search Area	● 8.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 0m - 50m - Burnett Village, Two Headed Man
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 459m - Land between Lye Hill and Burnett

OLD04 Land off Claude Avenue



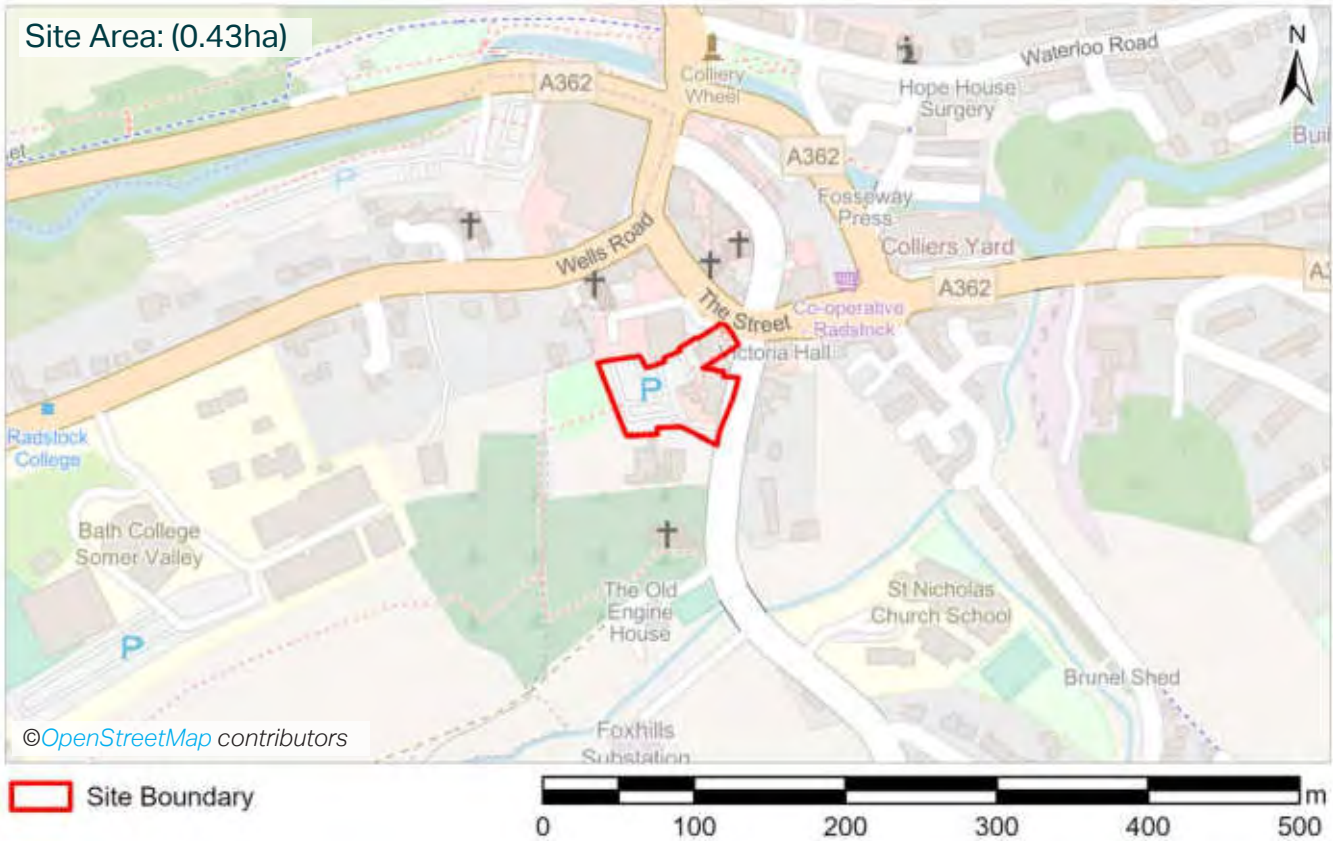
Criteria / Constraint	Score Answer
AQMA	● 782m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 501m
International Ecological Sites (SAC,SPA,Ramsar)	● 1767m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1767m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1739m - Springfield Quarry
Site of Nature Conservation Interest	● <1% Overlap - Linear Park
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1%
Brownfield Land Use	● 176m - Unit 2 Lymore Gardens
Local Greenspace	○ 0m - 50m - Sandpits Play Area
Closest Park	○ 1800m - 1900m - Royal Victoria Park
Green Belt Land	○ 1143m
Health Facility	○ 0m - 50m - Crossfit Bath
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Oldfield Park Junior
Distance to nearest Secondary School	○ 700m - 800m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1409m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 1290m - Royal Victoria Park
Conservation Area	● 330m - Bath (Bath)
Registered Battlefield	● 5.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1378m - Rosewell House
Listed Building - Grade II*	● 226m - Church Of Our Lady And St Alphege, With Attached Presbytery
Listed Building - Grade II	● 38m - Church Of The Ascension
National Landscape (formerly AONB)	● 1221m - Cotswolds
Ancient Woodland	● 1418m - Breach Wood
Noise Impact - Distance to major roads and railway lines	● 1016m - Twerton Roundhill
Tree Preservation Orders	○ 573m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3km
Mineral Search Area	● 3.1km - Upper Lawn Quarry
Waterbodies	● 24m
Train Station	○ 1100m - 1200m - Oldfield Park
Bus Station	○ 50m - 100m - Ascension Church
Cycle Station	○ 0m - 50m - Bath Two Tunnels Route
Public Right of Way	○ 1600m - 1700m
Historic Landfill	● 287m - Victoria Brick and Tile Works

OLD05 Industrial Units off Claude Avenue



Criteria / Constraint	Score Answer
AQMA	● 732m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 470m
International Ecological Sites (SAC,SPA,Ramsar)	● 1922m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1922m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1895m - Springfield Quarry
Site of Nature Conservation Interest	● <1% Overlap - Linear Park
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 176m - Unit 2 Lymore Gardens
Local Greenspace	○ 100m - 200m - Lymore Gardens
Closest Park	○ 1800m - 1900m - Royal Victoria Park
Green Belt Land	○ 1302m
Health Facility	○ 200m - 300m - Crossfit Bath
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Oldfield Park Junior
Distance to nearest Secondary School	○ 1000m - 1100m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1463m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 1258m - Royal Victoria Park
Conservation Area	● 409m - Bath (Bath)
Registered Battlefield	● 5.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1421m - Rosewell House
Listed Building - Grade II*	● 346m - Church Of Our Lady And St Alphege, With Attached Presbytery
Listed Building - Grade II	● 50m - Church Of The Ascension
National Landscape (formerly AONB)	● 1357m - Cotswolds
Ancient Woodland	● 1556m - Breach Wood
Noise Impact - Distance to major roads and railway lines	● 1108m - Twerton Roundhill
Tree Preservation Orders	○ 701m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.3km - Upper Lawn Quarry
Waterbodies	● 172m
Train Station	○ 1100m - 1200m - Oldfield Park
Bus Station	○ 100m - 200m - Ascension Church, Bridge Road
Cycle Station	○ 100m - 200m - Bath Two Tunnels Route
Public Right of Way	○ 1700m - 1800m
Historic Landfill	● 249m - Victoria Brick and Tile Works

RAD06 Library Car Park



Criteria / Constraint	Score Answer
AQMA	● 5.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 66m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 435m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 120m - Wellsway Quarry, Radstock
Site of Nature Conservation Interest	● 98m - Waterside and West Hill Gardens
Priority Habitats	● 3m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 4%
Surface Water Flooding (1 in 1000 Year)	● 10.40%
Brownfield Land Use	● 1m - Former St Nicholas Infant School
Local Greenspace	○ 200m - 300m - Memorial Garden
Closest Park	○ 10km - 15km - Claverton Manor, Crowe Hall, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Newton Park, Abbey Cemetery, Hedgemead Park, Prior Park, Royal Victoria Park, Sydney Gardens, Widcombe Manor
Green Belt Land	○ 2.4km
Health Facility	○ 700m - 800m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - St Nicholas Church School
Distance to nearest Secondary School	○ 1500m - 1600m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1310m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.5km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1850m - Welton Manor House
Listed Building - Grade II	● 14m - Working Men'S Club
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 799m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.6km - Silver Street
Tree Preservation Orders	○ 1519m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1120m
Mineral Search Area	● 9.1km - Stoke Hill Mine
Waterbodies	● 106m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 50m - 100m - Victoria Hall
Cycle Station	○ 0m - 50m - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1355m - Land Near Ham Gardens

RAD26 Land north of Old Road



Criteria / Constraint	Score Answer
AQMA	● 7.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 505m - Writhlington
Regionally Important Geological Site	● 409m - Lower Writhlington Tip
Site of Nature Conservation Interest	● <1% Overlap - Writhlington Combe
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1155m - Ryman Engineering
Local Greenspace	○ 900m - 1000m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Crowe Hall, Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemoor Park, Newton Park, Abbey Cemetery, Royal Victoria Park, Sydney Gardens, Parade Gardens, Prior Park, Widcombe Manor
Green Belt Land	○ 1429m
Health Facility	○ 200m - 300m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 400m - 500m - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1955m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1038m - Ammerdown House
Conservation Area	● 277m - Radstock (Somer Valley)
Registered Battlefield	● 15.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1403m - Ammerdown House And Stables Now Known As Ammerdown Study Centre
Listed Building - Grade II*	● 1319m - Church Of St James The Less
Listed Building - Grade II	● 67m - Combe Farmhouse
National Landscape (formerly AONB)	● 4.1km - Cotswolds
Ancient Woodland	● 225m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.8km - Camerton Batch
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 88%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 7.8km - Stoke Hill Mine
Waterbodies	● 8m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Manor Copse Road
Cycle Station	○ 800m - 900m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 559m - Old Foxcote Quarry

PAU05 Land at Bath Road



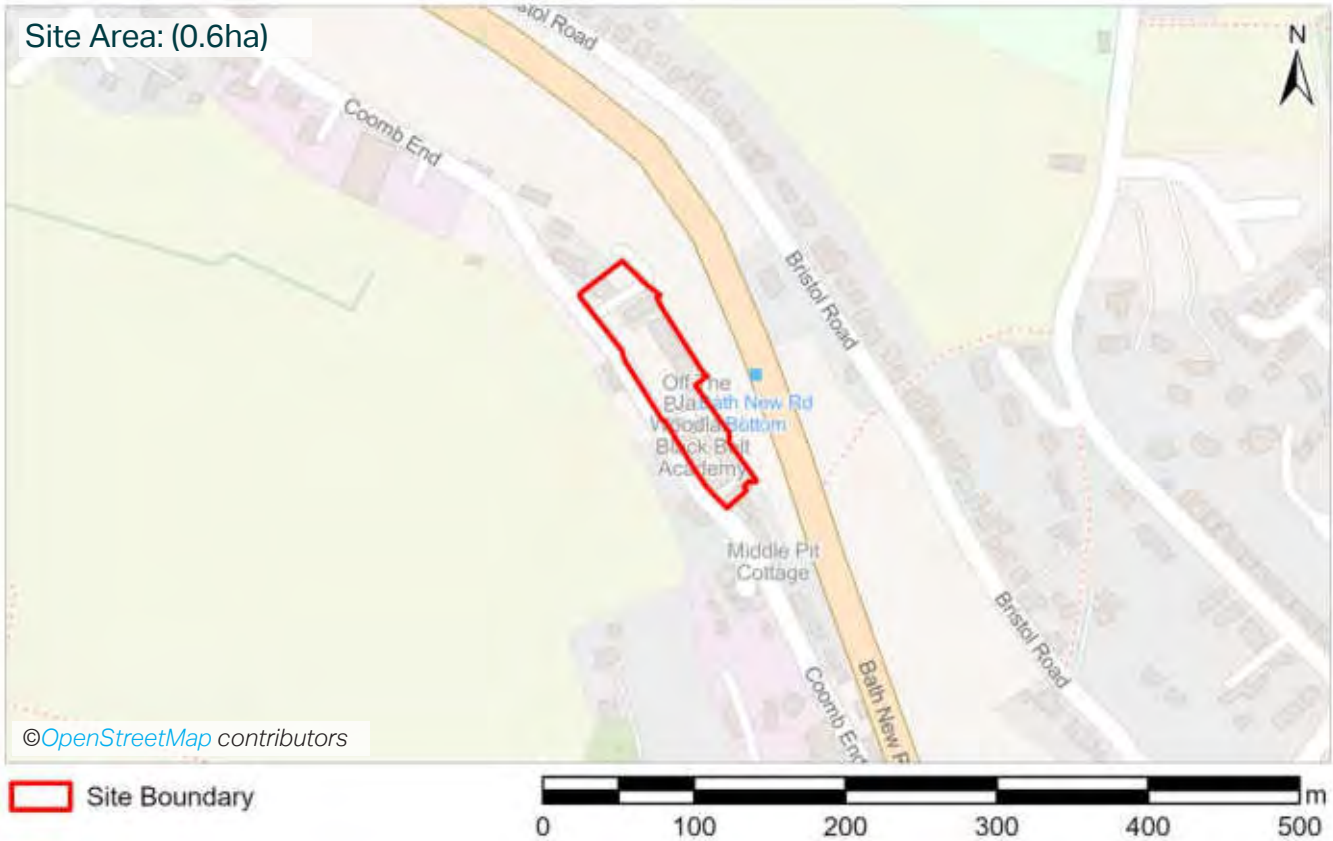
Criteria / Constraint	Score Answer
AQMA	● 2.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1326m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1714m - Bowlditch Quarry
Regionally Important Geological Site	● 481m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 185m - Cam Brook and adjacent land
Priority Habitats	● 388m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4.90%
Brownfield Land Use	● 2.2km - Wheeler's Yard
Local Greenspace	○ 50m - 100m - Cemetery
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1403m
Health Facility	○ 900m - 1000m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.7km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.9km - Ston Easton Park
Conservation Area	● 65% Overlap - Paulton (Somer Valley)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St Peter
Listed Building - Grade II*	● 477m - Church Of The Holy Trinity
Listed Building - Grade II	● 113m - Britten'S Farmhouse
National Landscape (formerly AONB)	● 5.7km - Mendip Hills
Ancient Woodland	● 2.5km
Noise Impact - Distance to major roads and railway lines	● 2.7km - Camerton Batch
Tree Preservation Orders	○ 935m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	236m
Mineral Search Area	● 11.3km - Stoke Hill Mine
Waterbodies	● 148m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 0m - 50m - Brookside
Cycle Station	○ 2km - 2.5km - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 512m - Purnell and Sons Limited

PAU11 South of Farington Road



Criteria / Constraint	Score Answer
AQMA	● 1686m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 922m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Bowlditch Quarry
Regionally Important Geological Site	● 982m - Old Mills Tip
Site of Nature Conservation Interest	● 804m - Cam Brook and adjacent land
Priority Habitats	● 360m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.6km - Farthing & Short, The Island
Local Greenspace	○ 200m - 300m - Miners Welfare Recreation Ground
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.2km
Health Facility	○ 600m - 700m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1865m - Ston Easton Park
Conservation Area	● 103m - Paulton (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Ston Easton Park
Listed Building - Grade II*	● 456m - Church Of The Holy Trinity
Listed Building - Grade II	● 437m - Batch House
National Landscape (formerly AONB)	● 4.7km - Mendip Hills
Ancient Woodland	● 1538m
Noise Impact - Distance to major roads and railway lines	● 2.9km - Silver Street
Tree Preservation Orders	○ 218m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	32% Overlap
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 43m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Specklemead
Cycle Station	○ 2km - 2.5km - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 853m - Purnell and Sons Limited

RAD12 Land around Coombend Rise



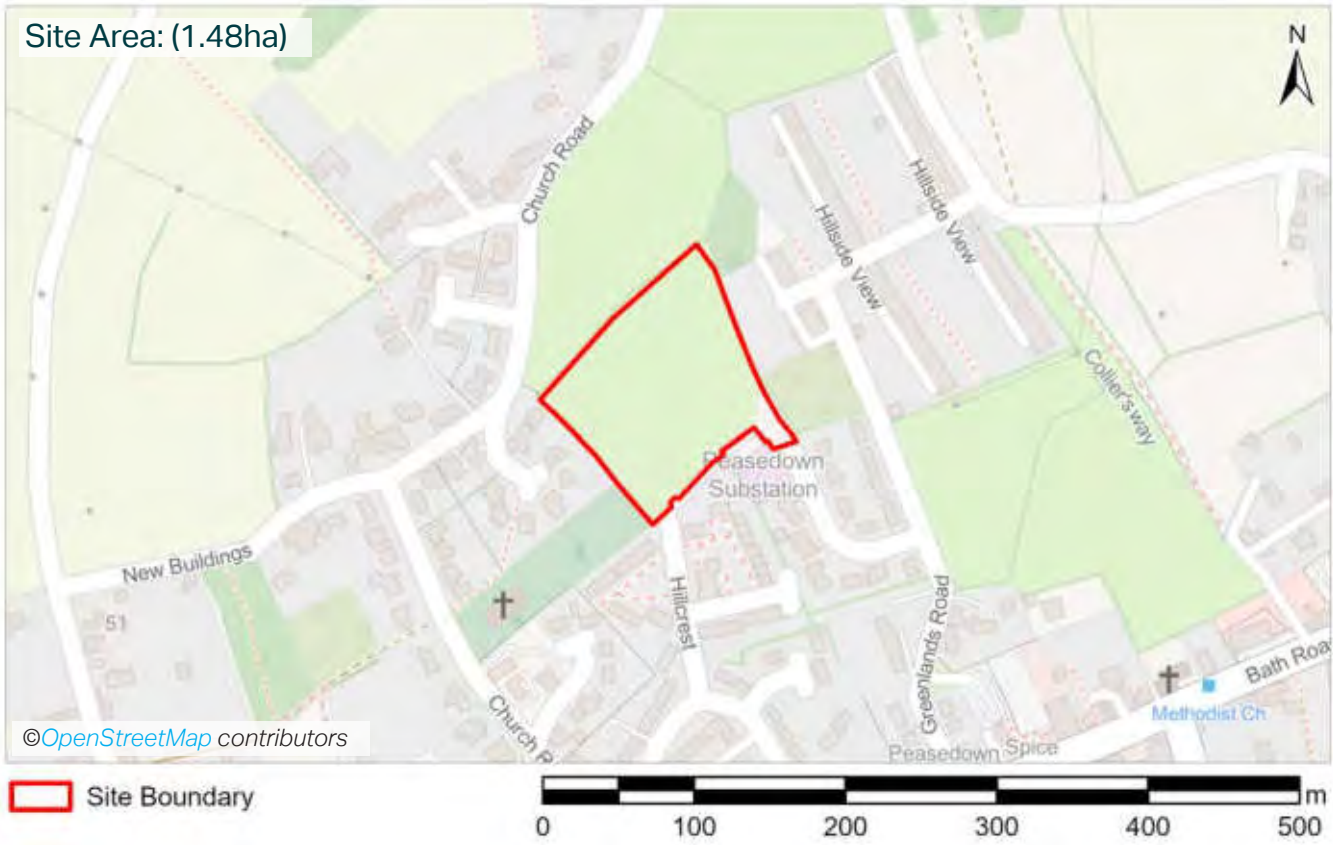
Criteria / Constraint	Score Answer
AQMA	● 5.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 28m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1016m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 273m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 84m - Norton Radstock Disused railway line
Priority Habitats	● 69m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 5.70%
Surface Water Flooding (1 in 100 Year)	● 8.90%
Surface Water Flooding (1 in 1000 Year)	● 30.40%
Brownfield Land Use	● 29m - ACL House
Local Greenspace	○ 300m - 400m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.2km
Health Facility	○ 0m - 50m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 626m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.1km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - Church Of St Peter
Listed Building - Grade II*	● 1663m - Welton Manor House
Listed Building - Grade II	● 30m - 8, Coomb End
National Landscape (formerly AONB)	● 5.3km - Cotswolds
Ancient Woodland	● 1278m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.5km - Camerton Batch
Tree Preservation Orders	○ 1900m
Agricultural Land Classification - Grades 1 to 3	● 8%
Mineral Safeguarded Areas	1204m
Mineral Search Area	● 9km - Stoke Hill Mine
Waterbodies	● 182m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 600m - 700m - Victoria Hall, Clandown Village, Northfield
Cycle Station	○ 300m - 400m - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1412m - Land Near Ham Gardens

RAD13a Land south of Coombend



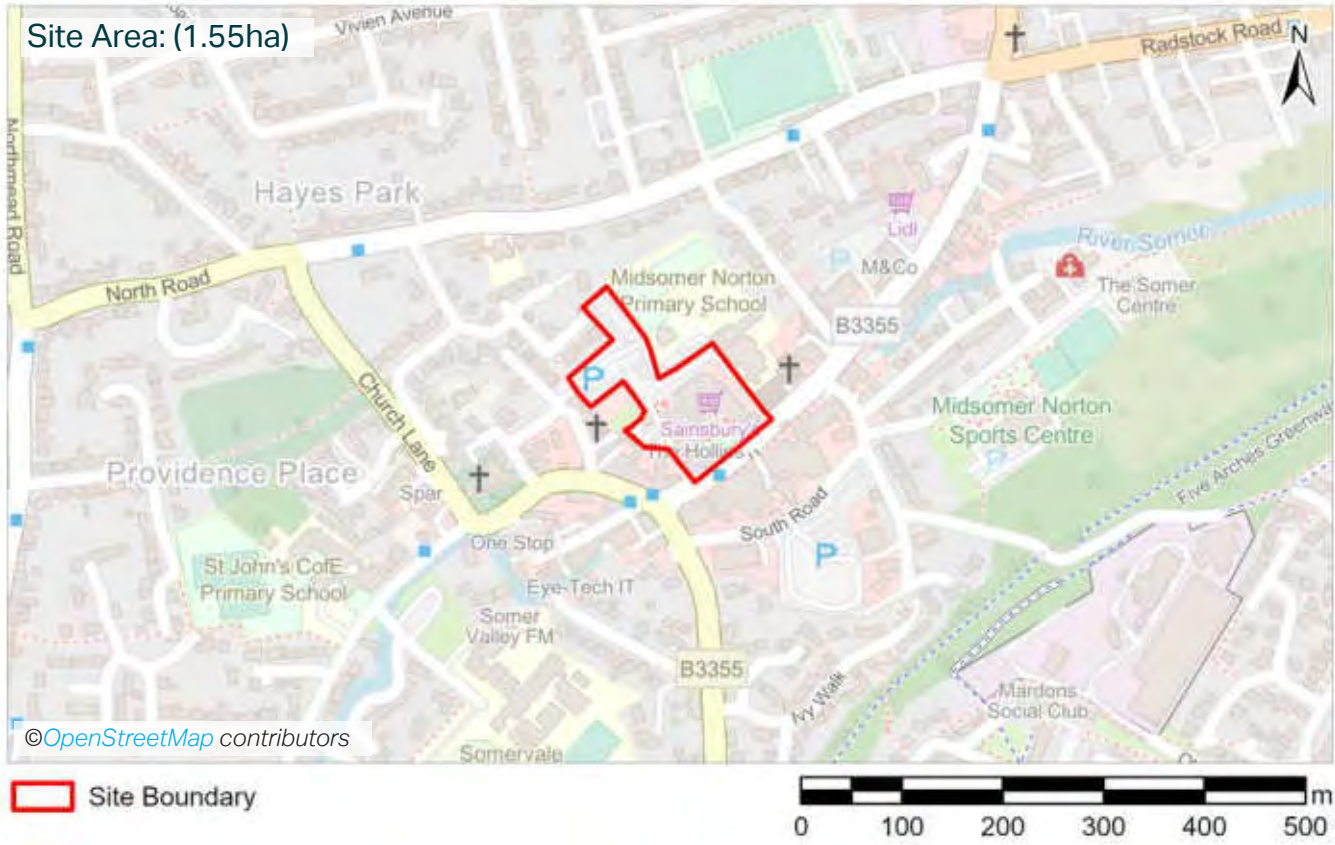
Criteria / Constraint	Score Answer
AQMA	● 5.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 92m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1183m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 26m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 250m - Norton Radstock Disused railway line
Priority Habitats	● 99m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.90%
Surface Water Flooding (1 in 100 Year)	● 4.30%
Surface Water Flooding (1 in 1000 Year)	● 14.80%
Brownfield Land Use	● 13% Overlap - ACL House
Local Greenspace	○ 500m - 600m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.3km
Health Facility	○ 0m - 50m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 528m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.2km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1893m - Church Of St Peter
Listed Building - Grade II*	● 1459m - Welton Manor House
Listed Building - Grade II	● 164m - Powderhouse, 120 Metres East In Field (At 6851 5523)
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 1391m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.3km - Camerton Batch
Tree Preservation Orders	○ 1800m
Agricultural Land Classification - Grades 1 to 3	● 34%
Mineral Safeguarded Areas	1132m
Mineral Search Area	● 9km - Stoke Hill Mine
Waterbodies	● 7m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 300m - 400m - Clandown Village
Cycle Station	○ 500m - 600m - National Cycle Route 24 Link
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1307m - Land Near Ham Gardens

PEA05A Land west of 89-100 Greenlands Road



Criteria / Constraint	Score Answer
AQMA	● 7.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 670m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Writhlington
Regionally Important Geological Site	● 1196m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 207m - New Buildings field
Priority Habitats	● 213m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.30%
Brownfield Land Use	● 2.3km - Derelict Yard, Bath Old Road
Local Greenspace	○ 500m - 600m - Frederick Close
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 179m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1318m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.5km - Ammerdown House
Conservation Area	● 1383m - Radstock (Somer Valley)
Registered Battlefield	● 12.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1259m - Church Of St Peter
Listed Building - Grade II*	● 1857m - Church Of All Saints
Listed Building - Grade II	● 109m - Church Of St John Baptist
National Landscape (formerly AONB)	● 3.3km - Cotswolds
Ancient Woodland	● 472m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1495m - Camerton Batch
Tree Preservation Orders	○ 320m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.6km
Mineral Search Area	● 6.7km - Stoke Hill Mine
Waterbodies	● 345m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 400m - 500m - Braysdown Lane
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 433m - Peasdown St. John Cricket Club

MSN06 The Hollies / Sainsbury?s



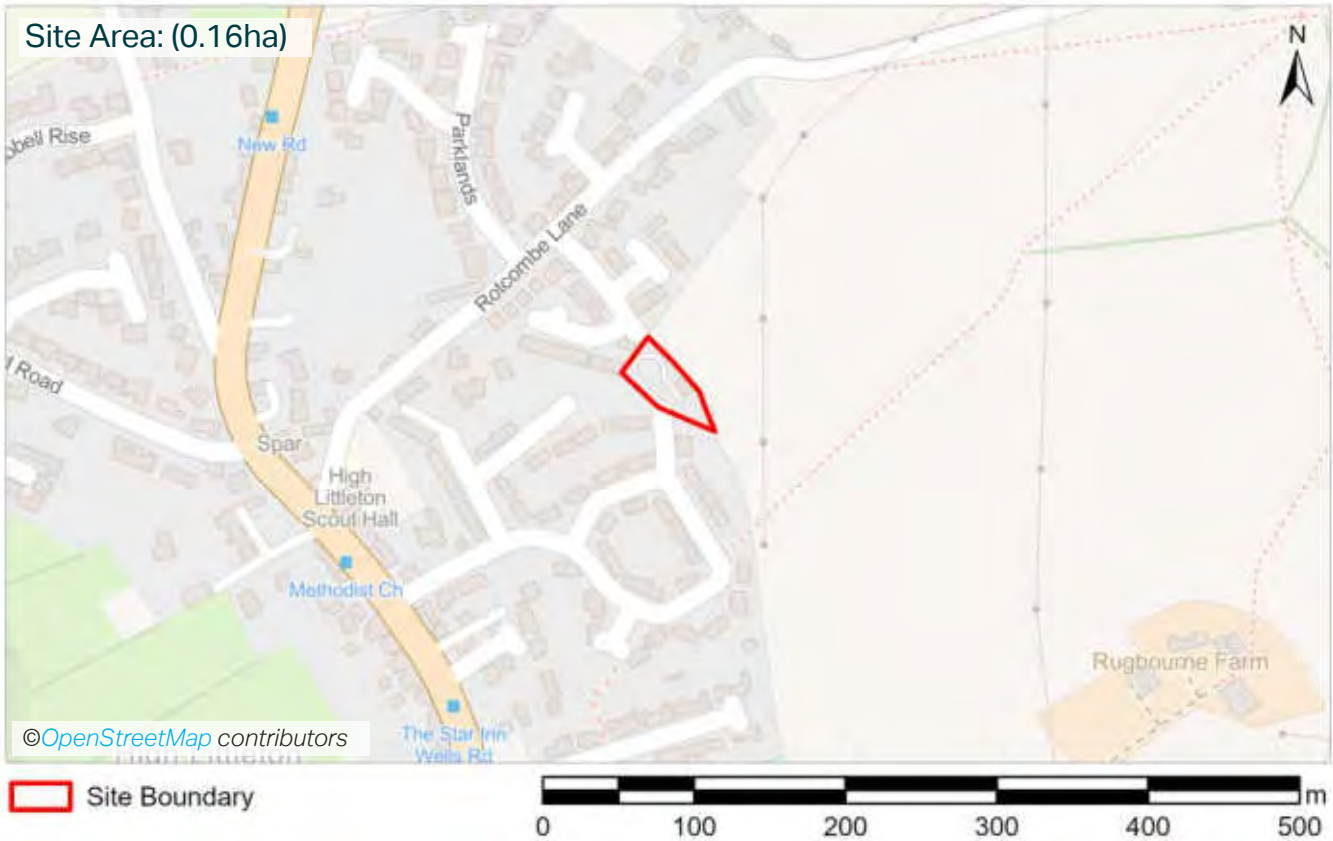
Criteria / Constraint	Score Answer
AQMA	● 3.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 388m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1500m - Bowlditch Quarry
Regionally Important Geological Site	● 1136m - Old Mills Tip
Site of Nature Conservation Interest	● 268m - Norton Radstock Disused railway line
Priority Habitats	● 225m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.30%
Surface Water Flooding (1 in 100 Year)	● 6.50%
Surface Water Flooding (1 in 1000 Year)	● 17.40%
Brownfield Land Use	● 113m - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Holy Ghost Church
Closest Park	○ 10km - 15km - Widcombe Manor, Abbey Cemetery, Newton Park, Prior Park
Green Belt Land	○ 4.2km
Health Facility	○ 50m - 100m - High Energy Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 0m - 50m - Midsomer Norton Primary
Distance to nearest Secondary School	○ 300m - 400m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.7km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.2km - Ston Easton Park
Conservation Area	● 100% Overlap - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Church Of St Vigor
Listed Building - Grade II*	● 0m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 0m - Garden Wall To North-East Of Number 19 High Street
National Landscape (formerly AONB)	● 6.4km - Mendip Hills
Ancient Woodland	● 1752m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 484m - Silver Street
Tree Preservation Orders	○ 288m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.4km - Stoke Hill Mine
Waterbodies	● 9m
Train Station	○ 600m - 700m - Midsomer Norton South
Bus Station	○ 0m - 50m - The Hollies
Cycle Station	○ 400m - 500m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 424m - Land South of Long Barnaby

RAD02 Rymans Engineering, Frome Road



Criteria / Constraint	Score Answer
AQMA	● 6.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 430m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 325m - Tynning Tip
Site of Nature Conservation Interest	● <1% Overlap - Radstock Railway Cutting and adjacent fields
Priority Habitats	● <1% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.70%
Brownfield Land Use	● 32% Overlap - Ryman Engineering
Local Greenspace	○ 200m - 300m - Memorial Garden
Closest Park	○ 10km - 15km - Claverton Manor, Crowe Hall, Royal Victoria Park, Sydney Gardens, Hedgemead Park, Newton Park, Prior Park, Widcombe Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Abbey Cemetery
Green Belt Land	○ 2.1km
Health Facility	○ 800m - 900m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Nicholas Church School
Distance to nearest Secondary School	○ 1200m - 1300m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1319m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.3km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 2.1km - Welton Manor House
Listed Building - Grade II	● 174m - Manor Farmhouse And Manor Farmhouse Barn
National Landscape (formerly AONB)	● 5.1km - Cotswolds
Ancient Woodland	● 930m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.9km - Silver Street
Tree Preservation Orders	○ 1252m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1386m
Mineral Search Area	● 8.8km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Victoria Hall
Cycle Station	○ 100m - 200m - National Cycle Route 24
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1623m - Land Near Ham Gardens

HTN09 Eastover Garages, Eastover Road



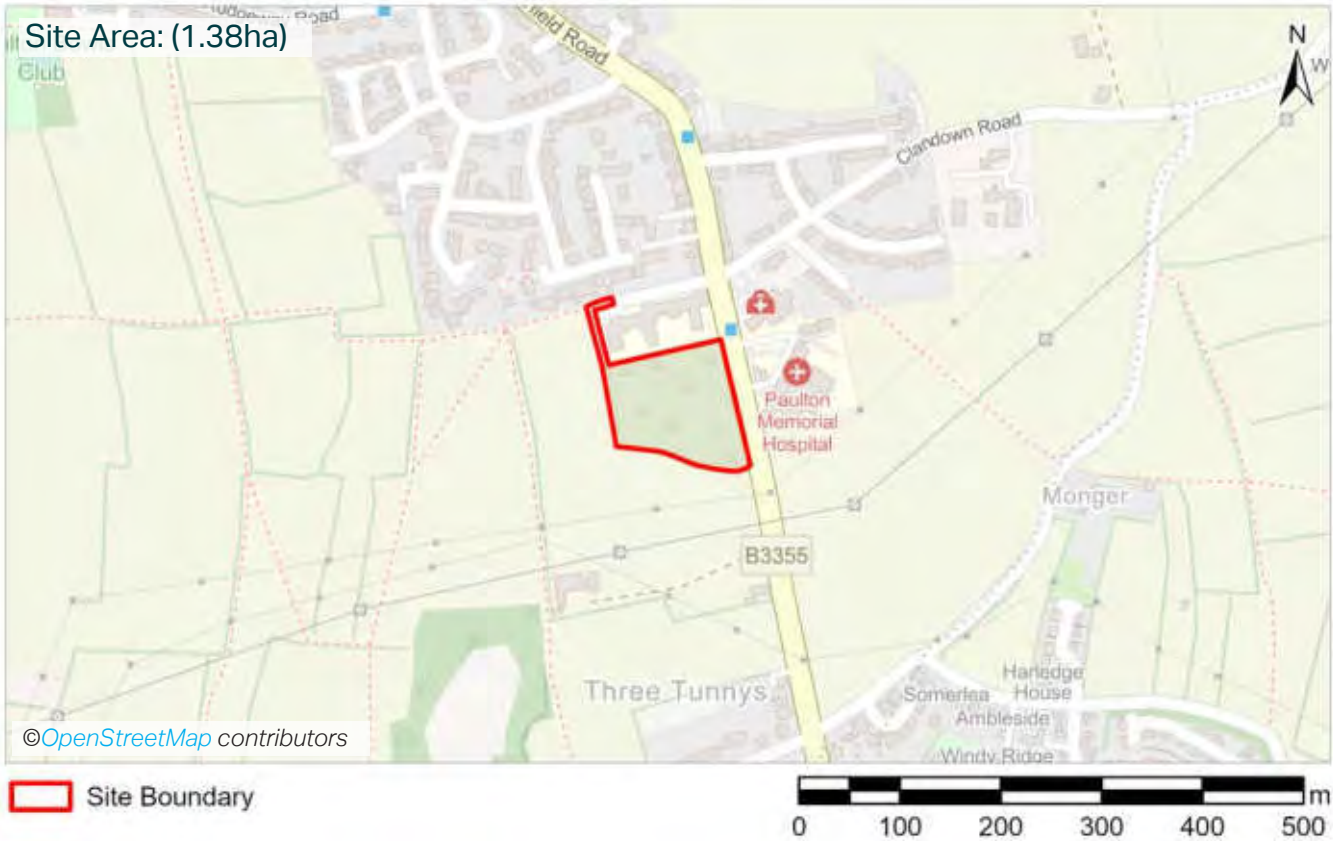
Criteria / Constraint	Score Answer
AQMA	● 2.5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 216m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Bowlditch Quarry
Regionally Important Geological Site	● 309m - Rugbourne House
Site of Nature Conservation Interest	● 117m - Rotcombe Brook and adjacent land
Priority Habitats	● 117m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1938m - Wheeler's Yard
Local Greenspace	○ 400m - 500m - Recreation Ground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 139m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.5km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.8km - Ston Easton Park
Conservation Area	● 1199m - Paulton (Somer Valley)
Registered Battlefield	● 13.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.8km - Church Of St James
Listed Building - Grade II*	● 1910m - Church Of The Holy Trinity
Listed Building - Grade II	● 243m - The Shop
National Landscape (formerly AONB)	● 5.5km - Mendip Hills
Ancient Woodland	● 2.2km
Noise Impact - Distance to major roads and railway lines	● 3.4km - Camerton Batch
Tree Preservation Orders	○ 762m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.8km - Stoke Hill Mine
Waterbodies	● 198m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 300m - 400m - Methodist Church, The Star Inn
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 358m - Land to the north of Bungays Hill Farm

RAD25 Ammerdown Estate



Criteria / Constraint	Score Answer
AQMA	● 7.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 272m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 380m - Writhlington
Regionally Important Geological Site	● 293m - Lower Writhlington Tip
Site of Nature Conservation Interest	● 72m - Writhlington Combe
Priority Habitats	● 72m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.60%
Brownfield Land Use	● 1134m - Ryman Engineering
Local Greenspace	○ 800m - 900m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Abbey Cemetery, Parade Gardens, Prior Park, Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemead Park, Royal Victoria Park, Sydney Gardens, Crowe Hall, Newton Park, Widcombe Manor
Green Belt Land	○ 1410m
Health Facility	○ 300m - 400m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 500m - 600m - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1877m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1659m - Ammerdown House
Conservation Area	● 151m - Radstock (Somer Valley)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Ammerdown House And Stables Now Known As Ammerdown Study Centre Ammerdown Study Centre
Listed Building - Grade II*	● 1333m - Church Of St James The Less
Listed Building - Grade II	● 0m - Manor Farmhouse
National Landscape (formerly AONB)	● 4.1km - Cotswolds
Ancient Woodland	● 716m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.7km - Camerton Batch
Tree Preservation Orders	○ 375m
Agricultural Land Classification - Grades 1 to 3	● 75%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 7.8km - Stoke Hill Mine
Waterbodies	● 213m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 50m - 100m - Manor Copse Road
Cycle Station	○ 600m - 700m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 564m - Old Foxcote Quarry

PAU08 Land south of Bloomfield Care Centre



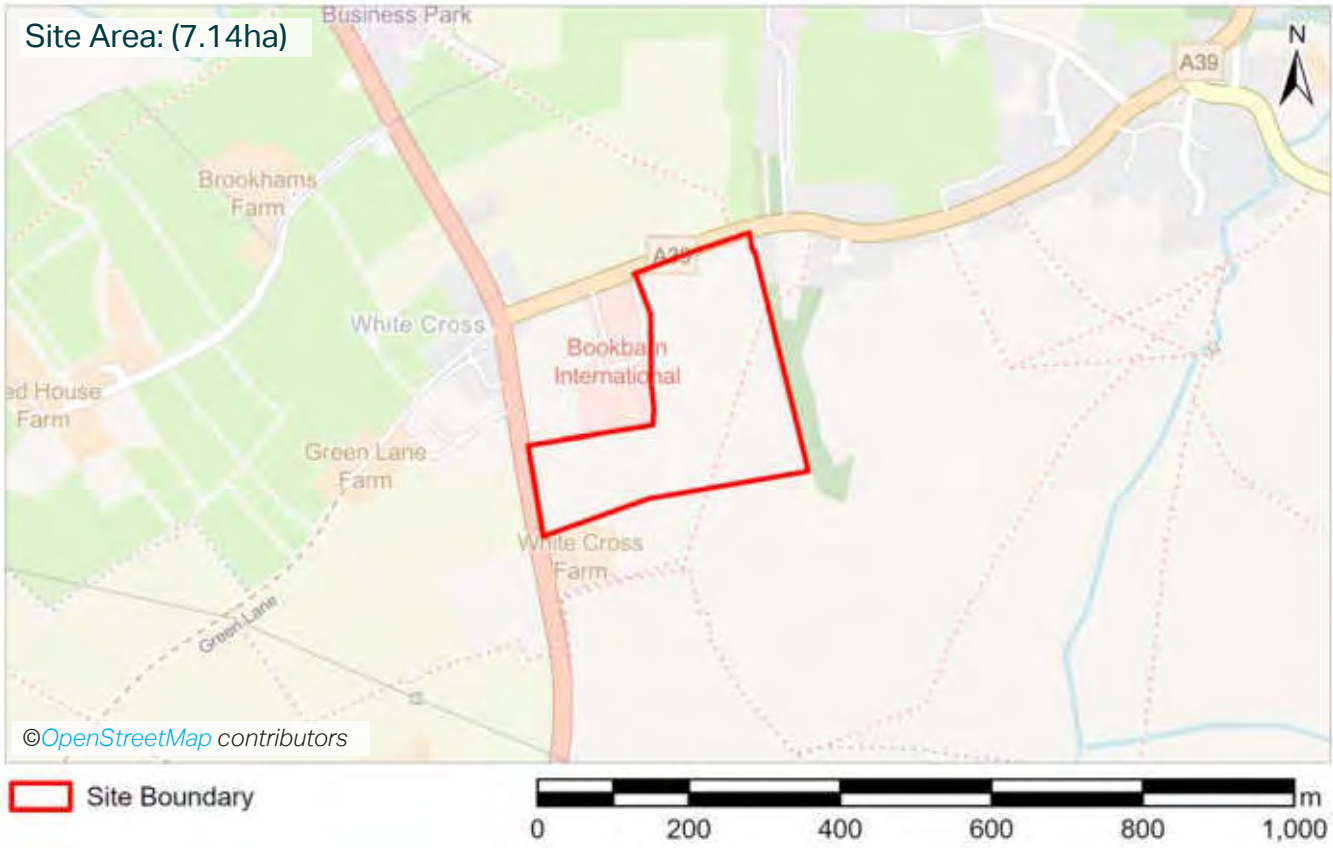
Criteria / Constraint	Score Answer
AQMA	● 2.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 531m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1202m - Bowlditch Quarry
Regionally Important Geological Site	● 169m - Old Mills Tip
Site of Nature Conservation Interest	● 168m - Old Mills Mine Tip
Priority Habitats	● 168m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1581m - Farthing & Short, The Island
Local Greenspace	○ 300m - 400m - Boxbury Hill
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.7km
Health Facility	○ 800m - 900m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 1900m - 2000m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.7km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.5km - Ston Easton Park
Conservation Area	● 495m - Paulton (Somer Valley)
Registered Battlefield	● 15.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Ston Easton Park
Listed Building - Grade II*	● 1005m - Church Of The Holy Trinity
Listed Building - Grade II	● 519m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 1460m
Noise Impact - Distance to major roads and railway lines	● 1932m - Silver Street
Tree Preservation Orders	○ 688m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	85m
Mineral Search Area	● 11.6km - Stoke Hill Mine
Waterbodies	● 569m
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 0m - 50m - Paulton Hospital
Cycle Station	○ 700m - 800m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 818m - Land Sout East of Old Mills

K05 High Street



Criteria / Constraint	Score Answer
AQMA	● 10% Overlap - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 160m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.7km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1419m - Cleeve Wood, Hanham
Regionally Important Geological Site	● 350m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 140m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 140m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 1.10%
Surface Water Flooding (1 in 1000 Year)	● 1.70%
Brownfield Land Use	● 66m - Riverside
Local Greenspace	○ 200m - 300m - The Paddock, Hawthorns, Old Vicarage Green
Closest Park	○ 2.5km - 3km - Brislington House
Green Belt Land	○ 331m
Health Facility	○ 100m - 200m - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Johns C of E Primary
Distance to nearest Secondary School	○ 700m - 800m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 207m - The Abbey
Registered Parks and Gardens	● 2.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 100% Overlap - Keynsham (Keynsham)
Registered Battlefield	● 6.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 217m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 152m - Church Of St John The Baptist
Listed Building - Grade II	● 0m - 2, Temple Street, 64 And 66 High Street
National Landscape (formerly AONB)	● 3.5km - Cotswolds
Ancient Woodland	● 1363m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 1371m - Manor Road Community Woodland
Tree Preservation Orders	○ 532m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	733m
Mineral Search Area	● 12.5km - Upper Lawn Quarry
Waterbodies	● 163m
Train Station	○ 400m - 500m - Keynsham
Bus Station	○ 0m - 50m - Ashton Way
Cycle Station	○ 500m - 600m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 509m - Somerdale Landfill Site

HAL04 East of Hallatrow Buiness Park



Criteria / Constraint	Score Answer
AQMA	● 732m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● No Overlap
International Ecological Sites (SAC,SPA,Ramsar)	● 5.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1668m - Long Dole Wood and Meadows
Regionally Important Geological Site	● 1277m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 394m - Hornbeam Gully
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 3.50%
Brownfield Land Use	● 2.2km - The Wharf
Local Greenspace	○ 500m - 600m - The Triangle
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1837m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1700m - 1800m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1461m - Ston Easton Park
Conservation Area	● 1462m - Paulton (Somer Valley)
Registered Battlefield	● 15.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Church Of St James
Listed Building - Grade II*	● 995m - The Old Parsonage
Listed Building - Grade II	● 131m - Meadow Lea And Garden Railings
National Landscape (formerly AONB)	● 3.3km - Mendip Hills
Ancient Woodland	● 1295m - Easton Wood
Noise Impact - Distance to major roads and railway lines	● 3.6km - Folly Farm
Tree Preservation Orders	○ 824m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.5km - Stoke Hill Mine
Waterbodies	● 32m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - White Cross
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 8m - Land Adjoining Station House

RAD30 Land south of Meadow View



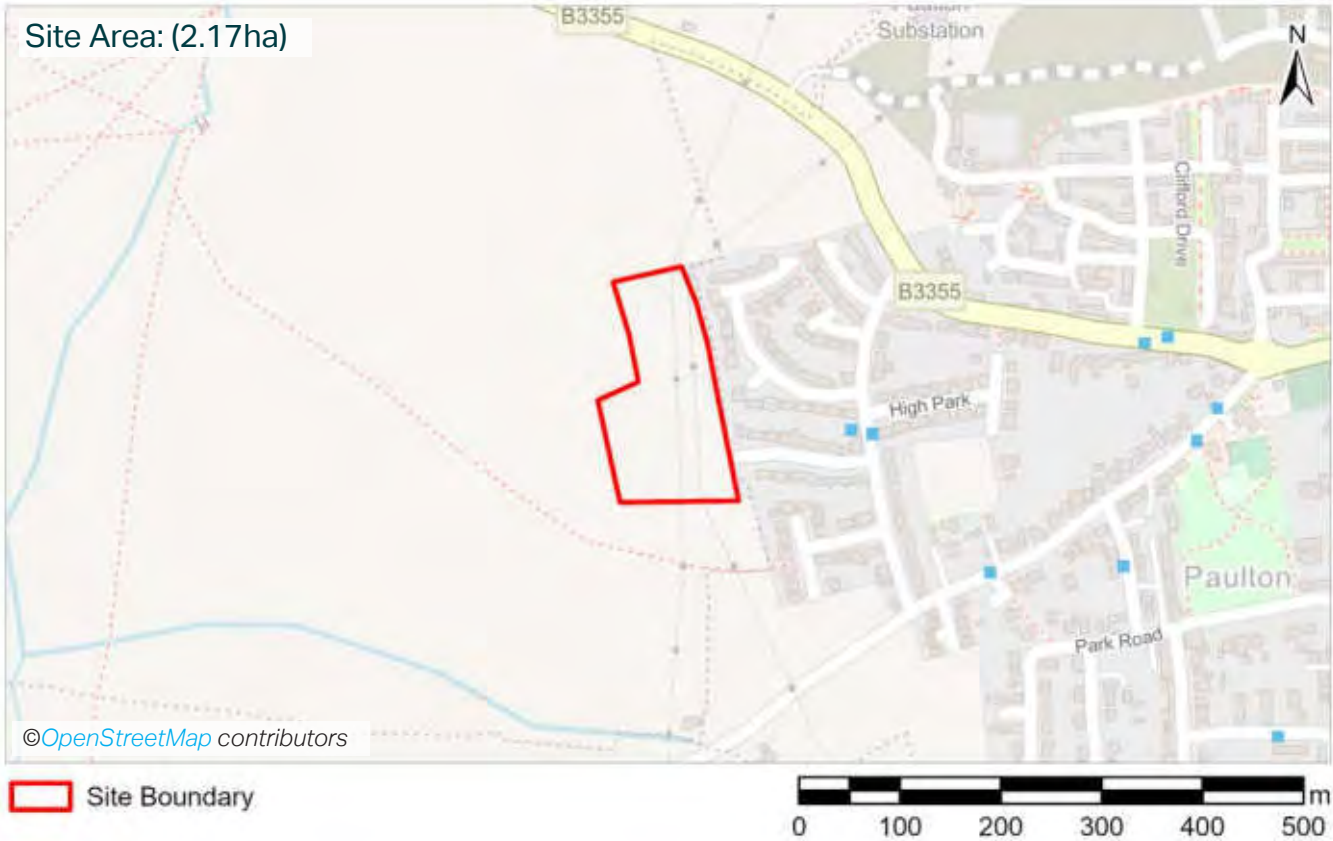
Criteria / Constraint	Score Answer
AQMA	● 6.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 374m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 104m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 102m - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● No Overlap
Priority Habitats	● 104m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 4.20%
Brownfield Land Use	● 254m - Ryman Engineering
Local Greenspace	○ 600m - 700m - Memorial Garden
Closest Park	○ 10km - 15km - Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Hedgemead Park, Newton Park, Royal Victoria Park, Widcombe Manor, Abbey Cemetery, Crowe Hall, Prior Park, Sydney Gardens
Green Belt Land	○ 2.5km
Health Facility	○ 1100m - 1200m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - St Nicholas Church School
Distance to nearest Secondary School	○ 1900m - 2000m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1689m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.1km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1986m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1963m - Lych Gate, Flanking Walls And Gates On North Side Of Church Of St Peter And St Paul
Listed Building - Grade II	● 267m - Parish Church Of St Nicholas
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 634m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.7km - Silver Street
Tree Preservation Orders	○ 1262m
Agricultural Land Classification - Grades 1 to 3	● 82%
Mineral Safeguarded Areas	1311m
Mineral Search Area	● 9.1km - Stoke Hill Mine
Waterbodies	● 89m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 400m - 500m - Victoria Hall
Cycle Station	○ 50m - 100m - National Cycle Route 24
Public Right of Way	○ 400m - 500m
Historic Landfill	● 1546m - Land Near Ham Gardens

MSN32b West of Silver Street



Criteria / Constraint	Score Answer
AQMA	● 3.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 59m
International Ecological Sites (SAC,SPA,Ramsar)	● 5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Bowlditch Quarry
Regionally Important Geological Site	● 1981m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 353m - River Somer
Priority Habitats	● 234m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4.80%
Brownfield Land Use	● 1091m - Farthing & Short, The Island
Local Greenspace	○ 1400m - 1500m - St Chad's Well
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 5.4km
Health Facility	○ 1000m - 1100m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Norton Hill Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.6km - Small multivallate promontory fort on Blacker's Hill
Registered Parks and Gardens	● 3km - Ston Easton Park
Conservation Area	● 498m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Church Of St Vigor
Listed Building - Grade II*	● 1161m - Parish Church Of St John The Baptist
Listed Building - Grade II	● 638m - Milepost On Road Side At Ngr St 6639 5234
National Landscape (formerly AONB)	● 6km - Mendip Hills
Ancient Woodland	● 1644m - Loocombe Wood
Noise Impact - Distance to major roads and railway lines	● 499m - Silver Street
Tree Preservation Orders	○ 191m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	312m
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 121m
Train Station	○ 900m - 1000m - Midsomer Norton South
Bus Station	○ 200m - 300m - Backhouse
Cycle Station	○ 800m - 900m - The Five Arches Route
Public Right of Way	○ 900m - 1000m
Historic Landfill	● 668m - Tunnel Lane

HAL13 Land off Farrington Road, Paulton



Criteria / Constraint	Score Answer
AQMA	● 1491m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 684m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bowlditch Quarry
Regionally Important Geological Site	● 1405m - Old Mills Tip
Site of Nature Conservation Interest	● 429m - Hornbeam Gully
Priority Habitats	● 250m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.9km - The Wharf
Local Greenspace	○ 500m - 600m - Memorial Garden
Closest Park	○ 10km - 15km - Royal Victoria Park, Abbey Cemetery, Newton Park, Prior Park, Widcombe Manor
Green Belt Land	○ 1961m
Health Facility	○ 900m - 1000m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1831m - Ston Easton Park
Conservation Area	● 378m - Paulton (Somer Valley)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Ston Easton Park
Listed Building - Grade II*	● 617m - Church Of The Holy Trinity
Listed Building - Grade II	● 588m - Brook Farmhouse
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 1831m - Rush Hill Wood - East
Noise Impact - Distance to major roads and railway lines	● 3.3km - Silver Street
Tree Preservation Orders	○ 610m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	53% Overlap
Mineral Search Area	● 12.6km - Stoke Hill Mine
Waterbodies	● 226m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Woodview
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 300m - 400m
Historic Landfill	● 667m - Purnell and Sons Limited

Pau12 Land off Farrington Road, Paulton



Criteria / Constraint	Score Answer
AQMA	● 1595m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1019m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Bowlditch Quarry
Regionally Important Geological Site	● 1216m - Old Mills Tip
Site of Nature Conservation Interest	● 705m - Hornbeam Gully
Priority Habitats	● 417m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.8km - Farthing & Short, The Island
Local Greenspace	○ 300m - 400m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.2km
Health Facility	○ 700m - 800m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1835m - Ston Easton Park
Conservation Area	● 200m - Paulton (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Ston Easton Park
Listed Building - Grade II*	● 511m - Church Of The Holy Trinity
Listed Building - Grade II	● 504m - Cholera Monument, In The Churchyard 15 Metres South Of The Church Of The Holy Trinity
National Landscape (formerly AONB)	● 4.6km - Mendip Hills
Ancient Woodland	● 1666m
Noise Impact - Distance to major roads and railway lines	● 3.1km - Silver Street
Tree Preservation Orders	○ 418m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 98m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 50m - 100m - Abbotts Farm Close
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 827m - Purnell and Sons Limited

BIS03d Stichings Shord Lane D



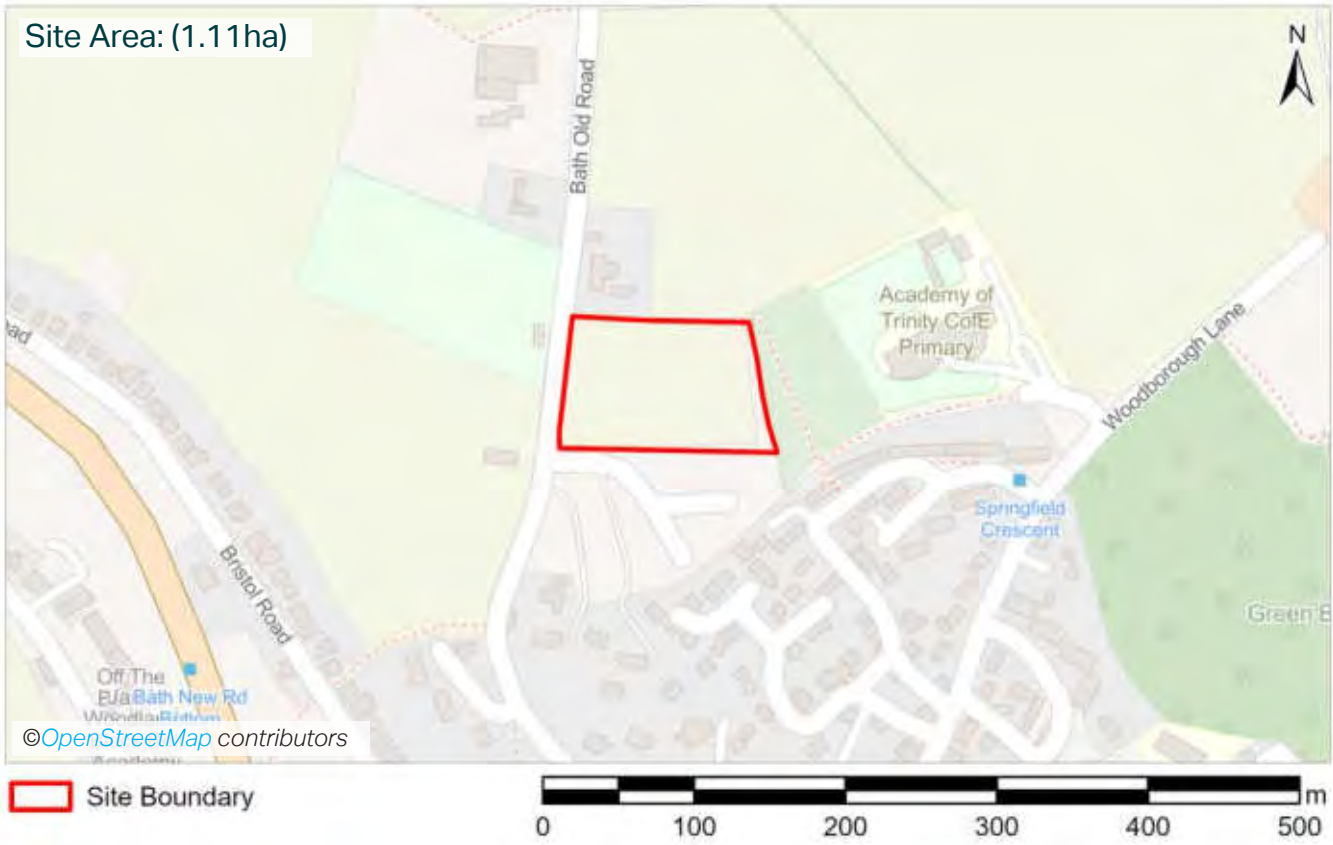
Criteria / Constraint	Score Answer
AQMA	● 4.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 197m
International Ecological Sites (SAC,SPA,Ramsar)	● 26m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 26m - Chew Valley Lake
Regionally Important Geological Site	● 1588m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 9m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 9m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.40%
Surface Water Flooding (1 in 100 Year)	● 0.60%
Surface Water Flooding (1 in 1000 Year)	● 8.10%
Brownfield Land Use	● 2.9km - Newbridge Garage
Local Greenspace	○ 3km - 4km - Recreation Ground
Closest Park	○ 10km - 15km - Brislington House, Newton Park
Green Belt Land	○ 4m
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 874m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 6.3km - Ston Easton Park
Conservation Area	● 2.7km - Hinton Blewett (Rural)
Registered Battlefield	● 16.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Margaret
Listed Building - Grade II*	● 1744m - Sutton Court
Listed Building - Grade II	● 409m - Church Of Holy Trnity
National Landscape (formerly AONB)	● No Overlap
Ancient Woodland	● 1348m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Folly Farm
Tree Preservation Orders	○ 2824m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	977m
Mineral Search Area	● 18.3km - Stoke Hill Mine
Waterbodies	● 26m
Train Station	○ 10km - 15km - Bedminster, Keynsham, Midsomer Norton South, Parson Street
Bus Station	○ 200m - 300m - Woodcroft, Butchers Arms
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1237m - Sutton Hill

PEA11 Land to the North and South of A367



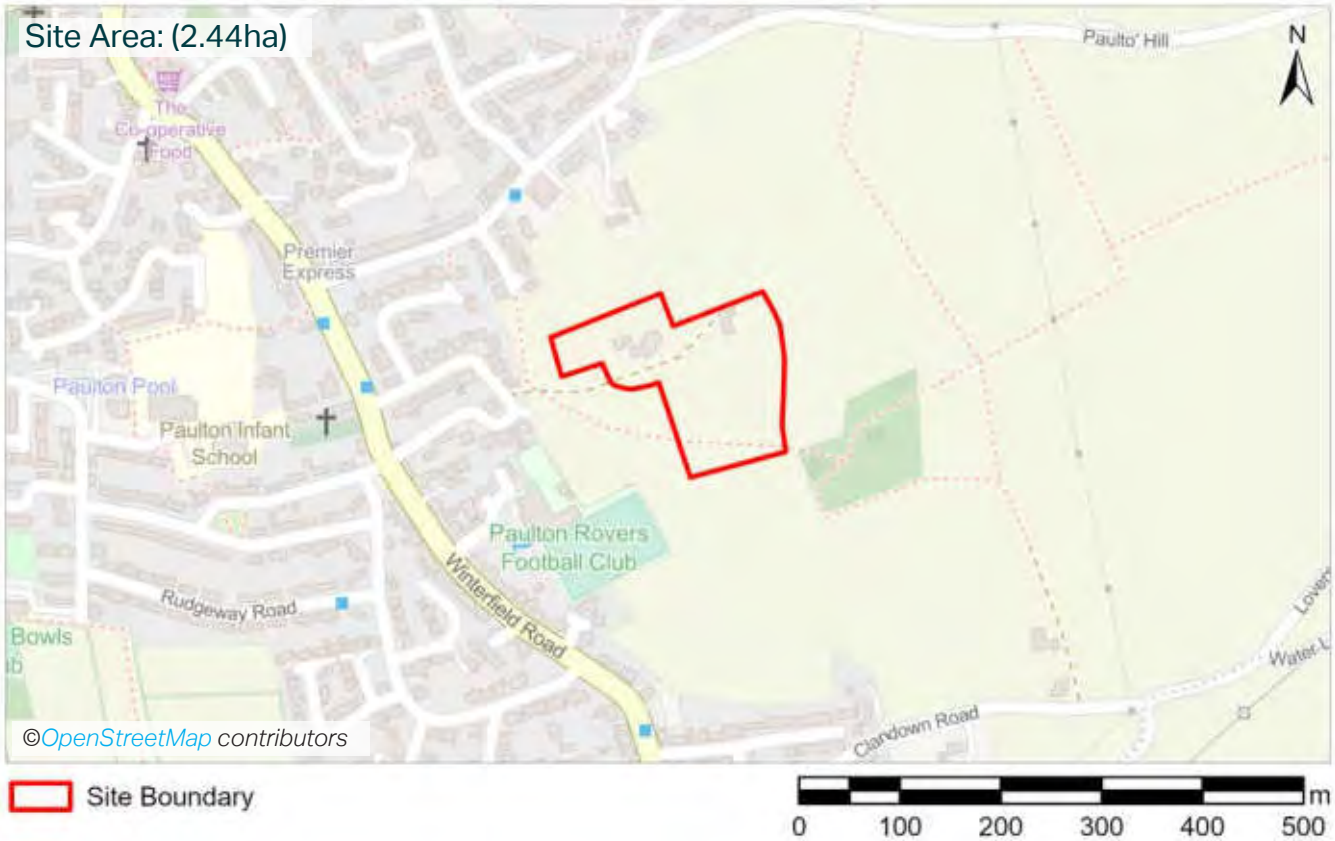
Criteria / Constraint	Score Answer
AQMA	● 6.2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 10m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1723m - Writhlington
Regionally Important Geological Site	● 1061m - Tynning Tip
Site of Nature Conservation Interest	● <1% Overlap - Camerton Wood
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.40%
Brownfield Land Use	● 1124m - Derelict Yard, Bath Old Road
Local Greenspace	○ 600m - 700m - Frederick Close
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 854m
Health Facility	○ 1800m - 1900m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Peasedown St John Primary
Distance to nearest Secondary School	○ 3km - 4km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 49m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.9km - Ammerdown House
Conservation Area	● 937m - Radstock (Somer Valley)
Registered Battlefield	● 12.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 729m - Church Of St Peter
Listed Building - Grade II*	● 2.4km - Church Of St James The Less
Listed Building - Grade II	● 237m - Boundary Marker About 10 Metres South West Of Red Post Inn
National Landscape (formerly AONB)	● 3.9km - Cotswolds
Ancient Woodland	● <1% Overlap - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1294m - Camerton Batch
Tree Preservation Orders	○ 639m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.5km
Mineral Search Area	● 7.4km - Stoke Hill Mine
Waterbodies	● 205m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 50m - 100m - Bath Old Road
Cycle Station	○ 1800m - 1900m - National Cycle Route 24, National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 45m - Peasdown St. John Cricket Club

RAD16f East of Bath Old Road



Criteria / Constraint	Score Answer
AQMA	● 6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 274m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1208m - Writhlington
Regionally Important Geological Site	● 186m - Tynning Tip
Site of Nature Conservation Interest	● 426m - Norton Radstock Disused railway line
Priority Habitats	● 185m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2m - Derelict Yard, Bath Old Road
Local Greenspace	○ 0m - 50m - Allotment Gardens
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1757m
Health Facility	○ 1100m - 1200m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Trinity Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 530m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3km - Ammerdown House
Conservation Area	● 28m - Radstock (Somer Valley)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1870m - Church Of St Peter
Listed Building - Grade II*	● 2km - Welton Manor House
Listed Building - Grade II	● 346m - 8, Coomb End
National Landscape (formerly AONB)	● 4.8km - Cotswolds
Ancient Woodland	● 1229m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.4km - Camerton Batch
Tree Preservation Orders	○ 1730m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1556m
Mineral Search Area	● 8.5km - Stoke Hill Mine
Waterbodies	● 478m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 300m - 400m - Springfield Crest
Cycle Station	○ 700m - 800m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1158m - Woodborough

PAU06c Land at Ham House



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1111m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1139m - Bowlditch Quarry
Regionally Important Geological Site	● 734m - Old Mills Tip
Site of Nature Conservation Interest	● 734m - Old Mills Mine Tip
Priority Habitats	● 10m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 5.50%
Surface Water Flooding (1 in 100 Year)	● 13.80%
Surface Water Flooding (1 in 1000 Year)	● 22.70%
Brownfield Land Use	● 2.1km - Farthing & Short, The Island
Local Greenspace	○ 400m - 500m - Brookside Valley
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.1km
Health Facility	○ 600m - 700m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Paulton Junior
Distance to nearest Secondary School	○ 2.5km - 3km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 126m - Paulton (Somer Valley)
Registered Battlefield	● 14.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St Peter
Listed Building - Grade II*	● 597m - Church Of The Holy Trinity
Listed Building - Grade II	● 215m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.7km - Mendip Hills
Ancient Woodland	● 1950m
Noise Impact - Distance to major roads and railway lines	● 2.5km - Silver Street
Tree Preservation Orders	○ 625m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	645m
Mineral Search Area	● 11.3km - Stoke Hill Mine
Waterbodies	● 840m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Central Garage
Cycle Station	○ 1700m - 1800m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1097m - Purnell and Sons Limited

PAU06b Land to the East of Alexandra Park,



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1072m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1233m - Bowlditch Quarry
Regionally Important Geological Site	● 687m - Old Mills Tip
Site of Nature Conservation Interest	● 687m - Old Mills Mine Tip
Priority Habitats	● 111m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 10.70%
Brownfield Land Use	● 2.1km - Farthing & Short, The Island
Local Greenspace	○ 400m - 500m - Brookside Valley
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.2km
Health Facility	○ 500m - 600m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2.5km - 3km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.6km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 147m - Paulton (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.3km - Church Of St Peter
Listed Building - Grade II*	● 603m - Church Of The Holy Trinity
Listed Building - Grade II	● 174m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 1864m
Noise Impact - Distance to major roads and railway lines	● 2.5km - Silver Street
Tree Preservation Orders	○ 582m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	582m
Mineral Search Area	● 11.5km - Stoke Hill Mine
Waterbodies	● 885m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Alexandra Park, Central Garage
Cycle Station	○ 1700m - 1800m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1126m - Purnell and Sons Limited

PAU06a Land at Ham Farm



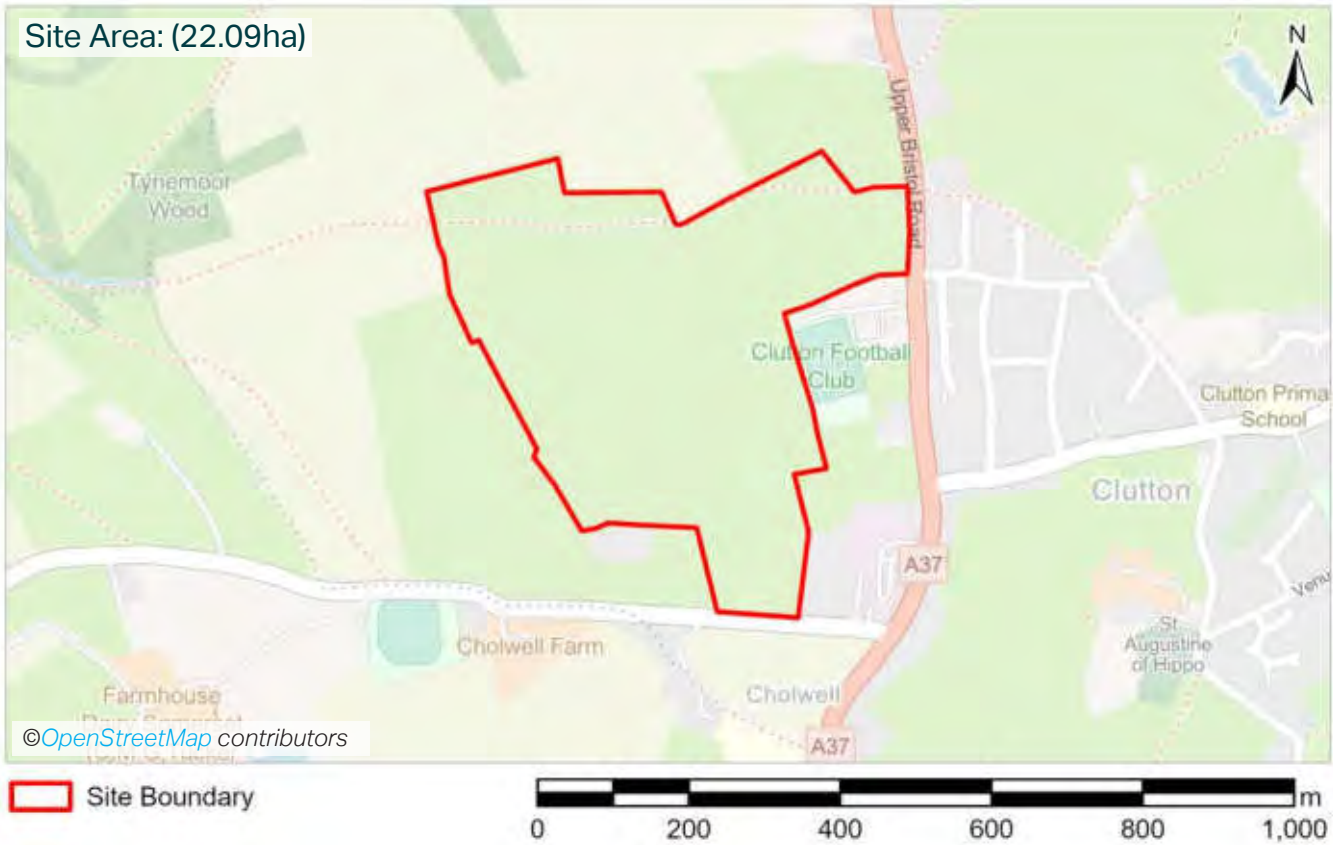
Criteria / Constraint	Score Answer
AQMA	● 2.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1182m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1218m - Bowlditch Quarry
Regionally Important Geological Site	● 797m - Old Mills Tip
Site of Nature Conservation Interest	● 756m - Cam Brook and adjacent land
Priority Habitats	● 89m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 6.70%
Surface Water Flooding (1 in 100 Year)	● 13.40%
Surface Water Flooding (1 in 1000 Year)	● 21.60%
Brownfield Land Use	● 2.2km - Old Pit Yard
Local Greenspace	○ 200m - 300m - Brookside Valley
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2km
Health Facility	○ 500m - 600m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2.5km - 3km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 49m - Paulton (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St Peter
Listed Building - Grade II*	● 534m - Church Of The Holy Trinity
Listed Building - Grade II	● 175m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 1927m
Noise Impact - Distance to major roads and railway lines	● 2.6km - Silver Street
Tree Preservation Orders	○ 585m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	673m
Mineral Search Area	● 11.3km - Stoke Hill Mine
Waterbodies	● 716m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 50m - 100m - Central Garage
Cycle Station	○ 1700m - 1800m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1001m - Purnell and Sons Limited

HAL13a Land off Farrington Road, Paulton



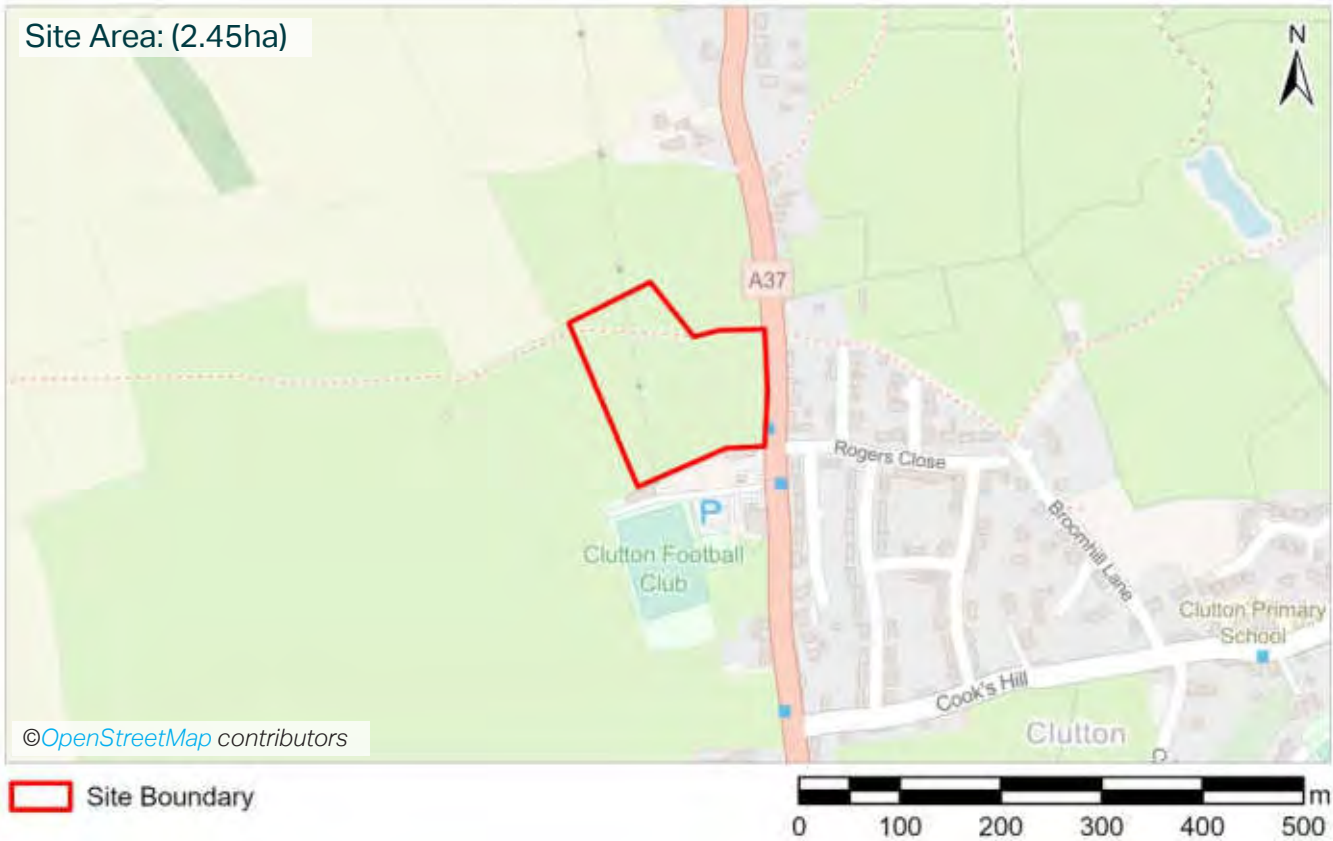
Criteria / Constraint	Score Answer
AQMA	● 1443m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 851m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bowlditch Quarry
Regionally Important Geological Site	● 1339m - Old Mills Tip
Site of Nature Conservation Interest	● 516m - Hornbeam Gully
Priority Habitats	● 438m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3km - Farthing & Short, The Island
Local Greenspace	○ 500m - 600m - Memorial Garden
Closest Park	○ 10km - 15km - Prior Park, Abbey Cemetery, Newton Park, Royal Victoria Park, Widcombe Manor
Green Belt Land	○ 2.1km
Health Facility	○ 900m - 1000m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1778m - Ston Easton Park
Conservation Area	● 332m - Paulton (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Ston Easton Park
Listed Building - Grade II*	● 604m - Church Of The Holy Trinity
Listed Building - Grade II	● 600m - Cholera Monument, In The Churchyard 15 Metres South Of The Church Of The Holy Trinity
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 1772m
Noise Impact - Distance to major roads and railway lines	● 3.2km - Silver Street
Tree Preservation Orders	○ 549m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	49% Overlap
Mineral Search Area	● 12.6km - Stoke Hill Mine
Waterbodies	● 171m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Abbotts Farm Close, Woodview
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 807m - Disused Railway Cutting

CLU07 Land west of the A37



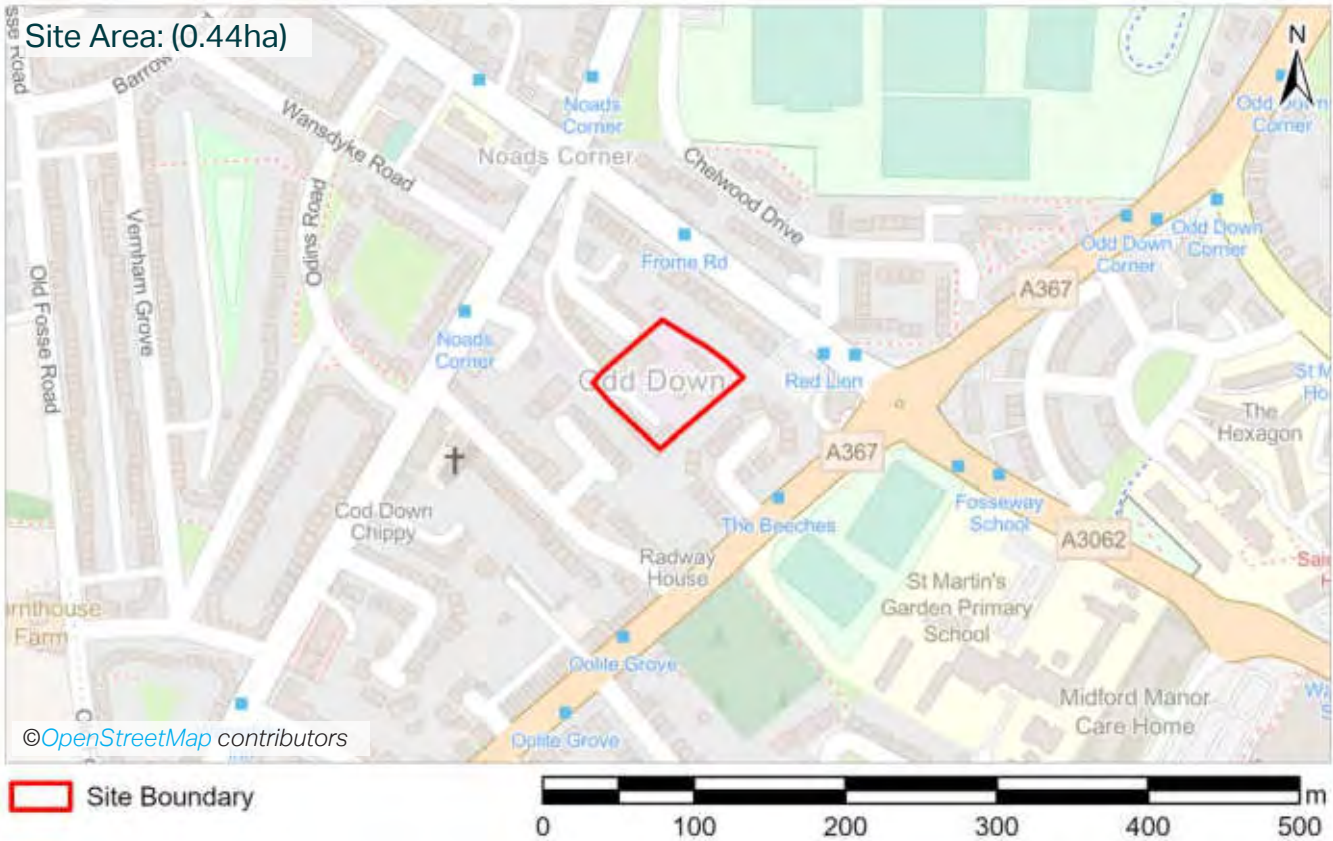
Criteria / Constraint	Score Answer
AQMA	● 748m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1704m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 383m - Folly Farm
Regionally Important Geological Site	● 823m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 171m - Folly Farm complex
Priority Habitats	● 118m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 0.30%
Brownfield Land Use	● 776m - The Wharf
Local Greenspace	○ 400m - 500m - Gastons
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 11% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1484m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 4km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1542m - Church Of St James
Listed Building - Grade II*	● 488m - Church Of St Augustine
Listed Building - Grade II	● 104m - Methodist Church
National Landscape (formerly AONB)	● 2.1km - Mendip Hills
Ancient Woodland	● 383m - Dowlings Wood
Noise Impact - Distance to major roads and railway lines	● 383m - Folly Farm
Tree Preservation Orders	○ 634m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	8% Overlap
Mineral Search Area	● 14.6km - Stoke Hill Mine
Waterbodies	● 0.26m
Train Station	○ 8km - 9km - Midsomer Norton South
Bus Station	○ 100m - 200m - Rogers Close
Cycle Station	○ 4km - 5km - National Cycle Route 3, Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 73m - Land Adjoining Warwick Arms

CLU07a Land west of the A37



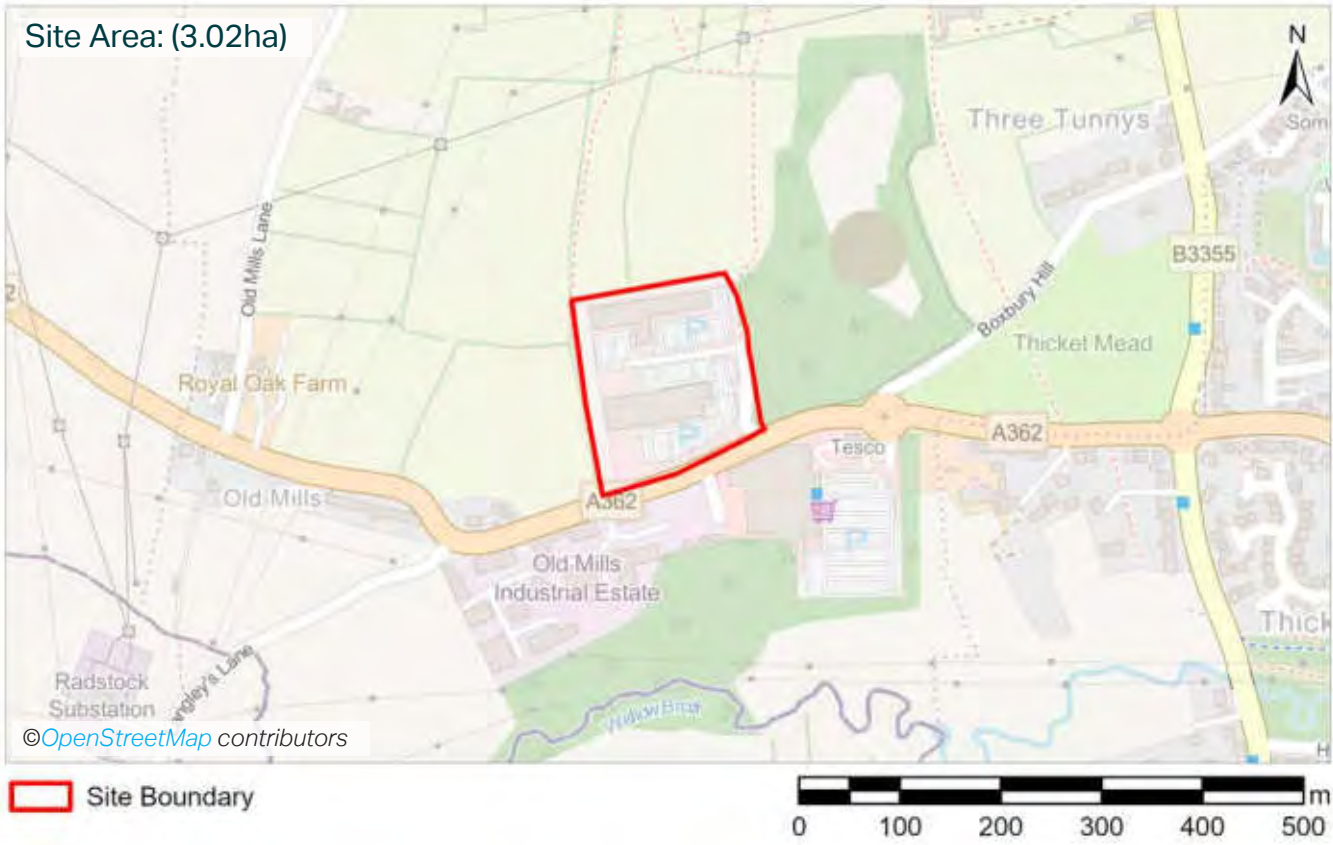
Criteria / Constraint	Score Answer
AQMA	● 1127m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 3.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 669m - Folly Farm
Regionally Important Geological Site	● 1260m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 602m - Folly Farm complex
Priority Habitats	● 156m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 776m - The Wharf
Local Greenspace	○ 300m - 400m - Gastons
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ <1% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1923m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 4.4km - Ston Easton Park
Conservation Area	● 3.2km - Hinton Blewett (Rural)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1964m - Church Of St James
Listed Building - Grade II*	● 600m - Church Of St Augustine
Listed Building - Grade II	● 290m - Methodist Church
National Landscape (formerly AONB)	● 2.6km - Mendip Hills
Ancient Woodland	● 737m - Dowlings Wood
Noise Impact - Distance to major roads and railway lines	● 669m - Folly Farm
Tree Preservation Orders	○ 999m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	18m
Mineral Search Area	● 14.6km - Stoke Hill Mine
Waterbodies	● 1m
Train Station	○ 8km - 9km - Midsomer Norton South
Bus Station	○ 0m - 50m - Rogers Close
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 72m - Land Adjoining Warwick Arms

ODN01b Land between Red Lion Lane and The Beeches



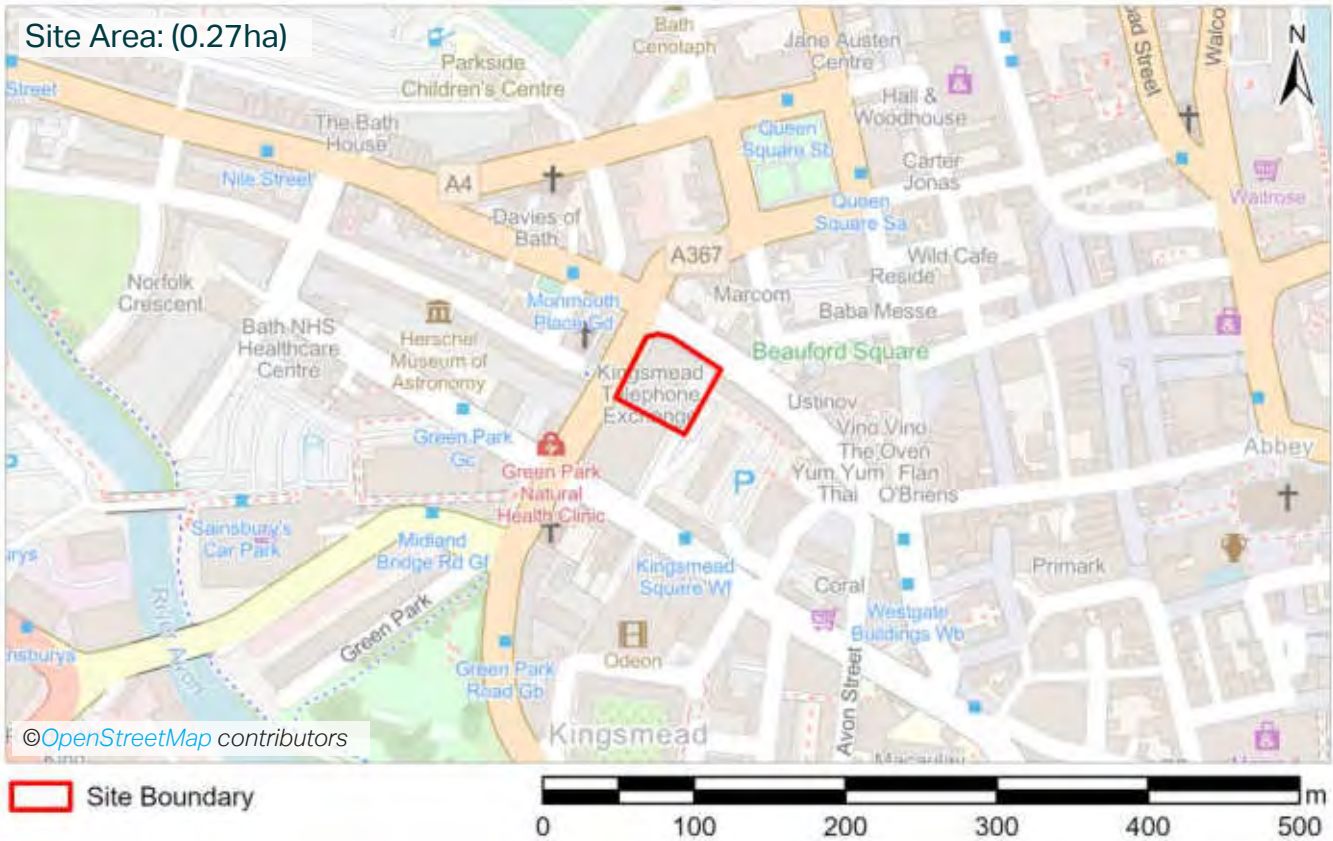
Criteria / Constraint	Score Answer
AQMA	● 1996m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 82m
International Ecological Sites (SAC,SPA,Ramsar)	● 967m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 967m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 939m - Springfield Quarry
Site of Nature Conservation Interest	● 361m - Part of Rush Hill & Eastover Coppice SNCI
Priority Habitats	● 409m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 12.50%
Surface Water Flooding (1 in 1000 Year)	● 42.50%
Brownfield Land Use	● 42m - 478 Wellsway, Bath
Local Greenspace	○ 600m - 700m - Corston View Allotments
Closest Park	○ 2.5km - 3km - Prior Park
Green Belt Land	○ 361m
Health Facility	○ 300m - 400m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Philip's C of E Primary
Distance to nearest Secondary School	○ 900m - 1000m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 413m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 2.3km - Prior Park
Conservation Area	● 227m - Bath (Bath)
Registered Battlefield	● 7.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of St Peter
Listed Building - Grade II*	● 622m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 66m - Red Lion Hotel
National Landscape (formerly AONB)	● 490m - Cotswolds
Ancient Woodland	● 610m - Vernham Wood
Noise Impact - Distance to major roads and railway lines	● 1551m - Twerton Roundhill
Tree Preservation Orders	○ 854m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 2.6km - Upper Lawn Quarry
Waterbodies	● 592m
Train Station	○ 3km - 4km - Oldfield Park, Bath Spa
Bus Station	○ 100m - 200m - Noads Corner
Cycle Station	○ 1600m - 1700m - Bath Two Tunnels Route
Public Right of Way	○ 700m - 800m
Historic Landfill	● 409m - Lower Barrack Farm

PAU25 Paulton House



Criteria / Constraint	Score Answer
AQMA	● 2.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1700m - Bowlditch Quarry
Regionally Important Geological Site	● 1m - Old Mills Tip
Site of Nature Conservation Interest	● <1% Overlap - Old Mills Mine Tip
Priority Habitats	● 1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.60%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 9.60%
Brownfield Land Use	● 1379m - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Boxbury Hill
Closest Park	○ 10km - 15km - Royal Victoria Park, Abbey Cemetery, Prior Park, Widcombe Manor, Newton Park
Green Belt Land	○ 3.2km
Health Facility	○ 900m - 1000m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 1700m - 1800m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.1km - Ston Easton Park
Conservation Area	● 892m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Ston Easton Park
Listed Building - Grade II*	● 1085m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 1016m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.1km - Mendip Hills
Ancient Woodland	● 778m
Noise Impact - Distance to major roads and railway lines	● 1627m - Silver Street
Tree Preservation Orders	○ 934m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.2km - Stoke Hill Mine
Waterbodies	● 194m
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 0m - 50m - Tesco
Cycle Station	○ 600m - 700m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 127m - Land Sout East of Old Mills

KING03b Plymouth House



Criteria / Constraint	Score Answer
AQMA	● 13% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 10m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2km - North Road Quarry, Bath
Regionally Important Geological Site	● 1135m - Beacon Hill
Site of Nature Conservation Interest	● 260m - River Avon
Priority Habitats	● 307m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 39% Overlap - Plymouth House, Monmouth Street, Bath
Local Greenspace	○ 200m - 300m - Queen's Parade
Closest Park	○ 200m - 300m - Royal Victoria Park
Green Belt Land	○ 1145m
Health Facility	○ 100m - 200m - Fitness First
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St. Andrew's Church School
Distance to nearest Secondary School	○ 1700m - 1800m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 90m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 202m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 84m - Nos. 12 And 13 And Attached Railings
Listed Building - Grade II*	● 69m - 3, Kingsmead Street
Listed Building - Grade II	● 19m - 29, Monmouth Street
National Landscape (formerly AONB)	● 1144m - Cotswolds
Ancient Woodland	● 1632m
Noise Impact - Distance to major roads and railway lines	● 1398m - Kensington Meadow
Tree Preservation Orders	○ 712m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.7km
Mineral Search Area	● 2.9km - Upper Lawn Quarry
Waterbodies	● 251m
Train Station	○ 800m - 900m - Bath Spa
Bus Station	○ 50m - 100m - Monmouth Place
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 2km - 2.5km
Historic Landfill	● 137m - Green Park

RAD31c Land east of Grove Wood Road



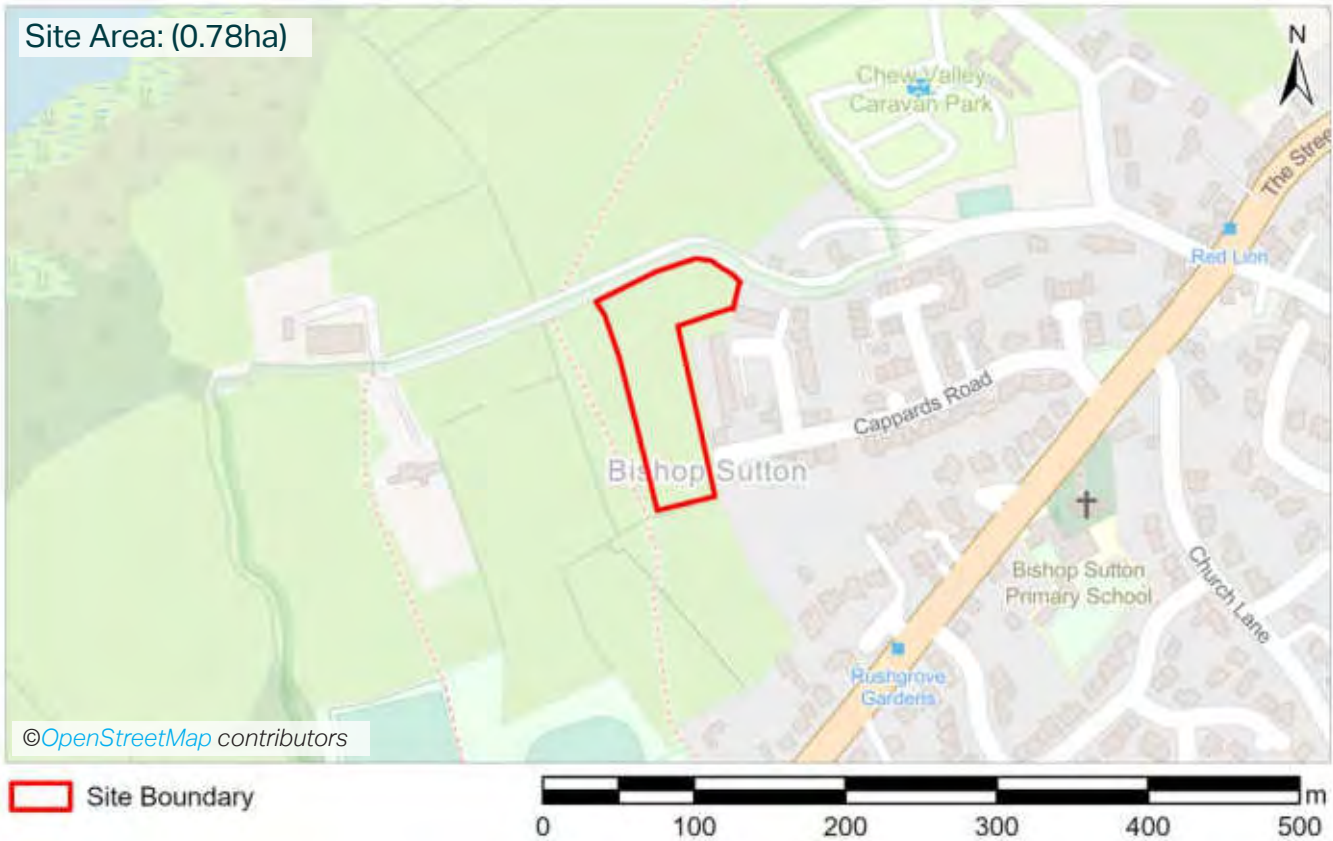
Criteria / Constraint	Score Answer
AQMA	● 5.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 607m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 9m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 11m - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● 9m - Kilmersdon Road Quarry SSSI
Priority Habitats	● 8m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.20%
Surface Water Flooding (1 in 100 Year)	● 3.60%
Surface Water Flooding (1 in 1000 Year)	● 7.70%
Brownfield Land Use	● 477m - Former St Nicholas Infant School
Local Greenspace	○ 800m - 900m - Memorial Garden
Closest Park	○ 10km - 15km - Abbey Cemetery, Prior Park, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Crowe Hall, Parade Gardens, Widcombe Manor, Hedgemead Park, Newton Park, Royal Victoria Park, Sydney Gardens
Green Belt Land	○ 2.8km
Health Facility	○ 1300m - 1400m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1883m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.1km - Ammerdown House
Conservation Area	● 2m - Radstock (Somer Valley)
Registered Battlefield	● 15.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1741m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1718m - Lych Gate, Flanking Walls And Gates On North Side Of Church Of St Peter And St Paul
Listed Building - Grade II	● 233m - Haydon Farmhouse
National Landscape (formerly AONB)	● 5.7km - Cotswolds
Ancient Woodland	● 198m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.3km - Silver Street
Tree Preservation Orders	○ 1454m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1062m
Mineral Search Area	● 9.4km - Stoke Hill Mine
Waterbodies	● 293m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Grove Wood Road
Cycle Station	○ 300m - 400m - National Cycle Route 24
Public Right of Way	○ 300m - 400m
Historic Landfill	● 1111m - Waterside Tip

NEW02 Land at RUH North



Criteria / Constraint	Score Answer
AQMA	● 992m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 669m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1421m - Newton St. Loe
Regionally Important Geological Site	● 1977m - Beacon Hill
Site of Nature Conservation Interest	● 325m - Primrose Hill (Weston Hill)
Priority Habitats	● 5% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 42m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 500m - 600m - The Green, Purlewent Drive
Closest Park	○ 900m - 1000m - Royal Victoria Park
Green Belt Land	○ 130m
Health Facility	○ 1200m - 1300m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St Mary's Catholic Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2.2km - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 875m - Royal Victoria Park
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 3.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 672m - Partis College
Listed Building - Grade II*	● 0m - Manor House
Listed Building - Grade II	● 0m - Lodge To Manor Hospital
National Landscape (formerly AONB)	● 126m - Cotswolds
Ancient Woodland	● 2.2km - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1285m - Carrs Wood
Tree Preservation Orders	○ 720m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.8km
Mineral Search Area	● 5km - Upper Lawn Quarry
Waterbodies	● 78m
Train Station	○ 1900m - 2000m - Oldfield Park
Bus Station	○ 0m - 50m - Crown Road
Cycle Station	○ 1300m - 1400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line, Bath Two Tunnels Route
Public Right of Way	○ 500m - 600m
Historic Landfill	● 698m - Land at Primrose Hill Farm

BIS03b Cappards Road



Criteria / Constraint	Score Answer
AQMA	● 4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 161m
International Ecological Sites (SAC,SPA,Ramsar)	● 217m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 217m - Chew Valley Lake
Regionally Important Geological Site	● 1503m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 216m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 216m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.50%
Surface Water Flooding (1 in 100 Year)	● 5.30%
Surface Water Flooding (1 in 1000 Year)	● 12.50%
Brownfield Land Use	● 3km - Newbridge Garage
Local Greenspace	○ 3km - 4km - Recreation Ground, Land south of Lower Road, The Glebe
Closest Park	○ 10km - 15km - Newton Park, Brislington House
Green Belt Land	○ 10m
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 982m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 6.2km - Ston Easton Park
Conservation Area	● 2.7km - Hinton Blewett (Rural)
Registered Battlefield	● 16.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Margaret
Listed Building - Grade II*	● 1502m - Sutton Court
Listed Building - Grade II	● 251m - Church Of Holy Trnity
National Landscape (formerly AONB)	● 8m - Mendip Hills
Ancient Woodland	● 1223m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1832m - Folly Farm
Tree Preservation Orders	○ 2958m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	963m
Mineral Search Area	● 18.1km - Stoke Hill Mine
Waterbodies	● 162m
Train Station	○ 10km - 15km - Bedminster, Keynsham, Parson Street, Midsomer Norton South
Bus Station	○ 300m - 400m - Rushgrove Gardens, Butchers Arms
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1194m - Sutton Hill

RAD35 Ammerdown Estate



Criteria / Constraint	Score Answer
AQMA	● 5.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 722m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 557m - Kilmersdon Road Quarry
Regionally Important Geological Site	● <1% Overlap - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 11% Overlap - Waterside and West Hill Gardens
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 532m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 400m - 500m - Westfield Allotments
Closest Park	○ 10km - 15km - Newton Park, Crowe Hall, Royal Victoria Park, Abbey Cemetery, Parade Gardens, Prior Park, Widcombe Manor
Green Belt Land	○ 3.4km
Health Facility	○ 2km - 2.5km - Dragonfly Leisure, Norton Hill School, Snap Fitness, Radstock, Dragonfly Leisure Midsomer Norton, High Energy Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.2km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.3km - Babington House
Conservation Area	● 429m - Radstock (Somer Valley)
Registered Battlefield	● 16.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1740m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1719m - Lych Gate, Flanking Walls And Gates On North Side Of Church Of St Peter And St Paul
Listed Building - Grade II	● 157m - Barton Meade House
National Landscape (formerly AONB)	● 6.3km - Cotswolds
Ancient Woodland	● <1% Overlap - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1844m - Silver Street
Tree Preservation Orders	○ 1253m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	953m
Mineral Search Area	● 10km - Stoke Hill Mine
Waterbodies	● 130m
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 0m - 50m - Village Hall
Cycle Station	○ 1000m - 1100m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 575m - Waterside Tip

KING19 Bath Lawn Tennis Club, Park Lane



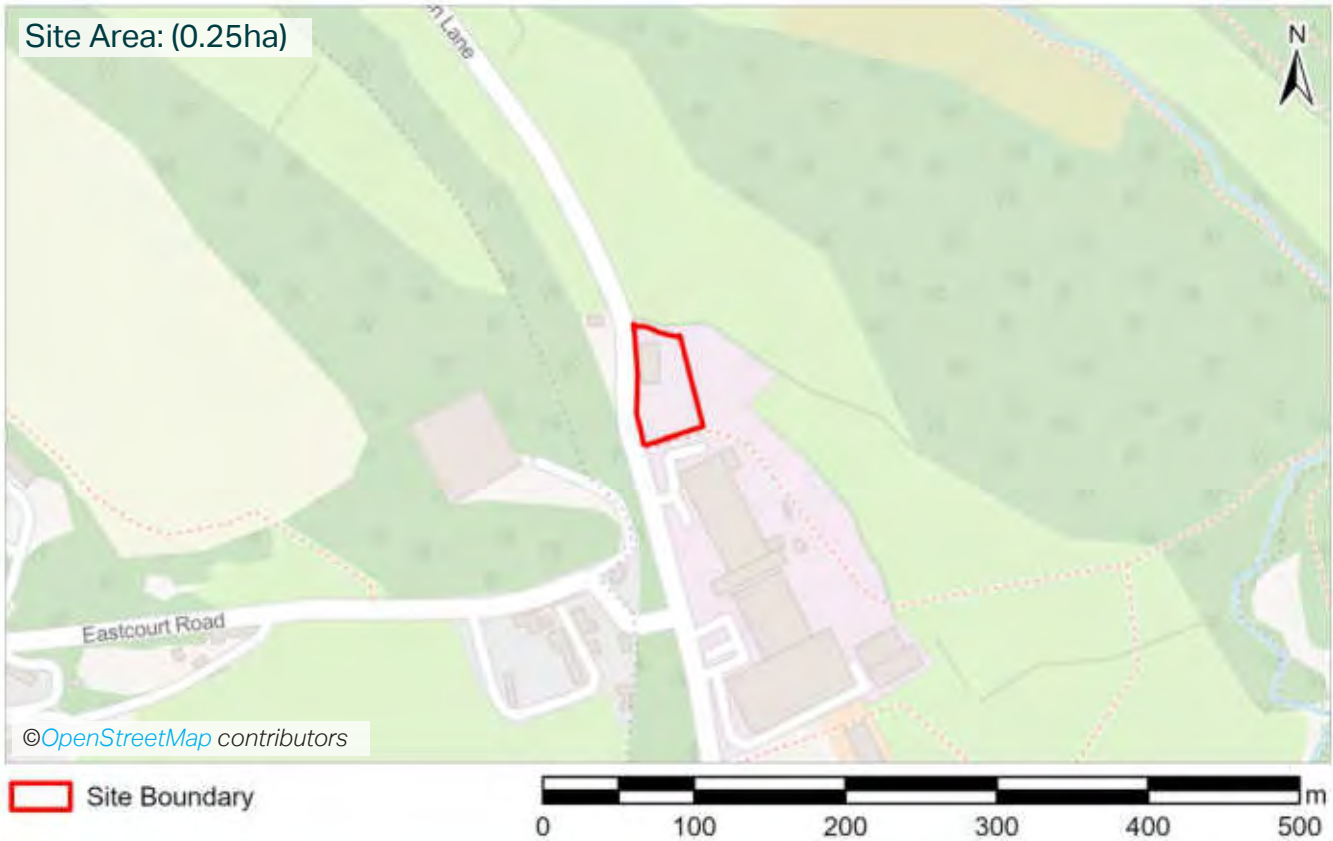
Criteria / Constraint	Score Answer
AQMA	● 106m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 131m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Newton St. Loe
Regionally Important Geological Site	● 1402m - Beacon Hill
Site of Nature Conservation Interest	● 202m - River Avon
Priority Habitats	● 57m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.10%
Brownfield Land Use	● 157m - Recycling Centre
Local Greenspace	○ 400m - 500m - Lower Common Allotments
Closest Park	○ 0m - 50m - Royal Victoria Park
Green Belt Land	○ 762m
Health Facility	○ 500m - 600m - Body Development, Phase One Health and Fitness Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St. Andrew’s Church School
Distance to nearest Secondary School	○ 1800m - 1900m - Hayesfield Girls’ School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1227m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 24m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 4.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 733m - Nos 1-15 (Consec) And Attached Railings
Listed Building - Grade II*	● 242m - Jupiter Statue In The Botanical Gardens
Listed Building - Grade II	● 20m - Gatepiers To Royal Victoria Park
National Landscape (formerly AONB)	● 796m - Cotswolds
Ancient Woodland	● 2.5km - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1391m - Carrs Wood
Tree Preservation Orders	○ 706m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.8km
Mineral Search Area	● 4km - Upper Lawn Quarry
Waterbodies	● 159m
Train Station	○ 1000m - 1100m - Oldfield Park
Bus Station	○ 100m - 200m - Park Lane
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1100m - 1200m
Historic Landfill	● 619m - Norfolk Crescent

LYN03 Site A, St Martins Hospital



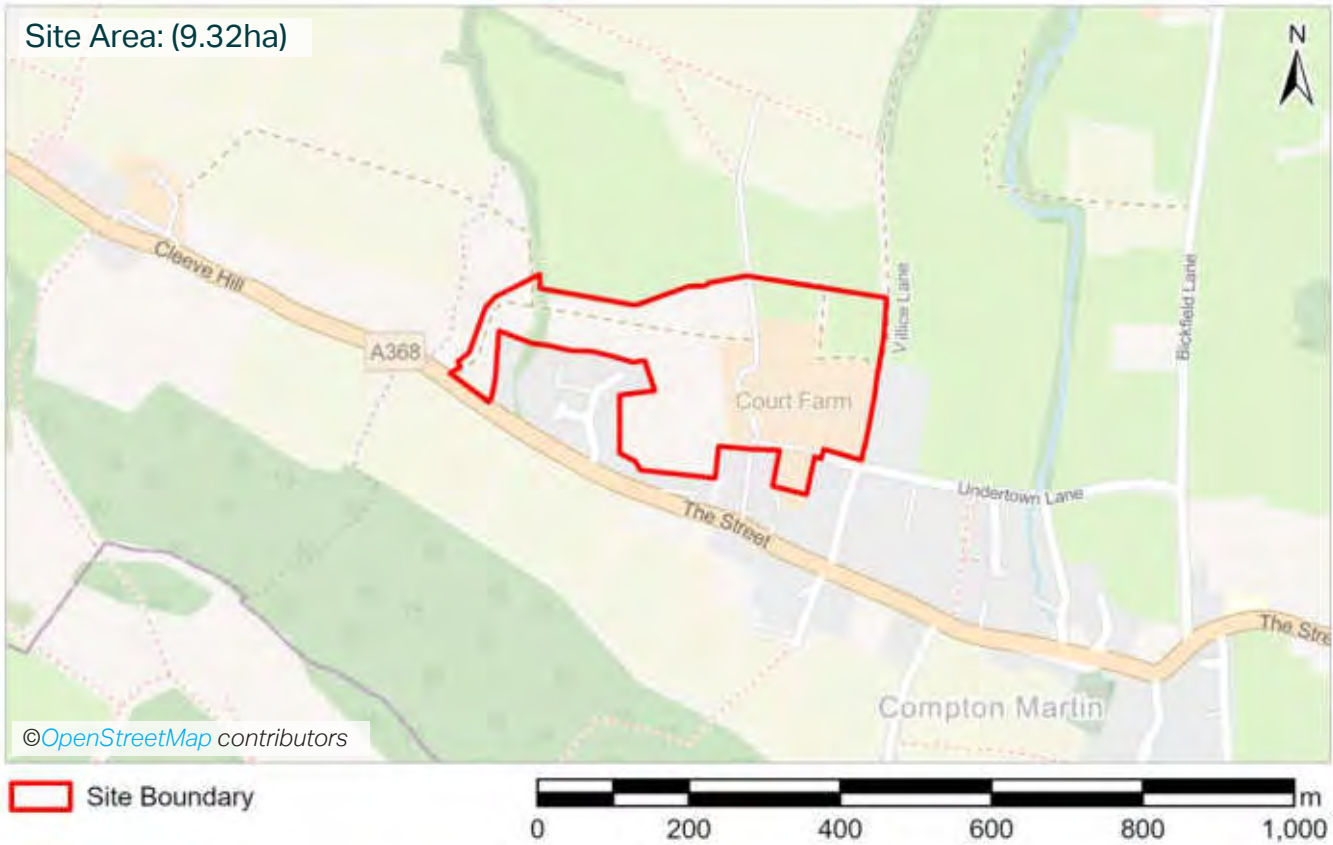
Criteria / Constraint	Score Answer
AQMA	● 1972m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 9m
International Ecological Sites (SAC,SPA,Ramsar)	● 651m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 651m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 619m - Springfield Quarry
Site of Nature Conservation Interest	● 255m - Wansdyke Footpath
Priority Habitats	● 209m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 10.40%
Brownfield Land Use	● 268m - 478 Wellsway, Bath
Local Greenspace	○ 500m - 600m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 300m
Health Facility	○ 700m - 800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 800m - 900m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 246m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1939m - Prior Park
Conservation Area	● 194m - Bath (Bath)
Registered Battlefield	● 7.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1896m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 728m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 40m - St Martin'S Hospital
National Landscape (formerly AONB)	● 265m - Cotswolds
Ancient Woodland	● 713m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 1880m - Twerton Roundhill
Tree Preservation Orders	○ 503m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.3km
Mineral Search Area	● 2.3km - Upper Lawn Quarry
Waterbodies	● 733m
Train Station	○ 3km - 4km - Bath Spa, Oldfield Park
Bus Station	○ 50m - 100m - Sainsbury's
Cycle Station	○ 1400m - 1500m - Bath Two Tunnels Route
Public Right of Way	○ 300m - 400m
Historic Landfill	● 193m - Lower Barrack Farm

CLU09 Marsh Lane



Criteria / Constraint	Score Answer
AQMA	● 880m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 751m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1783m - Rugbourne House
Site of Nature Conservation Interest	● 11m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 11m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 2.10%
Brownfield Land Use	● 1326m - The Wharf
Local Greenspace	○ 300m - 400m - Long Lands
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 930m
Health Facility	○ 2.5km - 3km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Cameley C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.7km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 1946m - Paulton (Somer Valley)
Registered Battlefield	● 14.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St James
Listed Building - Grade II*	● 1439m - Church Of St Augustine
Listed Building - Grade II	● 141m - Cloud Hill Farmhouse
National Landscape (formerly AONB)	● 4.2km - Mendip Hills
Ancient Woodland	● 1869m
Noise Impact - Distance to major roads and railway lines	● 2.9km - Folly Farm
Tree Preservation Orders	○ 803m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.3km - Stoke Hill Mine
Waterbodies	● No Overlap
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 900m - 1000m - Claremont Gardens
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 7m - Marsh Lane Landfill Site

COM04 Court Farm



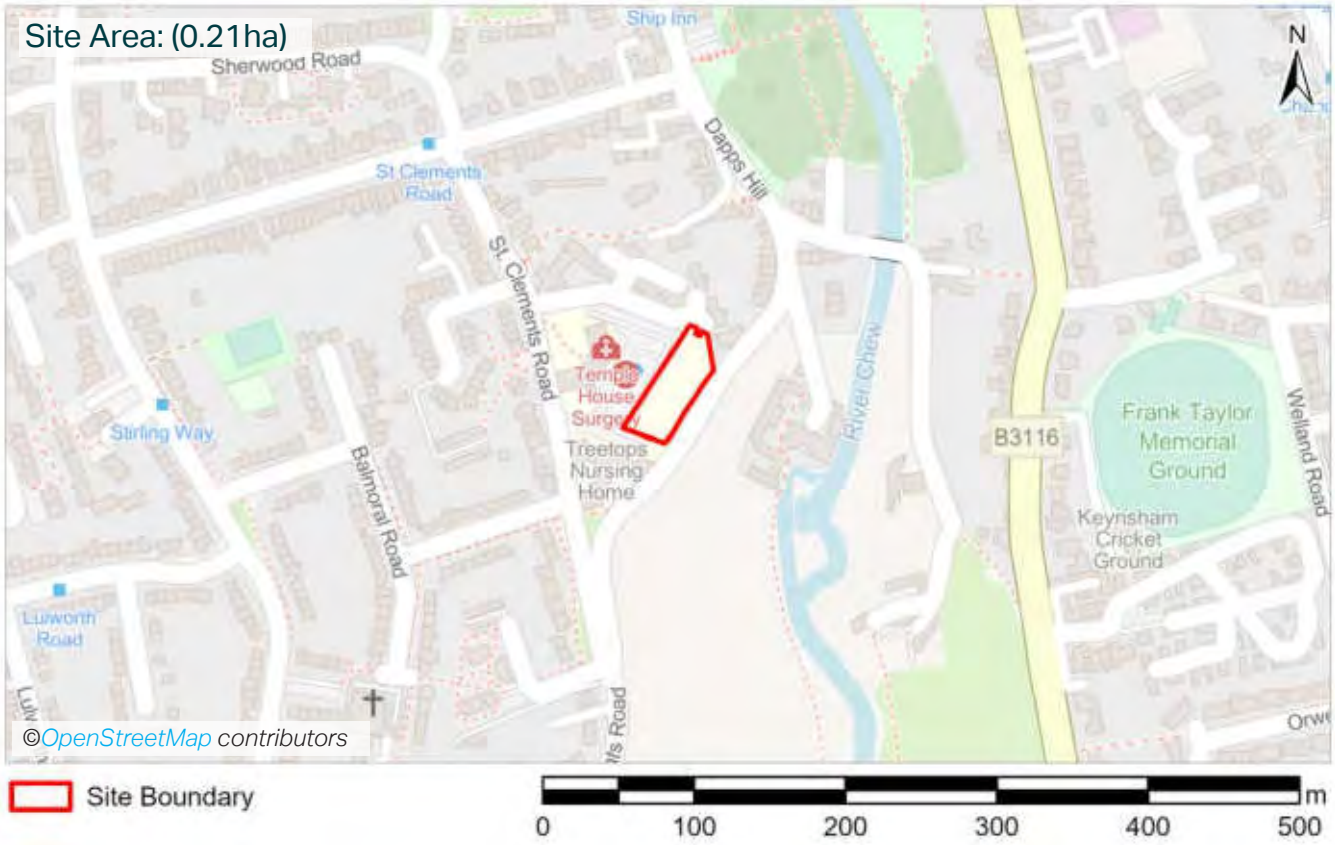
Criteria / Constraint	Score Answer
AQMA	● 7.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 8m
International Ecological Sites (SAC,SPA,Ramsar)	● 496m - North Somerset & Mendip Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 496m - Compton Martin Ochre Mine
Regionally Important Geological Site	● 442m - Cliff Quarry
Site of Nature Conservation Interest	● 165m - Compton Wood and quarries
Priority Habitats	● 26m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.50%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 1.80%
Brownfield Land Use	● 2.8km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 300m - 400m - Combe View, The Mill Pond
Closest Park	○ 15km - 20km - Brislington House, Newton Park
Green Belt Land	○ 211m
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - Ubley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 945m - Bowl barrow 300m north of Hazel Manor
Registered Parks and Gardens	● 7.6km - Barley Wood
Conservation Area	● <1% Overlap - Compton Martin (Rural)
Registered Battlefield	● 21.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 435m - Church Of St Michael And All Angels
Listed Building - Grade II*	● 1863m - Gournay Court
Listed Building - Grade II	● 242m - Combe Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 165m - Compton Wood
Noise Impact - Distance to major roads and railway lines	● 6.5km - Folly Farm
Tree Preservation Orders	○ 2772m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.6km
Mineral Search Area	● 22.4km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 15km - 20km - Midsomer Norton South, Bedminster, Nailsea and Backwell, Yatton, Keynsham, Parson Street
Bus Station	○ 100m - 200m - Mendip Villas
Cycle Station	○ 1300m - 1400m - National Cycle Route 3 Link, National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1091m - Butts Quarry, The Wrangle

EH04 Land at High Street



Criteria / Constraint	Score Answer
AQMA	● 5.6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 747m
International Ecological Sites (SAC,SPA,Ramsar)	● 1459m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 262m - Harptree Combe
Regionally Important Geological Site	● 568m - Richmond Castle, Old Mines, Wansdyke
Site of Nature Conservation Interest	● 14m - Lakes north of Harptree Court
Priority Habitats	● 14m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 7.90%
Brownfield Land Use	● 322m - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 200m - 300m - East Harptree Green Space
Closest Park	○ 15km - 20km - Brislington House, Newton Park
Green Belt Land	○ 889m
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - East Harptree C of E Primary
Distance to nearest Secondary School	○ 7km - 8km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 564m - Richmond Castle
Registered Parks and Gardens	● 5.7km - Ston Easton Park
Conservation Area	● 12% Overlap - East Harptree (Rural)
Registered Battlefield	● 20km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1415m - Eastwood Manor Farm Steading
Listed Building - Grade II*	● 178m - Church Of St Laurence
Listed Building - Grade II	● 95m - Gates And Piers At Upper Lodge, North Of Harptree Court
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 282m - Harptree Combe Sssi
Noise Impact - Distance to major roads and railway lines	● 5.2km - Folly Farm
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 20km - Stoke Hill Mine
Waterbodies	● 42m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 100m - 200m - High Street, The Lodge, The Clock
Cycle Station	○ 900m - 1000m - National Cycle Route 3 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1884m - The Grove

K32a Carpark at St Clements Road



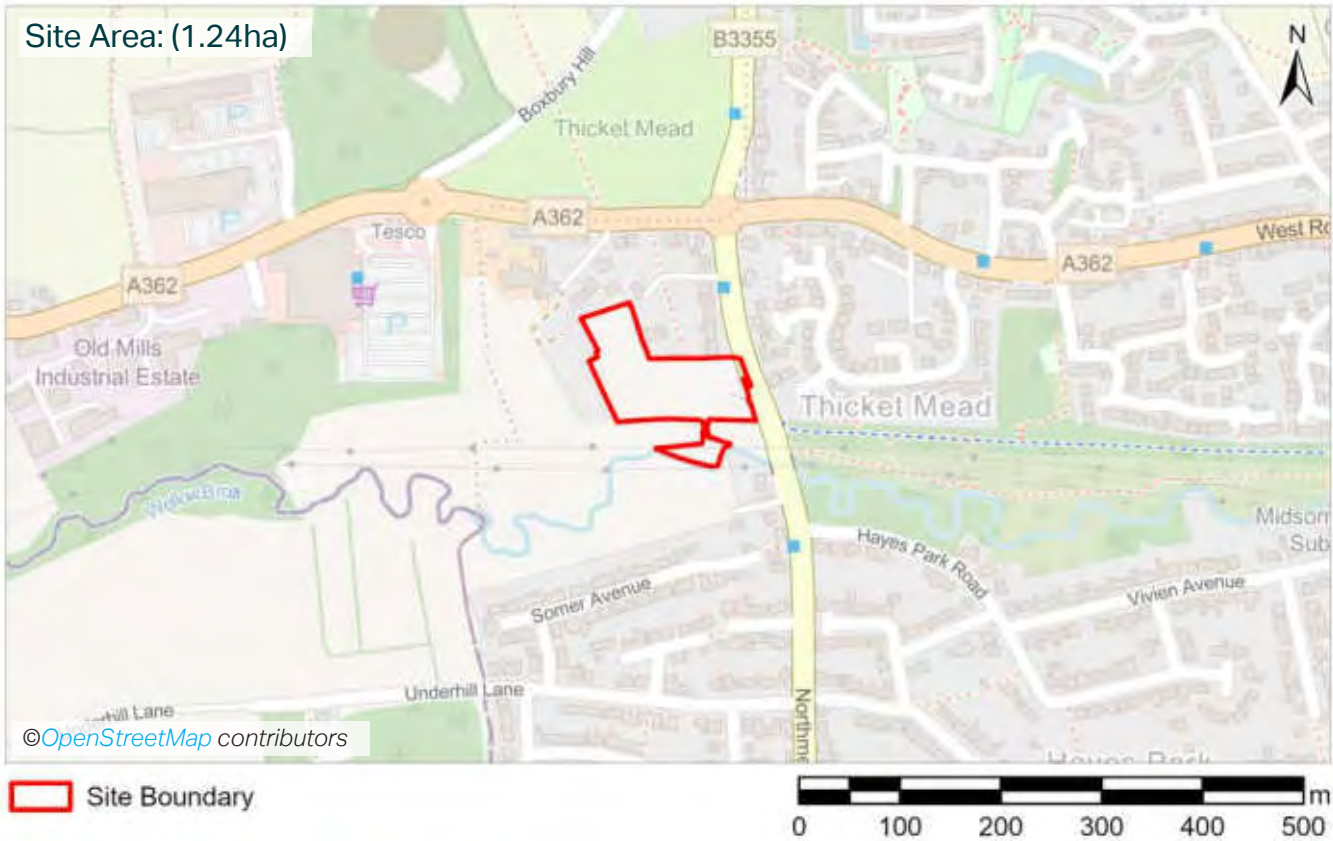
Criteria / Constraint	Score Answer
AQMA	● 418m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 834m
International Ecological Sites (SAC,SPA,Ramsar)	● 10.1km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Cleeve Wood, Hanham
Regionally Important Geological Site	● 11m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 65m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 52m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 311m - Riverside
Local Greenspace	○ 300m - 400m - Hawthorns, Park Road Playing Field
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 11m
Health Facility	○ 500m - 600m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Chandag Primary, Castle Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 700m - 800m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 775m - The Abbey
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 4m - Keynsham (Keynsham)
Registered Battlefield	● 6.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 830m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 858m - Church Of St John The Baptist
Listed Building - Grade II	● 78m - Number 12 And Outbuilding And Front Garden Wall And Piers And Gate
National Landscape (formerly AONB)	● 3.2km - Cotswolds
Ancient Woodland	● 2.1km - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 1038m - Manor Road Community Woodland
Tree Preservation Orders	○ 518m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	306m
Mineral Search Area	● 12.2km - Upper Lawn Quarry
Waterbodies	● 44m
Train Station	○ 1200m - 1300m - Keynsham
Bus Station	○ 50m - 100m - Keynsham Health Centre
Cycle Station	○ 1300m - 1400m - Sustrans Local Route
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1106m - Somerdale Landfill Site

PAU24a Thicketmead Farm



Criteria / Constraint	Score Answer
AQMA	● 2.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1529m - Bowlditch Quarry
Regionally Important Geological Site	● 54m - Old Mills Tip
Site of Nature Conservation Interest	● 9% Overlap - Springfield Colliery, Wellow Brook
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 4.90%
Surface Water Flooding (1 in 100 Year)	● 6.80%
Surface Water Flooding (1 in 1000 Year)	● 10.90%
Brownfield Land Use	● 1072m - Farthing & Short, The Island
Local Greenspace	○ 50m - 100m - Boxbury Hill
Closest Park	○ 10km - 15km - Newton Park, Royal Victoria Park, Widcombe Manor, Abbey Cemetery, Prior Park
Green Belt Land	○ 3.4km
Health Facility	○ 1400m - 1500m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - St John's C of E Primary, Longvernal Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.2km - Ston Easton Park
Conservation Area	● 582m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Ston Easton Park
Listed Building - Grade II*	● 783m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 758m - Vicarage
National Landscape (formerly AONB)	● 5.3km - Mendip Hills
Ancient Woodland	● 822m
Noise Impact - Distance to major roads and railway lines	● 1305m - Silver Street
Tree Preservation Orders	○ 691m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	99% Overlap
Mineral Search Area	● 12km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Tesco, Thicket Mead Rbt, Phillis Hill Bottom
Cycle Station	○ 300m - 400m - National Cycle Route 24 Link
Public Right of Way	○ 50m - 100m
Historic Landfill	● <1% Overlap - Land Sout East of Old Mills

MSN23 Land west of Northmead Road



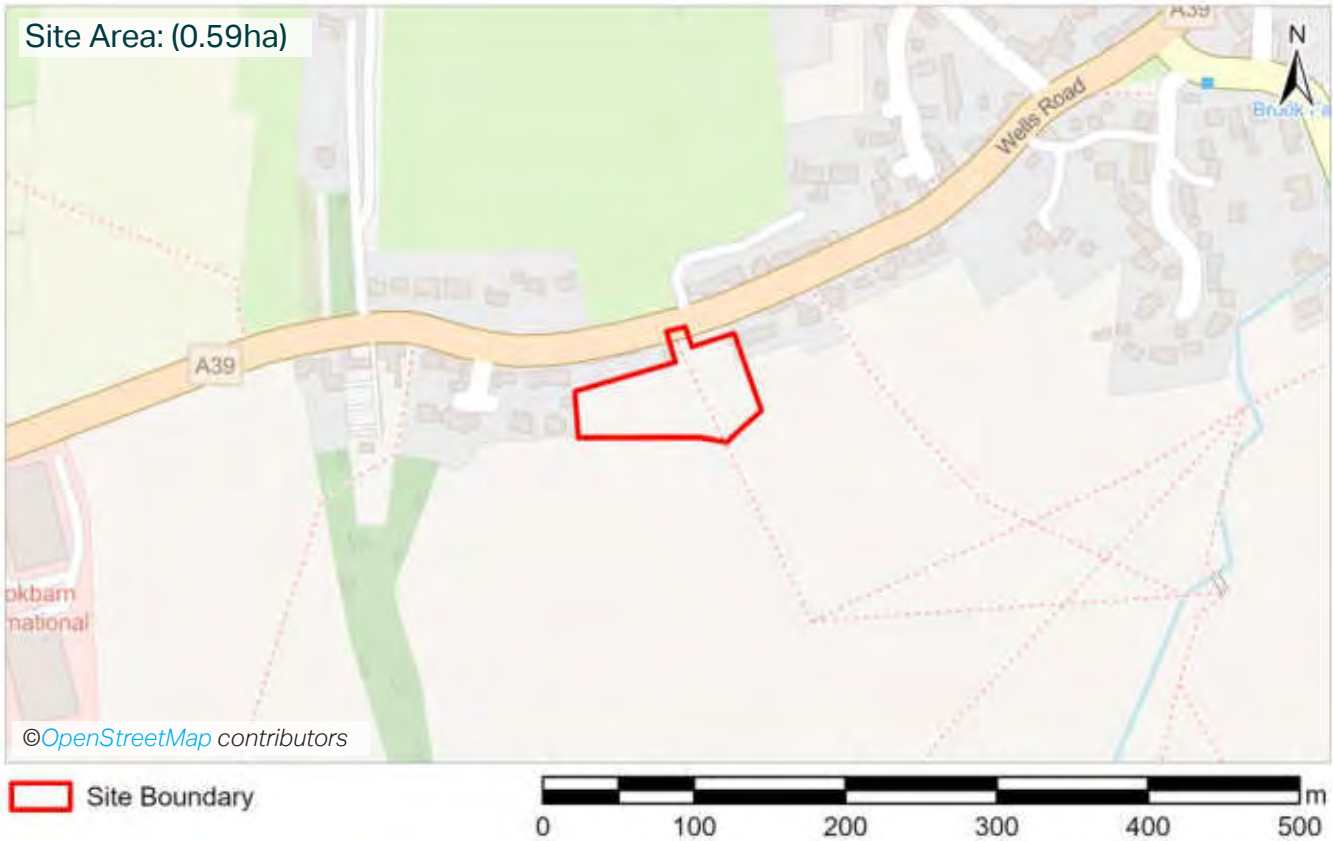
Criteria / Constraint	Score Answer
AQMA	● 2.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 82m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1450m - Bowlditch Quarry
Regionally Important Geological Site	● 199m - Old Mills Tip
Site of Nature Conservation Interest	● 5% Overlap - Wellow Brook
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 4.10%
Surface Water Flooding (1 in 100 Year)	● 4.60%
Surface Water Flooding (1 in 1000 Year)	● 8.90%
Brownfield Land Use	● 910m - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Hayes Park
Closest Park	○ 10km - 15km - Abbey Cemetery, Widcombe Manor, Prior Park, Newton Park, Royal Victoria Park
Green Belt Land	○ 3.5km
Health Facility	○ 1200m - 1300m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St John's C of E Primary, Longvernal Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.5km - Ston Easton Park
Conservation Area	● 445m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Ston Easton Park
Listed Building - Grade II*	● 610m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 584m - Vicarage
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 1162m
Noise Impact - Distance to major roads and railway lines	● 1197m - Silver Street
Tree Preservation Orders	○ 537m
Agricultural Land Classification - Grades 1 to 3	● 91%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.8km - Stoke Hill Mine
Waterbodies	● No Overlap
Train Station	○ 1600m - 1700m - Midsomer Norton South
Bus Station	○ 50m - 100m - Thicket Mead Rbt
Cycle Station	○ 0m - 50m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 303m - Land Sout East of Old Mills

RAD39 1 Old Pit Terrace



Criteria / Constraint	Score Answer
AQMA	● 5.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 47m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1357m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 14% Overlap - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 390m - West Clandown field
Priority Habitats	● 81m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 152m - ACL House
Local Greenspace	○ 700m - 800m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.3km
Health Facility	○ 200m - 300m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 468m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.4km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1837m - Church Of St Peter
Listed Building - Grade II*	● 1493m - Welton Manor House
Listed Building - Grade II	● 183m - 1, Fosseway
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 1367m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Camerton Batch
Tree Preservation Orders	○ 1850m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1183m
Mineral Search Area	● 9.1km - Stoke Hill Mine
Waterbodies	● 57m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 300m - 400m - Clandown Village
Cycle Station	○ 700m - 800m - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1357m - Land Near Ham Gardens

HAL03 Farmyard at Wells Rd / Combe Lane



Criteria / Constraint	Score Answer
AQMA	● 1130m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● No Overlap
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Long Dole Wood and Meadows
Regionally Important Geological Site	● 1600m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 299m - Hornbeam Gully
Priority Habitats	● 143m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.3km - The Wharf
Local Greenspace	○ 300m - 400m - The Triangle
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1770m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1851m - Ston Easton Park
Conservation Area	● 1317m - Paulton (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St James
Listed Building - Grade II*	● 1424m - The Old Parsonage
Listed Building - Grade II	● 48m - Meadow Lea And Garden Railings
National Landscape (formerly AONB)	● 3.9km - Mendip Hills
Ancient Woodland	● 1769m - Rush Hill Wood - East
Noise Impact - Distance to major roads and railway lines	● 3.7km - Folly Farm
Tree Preservation Orders	○ 573m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.3km - Stoke Hill Mine
Waterbodies	● 106m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 50m - 100m - Meadow Lea
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 149m - Land Adjoining Station House

WID03 Wessex Water Depot



Criteria / Constraint	Score Answer
AQMA	● 26m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 66m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1606m - Beacon Hill
Site of Nature Conservation Interest	● 146m - River Avon
Priority Habitats	● 569m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 236m - 44 Lower Bristol Road
Local Greenspace	○ 600m - 700m - Shaftesbury Road
Closest Park	○ 800m - 900m - Royal Victoria Park
Green Belt Land	○ 1215m
Health Facility	○ 400m - 500m - Tonic
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St John's Catholic Primary
Distance to nearest Secondary School	○ 500m - 600m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 627m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 612m - Royal Victoria Park
Conservation Area	● 127m - Bath (Bath)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 589m - Rosewell House
Listed Building - Grade II*	● 334m - 8-18, Norfolk Crescent
Listed Building - Grade II	● 64m - No. 87 Cemetery Lodge And Gateway To Widcombe, Lyncombe And St James'S Cemetery
National Landscape (formerly AONB)	● 1239m - Cotswolds
Ancient Woodland	● 1997m
Noise Impact - Distance to major roads and railway lines	● 1846m - Carrs Wood
Tree Preservation Orders	○ 751m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 3km - Upper Lawn Quarry
Waterbodies	● 158m
Train Station	○ 1100m - 1200m - Oldfield Park
Bus Station	○ 100m - 200m - Cheltenham Street, Hayesfield School
Cycle Station	○ 100m - 200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 2.5km - 3km
Historic Landfill	● 207m - Green Park

HTN06a South of Greyfield Road



Criteria / Constraint	Score Answer
AQMA	● 1684m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 301m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3km - Folly Farm
Regionally Important Geological Site	● 901m - Rugbourne House
Site of Nature Conservation Interest	● No Overlap
Priority Habitats	● 1m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.80%
Surface Water Flooding (1 in 100 Year)	● 2.80%
Surface Water Flooding (1 in 1000 Year)	● 11.10%
Brownfield Land Use	● 1311m - The Wharf
Local Greenspace	○ 200m - 300m - Fores Play Park Area
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 104m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 4.1km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.4km - Ston Easton Park
Conservation Area	● 1653m - Paulton (Somer Valley)
Registered Battlefield	● 13.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St James
Listed Building - Grade II*	● 1715m - Church Of St Augustine
Listed Building - Grade II	● 315m - The Shop
National Landscape (formerly AONB)	● 4.7km - Mendip Hills
Ancient Woodland	● 1800m
Noise Impact - Distance to major roads and railway lines	● 3km - Folly Farm
Tree Preservation Orders	○ 4m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 172m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 400m - 500m - Methodist Church
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 703m - Old Railway Cutting

PEA06 Land between 60 and 89 Greenlands Road



Criteria / Constraint	Score Answer
AQMA	● 7.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 734m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Writhlington
Regionally Important Geological Site	● 1272m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 314m - New Buildings field
Priority Habitats	● 343m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.4km - Derelict Yard, Bath Old Road
Local Greenspace	○ 600m - 700m - Frederick Close
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 141m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1422m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.5km - Ammerdown House
Conservation Area	● 1427m - Radstock (Somer Valley)
Registered Battlefield	● 12.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1391m - Church Of St Peter
Listed Building - Grade II*	● 1857m - Church Of All Saints
Listed Building - Grade II	● 219m - Church Of St John Baptist
National Landscape (formerly AONB)	● 3.3km - Cotswolds
Ancient Woodland	● 582m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1596m - Camerton Batch
Tree Preservation Orders	○ 322m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.7km
Mineral Search Area	● 6.7km - Stoke Hill Mine
Waterbodies	● 366m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 400m - 500m - Braysdown Lane
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 200m - 300m
Historic Landfill	● 438m - Old quarry adjoining Ashgrove Farm

WAL03 Nursery Building, Powlett Court



Criteria / Constraint	Score Answer
AQMA	● 71% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 197m
International Ecological Sites (SAC,SPA,Ramsar)	● 2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1597m - North Road Quarry, Bath
Regionally Important Geological Site	● 573m - Beacon Hill
Site of Nature Conservation Interest	● 116m - River Avon
Priority Habitats	● 132m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 16.30%
Brownfield Land Use	● 730m - Burlington Street
Local Greenspace	○ 100m - 200m - Henrietta Park
Closest Park	○ 400m - 500m - Sydney Gardens
Green Belt Land	○ 823m
Health Facility	○ 1200m - 1300m - Anytime Fitness
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Widcombe Infant
Distance to nearest Secondary School	○ 2.5km - 3km - Beechen Cliff School, Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 706m - The Eastgate, Bath
Registered Parks and Gardens	● 252m - Sydney Gardens
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 264m - 1 To 12, Sydney Place, And Attached Railings And Gates
Listed Building - Grade II*	● 141m - Cleveland Bridge And Four Former Toll Houses
Listed Building - Grade II	● 32m - 1-4, Rochfort Place
National Landscape (formerly AONB)	● 862m - Cotswolds
Ancient Woodland	● 1125m - Bathwick Wood
Noise Impact - Distance to major roads and railway lines	● 352m - Kensington Meadow
Tree Preservation Orders	○ 828m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3km
Mineral Search Area	● 3.2km - Upper Lawn Quarry
Waterbodies	● 118m
Train Station	○ 1400m - 1500m - Bath Spa
Bus Station	○ 0m - 50m - Henrietta Court
Cycle Station	○ 400m - 500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 3km - 4km
Historic Landfill	● 356m - Kensington Tip

TC01b Land to the West of the A37



Criteria / Constraint	Score Answer
AQMA	● 4m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1415m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1266m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 423m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 166m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 915m - The Wharf
Local Greenspace	○ 900m - 1000m - Long Lands, The Avenue
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 973m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.6km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.1km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1285m - Church Of St James
Listed Building - Grade II*	● 630m - Church Of St Augustine
Listed Building - Grade II	● 51m - Temple Inn
National Landscape (formerly AONB)	● 3km - Mendip Hills
Ancient Woodland	● 718m
Noise Impact - Distance to major roads and railway lines	● 1952m - Folly Farm
Tree Preservation Orders	○ 29m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.3km - Stoke Hill Mine
Waterbodies	● 159m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 0m - 50m - Temple Inn
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 786m - Disused Railway Cutting

TC03 Land west of Molly Close



Criteria / Constraint	Score Answer
AQMA	● 83m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1206m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1069m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1948m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 334m - Paul Wood
Priority Habitats	● 349m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 3.80%
Surface Water Flooding (1 in 100 Year)	● 7.20%
Surface Water Flooding (1 in 1000 Year)	● 15.30%
Brownfield Land Use	● 1264m - The Wharf
Local Greenspace	○ 2.5km - 3km - Land south of Lower Road
Closest Park	○ 15km - 20km - Brislington House, Newton Park
Green Belt Land	○ 1256m
Health Facility	○ 9km - 10km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 5km - 6km - Bishop Sutton Primary
Distance to nearest Secondary School	○ 9km - 10km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.8km - Ston Easton Park
Conservation Area	● 2.5km - Hinton Blewett (Rural)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 979m - Church Of St James
Listed Building - Grade II*	● 919m - Church Of St Augustine
Listed Building - Grade II	● 89m - The Patches
National Landscape (formerly AONB)	● 2.8km - Mendip Hills
Ancient Woodland	● 533m
Noise Impact - Distance to major roads and railway lines	● 1999m - Folly Farm
Tree Preservation Orders	○ 352m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.5km - Stoke Hill Mine
Waterbodies	● 223m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 1200m - 1300m - Cameley Surgery
Cycle Station	○ 6km - 7km - Avon Cycleway, National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 989m - Disused Railway Cutting

TC09 Former garden centre, Cholwell, A37



Criteria / Constraint	Score Answer
AQMA	● 148m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1795m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1136m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1706m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 558m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 86m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1%
Brownfield Land Use	● 886m - The Wharf
Local Greenspace	○ 600m - 700m - The Avenue
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 781m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Cameley C of E Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.5km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 14.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1337m - Church Of St James
Listed Building - Grade II*	● 460m - Church Of St Augustine
Listed Building - Grade II	● 60m - Prospect House
National Landscape (formerly AONB)	● 2.8km - Mendip Hills
Ancient Woodland	● 631m
Noise Impact - Distance to major roads and railway lines	● 1612m - Folly Farm
Tree Preservation Orders	○ 41m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.5km - Stoke Hill Mine
Waterbodies	● 83m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 100m - 200m - Cholwell Farm
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 769m - Land Adjoining Warwick Arms

TC04d Land off Brandown Close



Criteria / Constraint	Score Answer
AQMA	● 53m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 916m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1451m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2.3km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 230m - Cam Brook and adjacent land
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 2.70%
Brownfield Land Use	● 1152m - The Wharf
Local Greenspace	○ 1200m - 1300m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1213m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.6km - Ston Easton Park
Conservation Area	● 2.4km - Paulton (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1318m - Church Of St James
Listed Building - Grade II*	● 966m - Church Of St Augustine
Listed Building - Grade II	● 96m - The Refuge
National Landscape (formerly AONB)	● 3.2km - Mendip Hills
Ancient Woodland	● 920m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Folly Farm
Tree Preservation Orders	○ 149m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.9km - Stoke Hill Mine
Waterbodies	● 233m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Temple Inn
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 454m - Disused Railway Cutting

TC04c Land north-east of Greyfield View



Criteria / Constraint	Score Answer
AQMA	● 344m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1231m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1585m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2.2km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 99m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 105m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 768m - The Wharf
Local Greenspace	○ 700m - 800m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 866m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3km - Ston Easton Park
Conservation Area	● 2.6km - Paulton (Somer Valley)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1644m - Church Of St James
Listed Building - Grade II*	● 603m - Church Of St Augustine
Listed Building - Grade II	● 390m - Temple Inn
National Landscape (formerly AONB)	● 3.3km - Mendip Hills
Ancient Woodland	● 1043m
Noise Impact - Distance to major roads and railway lines	● 2km - Folly Farm
Tree Preservation Orders	○ 155m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Stoke Hill Mine
Waterbodies	● 151m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 100m - 200m - Tiledown Close
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 319m - Disused Railway Cutting

TC04b Recreation Ground, Meadway



Criteria / Constraint	Score Answer
AQMA	● 222m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1105m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1577m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2.4km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 366m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 38m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1063m - The Wharf
Local Greenspace	○ 1100m - 1200m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1147m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.8km - Ston Easton Park
Conservation Area	● 2.6km - Paulton (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1484m - Church Of St James
Listed Building - Grade II*	● 905m - Church Of St Augustine
Listed Building - Grade II	● 245m - Temple Cloud Court House
National Landscape (formerly AONB)	● 3.3km - Mendip Hills
Ancient Woodland	● 1035m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Folly Farm
Tree Preservation Orders	○ 90m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14km - Stoke Hill Mine
Waterbodies	● 430m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Tiledown Close
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 480m - Disused Railway Cutting

TC04e Land at Cloud Hill



Criteria / Constraint	Score Answer
AQMA	● 364m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 830m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1769m - Burlledge Sidelands and Meadows
Regionally Important Geological Site	● 2km - Rugbourne House
Site of Nature Conservation Interest	● 109m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 5m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 941m - The Wharf
Local Greenspace	○ 700m - 800m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 950m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Cameley C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 2.1km - Paulton (Somer Valley)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1667m - Church Of St James
Listed Building - Grade II*	● 923m - Church Of St Augustine
Listed Building - Grade II	● 95m - Cambrook House
National Landscape (formerly AONB)	● 3.5km - Mendip Hills
Ancient Woodland	● 1226m
Noise Impact - Distance to major roads and railway lines	● 2.4km - Folly Farm
Tree Preservation Orders	○ 235m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.5km - Stoke Hill Mine
Waterbodies	● 213m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 400m - 500m - Tiledown Close
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 142m - Disused Railway Cutting

TC01c Land to the West of the A37



Criteria / Constraint	Score Answer
AQMA	● 5m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1558m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1185m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1810m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 449m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 132m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 889m - The Wharf
Local Greenspace	○ 600m - 700m - The Avenue
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 838m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.2km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1322m - Church Of St James
Listed Building - Grade II*	● 502m - Church Of St Augustine
Listed Building - Grade II	● 28m - Prospect House
National Landscape (formerly AONB)	● 2.9km - Mendip Hills
Ancient Woodland	● 658m
Noise Impact - Distance to major roads and railway lines	● 1722m - Folly Farm
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.3km - Stoke Hill Mine
Waterbodies	● 56m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 100m - 200m - Tiledown Close
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 851m - Disused Railway Cutting

TWT01 Twerton Football Club



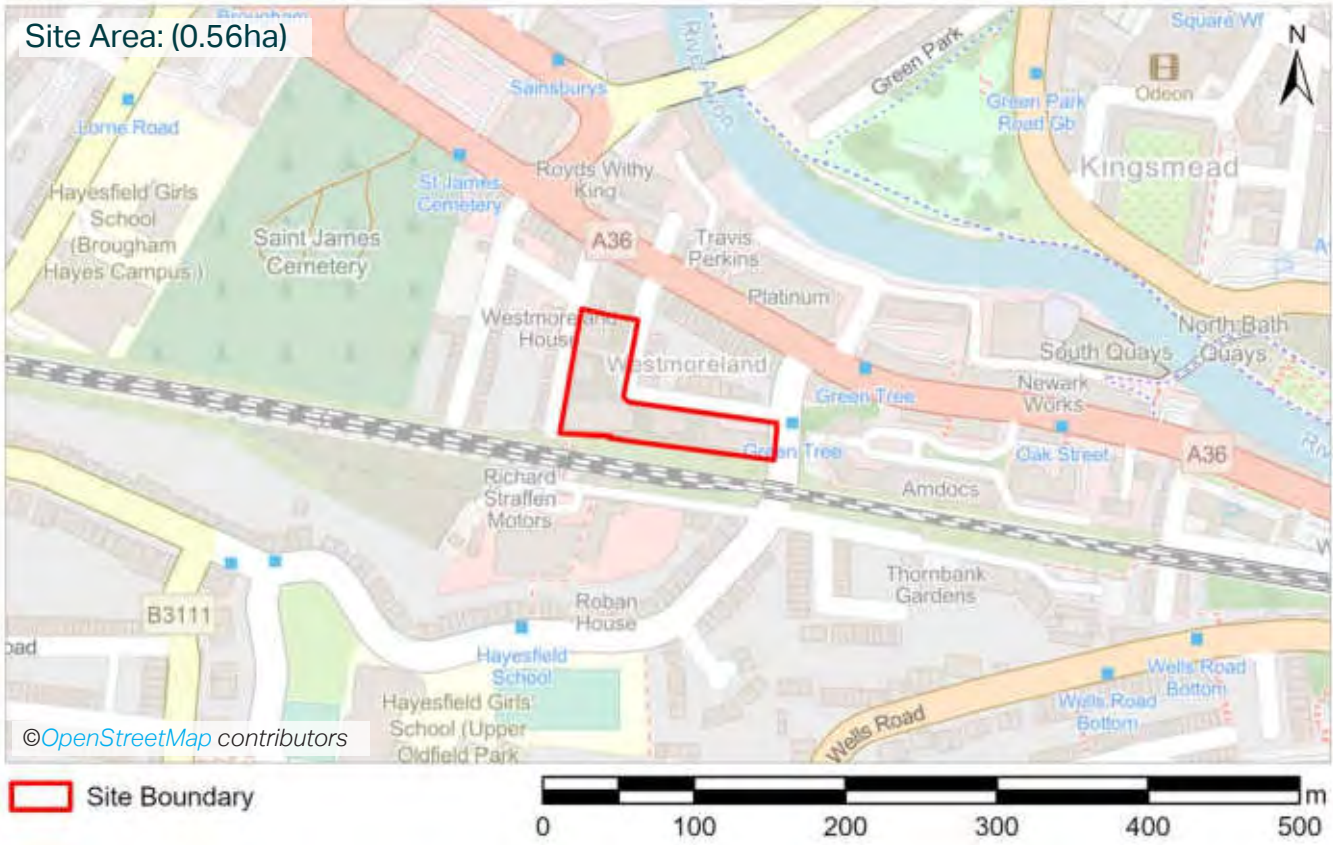
Criteria / Constraint	Score Answer
AQMA	● 344m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 142m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1422m - Newton St. Loe
Regionally Important Geological Site	● 893m - Pennyquick Bridge
Site of Nature Conservation Interest	● 75m - Twerton Farm
Priority Habitats	● 75m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.30%
Brownfield Land Use	● 36% Overlap - Twerton Park (part)
Local Greenspace	○ 0m - 50m - Innox Park
Closest Park	○ 1800m - 1900m - Royal Victoria Park
Green Belt Land	○ 434m
Health Facility	○ 1200m - 1300m - PureGym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St Michael's Junior Church School, Twerton Infant
Distance to nearest Secondary School	○ 1900m - 2000m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1528m - Culverhay Castle
Registered Parks and Gardens	● 1322m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1069m - Lodge Of Partis College
Listed Building - Grade II*	● 206m - Church Of St Michael And All Angels
Listed Building - Grade II	● 56m - Rose Cottage
National Landscape (formerly AONB)	● 1135m - Cotswolds
Ancient Woodland	● 1385m
Noise Impact - Distance to major roads and railway lines	● 287m - Carrs Wood
Tree Preservation Orders	○ 341m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.2km
Mineral Search Area	● 4.3km - Upper Lawn Quarry
Waterbodies	● 190m
Train Station	○ 1200m - 1300m - Oldfield Park
Bus Station	○ 100m - 200m - Twerton Parade, Shophouse Road
Cycle Station	○ 600m - 700m - Bath Two Tunnels Route
Public Right of Way	○ 1200m - 1300m
Historic Landfill	● 471m - Victoria Brick and Tile Works

WID04 Westmoreland House



Criteria / Constraint	Score Answer
AQMA	● 32m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 65m
International Ecological Sites (SAC,SPA,Ramsar)	● 2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2km - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1615m - Beacon Hill
Site of Nature Conservation Interest	● 130m - River Avon
Priority Habitats	● 517m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 176m - 44 Lower Bristol Road
Local Greenspace	○ 600m - 700m - Shaftesbury Road
Closest Park	○ 800m - 900m - Royal Victoria Park
Green Belt Land	○ 1175m
Health Facility	○ 400m - 500m - Tonic
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St John's Catholic Primary
Distance to nearest Secondary School	○ 500m - 600m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 602m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 628m - Royal Victoria Park
Conservation Area	● 141m - Bath (Bath)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 562m - Rosewell House
Listed Building - Grade II*	● 350m - 8-18, Norfolk Crescent
Listed Building - Grade II	● 119m - No. 87 Cemetery Lodge And Gateway To Widcombe, Lyncombe And St James'S Cemetery
National Landscape (formerly AONB)	● 1200m - Cotswolds
Ancient Woodland	● 1937m
Noise Impact - Distance to major roads and railway lines	● 1906m - Carrs Wood
Tree Preservation Orders	○ 698m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 2.9km - Upper Lawn Quarry
Waterbodies	● 141m
Train Station	○ 1100m - 1200m - Oldfield Park
Bus Station	○ 100m - 200m - Cheltenham Street, Hayesfield School
Cycle Station	○ 100m - 200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 2.5km - 3km
Historic Landfill	● 179m - Green Park

WID05 Land south & west of Cheltenham Street



Criteria / Constraint	Score Answer
AQMA	● 24m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 16m
International Ecological Sites (SAC,SPA,Ramsar)	● 1951m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1951m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1610m - Beacon Hill
Site of Nature Conservation Interest	● 105m - River Avon
Priority Habitats	● 373m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 32m - 44 Lower Bristol Road
Local Greenspace	○ 700m - 800m - Bloomfield Road Allotments, Shaftesbury Road
Closest Park	○ 1900m - 2000m - Parade Gardens
Green Belt Land	○ 1055m
Health Facility	○ 500m - 600m - Dragonfly Leisure, Hayesfield
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St John's Catholic Primary
Distance to nearest Secondary School	○ 500m - 600m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 522m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 636m - Royal Victoria Park
Conservation Area	● 33m - Bath (Bath)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 490m - Rosewell House
Listed Building - Grade II*	● 364m - 8-18, Norfolk Crescent
Listed Building - Grade II	● 154m - No. 87 Cemetery Lodge And Gateway To Widcombe, Lyncombe And St James'S Cemetery
National Landscape (formerly AONB)	● 1079m - Cotswolds
Ancient Woodland	● 1786m
Noise Impact - Distance to major roads and railway lines	● 1909m - Kensington Meadow
Tree Preservation Orders	○ 552m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 2.8km - Upper Lawn Quarry
Waterbodies	● 118m
Train Station	○ 1100m - 1200m - Oldfield Park
Bus Station	○ 0m - 50m - Cheltenham Street
Cycle Station	○ 800m - 900m - Bath Two Tunnels Route
Public Right of Way	○ 2.5km - 3km
Historic Landfill	● 151m - Green Park

WID01 Regency Laundry, St Peters Terrace



Criteria / Constraint	Score Answer
AQMA	● 5% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 174m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1637m - Beacon Hill
Site of Nature Conservation Interest	● 287m - River Avon
Priority Habitats	● 509m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 10%
Surface Water Flooding (1 in 100 Year)	● 18.40%
Surface Water Flooding (1 in 1000 Year)	● 42.40%
Brownfield Land Use	● 36m - Bath Press
Local Greenspace	○ 500m - 600m - Shaftesbury Road, Lower Common Allotments
Closest Park	○ 600m - 700m - Royal Victoria Park
Green Belt Land	○ 1348m
Health Facility	○ 600m - 700m - Phase One Health and Fitness Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Oldfield Park Infant
Distance to nearest Secondary School	○ 700m - 800m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 908m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 509m - Royal Victoria Park
Conservation Area	● 201m - Bath (Bath)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 847m - Nos. 14 And 15 And Attached Railings
Listed Building - Grade II*	● 315m - Victoria Bridge
Listed Building - Grade II	● 26m - Nos. 30, 31 And 32
National Landscape (formerly AONB)	● 1410m - Cotswolds
Ancient Woodland	● 2.2km
Noise Impact - Distance to major roads and railway lines	● 1462m - Carrs Wood
Tree Preservation Orders	○ 545m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.2km
Mineral Search Area	● 3.4km - Upper Lawn Quarry
Waterbodies	● 5% Overlap
Train Station	○ 600m - 700m - Oldfield Park
Bus Station	○ 100m - 200m - Brougham Hayes
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1900m - 2000m
Historic Landfill	● 359m - Norfolk Crescent

WES03 Warehouses, Bellotts Road



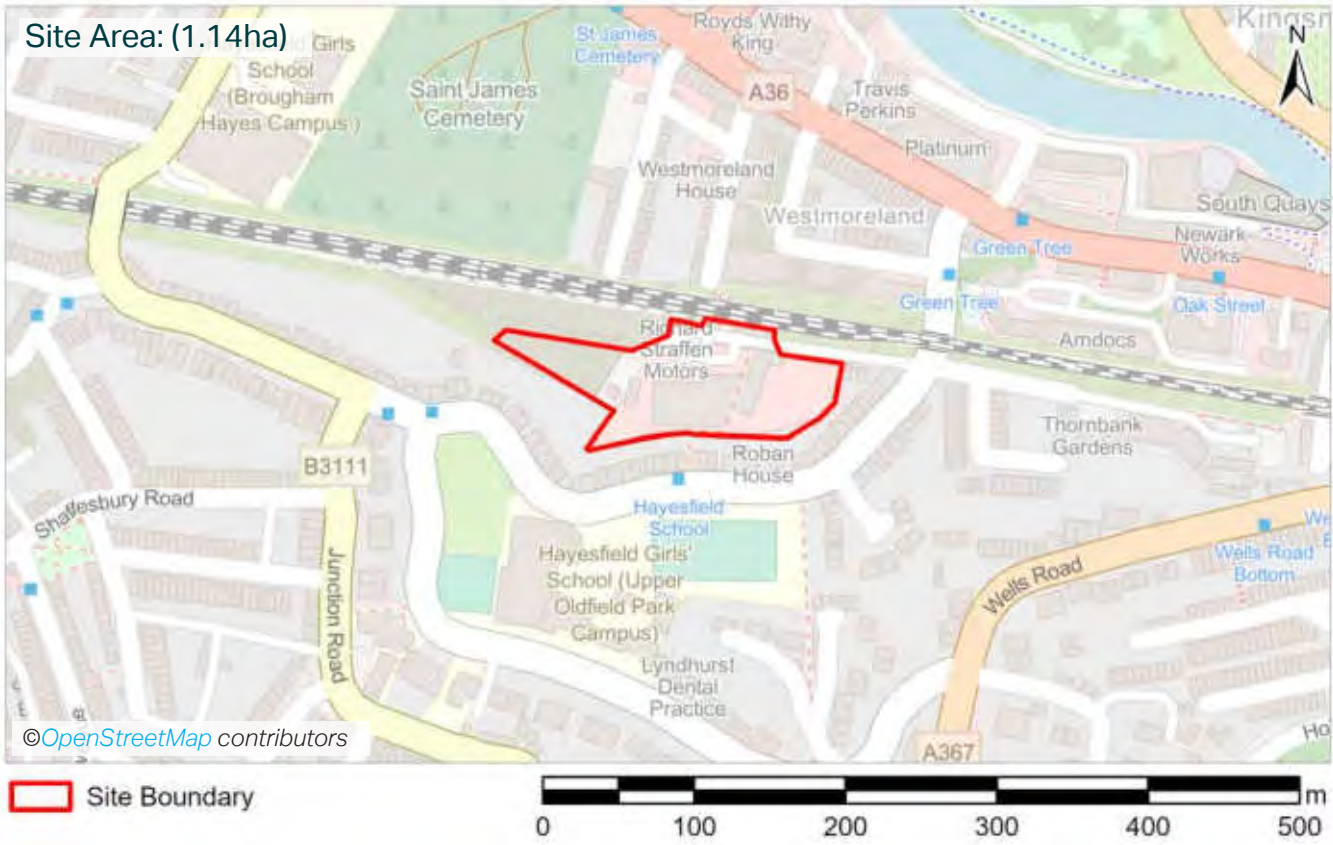
Criteria / Constraint	Score Answer
AQMA	● 49m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 12m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Newton St. Loe
Regionally Important Geological Site	● 1824m - Pennyquick Bridge
Site of Nature Conservation Interest	● 49m - Linear Park
Priority Habitats	● 417m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 17.10%
Surface Water Flooding (1 in 100 Year)	● 39.50%
Surface Water Flooding (1 in 1000 Year)	● 76.20%
Brownfield Land Use	● 11m - Bath Press
Local Greenspace	○ 200m - 300m - Dorset Close Play Area
Closest Park	○ 800m - 900m - Royal Victoria Park
Green Belt Land	○ 1224m
Health Facility	○ 200m - 300m - PureGym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Oldfield Park Infant
Distance to nearest Secondary School	○ 800m - 900m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1291m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 580m - Royal Victoria Park
Conservation Area	● 171m - Bath (Bath)
Registered Battlefield	● 5.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1164m - Nos. 1-30, Royal Crescent
Listed Building - Grade II*	● 633m - Victoria Bridge
Listed Building - Grade II	● 83m - Brook Road Bridge
National Landscape (formerly AONB)	● 1478m - Cotswolds
Ancient Woodland	● 1898m
Noise Impact - Distance to major roads and railway lines	● 1091m - Carrs Wood
Tree Preservation Orders	○ 182m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.5km
Mineral Search Area	● 3.6km - Upper Lawn Quarry
Waterbodies	● 169m
Train Station	○ 100m - 200m - Oldfield Park
Bus Station	○ 100m - 200m - Oldfield Park Rail Station, Bellotts Road, West Avenue
Cycle Station	○ 400m - 500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line, Bath Two Tunnels Route
Public Right of Way	○ 2km - 2.5km
Historic Landfill	● 214m - Victoria Brick and Tile Works

WES13 Linear Way/Dartmouth Avenue



Criteria / Constraint	Score Answer
AQMA	● 454m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 312m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Newton St. Loe
Regionally Important Geological Site	● 1660m - Pennyquick Bridge
Site of Nature Conservation Interest	● <1% Overlap - Field by Redland Park
Priority Habitats	● 166m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 1.10%
Surface Water Flooding (1 in 1000 Year)	● 10.20%
Brownfield Land Use	● 143m - Unit 2 Lymore Gardens
Local Greenspace	○ 0m - 50m - Brickfields
Closest Park	○ 1400m - 1500m - Royal Victoria Park
Green Belt Land	○ 1216m
Health Facility	○ 600m - 700m - Crossfit Bath
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Oldfield Park Junior
Distance to nearest Secondary School	○ 1000m - 1100m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1582m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 1126m - Royal Victoria Park
Conservation Area	● 461m - Bath (Bath)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1545m - Rosewell House
Listed Building - Grade II*	● 673m - Church Of Our Lady And St Alphege, With Attached Presbytery
Listed Building - Grade II	● 277m - Church Of The Ascension
National Landscape (formerly AONB)	● 1687m - Cotswolds
Ancient Woodland	● 1493m
Noise Impact - Distance to major roads and railway lines	● 1026m - Twerton Roundhill
Tree Preservation Orders	○ 495m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.5km
Mineral Search Area	● 3.6km - Upper Lawn Quarry
Waterbodies	● 492m
Train Station	○ 800m - 900m - Oldfield Park
Bus Station	○ 0m - 50m - Victoria Close
Cycle Station	○ 0m - 50m - Bath Two Tunnels Route
Public Right of Way	○ 1800m - 1900m
Historic Landfill	● 95% Overlap - Victoria Brick and Tile Works

WID15 Warehouse / Depot, Westmoreland Station Road



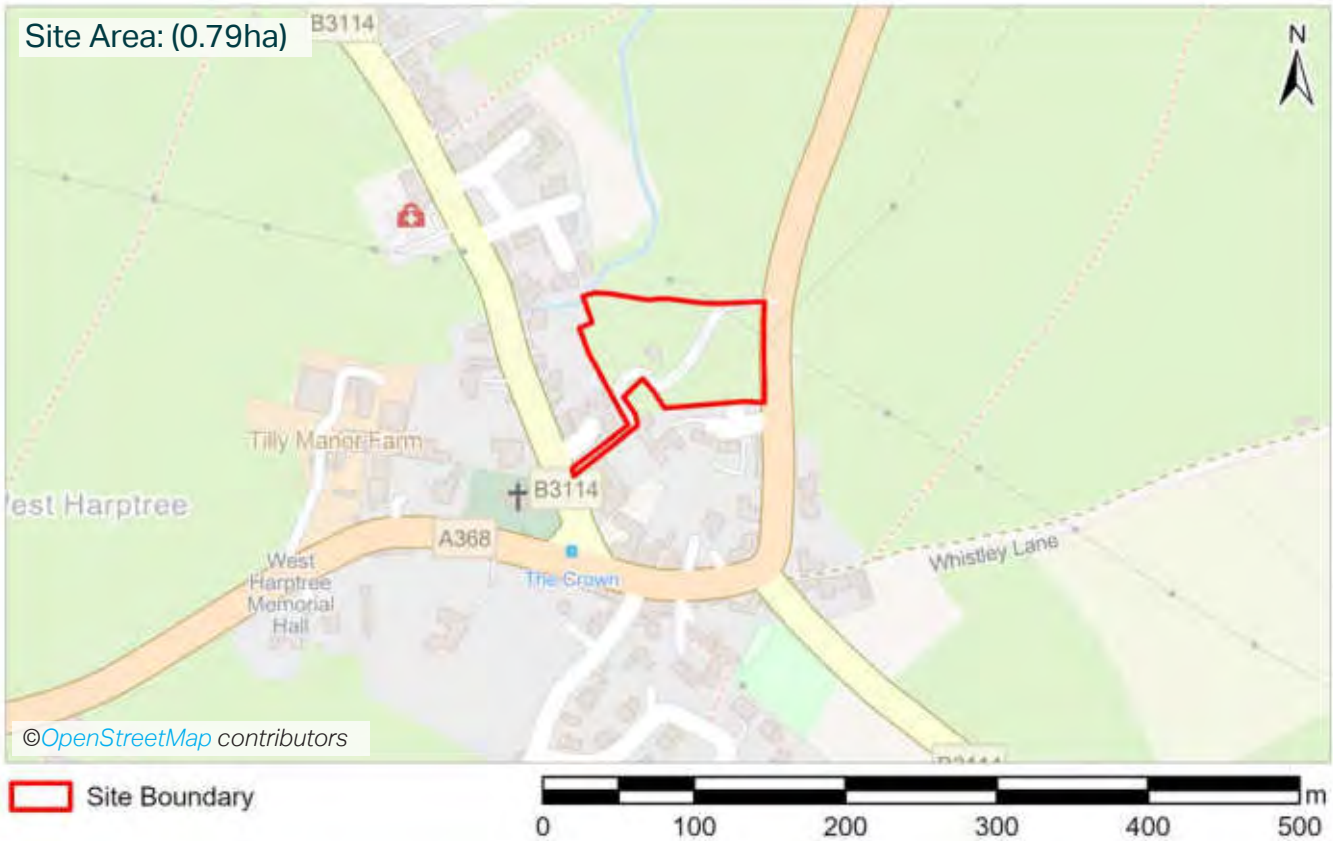
Criteria / Constraint	Score Answer
AQMA	● 120m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 5m
International Ecological Sites (SAC,SPA,Ramsar)	● 1888m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1888m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1710m - Beacon Hill
Site of Nature Conservation Interest	● 191m - River Avon
Priority Habitats	● 372m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.90%
Surface Water Flooding (1 in 100 Year)	● 6.80%
Surface Water Flooding (1 in 1000 Year)	● 21%
Brownfield Land Use	● 113m - 44 Lower Bristol Road
Local Greenspace	○ 500m - 600m - Shaftesbury Road
Closest Park	○ 1900m - 2000m - Parade Gardens
Green Belt Land	○ 1020m
Health Facility	○ 400m - 500m - Dragonfly Leisure, Hayesfield
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St John's Catholic Primary
Distance to nearest Secondary School	○ 400m - 500m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 601m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 742m - Royal Victoria Park
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 5.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 574m - Rosewell House
Listed Building - Grade II*	● 470m - 8-18, Norfolk Crescent
Listed Building - Grade II	● 151m - Nos 72-84 (Even) Wells Road With Front Boundary Wall And Gateway
National Landscape (formerly AONB)	● 1044m - Cotswolds
Ancient Woodland	● 1837m
Noise Impact - Distance to major roads and railway lines	● 1808m - Carrs Wood
Tree Preservation Orders	○ 554m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.7km
Mineral Search Area	● 2.8km - Upper Lawn Quarry
Waterbodies	● 199m
Train Station	○ 1000m - 1100m - Oldfield Park
Bus Station	○ 0m - 50m - Hayesfield School
Cycle Station	○ 800m - 900m - Bath Two Tunnels Route
Public Right of Way	○ 2.5km - 3km
Historic Landfill	● 236m - Green Park

WF01 East of Westfield Industrial Estate



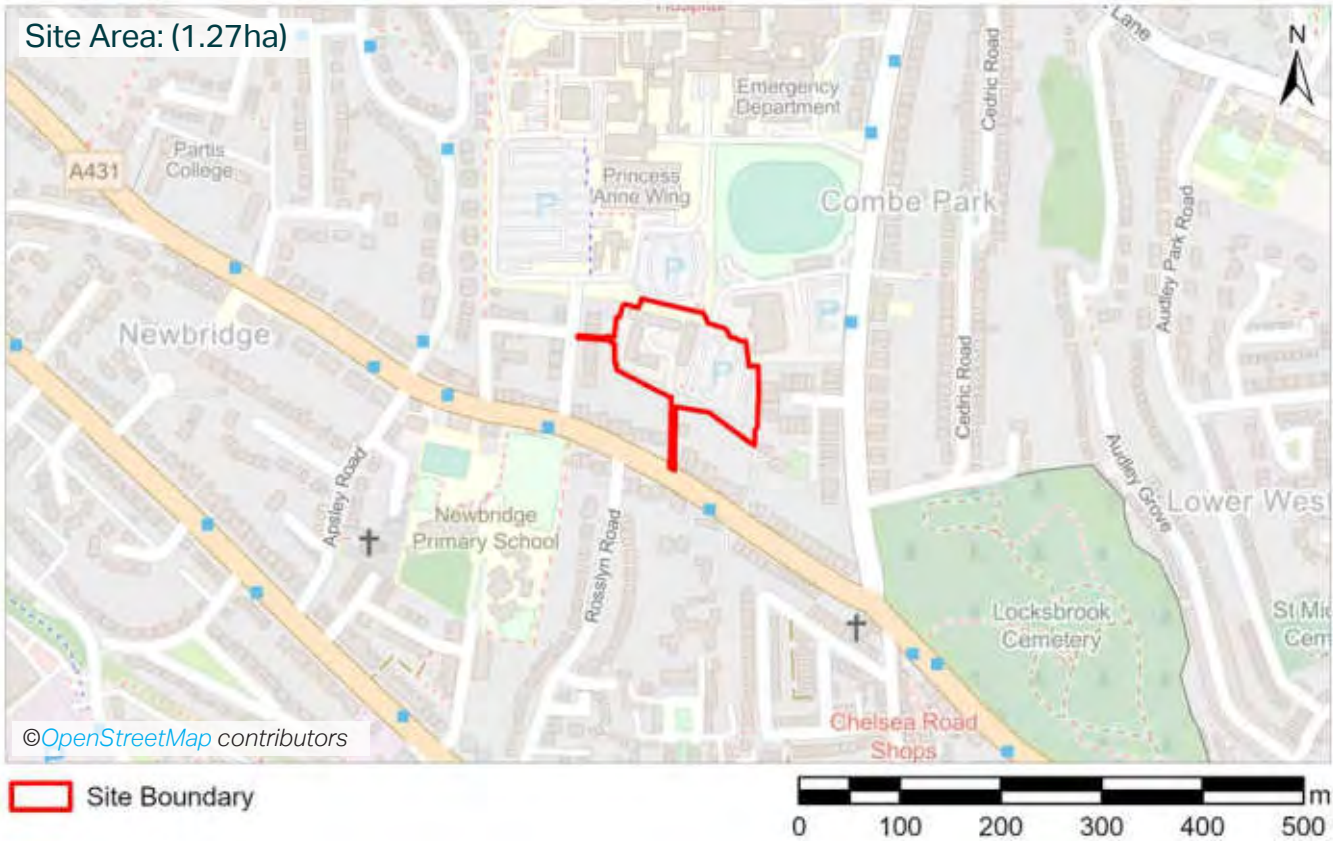
Criteria / Constraint	Score Answer
AQMA	● 5.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 497m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1442m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 424m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 58m - Waterside and West Hill Gardens
Priority Habitats	● 267m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 4%
Surface Water Flooding (1 in 100 Year)	● 6.60%
Surface Water Flooding (1 in 1000 Year)	● 15.40%
Brownfield Land Use	● 455m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 800m - 900m - Charlton Park, Westfield Playing Field
Closest Park	○ 10km - 15km - Newton Park, Prior Park
Green Belt Land	○ 4.3km
Health Facility	○ 1100m - 1200m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Westfield Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.4km - Babington House
Conservation Area	● 1009m - Radstock (Somer Valley)
Registered Battlefield	● 17km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1842m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1481m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 630m - L-Shaped Barn/Outbuilding To South Of Barton Meade House
National Landscape (formerly AONB)	● 7.2km - Cotswolds
Ancient Woodland	● 813m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1248m - Silver Street
Tree Preservation Orders	○ 1094m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1063m
Mineral Search Area	● 10.9km - Stoke Hill Mine
Waterbodies	● 217m
Train Station	○ 1300m - 1400m - Midsomer Norton South
Bus Station	○ 600m - 700m - Charlton Park
Cycle Station	○ 1300m - 1400m - The Five Arches Route
Public Right of Way	○ 200m - 300m
Historic Landfill	● 40% Overlap - Waterside Tip

WH03 Land north of Parsonage Farm, Bristol Rd



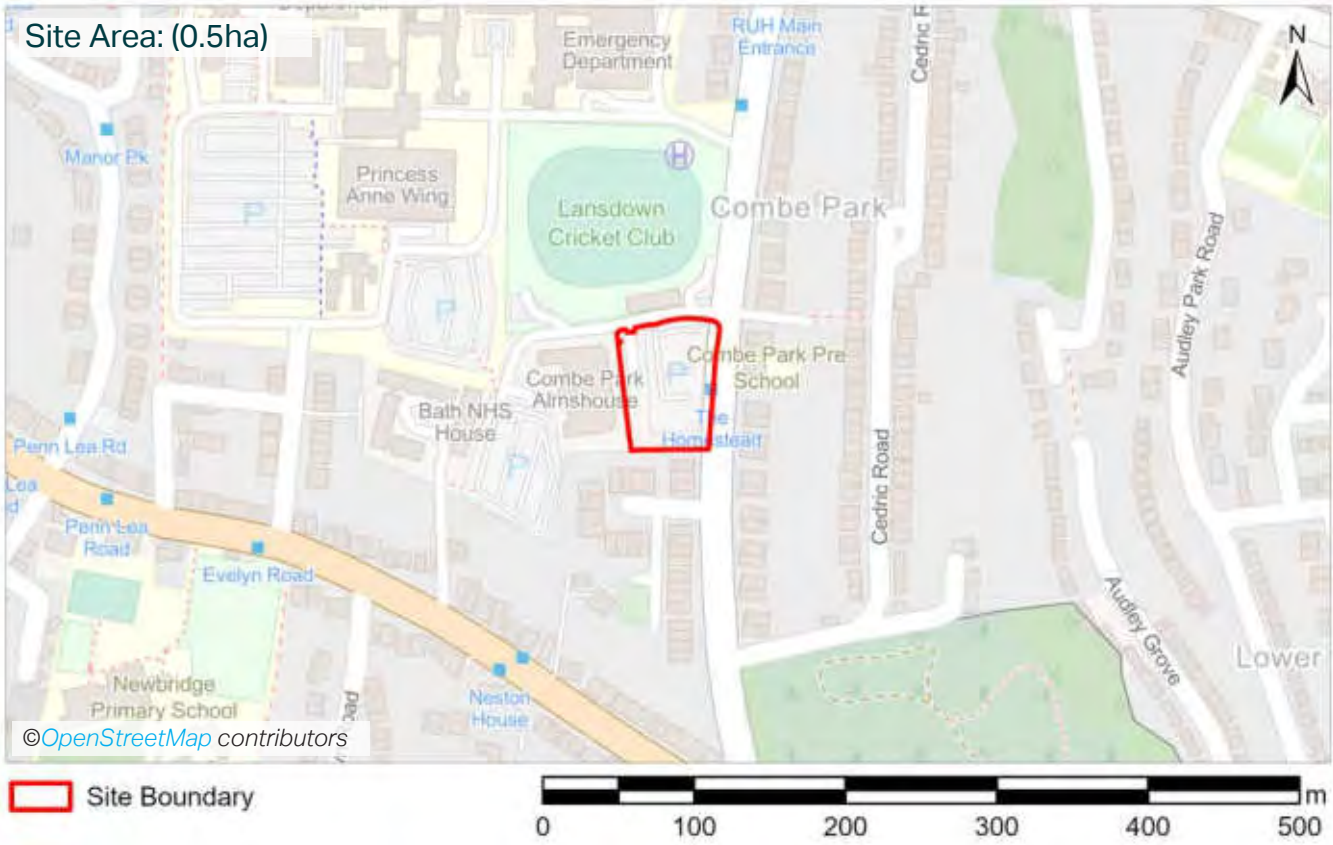
Criteria / Constraint	Score Answer
AQMA	● 6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 8m
International Ecological Sites (SAC,SPA,Ramsar)	● 1131m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 649m - Harptree Combe
Regionally Important Geological Site	● 1103m - Richmond Castle, Old Mines, Wansdyke
Site of Nature Conservation Interest	● 649m - Harptree Combe SSSI and adjacent fields
Priority Habitats	● 72m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 3.20%
Surface Water Flooding (1 in 1000 Year)	● 13.60%
Brownfield Land Use	● 1264m - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 100m - 200m - Recreation Ground
Closest Park	○ 15km - 20km - Brislington House, Newton Park
Green Belt Land	○ 148m
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - East Harptree C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1022m - Richmond Castle
Registered Parks and Gardens	● 6.5km - Ston Easton Park
Conservation Area	● 3% Overlap - West Harptree (Rural)
Registered Battlefield	● 20.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1568m - Church Of St Michael And All Angels
Listed Building - Grade II*	● 38m - Church Of St Mary
Listed Building - Grade II	● 21m - Parsonage Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 649m - Harptree Combe Sssi
Noise Impact - Distance to major roads and railway lines	● 5.2km - Folly Farm
Tree Preservation Orders	○ 906m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 20.5km - Stoke Hill Mine
Waterbodies	● 39m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 50m - 100m - The Crown
Cycle Station	○ 50m - 100m - National Cycle Route 3 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 2.1km - Butts Quarry

NEW05 NHS House, Combe Park



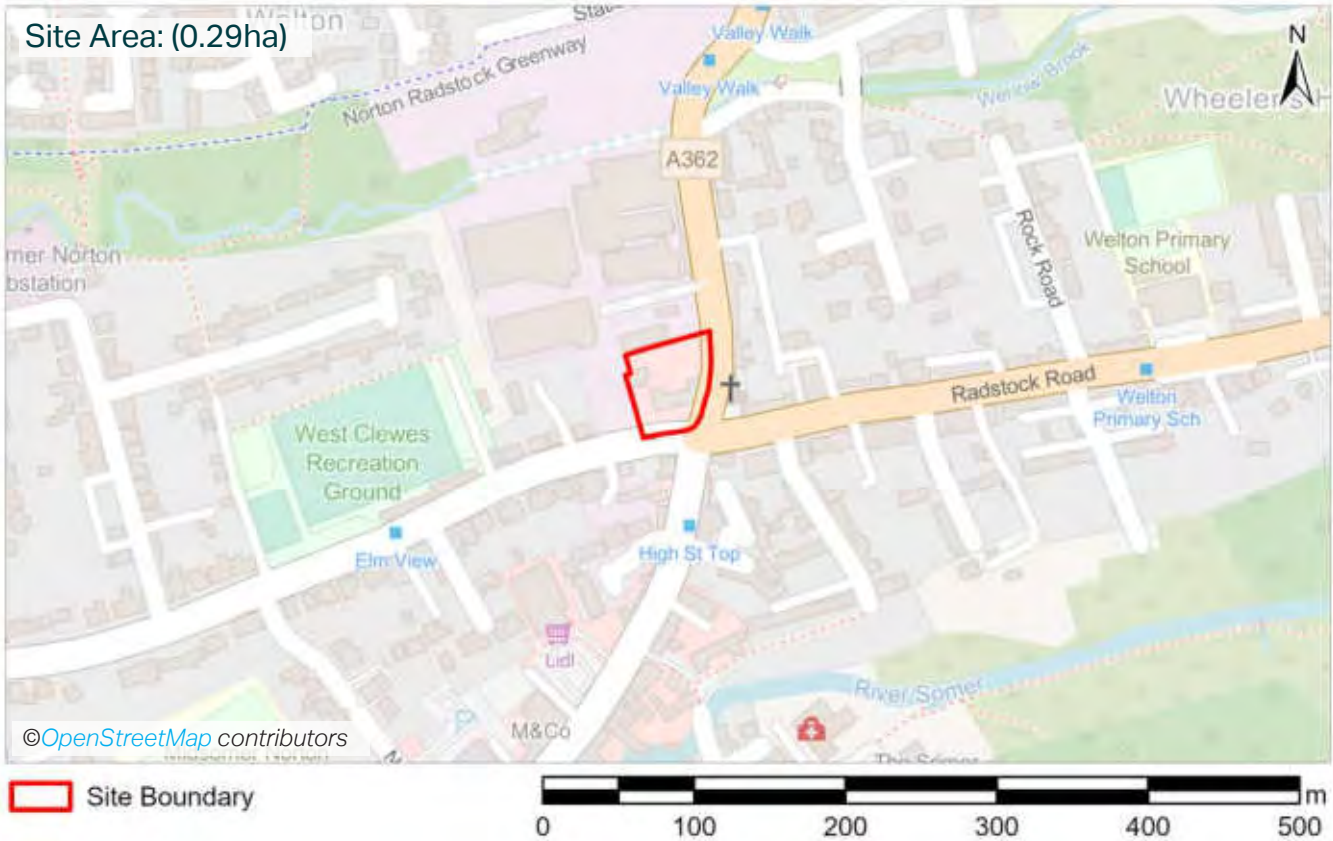
Criteria / Constraint	Score Answer
AQMA	● 326m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1191m - Newton St. Loe
Regionally Important Geological Site	● 1530m - Pennyquick Bridge
Site of Nature Conservation Interest	● 131m - Locksbrook Cemetery
Priority Habitats	● 284m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 4.20%
Surface Water Flooding (1 in 100 Year)	● 5.50%
Surface Water Flooding (1 in 1000 Year)	● 13.70%
Brownfield Land Use	● 371m - Hartwells Garage
Local Greenspace	○ 1000m - 1100m - Avon Park Allotments, King George's Allotments
Closest Park	○ 1100m - 1200m - Royal Victoria Park
Green Belt Land	○ 634m
Health Facility	○ 600m - 700m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Newbridge Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2km - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 847m - Royal Victoria Park
Conservation Area	● 2% Overlap - Bath (Bath)
Registered Battlefield	● 4.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 329m - Lodge Of Partis College
Listed Building - Grade II*	● 587m - Manor House
Listed Building - Grade II	● 25m - 69 And 71, Newbridge Hill
National Landscape (formerly AONB)	● 633m - Cotswolds
Ancient Woodland	● 2.4km
Noise Impact - Distance to major roads and railway lines	● 737m - Carrs Wood
Tree Preservation Orders	○ 777m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.5km
Mineral Search Area	● 4.6km - Upper Lawn Quarry
Waterbodies	● 191m
Train Station	○ 1400m - 1500m - Oldfield Park
Bus Station	○ 0m - 50m - Newbridge Court
Cycle Station	○ 700m - 800m - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1100m - 1200m
Historic Landfill	● 608m - Brassmill Lane

NEW06 Car Park Adjacent to Combe Park



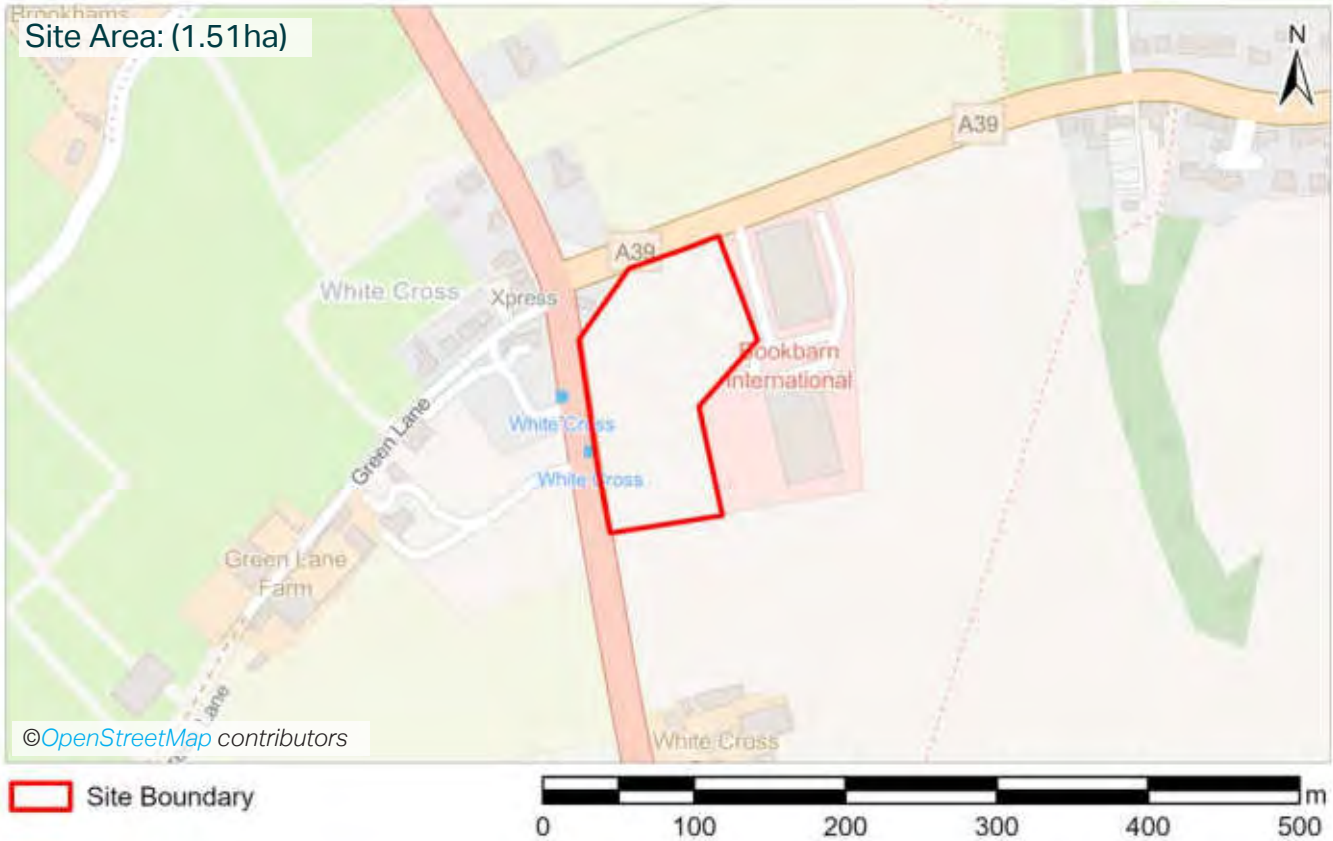
Criteria / Constraint	Score Answer
AQMA	● 427m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 161m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1394m - Newton St. Loe
Regionally Important Geological Site	● 1693m - Pennyquick Bridge
Site of Nature Conservation Interest	● 146m - Locksbrook Cemetery
Priority Habitats	● 218m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 500m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 1000m - 1100m - The Archery Field, King George's Allotments
Closest Park	○ 1100m - 1200m - Royal Victoria Park
Green Belt Land	○ 723m
Health Facility	○ 600m - 700m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Newbridge Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1964m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 757m - Royal Victoria Park
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 4.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 527m - Lodge Of Partis College
Listed Building - Grade II*	● 552m - Manor House
Listed Building - Grade II	● 178m - 69 And 71, Newbridge Hill
National Landscape (formerly AONB)	● 717m - Cotswolds
Ancient Woodland	● 2.5km
Noise Impact - Distance to major roads and railway lines	● 898m - Carrs Wood
Tree Preservation Orders	○ 812m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.5km
Mineral Search Area	● 4.6km - Upper Lawn Quarry
Waterbodies	● 190m
Train Station	○ 1500m - 1600m - Oldfield Park
Bus Station	○ 0m - 50m - St John's
Cycle Station	○ 700m - 800m - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1200m - 1300m
Historic Landfill	● 775m - Brassmill Lane

MSN40 Land at Midsomer Norton Social Club



Criteria / Constraint	Score Answer
AQMA	● 3.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● No Overlap
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1148m - Bowlditch Quarry
Regionally Important Geological Site	● 1296m - Old Mills Tip
Site of Nature Conservation Interest	● 340m - Wellow Brook
Priority Habitats	● 194m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 597m - Farthing & Short, The Island
Local Greenspace	○ 100m - 200m - Welton Green
Closest Park	○ 10km - 15km - Abbey Cemetery, Parade Gardens, Widcombe Manor, Newton Park, Royal Victoria Park, Crowe Hall, Prior Park
Green Belt Land	○ 3.8km
Health Facility	○ 400m - 500m - High Energy Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Welton Primary, Midsomer Norton Primary
Distance to nearest Secondary School	○ 800m - 900m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.6km - Ston Easton Park
Conservation Area	● 74% Overlap - Midsomer Norton (Somer Valley)
Registered Battlefield	● 15.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Church Of St Peter
Listed Building - Grade II*	● 450m - Welton Manor House
Listed Building - Grade II	● 138m - Crown Inn
National Landscape (formerly AONB)	● 6.7km - Mendip Hills
Ancient Woodland	● 1646m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 950m - Silver Street
Tree Preservation Orders	○ 454m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11km - Stoke Hill Mine
Waterbodies	● 132m
Train Station	○ 1100m - 1200m - Midsomer Norton South
Bus Station	○ 50m - 100m - High Street - Top
Cycle Station	○ 200m - 300m - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 194m - Land South of Long Barnaby

HAL05 Land surrounding Hallatrow Business Park



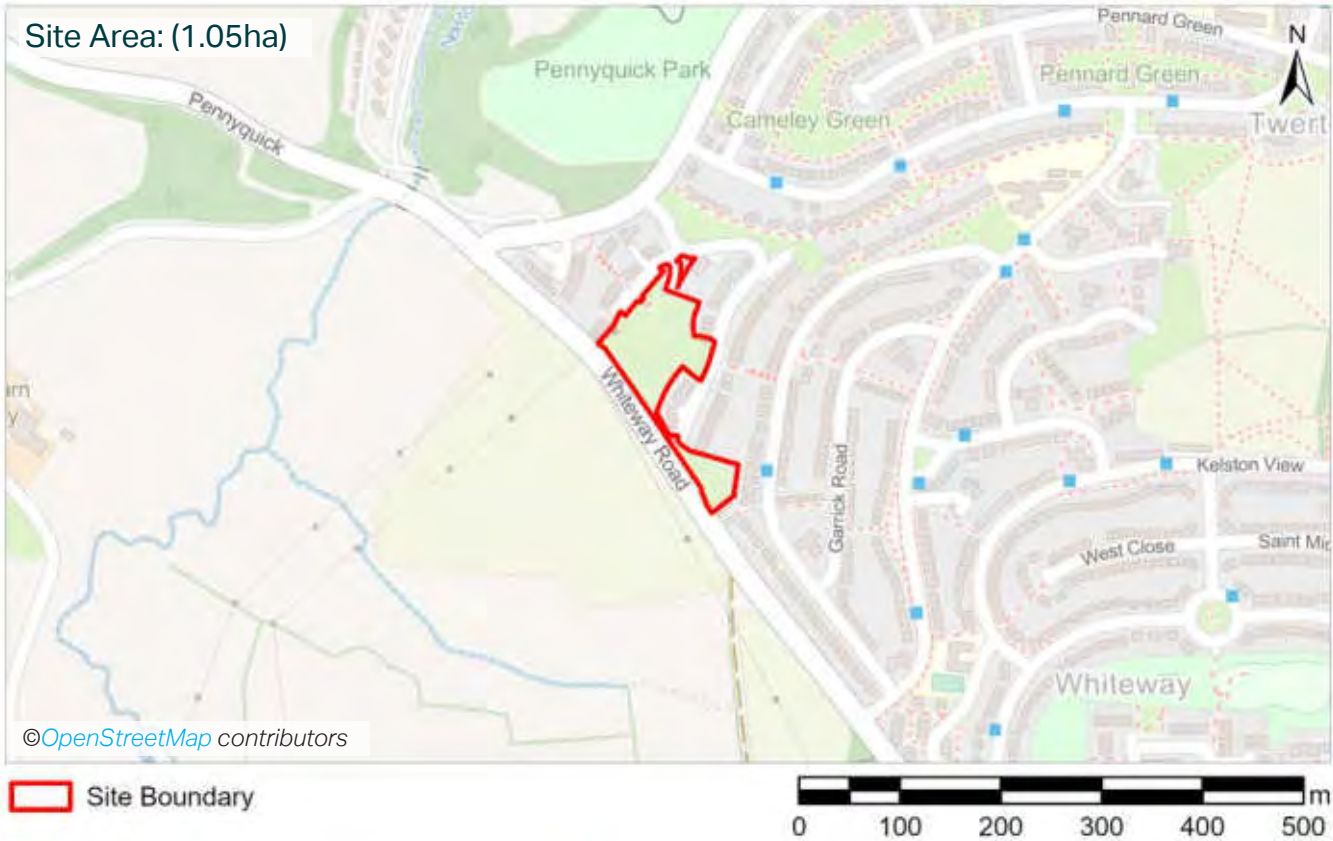
Criteria / Constraint	Score Answer
AQMA	● 829m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 8m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1693m - Long Dole Wood and Meadows
Regionally Important Geological Site	● 1397m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 528m - Cam Brook and adjacent land
Priority Habitats	● 16m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 4.80%
Surface Water Flooding (1 in 100 Year)	● 4.90%
Surface Water Flooding (1 in 1000 Year)	● 5.80%
Brownfield Land Use	● 2.2km - The Wharf
Local Greenspace	○ 800m - 900m - The Triangle
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1986m
Health Facility	○ 2.5km - 3km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1900m - 2000m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1582m - Ston Easton Park
Conservation Area	● 1761m - Paulton (Somer Valley)
Registered Battlefield	● 15.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - Church Of St James
Listed Building - Grade II*	● 1115m - The Old Parsonage
Listed Building - Grade II	● 362m - Meadow Lea And Garden Railings
National Landscape (formerly AONB)	● 3.3km - Mendip Hills
Ancient Woodland	● 1400m - Easton Wood
Noise Impact - Distance to major roads and railway lines	● 3.5km - Folly Farm
Tree Preservation Orders	○ 1059m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Stoke Hill Mine
Waterbodies	● 269m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - White Cross
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 236m - Land Adjoining Station House

LYN05 Entry Hill Depot, Entry Hill, Odd Down, Bath



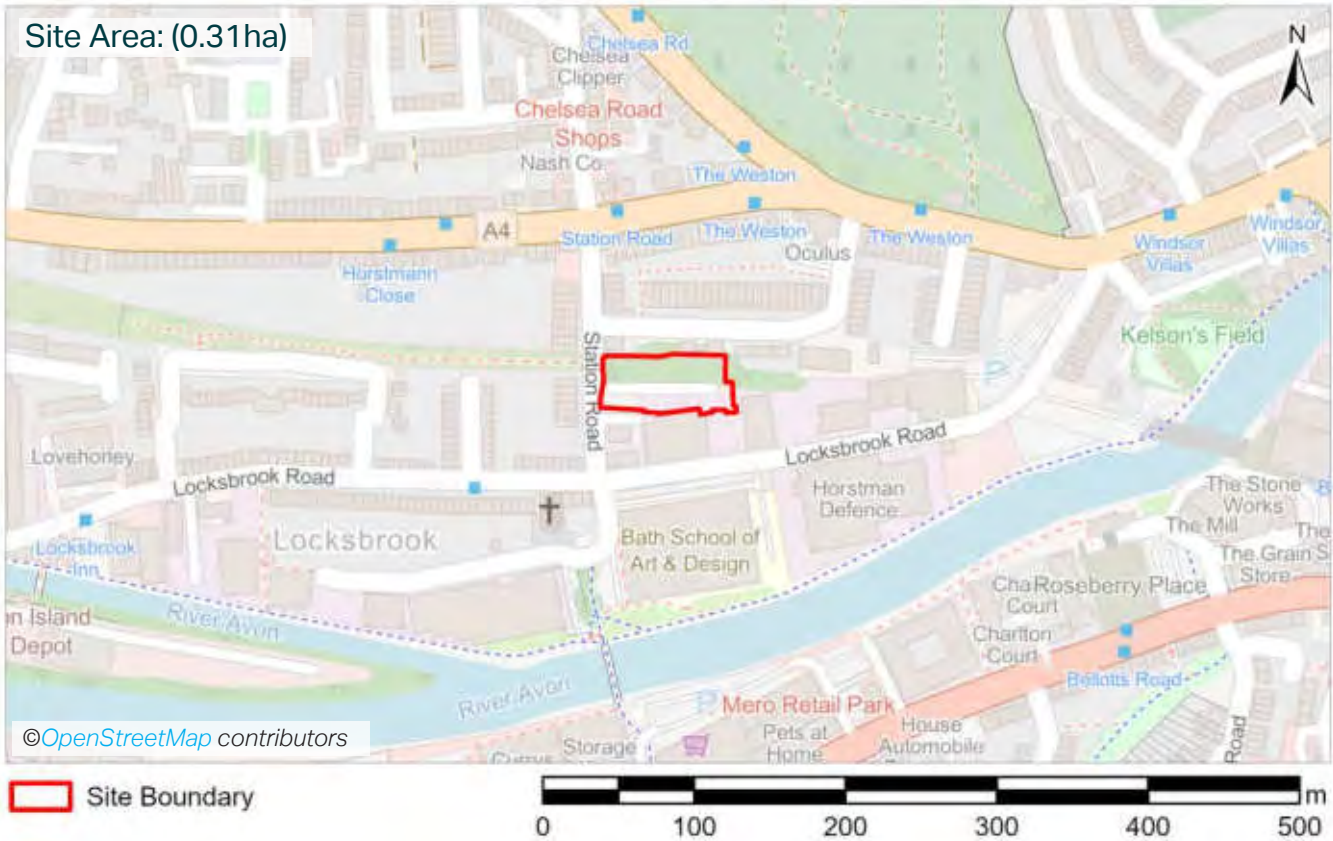
Criteria / Constraint	Score Answer
AQMA	● 1601m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 247m
International Ecological Sites (SAC,SPA,Ramsar)	● 37m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 37m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 9m - Springfield Quarry
Site of Nature Conservation Interest	● 35m - Springfield Quarry
Priority Habitats	● 61% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.70%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 6%
Brownfield Land Use	● 840m - 478 Wellsway, Bath
Local Greenspace	○ 200m - 300m - Foxhill Allotments, Springfield Quarry
Closest Park	○ 1600m - 1700m - Prior Park
Green Belt Land	○ 367m
Health Facility	○ 1400m - 1500m - Space Health and Fitness
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Mulberry Park Educate Together Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 525m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1366m - Prior Park
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 7.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1432m - Church Of St Paul, With West Wing
Listed Building - Grade II*	● 812m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 24m - 64-72, Entry Hill
National Landscape (formerly AONB)	● 365m - Cotswolds
Ancient Woodland	● 1118m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Twerton Roundhill
Tree Preservation Orders	○ 417m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1713m
Mineral Search Area	● 1730m - Upper Lawn Quarry
Waterbodies	● 497m
Train Station	○ 2km - 2.5km - Bath Spa
Bus Station	○ 300m - 400m - Entry Hill, Bradford Road
Cycle Station	○ 800m - 900m - Bath Two Tunnels Route
Public Right of Way	○ 800m - 900m
Historic Landfill	● <1% Overlap - Lower Barrack Farm

TWT20 Land at Tanners Walk and Long Valley Road, Bath



Criteria / Constraint	Score Answer
AQMA	● 1185m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 736m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1076m - Newton St. Loe
Regionally Important Geological Site	● 70m - Pennyquick Bridge
Site of Nature Conservation Interest	● 55m - Haycombe Lane
Priority Habitats	● 70m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 6.30%
Brownfield Land Use	● 833m - Twerton Park (part)
Local Greenspace	○ 600m - 700m - Redlands Park Play Area, The Hollow / Bath City Farm
Closest Park	○ 1300m - 1400m - Newton Park
Green Belt Land	○ 16m
Health Facility	○ 1700m - 1800m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Saint Gregory's Catholic College, Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1112m - Culverhay Castle
Registered Parks and Gardens	● 1119m - Newton Park
Conservation Area	● 396m - Bath (Bath)
Registered Battlefield	● 5.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1280m - Church Of St Peter
Listed Building - Grade II*	● 737m - Twerton Tunnel: West Entrance (Adjoining Carr'S Wood)
Listed Building - Grade II	● 436m - The Centurion Public House
National Landscape (formerly AONB)	● 1265m - Cotswolds
Ancient Woodland	● 1158m
Noise Impact - Distance to major roads and railway lines	● 70m - Carrs Wood
Tree Preservation Orders	○ 1319m
Agricultural Land Classification - Grades 1 to 3	● 61%
Mineral Safeguarded Areas	4.9km
Mineral Search Area	● 5km - Upper Lawn Quarry
Waterbodies	● 232m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 100m - 200m - Bath Mill
Cycle Station	○ 1800m - 1900m - Bath Two Tunnels Route
Public Right of Way	○ 200m - 300m
Historic Landfill	● 63m - Pennyquick Botttom

KING23 Land east of Station Road, Newbridge, Bath



Criteria / Constraint	Score Answer
AQMA	● 78m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 88m
International Ecological Sites (SAC,SPA,Ramsar)	● 3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1664m - Newton St. Loe
Regionally Important Geological Site	● 1519m - Pennyquick Bridge
Site of Nature Conservation Interest	● 113m - River Avon
Priority Habitats	● 243m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 323m - Hartwells Garage
Local Greenspace	○ 500m - 600m - King George's Allotments
Closest Park	○ 800m - 900m - Royal Victoria Park
Green Belt Land	○ 788m
Health Facility	○ 100m - 200m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Newbridge Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1686m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 681m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 4.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 910m - Lodge Of Partis College
Listed Building - Grade II*	● 713m - Church Of St Michael And All Angels
Listed Building - Grade II	● 89m - The Herman Miller Factory
National Landscape (formerly AONB)	● 1146m - Cotswolds
Ancient Woodland	● 2.1km
Noise Impact - Distance to major roads and railway lines	● 691m - Carrs Wood
Tree Preservation Orders	○ 241m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4km
Mineral Search Area	● 4.1km - Upper Lawn Quarry
Waterbodies	● 127m
Train Station	○ 1200m - 1300m - Oldfield Park
Bus Station	○ 100m - 200m - Horstmann Close, Chelsea Road, Clarence Place
Cycle Station	○ 100m - 200m - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1500m - 1600m
Historic Landfill	● 550m - Victoria Brick and Tile Works

TWT12 The Woodlands



Criteria / Constraint	Score Answer
AQMA	● 351m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 21m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1067m - Newton St. Loe
Regionally Important Geological Site	● 823m - Pennyquick Bridge
Site of Nature Conservation Interest	● 20% Overlap - River Avon
Priority Habitats	● 14m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 211m - Hartwells Garage
Local Greenspace	○ 400m - 500m - Avon Park Allotments
Closest Park	○ 1600m - 1700m - Royal Victoria Park
Green Belt Land	○ 66m
Health Facility	○ 800m - 900m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Newbridge Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1864m - Culverhay Castle
Registered Parks and Gardens	● 1439m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 4.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 739m - Lodge Of Partis College
Listed Building - Grade II*	● 142m - Church Of St Michael And All Angels
Listed Building - Grade II	● 0m - The Woodlands
National Landscape (formerly AONB)	● 752m - Cotswolds
Ancient Woodland	● 1759m
Noise Impact - Distance to major roads and railway lines	● 13m - Carrs Wood
Tree Preservation Orders	○ 637m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.6km
Mineral Search Area	● 4.7km - Upper Lawn Quarry
Waterbodies	● 3m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 200m - 300m - Osborne Road
Cycle Station	○ 200m - 300m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 700m - 800m
Historic Landfill	● 88m - Brassmill Lane

TWT17 Enterprise Rent-a-Car, LBR



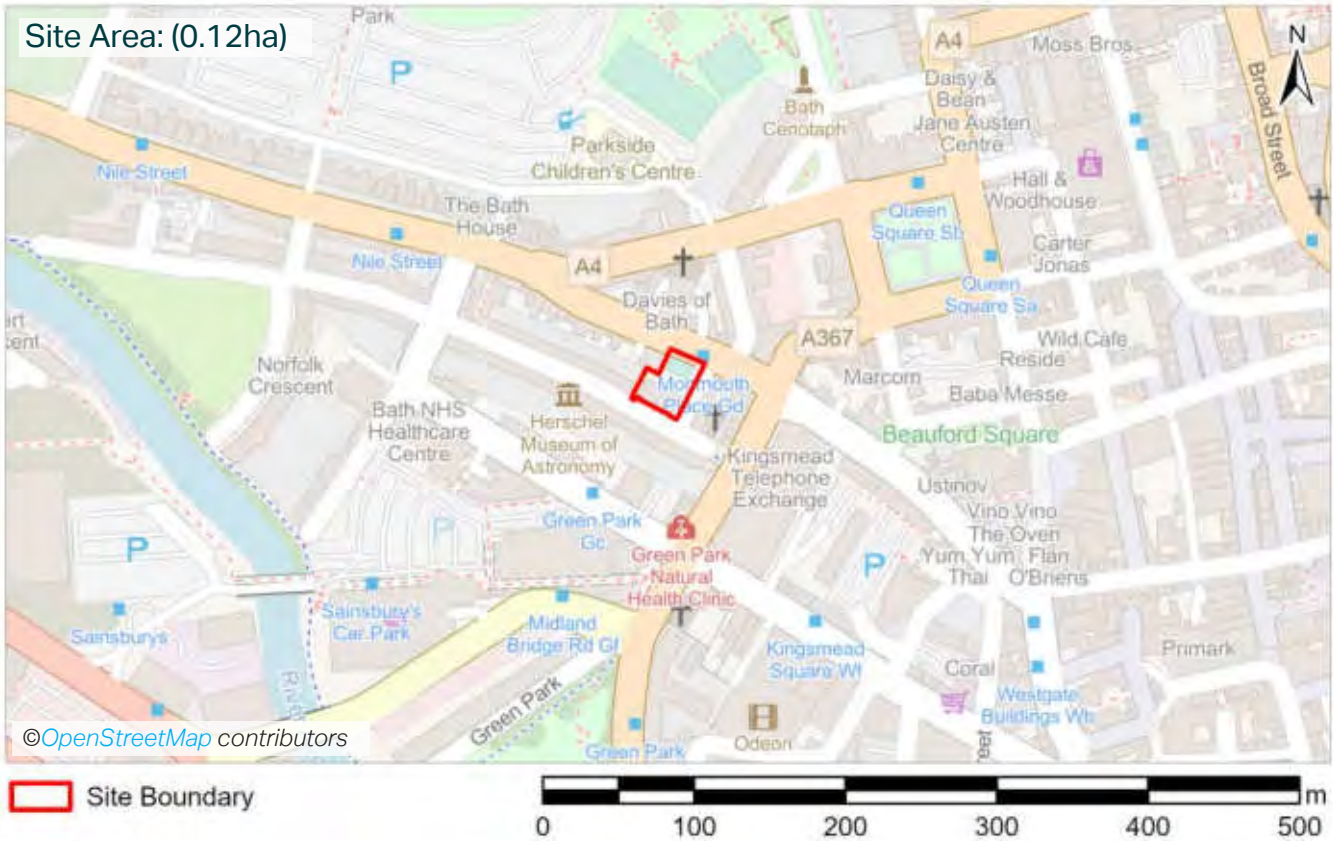
Criteria / Constraint	Score Answer
AQMA	● 737m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 139m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 464m - Newton St. Loe
Regionally Important Geological Site	● 878m - Pennyquick Bridge
Site of Nature Conservation Interest	● 23% Overlap - River Avon
Priority Habitats	● 11m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 568m - Hartwells Garage
Local Greenspace	○ 700m - 800m - Avon Park Allotments
Closest Park	○ 1700m - 1800m - Kelston Park
Green Belt Land	○ 12m
Health Facility	○ 1400m - 1500m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - Newbridge Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2.2km - Culverhay Castle
Registered Parks and Gardens	● 1178m - Kelston Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 4.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 569m - Lodge Of Partis College
Listed Building - Grade II*	● 140m - Twerton Wood Tunnel West Portal (Mln110915)
Listed Building - Grade II	● 464m - Road Bridge Over The Railway
National Landscape (formerly AONB)	● 285m - Cotswolds
Ancient Woodland	● 1718m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 12m - Carrs Wood
Tree Preservation Orders	○ 1217m
Agricultural Land Classification - Grades 1 to 3	● 89%
Mineral Safeguarded Areas	5.2km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● 5m
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 600m - 700m - Brassmill Lane Trading Estate, Caravan Park
Cycle Station	○ 100m - 200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 200m - 300m
Historic Landfill	● 45m - Brassmill Lane

LAM08 Lambridge rugby training gound (FZ3)



Criteria / Constraint	Score Answer
AQMA	● 6% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 248m
International Ecological Sites (SAC,SPA,Ramsar)	● 1451m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1349m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1220m - Beacon Hill
Site of Nature Conservation Interest	● 39m - River Avon
Priority Habitats	● 79m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 42.30%
Surface Water Flooding (1 in 1000 Year)	● 67.90%
Brownfield Land Use	● 1747m - Burlington Street
Local Greenspace	○ 0m - 50m - Kensington Meadows
Closest Park	○ 1800m - 1900m - Hedgemead Park
Green Belt Land	○ 72m
Health Facility	○ 2km - 2.5km - YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St. Saviour's Junior Church School
Distance to nearest Secondary School	○ 900m - 1000m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1262m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 945m - Sydney Gardens
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 244m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 281m - Church Of St Saviour
Listed Building - Grade II	● 15m - Parish Boundary Post In Wall By The Lam Bridge
National Landscape (formerly AONB)	● 554m - Cotswolds
Ancient Woodland	● 652m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 199m - Kensington Meadow
Tree Preservation Orders	○ 305m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.6km
Mineral Search Area	● 3.7km - Upper Lawn Quarry
Waterbodies	● 2m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 300m - 400m - Larkhall Buildings, Larkhall Square
Cycle Station	○ 2.5km - 3km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 600m - 700m
Historic Landfill	● 4m - Bath Football Club

KING20 Percy Community Centre



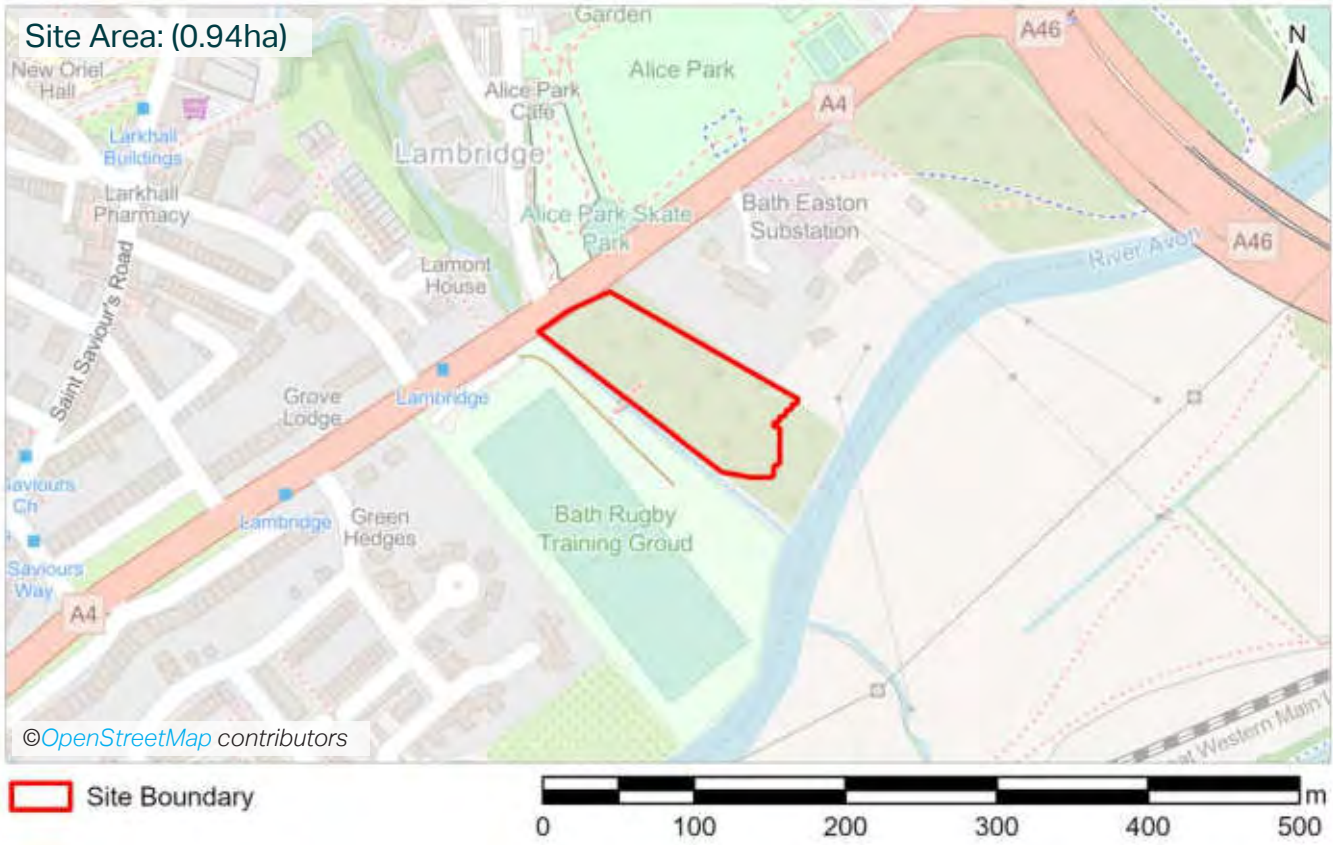
Criteria / Constraint	Score Answer
AQMA	● 24% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 5m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - North Road Quarry, Bath
Regionally Important Geological Site	● 1119m - Beacon Hill
Site of Nature Conservation Interest	● 239m - River Avon
Priority Habitats	● 231m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 15.30%
Surface Water Flooding (1 in 1000 Year)	● 30%
Brownfield Land Use	● 58m - Plymouth House, Monmouth Street, Bath
Local Greenspace	○ 300m - 400m - Queen's Parade
Closest Park	○ 300m - 400m - Royal Victoria Park
Green Belt Land	○ 1255m
Health Facility	○ 200m - 300m - Fitness First, Toniq
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St. Andrew’s Church School
Distance to nearest Secondary School	○ 1800m - 1900m - Hayesfield Girls’ School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 197m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 181m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 103m - Nos. 14 And 15 And Attached Railings
Listed Building - Grade II*	● 42m - 18 And 19 And Attached Railings
Listed Building - Grade II	● 16m - 55, New King Street
National Landscape (formerly AONB)	● 1254m - Cotswolds
Ancient Woodland	● 1744m
Noise Impact - Distance to major roads and railway lines	● 1432m - Kensington Meadow
Tree Preservation Orders	○ 819m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 3km - Upper Lawn Quarry
Waterbodies	● 242m
Train Station	○ 900m - 1000m - Bath Spa
Bus Station	○ 0m - 50m - Monmouth Place
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 2km - 2.5km
Historic Landfill	● 156m - Green Park

ODN07 Bath Community Academy



Criteria / Constraint	Score Answer
AQMA	● 1688m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1132m
International Ecological Sites (SAC,SPA,Ramsar)	● 1919m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1919m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1507m - Combe Hay Mines
Site of Nature Conservation Interest	● <1% Overlap - Breach Wood and adjacent land
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 1.20%
Brownfield Land Use	● 657m - St Josephs Church, Southdown
Local Greenspace	○ 300m - 400m - High Barrow Hill
Closest Park	○ 3km - 4km - Prior Park, Abbey Cemetery, Newton Park, Royal Victoria Park, Widcombe Manor
Green Belt Land	○ 99% Overlap
Health Facility	○ 0m - 50m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Roundhill Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 339m - Part of the linear boundary known as the Wansdyke 420m south west of Barrowmead Cottage
Registered Parks and Gardens	● 2.5km - Newton Park
Conservation Area	● 459m - Bath (Bath)
Registered Battlefield	● 6.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 901m - Church Of St Peter
Listed Building - Grade II*	● 859m - Tithe Barn Attached To South End Of Rectory Farmhouse
Listed Building - Grade II	● 407m - Sladebrook House
National Landscape (formerly AONB)	● 1363m - Cotswolds
Ancient Woodland	● 19m - Breach Wood
Noise Impact - Distance to major roads and railway lines	● 234m - Twerton Roundhill
Tree Preservation Orders	○ 1594m
Agricultural Land Classification - Grades 1 to 3	● 0%
Mineral Safeguarded Areas	3.6km
Mineral Search Area	● 3.6km - Upper Lawn Quarry
Waterbodies	● 70m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 0m - 50m - Bath Community Academy
Cycle Station	○ 1500m - 1600m - Bath Two Tunnels Route
Public Right of Way	○ 50m - 100m
Historic Landfill	● 46% Overlap - Rush Hill

LAM09 Land south-west of Lambridge House (part FZ3)



Criteria / Constraint	Score Answer
AQMA	● 5% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 260m
International Ecological Sites (SAC,SPA,Ramsar)	● 1431m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1283m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1311m - Beacon Hill
Site of Nature Conservation Interest	● 10m - River Avon
Priority Habitats	● <1% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 6.50%
Surface Water Flooding (1 in 100 Year)	● 7.80%
Surface Water Flooding (1 in 1000 Year)	● 11.80%
Brownfield Land Use	● 1842m - Burlington Street
Local Greenspace	○ 0m - 50m - Alice Park
Closest Park	○ 2km - 2.5km - Hedgemoor Park
Green Belt Land	○ 40m
Health Facility	○ 2.5km - 3km - YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St. Saviour's Infant Church School, St. Saviour's Junior Church School
Distance to nearest Secondary School	○ 1400m - 1500m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1258m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 1068m - Sydney Gardens
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 343m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 369m - Church Of St Saviour
Listed Building - Grade II	● 11m - Former Horse Trough At St 7641 6647
National Landscape (formerly AONB)	● 566m - Cotswolds
Ancient Woodland	● 634m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 329m - Kensington Meadow
Tree Preservation Orders	○ 405m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.6km
Mineral Search Area	● 3.8km - Upper Lawn Quarry
Waterbodies	● 2m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 100m - 200m - Lambridge
Cycle Station	○ 1800m - 1900m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 500m - 600m
Historic Landfill	● 99% Overlap - Bath Football Club, South West Electricity Board Tip

KING03c HELAA - Suitability to be confirmed



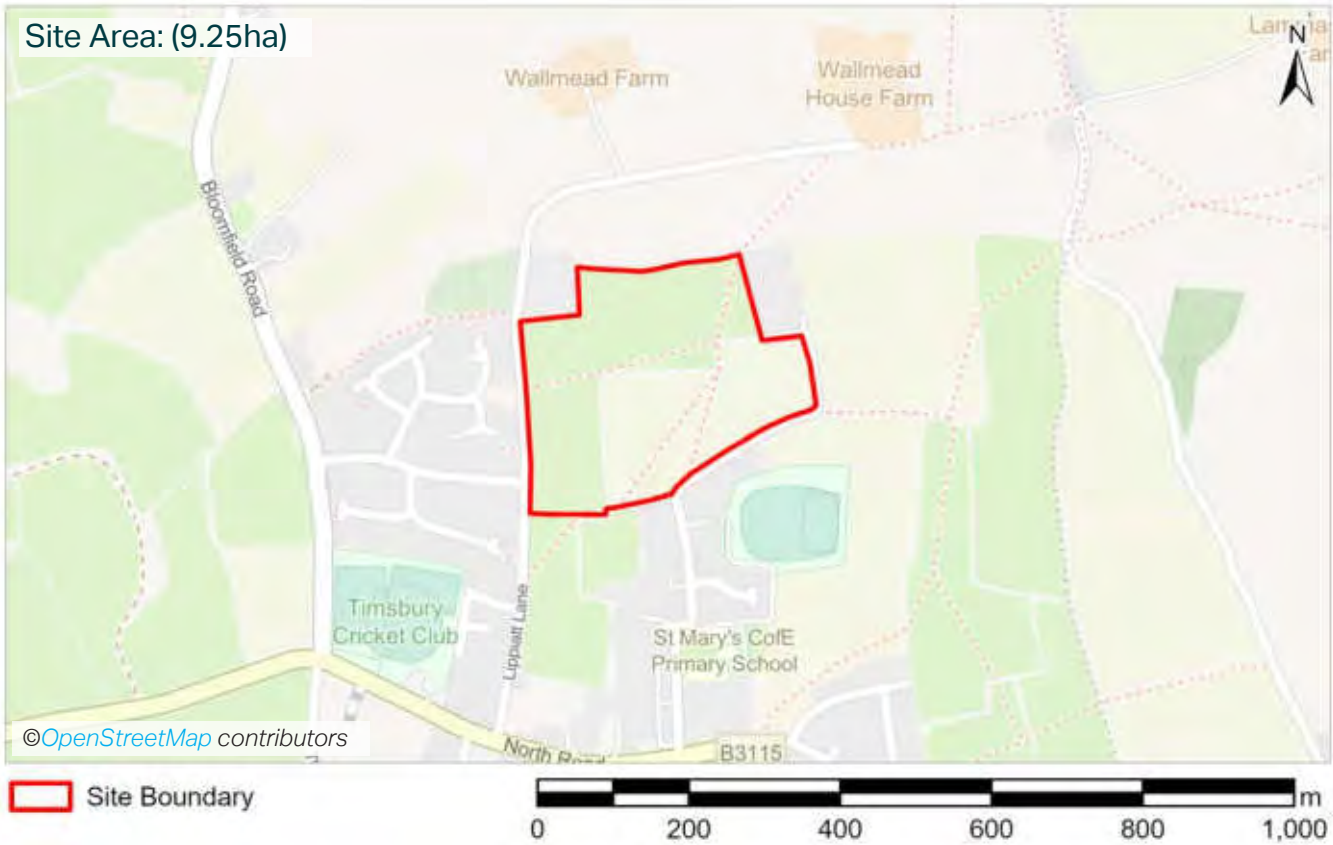
Criteria / Constraint	Score Answer
AQMA	● 10% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 59m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1964m - North Road Quarry, Bath
Regionally Important Geological Site	● 1148m - Beacon Hill
Site of Nature Conservation Interest	● 197m - River Avon
Priority Habitats	● 354m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 4.70%
Brownfield Land Use	● 7m - Plymouth House, Monmouth Street, Bath
Local Greenspace	○ 200m - 300m - Queen's Parade
Closest Park	○ 200m - 300m - Royal Victoria Park
Green Belt Land	○ 1069m
Health Facility	○ 50m - 100m - Fitness First
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St. Andrew's Church School
Distance to nearest Secondary School	○ 1600m - 1700m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 19m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 227m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 21m - Rosewell House
Listed Building - Grade II*	● 3m - 3, Kingsmead Street
Listed Building - Grade II	● 13m - Joceline House
National Landscape (formerly AONB)	● 1068m - Cotswolds
Ancient Woodland	● 1559m
Noise Impact - Distance to major roads and railway lines	● 1386m - Kensington Meadow
Tree Preservation Orders	○ 645m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 2.8km - Upper Lawn Quarry
Waterbodies	● 181m
Train Station	○ 600m - 700m - Bath Spa
Bus Station	○ 50m - 100m - James Street West
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 2km - 2.5km
Historic Landfill	● 104m - Green Park

TIM09 Land south of Hayeswood Road



Criteria / Constraint	Score Answer
AQMA	● 4.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1755m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Bowlditch Quarry
Regionally Important Geological Site	● 829m - Conygre Quarry
Site of Nature Conservation Interest	● 794m - Land north of Radford
Priority Habitats	● 56m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.30%
Brownfield Land Use	● 10m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Recreational Field
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 8m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1533m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.9km - Ston Easton Park
Conservation Area	● 117m - Timsbury (Rural)
Registered Battlefield	● 11.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Peter
Listed Building - Grade II*	● 206m - Church Of St Mary The Virgin
Listed Building - Grade II	● 167m - Rennys
National Landscape (formerly AONB)	● 6.2km - Cotswolds
Ancient Woodland	● 1893m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1684m - Camerton Batch
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	108m
Mineral Search Area	● 9.9km - Stoke Hill Mine
Waterbodies	● 101m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - Recreation Ground
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1093m - Tillay Farm

TIM04 Land at Lippiatt / Crocombe Lane



Criteria / Constraint	Score Answer
AQMA	● 4.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1572m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Bowlditch Quarry
Regionally Important Geological Site	● 867m - Conygre Quarry
Site of Nature Conservation Interest	● 393m - Newton Brook
Priority Habitats	● 167m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 3%
Surface Water Flooding (1 in 1000 Year)	● 16.70%
Brownfield Land Use	● 302m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Allotments
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ <1% Overlap
Health Facility	○ 4km - 5km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 865m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.4km - Newton Park
Conservation Area	● 262m - Timsbury (Rural)
Registered Battlefield	● 11.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 519m - Parish'S House
Listed Building - Grade II	● 417m - Rectory
National Landscape (formerly AONB)	● 5.5km - Cotswolds
Ancient Woodland	● 1159m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1582m - Camerton Batch
Tree Preservation Orders	○ 536m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	874m
Mineral Search Area	● 9.2km - Stoke Hill Mine
Waterbodies	● 120m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 300m - 400m - Bloomfield Park Road, British Legion, Lansdown View
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 731m - Tillay Farm

K35 Vandyck Avenue / Unity Road



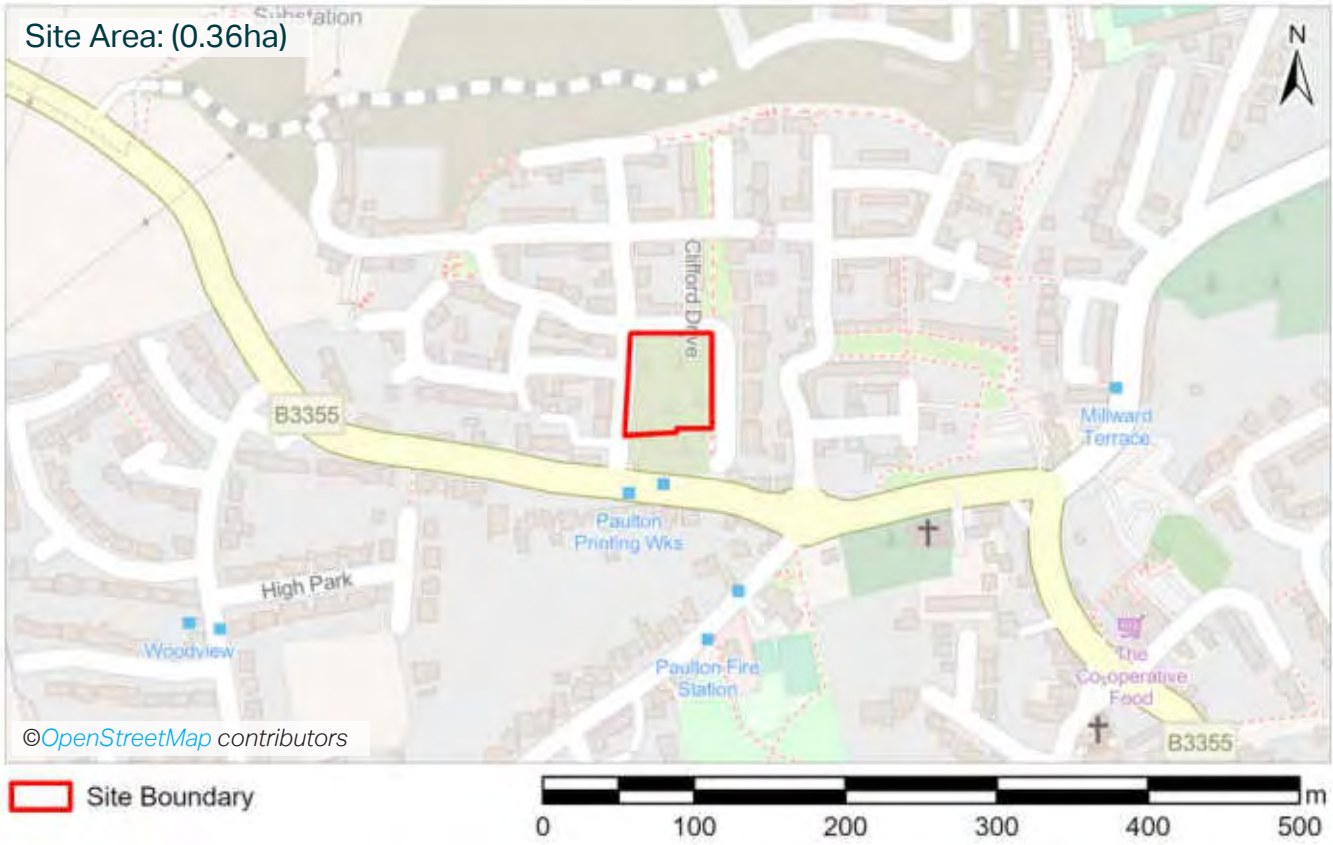
Criteria / Constraint	Score Answer
AQMA	● 542m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 24m
International Ecological Sites (SAC,SPA,Ramsar)	● 10.4km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1437m - Cleeve Wood, Hanham
Regionally Important Geological Site	● 511m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 217m - River Avon
Priority Habitats	● 256m - Coastal and floodplain grazing marsh
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.50%
Surface Water Flooding (1 in 1000 Year)	● 8.20%
Brownfield Land Use	● 207m - Grange Hotel, keynsham
Local Greenspace	○ 400m - 500m - Avon Road, Fox and Hounds Green Space
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 219m
Health Facility	○ 400m - 500m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Chandag Primary
Distance to nearest Secondary School	○ 500m - 600m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 486m - The Abbey
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 255m - Keynsham (Keynsham)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 544m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 652m - Archway On Street At The Entrance To Park House (Park House Not Included)
Listed Building - Grade II	● 233m - The Grange Hotel
National Landscape (formerly AONB)	● 2.8km - Cotswolds
Ancient Woodland	● 1596m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 869m - Manor Road Community Woodland
Tree Preservation Orders	○ 200m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	922m
Mineral Search Area	● 11.9km - Upper Lawn Quarry
Waterbodies	● 185m
Train Station	○ 1000m - 1100m - Keynsham
Bus Station	○ 100m - 200m - Gaston Avenue
Cycle Station	○ 1400m - 1500m - Sustrans Local Route
Public Right of Way	○ 200m - 300m
Historic Landfill	● 445m - Stidham Lane

RAD14 Clandown Scrap Yard



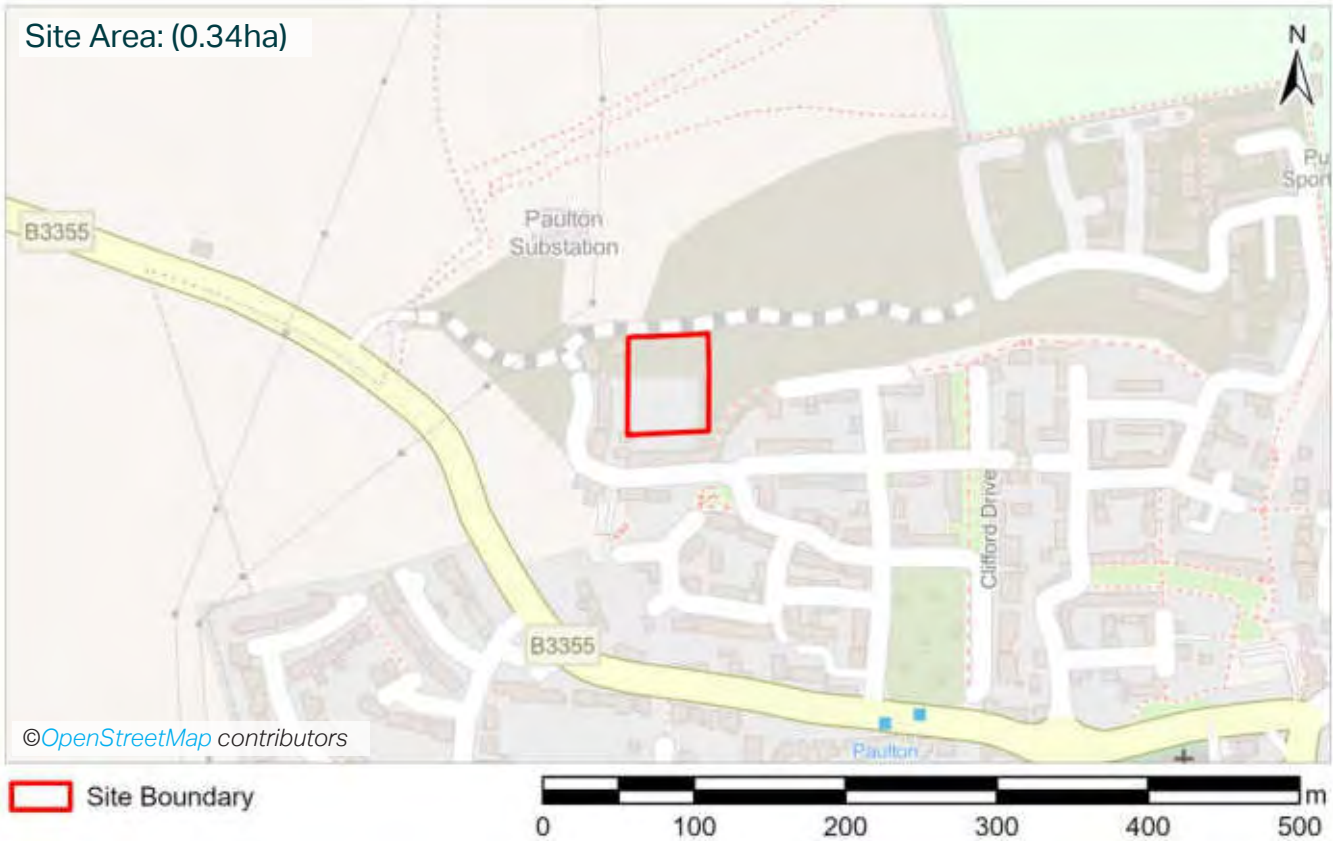
Criteria / Constraint	Score Answer
AQMA	● 5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 226m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1138m - Bowlditch Quarry
Regionally Important Geological Site	● 120m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● <1% Overlap - West Clandown field
Priority Habitats	● 7% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 6%
Brownfield Land Use	● 41m - Old Pit Yard
Local Greenspace	○ 1000m - 1100m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.2km
Health Facility	○ 600m - 700m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - St Nicholas Church School, Trinity Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Somerset Studio School, Somervale School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 436m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.7km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1696m - Church Of St Peter
Listed Building - Grade II*	● 1258m - Welton Manor House
Listed Building - Grade II	● 111m - 1, Fosseway
National Landscape (formerly AONB)	● 5.5km - Cotswolds
Ancient Woodland	● 1334m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2km - Camerton Batch
Tree Preservation Orders	○ 1752m
Agricultural Land Classification - Grades 1 to 3	● 41%
Mineral Safeguarded Areas	1142m
Mineral Search Area	● 9.2km - Stoke Hill Mine
Waterbodies	● 86m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - Clandown Village
Cycle Station	○ 1000m - 1100m - National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1276m - Land Near Ham Gardens

PAU02b Former printworks



Criteria / Constraint	Score Answer
AQMA	2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	A-Roads - 1055m
International Ecological Sites (SAC,SPA,Ramsar)	7.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	2.1km - Bowlditch Quarry
Regionally Important Geological Site	1145m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	397m - Cam Brook and adjacent land
Priority Habitats	99m - Deciduous woodland
Future Flood Risk (Fluvial)	Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	0%
Surface Water Flooding (1 in 100 Year)	0%
Surface Water Flooding (1 in 1000 Year)	0.70%
Brownfield Land Use	2.8km - Wheeler's Yard
Local Greenspace	200m - 300m - Memorial Garden
Closest Park	9km - 10km - Newton Park
Green Belt Land	1753m
Health Facility	700m - 800m - Paulton Swimming Pool
Loss of Allotment Land	No Overlap
Distance to nearest Primary School	600m - 700m - Paulton Junior
Distance to nearest Secondary School	3km - 4km - Somervale School
World Hertiage Site	Site lies outside of the WHS and its indicative extent
Scheduled Monument	3.4km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	2.3km - Ston Easton Park
Conservation Area	36m - Paulton (Somer Valley)
Registered Battlefield	14.8km - Lansdown Battlefield (part)
Listed Building - Grade I	3.4km - Ston Easton Park
Listed Building - Grade II*	163m - Church Of The Holy Trinity
Listed Building - Grade II	157m - Hill Monument, In The Churchyard And 5 Metres North East Of Tower Of Church Of Holy Trinity
National Landscape (formerly AONB)	5.1km - Mendip Hills
Ancient Woodland	2.1km
Noise Impact - Distance to major roads and railway lines	3.3km - Silver Street
Tree Preservation Orders	584m
Agricultural Land Classification - Grades 1 to 3	100%
Mineral Safeguarded Areas	175m
Mineral Search Area	12.1km - Stoke Hill Mine
Waterbodies	358m
Train Station	3km - 4km - Midsomer Norton South
Bus Station	0m - 50m - Paper Lane
Cycle Station	2km - 2.5km - National Cycle Route 24 Link
Public Right of Way	200m - 300m
Historic Landfill	430m - Purnell and Sons Limited

PAU02c Former printworks



Criteria / Constraint	Score Answer
AQMA	● 1960m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 832m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Bowlditch Quarry
Regionally Important Geological Site	● 1168m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 258m - Cam Brook and adjacent land
Priority Habitats	● 62m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 10.30%
Brownfield Land Use	● 2.8km - Wheeler's Yard
Local Greenspace	○ 400m - 500m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1656m
Health Facility	○ 1000m - 1100m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.5km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.3km - Ston Easton Park
Conservation Area	● 244m - Paulton (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Ston Easton Park
Listed Building - Grade II*	● 388m - Church Of The Holy Trinity
Listed Building - Grade II	● 380m - Hill Monument, In The Churchyard And 5 Metres North East Of Tower Of Church Of Holy Trinity
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 2.2km
Noise Impact - Distance to major roads and railway lines	● 3.5km - Silver Street
Tree Preservation Orders	○ 761m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	54% Overlap
Mineral Search Area	● 12.2km - Stoke Hill Mine
Waterbodies	● 165m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Paper Lane
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 400m - 500m
Historic Landfill	● 312m - Purnell and Sons Limited

PAU02d Former printworks



Criteria / Constraint	Score Answer
AQMA	● 1887m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 702m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Bowlditch Quarry
Regionally Important Geological Site	● 1187m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 242m - Cam Brook and adjacent land
Priority Habitats	● 36% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 2.70%
Surface Water Flooding (1 in 1000 Year)	● 30.90%
Brownfield Land Use	● 2.8km - Wheeler's Yard
Local Greenspace	○ 600m - 700m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1633m
Health Facility	○ 1100m - 1200m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.4km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.3km - Ston Easton Park
Conservation Area	● 336m - Paulton (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Ston Easton Park
Listed Building - Grade II*	● 477m - Church Of The Holy Trinity
Listed Building - Grade II	● 469m - Hill Monument, In The Churchyard And 5 Metres North East Of Tower Of Church Of Holy Trinity
National Landscape (formerly AONB)	● 4.8km - Mendip Hills
Ancient Woodland	● 2.3km
Noise Impact - Distance to major roads and railway lines	● 3.6km - Silver Street
Tree Preservation Orders	○ 682m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.2km - Stoke Hill Mine
Waterbodies	● 117m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 300m - 400m - Paper Lane, Woodview
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 305m - Purnell and Sons Limited

RAD37 Old Gas Works



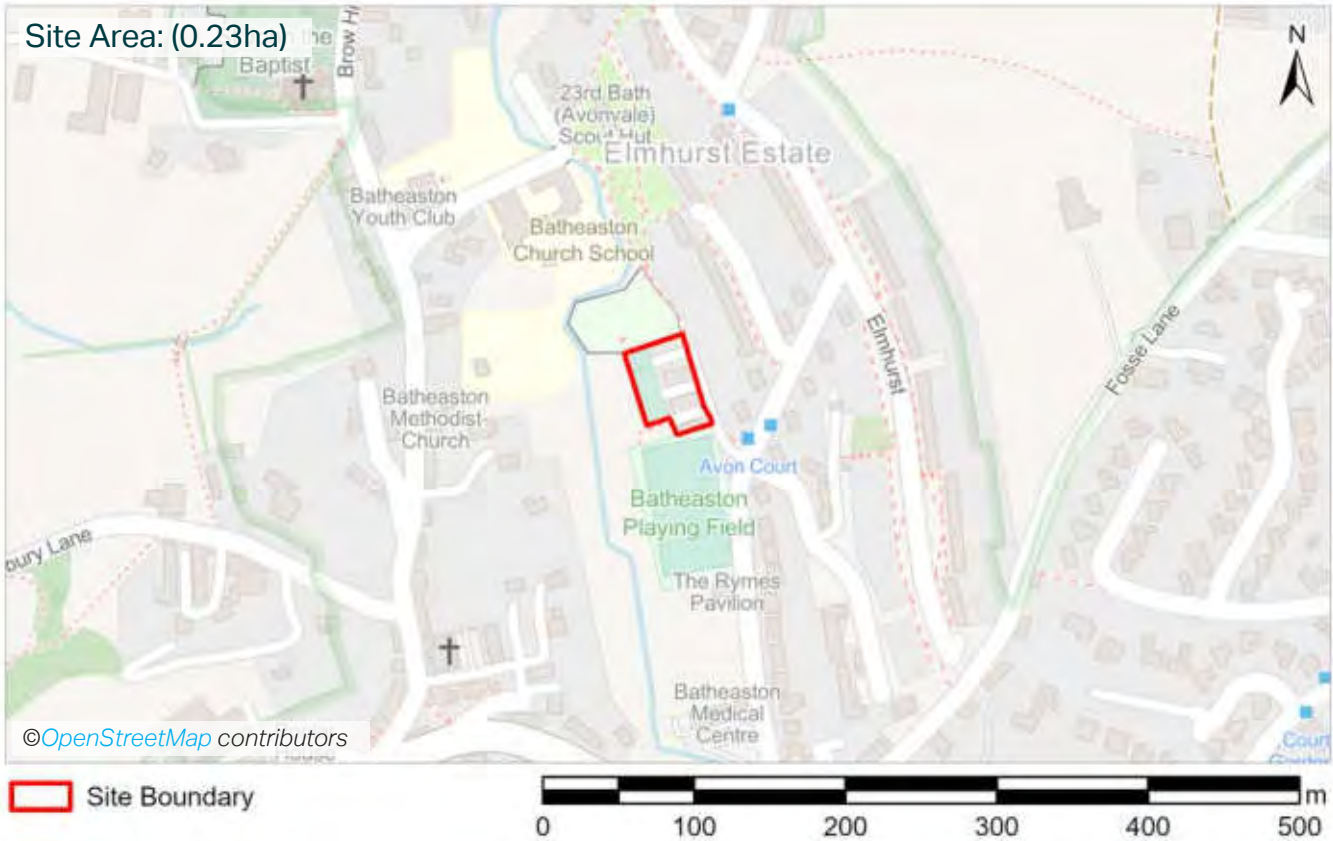
Criteria / Constraint	Score Answer
AQMA	● 5.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 48m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 735m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 268m - Wellsway Quarry, Radstock
Site of Nature Conservation Interest	● 75% Overlap - Norton Radstock Disused railway line
Priority Habitats	● 12m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 8.40%
Surface Water Flooding (1 in 100 Year)	● 9.40%
Surface Water Flooding (1 in 1000 Year)	● 19.90%
Brownfield Land Use	● 8m - Mirage Inks Ltd, Combend, Radstock, BA3 3AW
Local Greenspace	○ 0m - 50m - Tom Huyton Play Area
Closest Park	○ 10km - 15km - Royal Victoria Park, Sydney Gardens, Abbey Cemetery, Crowe Hall, Parade Gardens, Prior Park, Widcombe Manor, Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemoad Park, Newton Park
Green Belt Land	○ 2.3km
Health Facility	○ 400m - 500m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Nicholas Church School
Distance to nearest Secondary School	○ 1800m - 1900m - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 977m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.8km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Peter
Listed Building - Grade II*	● 1621m - Welton Manor House
Listed Building - Grade II	● 15m - Ham Buildings
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 967m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.6km - Silver Street
Tree Preservation Orders	○ 1680m
Agricultural Land Classification - Grades 1 to 3	● 29%
Mineral Safeguarded Areas	990m
Mineral Search Area	● 9.1km - Stoke Hill Mine
Waterbodies	● 4m
Train Station	○ 2.5km - 3km - Midsomer Norton South
Bus Station	○ 300m - 400m - Victoria Hall
Cycle Station	○ 0m - 50m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1215m - Land Near Ham Gardens

K26a Land at Minsmere Road



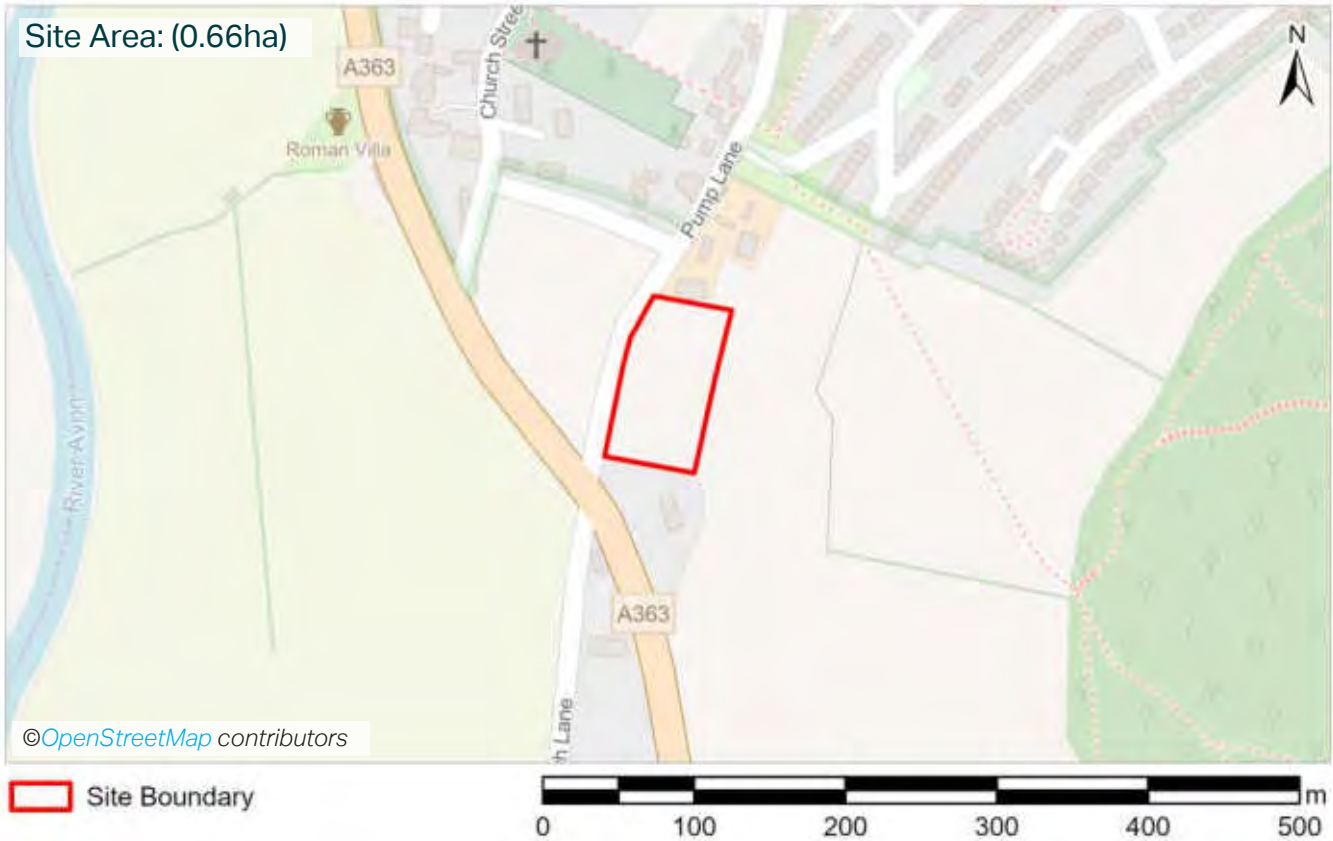
Criteria / Constraint	Score Answer
AQMA	● 1162m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 748m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1538m - Stidham Farm
Regionally Important Geological Site	● 897m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 770m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 10.80%
Brownfield Land Use	● 557m - Grange Hotel, keynsham
Local Greenspace	○ 0m - 50m - Manor Road Community Woodland
Closest Park	○ 4km - 5km - Brislington House, Kelston Park
Green Belt Land	○ <1% Overlap
Health Facility	○ 700m - 800m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 500m - 600m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1304m - The Abbey
Registered Parks and Gardens	● 2.7km - Kelston Park
Conservation Area	● 610m - Keynsham (Keynsham)
Registered Battlefield	● 5.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1366m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1485m - Archway On Street At The Entrance To Park House (Park House Not Included)
Listed Building - Grade II	● 512m - Ellsbridge House
National Landscape (formerly AONB)	● 2.2km - Cotswolds
Ancient Woodland	● 1957m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● <1% Overlap - Manor Road Community Woodland
Tree Preservation Orders	○ 727m
Agricultural Land Classification - Grades 1 to 3	● 86%
Mineral Safeguarded Areas	700m
Mineral Search Area	● 11.1km - Upper Lawn Quarry
Waterbodies	● 232m
Train Station	○ 1900m - 2000m - Keynsham
Bus Station	○ 100m - 200m - Hurn Lane - East, Minsmere Road
Cycle Station	○ 1600m - 1700m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 423m - Land adjacent to Manor Road

BES02 Coalpit road local Local Green Space and garages



Criteria / Constraint	Score Answer
AQMA	● 1668m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 785m
International Ecological Sites (SAC,SPA,Ramsar)	● 1732m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1003m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.3km - Hampton Down Quarry
Site of Nature Conservation Interest	● 293m - River Avon
Priority Habitats	● 20m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 5.90%
Brownfield Land Use	● 3.6km - E Block (part), MoD Ensleigh
Local Greenspace	○ 0m - 50m - Coalpit Road
Closest Park	○ 2km - 2.5km - St Catherine's Court
Green Belt Land	○ 157m
Health Facility	○ 4km - 5km - Livingwell Express Club (Bath), YMCA Gym, Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 921m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.2km - St Catherine'S Court
Conservation Area	● 72m - Batheaston (Rural)
Registered Battlefield	● 5.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 249m - Batheaston House
Listed Building - Grade II	● 113m - Batheaston Church Of England Voluntary Controlled Primary School
National Landscape (formerly AONB)	● 160m - Cotswolds
Ancient Woodland	● 1718m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Kensington Meadow
Tree Preservation Orders	○ 1436m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	5.2km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● 20m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 0m - 50m - Avon Court
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 37% Overlap - Land at The Recreation Grounds, Batheaston

BFD01 Land at Court Farm, Pump Lane



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 24m
International Ecological Sites (SAC,SPA,Ramsar)	● 252m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 252m - Brown's Folly
Regionally Important Geological Site	● 1413m - Hampton Down Quarry
Site of Nature Conservation Interest	● 253m - Brown's Folly - Warleigh complex
Priority Habitats	● 212m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 4km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 700m - 800m - Allotments
Closest Park	○ 4km - 5km - Gardens at Oakwood, Bathwick Tower and Smallcombe House, Claverton Manor, St Catherine's Court, Sydney Gardens
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 582m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 1870m - Claverton Manor
Conservation Area	● 38m - Bathford (Rural)
Registered Battlefield	● 7.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1832m - Remains Of The Refectory At Monkton Farleigh Manor
Listed Building - Grade II*	● 300m - Eagle House And The Old Maltings
Listed Building - Grade II	● 61m - Boundary Walls And Garden Shed At Warleigh Point
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 252m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.6km - Kensington Meadow
Tree Preservation Orders	○ 1950m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.3km
Mineral Search Area	● 4.4km - Upper Lawn Quarry
Waterbodies	● 336m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 500m - 600m - Bathford School, Dovers Park, British Legion
Cycle Station	○ 1500m - 1600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 100m - 200m
Historic Landfill	● 784m - Bathford Paper Mills

BFD02 Land east of Court Farm



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 184m
International Ecological Sites (SAC,SPA,Ramsar)	● 214m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 214m - Brown's Folly
Regionally Important Geological Site	● 1577m - Hampton Down Quarry
Site of Nature Conservation Interest	● 215m - Brown's Folly - Warleigh complex
Priority Habitats	● 215m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 2.20%
Brownfield Land Use	● 4.2km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 600m - 700m - Allotments
Closest Park	○ 4km - 5km - Claverton Manor, St Catherine's Court, Sydney Gardens
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 570m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2km - Claverton Manor
Conservation Area	● 38m - Bathford (Rural)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1804m - Remains Of The Refectory At Monkton Farleigh Manor
Listed Building - Grade II*	● 254m - Eagle House And The Old Maltings
Listed Building - Grade II	● 84m - Section Of Churchyard Wall At East End Of Churchyard Of St Swithun'S With Built In Fragments And Two Seats
National Landscape (formerly AONB)	● 99% Overlap - Cotswolds
Ancient Woodland	● 214m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Kensington Meadow
Tree Preservation Orders	○ 2040m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.5km
Mineral Search Area	● 4.6km - Upper Lawn Quarry
Waterbodies	● 265m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 300m - 400m - Bathford School, Dovers Park
Cycle Station	○ 1700m - 1800m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 707m - Bathford Paper Mills

BES04 Land at Poplar Nurseries



Criteria / Constraint	Score Answer
AQMA	● 1055m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 694m
International Ecological Sites (SAC,SPA,Ramsar)	● 1878m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 725m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1861m - Hampton Down Quarry
Site of Nature Conservation Interest	● 162m - River Avon
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.1km - E Block (part), MoD Ensleigh
Local Greenspace	○ 400m - 500m - Batheaston Gardens
Closest Park	○ 2.5km - 3km - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel), YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Batheaston Church School
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 665m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 2.4km - Sydney Gardens
Conservation Area	● <1% Overlap - Batheaston (Rural)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1779m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 129m - 15, The Batch
Listed Building - Grade II	● 23m - 216, High Street
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1497m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 1735m - Kensington Meadow
Tree Preservation Orders	○ 822m
Agricultural Land Classification - Grades 1 to 3	● 92%
Mineral Safeguarded Areas	4.7km
Mineral Search Area	● 4.8km - Upper Lawn Quarry
Waterbodies	● 177m
Train Station	○ 4km - 5km - Bath Spa
Bus Station	○ 50m - 100m - Bailbrook Lane
Cycle Station	○ 600m - 700m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 350m - Land at The Recreation Grounds, Batheaston

BES03 Poplar Nurseries



Criteria / Constraint	Score Answer
AQMA	● 1272m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 737m
International Ecological Sites (SAC,SPA,Ramsar)	● 1802m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 814m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2km - Hampton Down Quarry
Site of Nature Conservation Interest	● 107m - River Avon
Priority Habitats	● 40m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.3km - E Block (part), MoD Ensleigh
Local Greenspace	○ 100m - 200m - Batheaston Gardens
Closest Park	○ 2.5km - 3km - St Catherine's Court
Green Belt Land	○ 98% Overlap
Health Facility	○ 3km - 4km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Batheaston Church School
Distance to nearest Secondary School	○ 2.5km - 3km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 745m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 2.5km - St Catherine'S Court
Conservation Area	● 3% Overlap - Batheaston (Rural)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1996m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 26m - 15, The Batch
Listed Building - Grade II	● 3m - Outbuilding To West Of Poplar House
National Landscape (formerly AONB)	● 87% Overlap - Cotswolds
Ancient Woodland	● 1696m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 1955m - Kensington Meadow
Tree Preservation Orders	○ 1041m
Agricultural Land Classification - Grades 1 to 3	● 34%
Mineral Safeguarded Areas	4.9km
Mineral Search Area	● 5km - Upper Lawn Quarry
Waterbodies	● 122m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 0m - 50m - Vale View Terrace
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 100m - 200m
Historic Landfill	● 230m - Land at The Recreation Grounds, Batheaston

BFD06 Bathford Nurseries



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 39m
International Ecological Sites (SAC,SPA,Ramsar)	● 792m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 792m - Brown's Folly
Regionally Important Geological Site	● 2.2km - Hampton Down Quarry
Site of Nature Conservation Interest	● 55m - By Brook and associated marginal habitats
Priority Habitats	● 46m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.80%
Brownfield Land Use	● 4.5km - Burlington Street
Local Greenspace	○ 600m - 700m - Allotments
Closest Park	○ 4km - 5km - Sydney Gardens, St Catherine's Court, Claverton Manor
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Vital Health, Fitness and Beauty (Bath Spa Hotel), Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 359m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.7km - St Catherine'S Court
Conservation Area	● 278m - Bathford (Rural)
Registered Battlefield	● 6.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1870m - Shockerwick House
Listed Building - Grade II*	● 350m - Whitehaven
Listed Building - Grade II	● 61m - Railway Bridge For Underpass, 10 Metres To East Of No 35
National Landscape (formerly AONB)	● <1% Overlap - Cotswolds
Ancient Woodland	● 792m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.9km - Kensington Meadow
Tree Preservation Orders	○ 2062m
Agricultural Land Classification - Grades 1 to 3	● 1%
Mineral Safeguarded Areas	5.1km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● 63m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 500m - 600m - Dovers Park, British Legion
Cycle Station	○ 1800m - 1900m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 174m - Bathford Paper Mills

BES07 Bath Car Spa, London Rd E



Criteria / Constraint	Score Answer
AQMA	● 1581m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 425m
International Ecological Sites (SAC,SPA,Ramsar)	● 1391m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 641m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1933m - Hampton Down Quarry
Site of Nature Conservation Interest	● 1% Overlap - River Avon
Priority Habitats	● 154m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.90%
Surface Water Flooding (1 in 100 Year)	● 3.10%
Surface Water Flooding (1 in 1000 Year)	● 17.80%
Brownfield Land Use	● 3.8km - E Block (part), MoD Ensleigh
Local Greenspace	○ 100m - 200m - Batheaston Gardens, Coalpit Road
Closest Park	○ 2.5km - 3km - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Kingswood School, Vital Health, Fitness and Beauty (Bath Spa Hotel), Livingwell Express Club (Bath), The Royal Crescent Spa and Bath House, Stanza Fitness, YMCA Gym, Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 580m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.6km - St Catherine'S Court
Conservation Area	● 46m - Batheaston (Rural)
Registered Battlefield	● 6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 244m - Batheaston House
Listed Building - Grade II	● 19m - 245 And 247, London Road East
National Landscape (formerly AONB)	● 216m - Cotswolds
Ancient Woodland	● 1391m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Kensington Meadow
Tree Preservation Orders	○ 1326m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.9km
Mineral Search Area	● 5km - Upper Lawn Quarry
Waterbodies	● 6m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 50m - 100m - Stambridge
Cycle Station	○ 100m - 200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 50m - 100m
Historic Landfill	● 323m - Land at The Recreation Grounds, Batheaston

B04 Land north of Upper Road



Criteria / Constraint	Score Answer
AQMA	● 1983m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Monkswood Valley
Regionally Important Geological Site	● 1474m - Swainswick Road Cutting
Site of Nature Conservation Interest	● <1% Overlap - Kingswood School Playing Field, Langridge - Woolley Complex a
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 2%
Brownfield Land Use	● 246m - E Block (part), MoD Ensleigh
Local Greenspace	○ 1800m - 1900m - Fairfield Valley
Closest Park	○ 600m - 700m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1427m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 418m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 397m - Bath (Bath)
Registered Battlefield	● 2.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 466m - Beckford'S Tower With Attached Wall And Railings
Listed Building - Grade II*	● 421m - Lansdown Cemetery, Entrance Gates, Piers And Walls
Listed Building - Grade II	● 31m - Charlcombe Grove Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 58m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 2.6km - Kensington Meadow
Tree Preservation Orders	○ 1619m
Agricultural Land Classification - Grades 1 to 3	● 92%
Mineral Safeguarded Areas	5.7km
Mineral Search Area	● 5.8km - Upper Lawn Quarry
Waterbodies	● 679m
Train Station	○ 4km - 5km - Bath Spa, Oldfield Park
Bus Station	○ 500m - 600m - MOD Ensleigh
Cycle Station	○ 3km - 4km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 254m - Land at Roman Lodge Farm

B04a Lansdown Poultry Farm



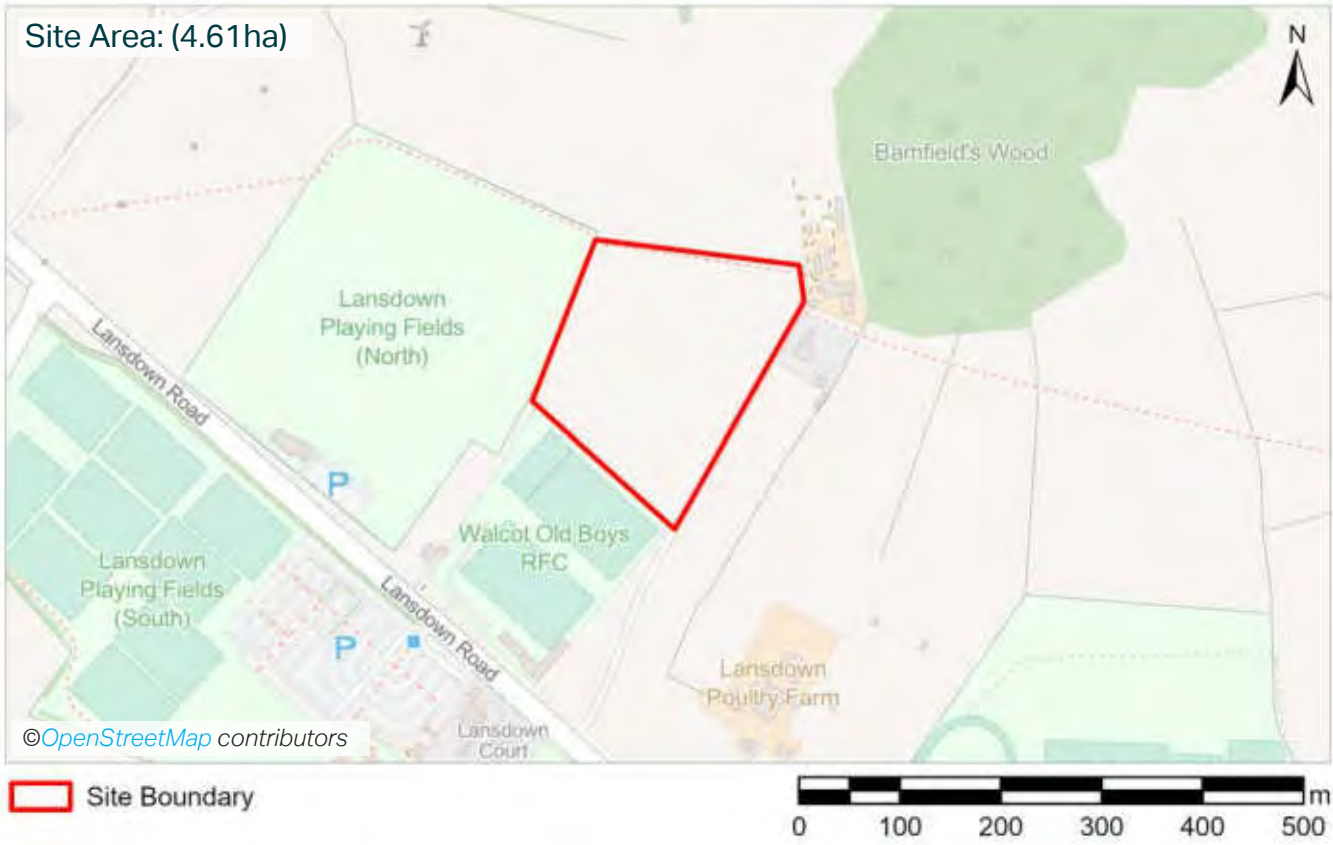
Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Congrove Field and The Tumps
Regionally Important Geological Site	● 2.1km - Swainswick Road Cutting
Site of Nature Conservation Interest	● 1m - Kingswood School Playing Field
Priority Habitats	● 201m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 6.30%
Brownfield Land Use	● 689m - E Block (part), MoD Ensleigh
Local Greenspace	○ 2km - 2.5km - Lansdown Crescent South, St Stephen's Millenium Green, The Green, Purlewent Drive, Richmond Place Green, St Stephen's Green, Eastfield Avenue Allotments, Fairfield Valley, St Stephen's Allotments
Closest Park	○ 300m - 400m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 1700m - 1800m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 2.5km - 3km - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1046m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 317m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 60m - Bath (Bath)
Registered Battlefield	● 1992m - Lansdown Battlefield (part)
Listed Building - Grade I	● 357m - Beckford'S Tower With Attached Wall And Railings
Listed Building - Grade II*	● 399m - Lansdown Cemetery, Entrance Gates, Piers And Walls
Listed Building - Grade II	● 399m - Mageris Chest Tomb In Lansdown Cemetery
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 548m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 3km - Carrs Wood
Tree Preservation Orders	○ 1481m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.9km
Mineral Search Area	● 6.1km - Upper Lawn Quarry
Waterbodies	● 570m
Train Station	○ 4km - 5km - Bath Spa, Oldfield Park
Bus Station	○ 200m - 300m - Lansdown P&R
Cycle Station	○ 3km - 4km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 100m - 200m
Historic Landfill	● 252m - Land at Roman Lodge Farm

B04b Lansdown Poultry Farm N



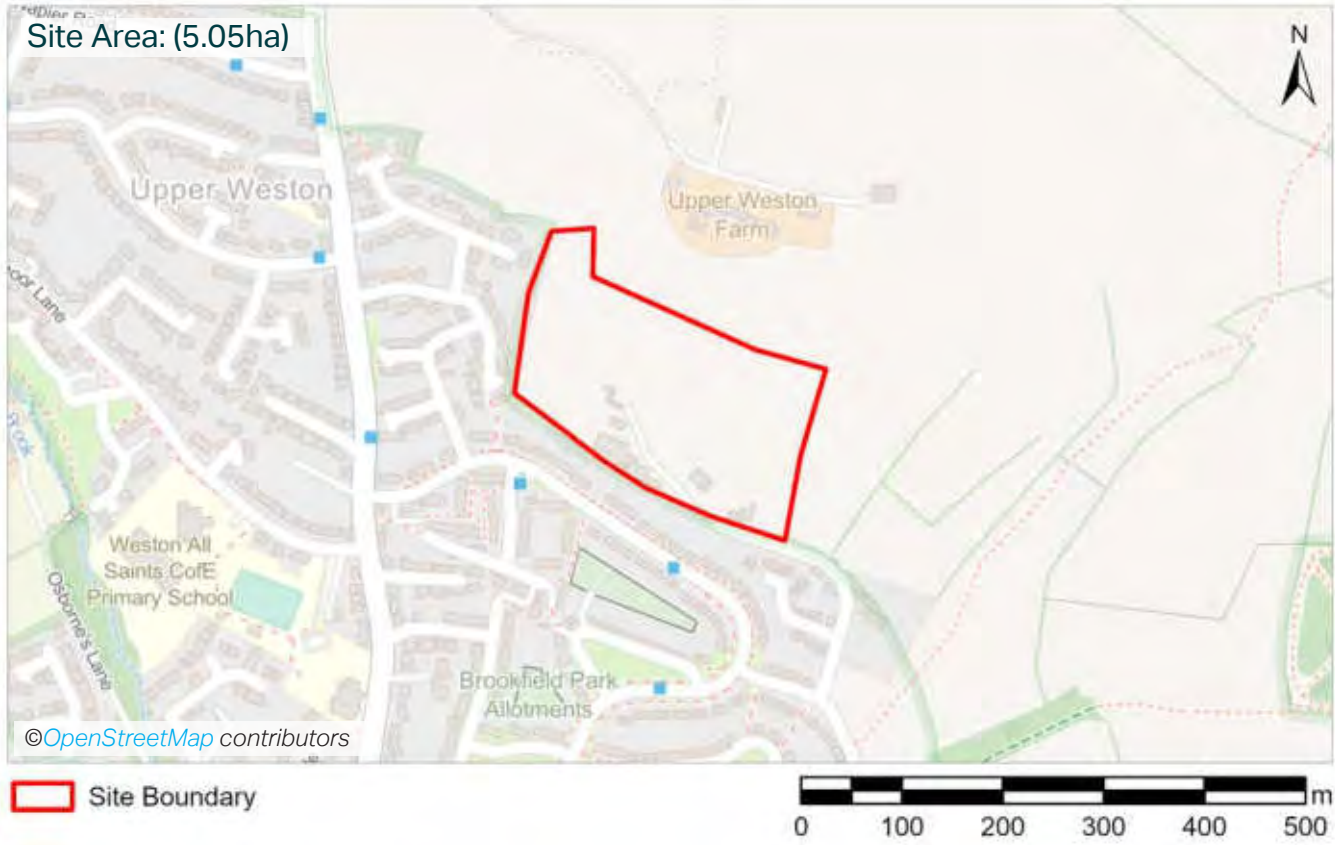
Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Congrove Field and The Tumps
Regionally Important Geological Site	● 1720m - Swainswick Road Cutting
Site of Nature Conservation Interest	● <1% Overlap - Langridge - Woolley Complex c
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 2.10%
Brownfield Land Use	● 519m - E Block (part), MoD Ensleigh
Local Greenspace	○ 2km - 2.5km - Fairfield Valley, St Stephen's Allotments, Richmond Place Green, St Stephen's Green, St Stephen's Millenium Green
Closest Park	○ 300m - 400m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 1800m - 1900m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 2.5km - 3km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1053m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 500m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 365m - Bath (Bath)
Registered Battlefield	● 1914m - Lansdown Battlefield (part)
Listed Building - Grade I	● 556m - Beckford'S Tower With Attached Wall And Railings
Listed Building - Grade II*	● 559m - Lansdown Cemetery, Entrance Gates, Piers And Walls
Listed Building - Grade II	● 270m - Charlcombe Grove Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 291m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 2.9km - Kensington Meadow
Tree Preservation Orders	○ 1769m
Agricultural Land Classification - Grades 1 to 3	● 87%
Mineral Safeguarded Areas	5.9km
Mineral Search Area	● 6.1km - Upper Lawn Quarry
Waterbodies	● 574m
Train Station	○ 4km - 5km - Bath Spa, Oldfield Park
Bus Station	○ 400m - 500m - Lansdown Cemetery
Cycle Station	○ 3km - 4km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 52m - Land at Roman Lodge Farm

B04c Land west of Roman Lodge Farm



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Congrove Field and The Tumps
Regionally Important Geological Site	● 1869m - Pipleys Bottom Catchment
Site of Nature Conservation Interest	● <1% Overlap - Langridge - Woolley Complex b
Priority Habitats	● 50m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1013m - E Block (part), MoD Ensleigh
Local Greenspace	○ 2km - 2.5km - Eastfield Avenue Allotments, St Stephen's Millenium Green, St Stephen's Green
Closest Park	○ 500m - 600m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School, Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 803m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 681m - Lansdown Cemetery And Beckford's Tower
Conservation Area	● 440m - Bath (Bath)
Registered Battlefield	● 1681m - Lansdown Battlefield (part)
Listed Building - Grade I	● 730m - Beckford's Tower With Attached Wall And Railings
Listed Building - Grade II*	● 733m - Chapel Farmhouse
Listed Building - Grade II	● 697m - Chapel Cottage
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 585m - Chapel Wood
Noise Impact - Distance to major roads and railway lines	● 3.2km - Carrs Wood
Tree Preservation Orders	○ 1697m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	6.3km
Mineral Search Area	● 6.5km - Upper Lawn Quarry
Waterbodies	● 381m
Train Station	○ 4km - 5km - Bath Spa, Oldfield Park
Bus Station	○ 200m - 300m - Lansdown P&R
Cycle Station	○ 3km - 4km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 57m - Land at Roman Lodge Farm

A03i bath equestrian centre



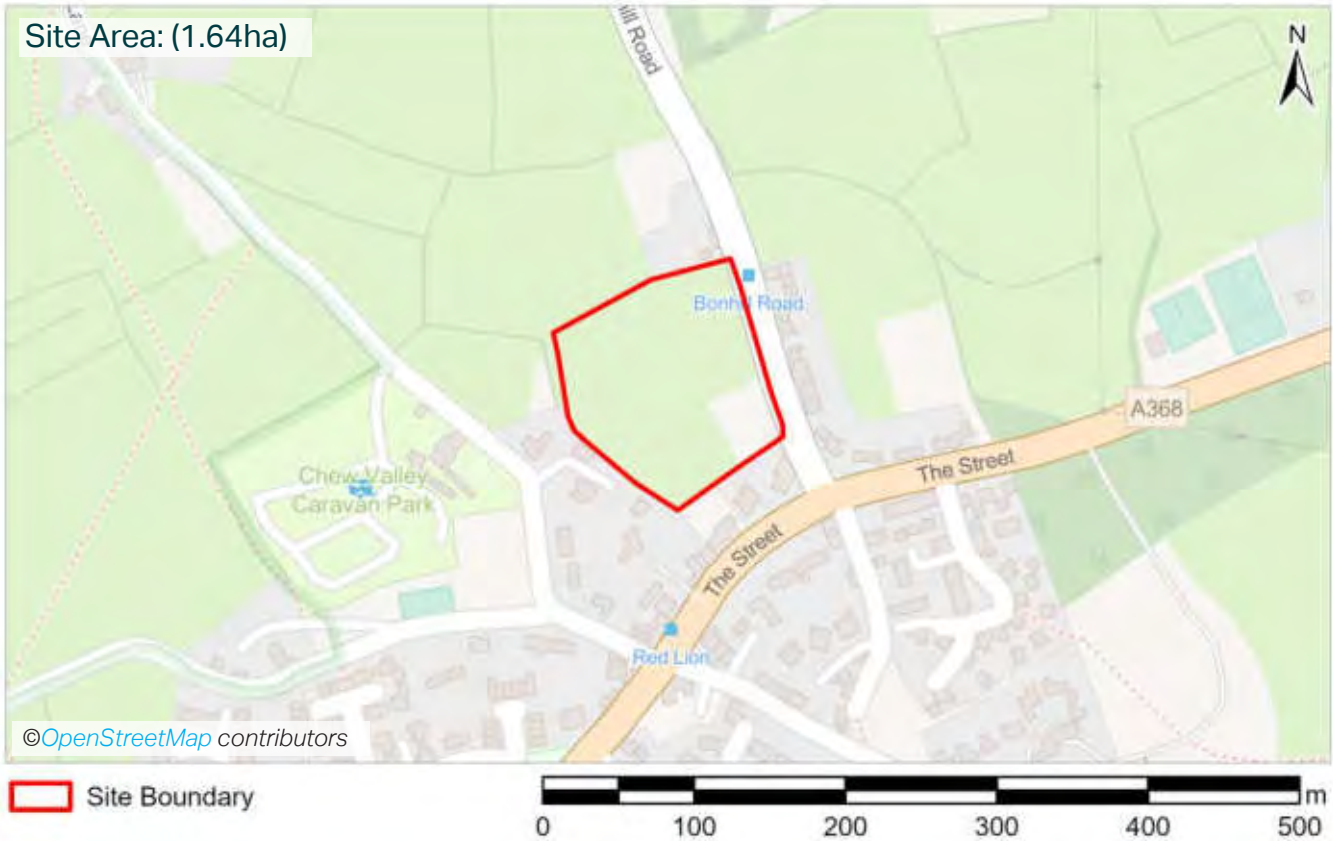
Criteria / Constraint	Score Answer
AQMA	● 1823m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1350m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1810m - Newton St. Loe
Regionally Important Geological Site	● 2.2km - Beacon Hill
Site of Nature Conservation Interest	● 250m - Chelscombe and Lansdown Woods SNCI
Priority Habitats	● 250m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 11%
Brownfield Land Use	● 778m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 200m - 300m - Eastfield Avenue Allotments
Closest Park	○ 1500m - 1600m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 99% Overlap
Health Facility	○ 2km - 2.5km - Genesis, Kingswood School, Body Development
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Weston All Saints C of E Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1430m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 786m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 99% Overlap - Bath (Bath)
Registered Battlefield	● 2.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 845m - Beckford'S Tower With Attached Wall And Railings
Listed Building - Grade II*	● 592m - General Joseph Smith Tomb In Church Of All Saints Churchyard
Listed Building - Grade II	● 65m - Weston Farmhouse
National Landscape (formerly AONB)	● 99% Overlap - Cotswolds
Ancient Woodland	● 1560m - Weston Wood
Noise Impact - Distance to major roads and railway lines	● 1885m - Carrs Wood
Tree Preservation Orders	○ 450m
Agricultural Land Classification - Grades 1 to 3	● 59%
Mineral Safeguarded Areas	5.5km
Mineral Search Area	● 5.6km - Upper Lawn Quarry
Waterbodies	● 364m
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 100m - 200m - Haviland Park
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 200m - 300m
Historic Landfill	● 909m - Land at Primrose Hill Farm

BIS03c Stichings Shord Lane C



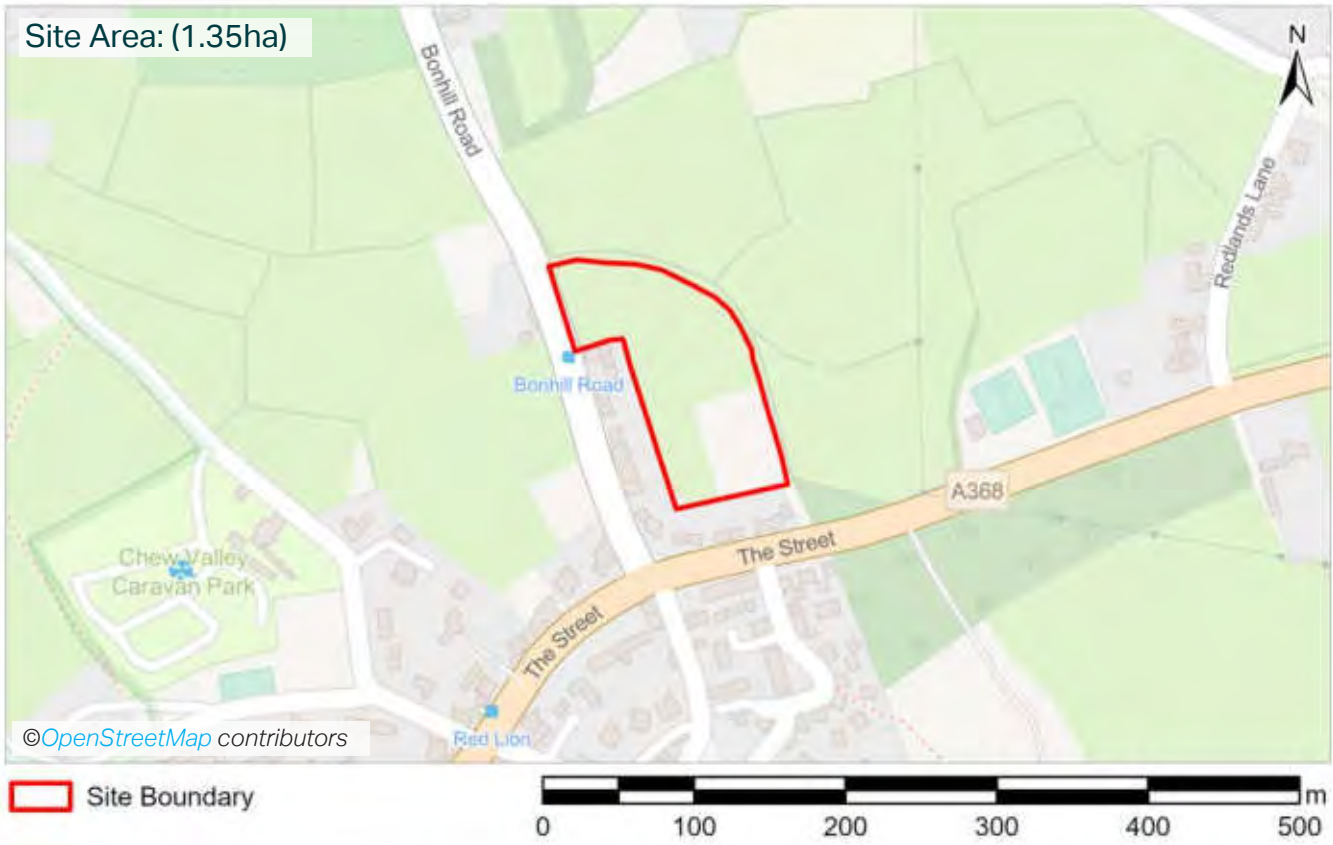
Criteria / Constraint	Score Answer
AQMA	● 3.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 61m
International Ecological Sites (SAC,SPA,Ramsar)	● 113m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 113m - Chew Valley Lake
Regionally Important Geological Site	● 1413m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 81m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 81m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.50%
Surface Water Flooding (1 in 100 Year)	● 1.80%
Surface Water Flooding (1 in 1000 Year)	● 11.60%
Brownfield Land Use	● 2.9km - Newbridge Garage
Local Greenspace	○ 3km - 4km - Recreation Ground, Land south of Lower Road, The Glebe
Closest Park	○ 10km - 15km - Newton Park, Brislington House
Green Belt Land	○ 9m
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 832m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 6.1km - Ston Easton Park
Conservation Area	● 2.6km - Hinton Blewett (Rural)
Registered Battlefield	● 16.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Church Of St Margaret
Listed Building - Grade II*	● 1589m - Sutton Court
Listed Building - Grade II	● 216m - Church Of Holy Trnity
National Landscape (formerly AONB)	● 8m - Mendip Hills
Ancient Woodland	● 1152m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1905m - Folly Farm
Tree Preservation Orders	○ 2809m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	841m
Mineral Search Area	● 18.1km - Stoke Hill Mine
Waterbodies	● 88m
Train Station	○ 10km - 15km - Midsomer Norton South, Parson Street, Bedminster, Keynsham
Bus Station	○ 100m - 200m - Butchers Arms
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1085m - Sutton Hill

BIS04 Land South of Bonhill Road West



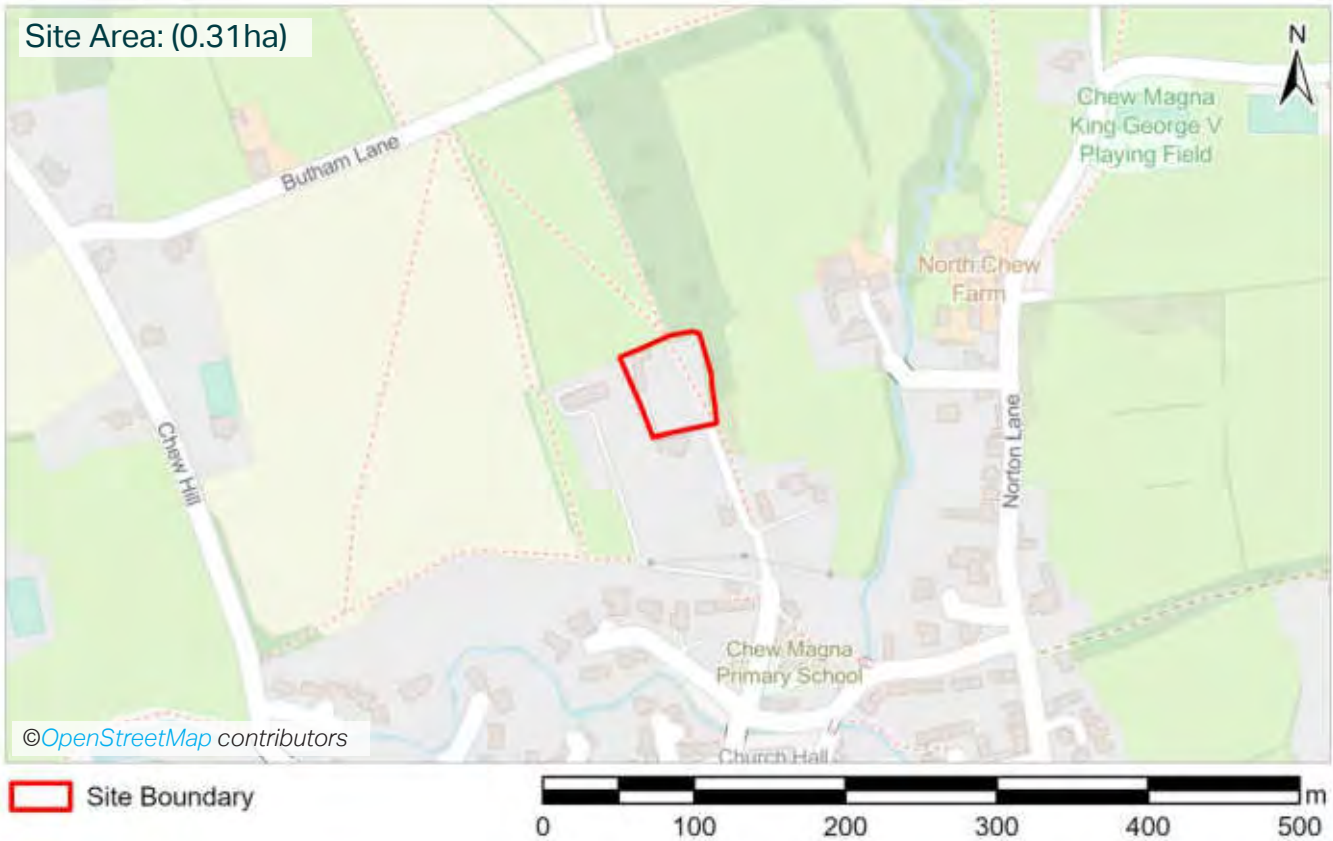
Criteria / Constraint	Score Answer
AQMA	● 3.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 48m
International Ecological Sites (SAC,SPA,Ramsar)	● 418m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 418m - Chew Valley Lake
Regionally Important Geological Site	● 1384m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 416m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 110m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.1km - Newbridge Garage
Local Greenspace	○ 3km - 4km - Gastons, Land south of Lower Road, The Glebe, Recreational Land
Closest Park	○ 10km - 15km - Brislington House, Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1087m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 6.2km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 16.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Margaret
Listed Building - Grade II*	● 1052m - Sutton Court
Listed Building - Grade II	● 221m - The Elms
National Landscape (formerly AONB)	● 116m - Mendip Hills
Ancient Woodland	● 982m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1393m - Folly Farm
Tree Preservation Orders	○ 3267m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1077m
Mineral Search Area	● 17.8km - Stoke Hill Mine
Waterbodies	● 87m
Train Station	○ 10km - 15km - Keynsham, Bedminster, Parson Street, Midsomer Norton South
Bus Station	○ 0m - 50m - Bonhill Road
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1199m - Land Adjacent to Newtown

BIS05 Land east of Bonhill Road



Criteria / Constraint	Score Answer
AQMA	● 3.6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 41m
International Ecological Sites (SAC,SPA,Ramsar)	● 523m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 523m - Chew Valley Lake
Regionally Important Geological Site	● 1328m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 395m - Stowey Brook and adjacent land
Priority Habitats	● 44m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.1km - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 3km - 4km - Recreational Land, Land south of Lower Road, The Glebe, Gastons
Closest Park	○ 10km - 15km - Newton Park, Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1001m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 6.1km - Ston Easton Park
Conservation Area	● 2.8km - Chew Magna (Rural)
Registered Battlefield	● 16.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Margaret
Listed Building - Grade II*	● 935m - Sutton Court
Listed Building - Grade II	● 235m - The Elms
National Landscape (formerly AONB)	● 255m - Mendip Hills
Ancient Woodland	● 906m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1270m - Folly Farm
Tree Preservation Orders	○ 3343m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1118m
Mineral Search Area	● 17.6km - Stoke Hill Mine
Waterbodies	● 147m
Train Station	○ 10km - 15km - Bedminster, Keynsham, Parson Street, Midsomer Norton South
Bus Station	○ 0m - 50m - Bonhill Road
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1133m - Land Adjacent to Newtown

CHM02 Land at Fairfield Nurseries



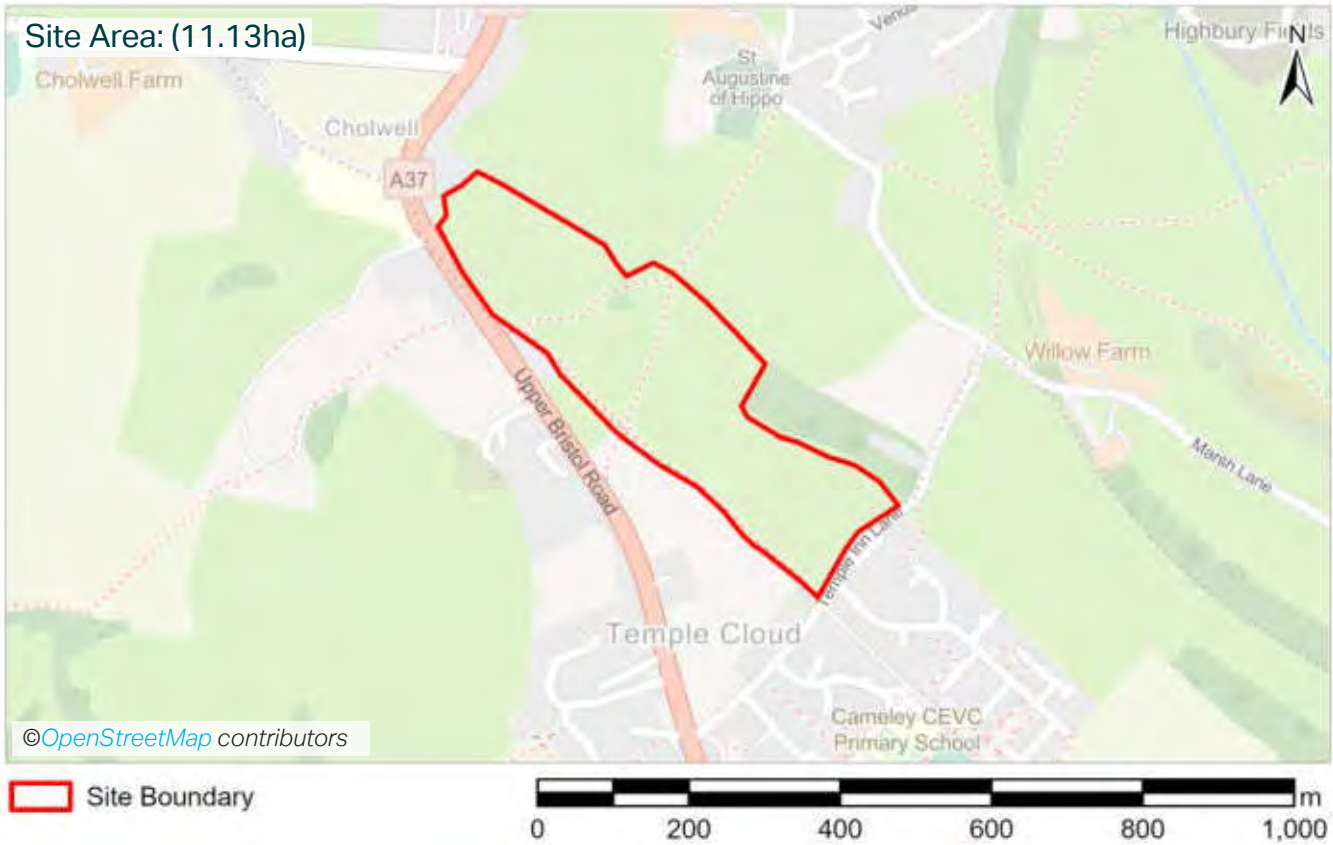
Criteria / Constraint	Score Answer
AQMA	● 6.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2km - Chew Valley Lake
Regionally Important Geological Site	● 2km - North Wick Clay Pit
Site of Nature Conservation Interest	● 147m - Winford Brook and adjacent land
Priority Habitats	● 3m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 2.1km - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 6km - 7km - Millenium Green Garden
Closest Park	○ 10km - 15km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1800m - 1900m - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Chew Magna Primary
Distance to nearest Secondary School	○ 1700m - 1800m - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 316m - Churchyard cross in St Andrew's churchyard
Registered Parks and Gardens	● 5.9km - Landscape At The Former Cegb Headquarters
Conservation Area	● 100% Overlap - Chew Magna (Rural)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 281m - Church Of St Andrew
Listed Building - Grade II*	● 304m - Chew Court
Listed Building - Grade II	● 70m - Elm Farmhouse
National Landscape (formerly AONB)	● 2km - Mendip Hills
Ancient Woodland	● 1489m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 3.6km - Folly Farm
Tree Preservation Orders	○ 4134m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1575m
Mineral Search Area	● 18.7km - Upper Lawn Quarry
Waterbodies	● 123m
Train Station	○ 9km - 10km - Parson Street
Bus Station	○ 400m - 500m - Post Office
Cycle Station	○ 100m - 200m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1443m - Limeburn Hill

CLU06 Land between Broomhill Lane and Maypole Close



Criteria / Constraint	Score Answer
AQMA	● 1000m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1988m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1112m - Folly Farm
Regionally Important Geological Site	● 1735m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 34m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 70m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.60%
Brownfield Land Use	● 180m - The Wharf
Local Greenspace	○ 200m - 300m - Gastons
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 4.2km - Ston Easton Park
Conservation Area	● 3.5km - Hinton Blewett (Rural)
Registered Battlefield	● 13.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Church Of St James
Listed Building - Grade II*	● 360m - Church Of St Augustine
Listed Building - Grade II	● 120m - Railway Hotel
National Landscape (formerly AONB)	● 3km - Mendip Hills
Ancient Woodland	● 1198m
Noise Impact - Distance to major roads and railway lines	● 1112m - Folly Farm
Tree Preservation Orders	○ 862m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14km - Stoke Hill Mine
Waterbodies	● 127m
Train Station	○ 8km - 9km - Midsomer Norton South
Bus Station	○ 100m - 200m - Rogers Close
Cycle Station	○ 5km - 6km - Avon Cycleway, National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 116m - Old Railway Station Platform

CLU01a Land to the North West of Oaklands



Criteria / Constraint	Score Answer
AQMA	● 115m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1492m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1093m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1486m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 252m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 3% Overlap - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.30%
Surface Water Flooding (1 in 100 Year)	● 3.50%
Surface Water Flooding (1 in 1000 Year)	● 7.40%
Brownfield Land Use	● 681m - The Wharf
Local Greenspace	○ 400m - 500m - The Avenue
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 590m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.2km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1379m - Church Of St James
Listed Building - Grade II*	● 271m - Church Of St Augustine
Listed Building - Grade II	● 89m - Prospect House
National Landscape (formerly AONB)	● 2.7km - Mendip Hills
Ancient Woodland	● 637m
Noise Impact - Distance to major roads and railway lines	● 1333m - Folly Farm
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.1km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 0m - 50m - Cholwell Farm
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link, Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 490m - Land Adjoining Warwick Arms

CLU02 Land north of Church Farm



Criteria / Constraint	Score Answer
AQMA	● 681m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1208m - Folly Farm
Regionally Important Geological Site	● 1641m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 250m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 153m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.40%
Surface Water Flooding (1 in 100 Year)	● 3.30%
Surface Water Flooding (1 in 1000 Year)	● 4.70%
Brownfield Land Use	● 363m - The Wharf
Local Greenspace	○ 0m - 50m - Gastons
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 73m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.9km - Ston Easton Park
Conservation Area	● 3.3km - Hinton Blewett (Rural)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1879m - Church Of St James
Listed Building - Grade II*	● 46m - Church Of St Augustine
Listed Building - Grade II	● 50m - Group Of 3 Broadribb And Purnell Monuments, 1 Metre East Of South Aisle, Church Of St Augustine
National Landscape (formerly AONB)	● 2.9km - Mendip Hills
Ancient Woodland	● 1138m
Noise Impact - Distance to major roads and railway lines	● 1208m - Folly Farm
Tree Preservation Orders	○ 546m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.2km - Stoke Hill Mine
Waterbodies	● 167m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 0m - 50m - Clutton Church
Cycle Station	○ 5km - 6km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 233m - Land Adjoining Warwick Arms

CLU04A Land south of 47-56 Maynard Terrace



Criteria / Constraint	Score Answer
AQMA	● 1015m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1412m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1916m - Folly Farm
Regionally Important Geological Site	● 2km - Rugbourne House
Site of Nature Conservation Interest	● 223m - Highbury Hill and Greyfield Wood
Priority Habitats	● 270m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 3%
Surface Water Flooding (1 in 100 Year)	● 3.70%
Surface Water Flooding (1 in 1000 Year)	● 5.30%
Brownfield Land Use	● 255m - The Wharf
Local Greenspace	○ 700m - 800m - Long Lands
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 170m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.7km - Ston Easton Park
Conservation Area	● 2.8km - Paulton (Somer Valley)
Registered Battlefield	● 13.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St James
Listed Building - Grade II*	● 654m - Church Of St Augustine
Listed Building - Grade II	● 527m - Railway Hotel
National Landscape (formerly AONB)	● 3.7km - Mendip Hills
Ancient Woodland	● 1398m
Noise Impact - Distance to major roads and railway lines	● 1916m - Folly Farm
Tree Preservation Orders	○ 881m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.4km - Stoke Hill Mine
Waterbodies	● 11m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 600m - 700m - Clutton Primary Sch
Cycle Station	○ 5km - 6km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 180m - Old Railway Cutting

FAR05 Land west of Depot at Tilley Lane



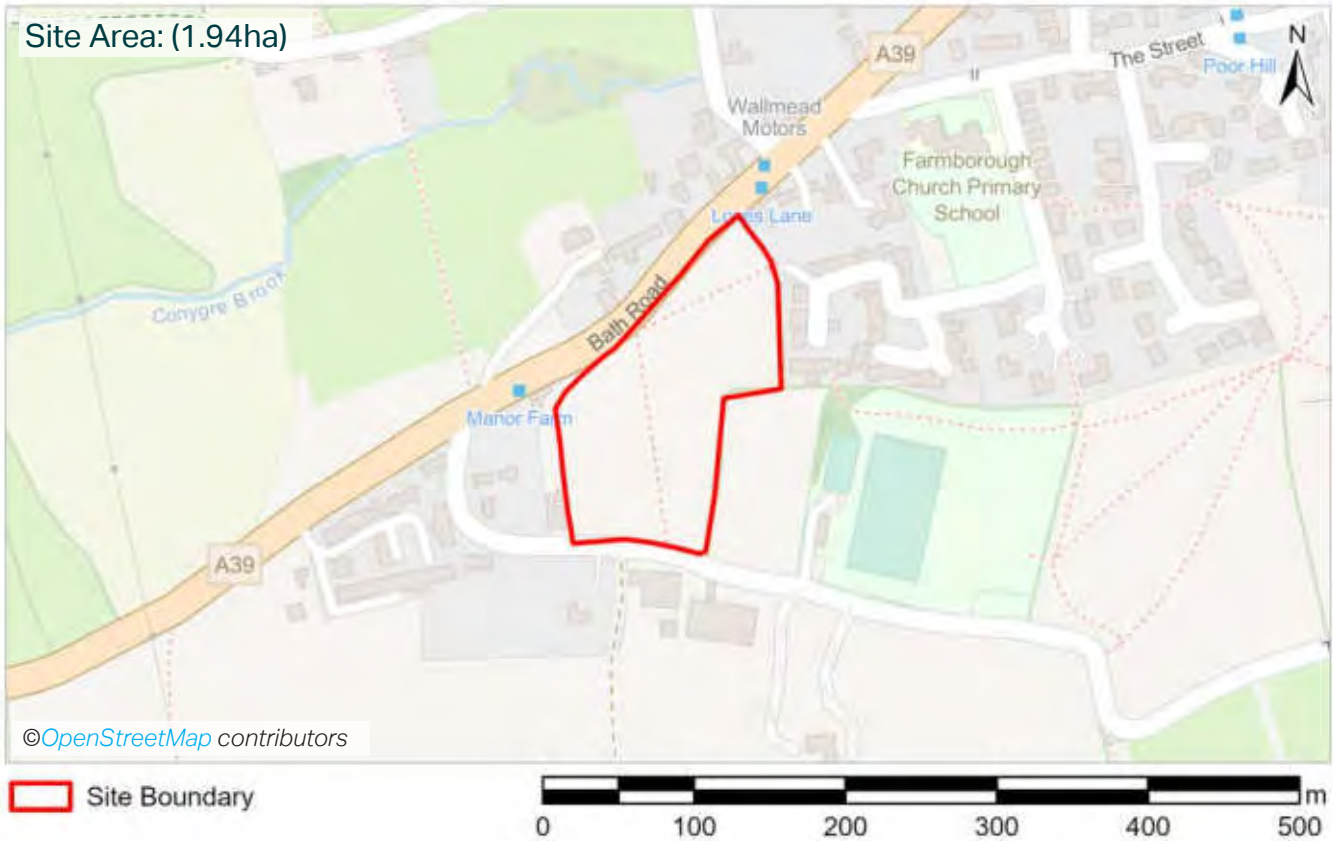
Criteria / Constraint	Score Answer
AQMA	● 3.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.8km - Folly Farm
Regionally Important Geological Site	● 190m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 162m - Congyre Brook and adjacent land
Priority Habitats	● 251m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 1751m - Wheeler's Yard
Local Greenspace	○ 800m - 900m - Bramble Cottage
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.7km - Newton Park
Conservation Area	● 1973m - Timsbury (Rural)
Registered Battlefield	● 11.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.8km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 723m - Church Of All Saints
Listed Building - Grade II	● 226m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.2km - Mendip Hills
Ancient Woodland	● 1079m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.5km - Camerton Batch
Tree Preservation Orders	○ 631m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1201m
Mineral Search Area	● 11km - Stoke Hill Mine
Waterbodies	● 19m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 100m - 200m - Manor Farm
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 984m - Tillay Farm

FAR13 Land south of Heighgrove Farm



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● No Overlap
International Ecological Sites (SAC,SPA,Ramsar)	● 6.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.1km - Folly Farm
Regionally Important Geological Site	● 631m - Mearns Coal Tip
Site of Nature Conservation Interest	● 107m - Rotcombe Brook and adjacent land
Priority Habitats	● 164m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1553m - The Wharf
Local Greenspace	○ 700m - 800m - Fores Play Park Area, Recreation Ground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 6km - 7km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.7km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.9km - Ston Easton Park
Conservation Area	● 1580m - Paulton (Somer Valley)
Registered Battlefield	● 13km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.6km - Church Of St James
Listed Building - Grade II*	● 2.1km - Church Of St Augustine
Listed Building - Grade II	● 216m - The Shop
National Landscape (formerly AONB)	● 5.1km - Mendip Hills
Ancient Woodland	● 1669m
Noise Impact - Distance to major roads and railway lines	● 3.1km - Folly Farm
Tree Preservation Orders	○ 455m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12km - Stoke Hill Mine
Waterbodies	● 193m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - New Road
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 720m - Old Railway Cutting

FAR03 Land south of Bath Road



Criteria / Constraint	Score Answer
AQMA	● 4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.1km - Folly Farm
Regionally Important Geological Site	● 464m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 64m - Congyre Brook and adjacent land
Priority Habitats	● 103m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1629m - Westways Garage
Local Greenspace	○ 400m - 500m - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.4km - Newton Park
Conservation Area	● 1916m - Timsbury (Rural)
Registered Battlefield	● 11.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.6km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 434m - Church Of All Saints
Listed Building - Grade II	● 19m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.5km - Mendip Hills
Ancient Woodland	● 1125m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.4km - Camerton Batch
Tree Preservation Orders	○ 324m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1342m
Mineral Search Area	● 10.8km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 0m - 50m - Loves Lane
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 793m - Tillay Farm

FAR02 The Glebe Field



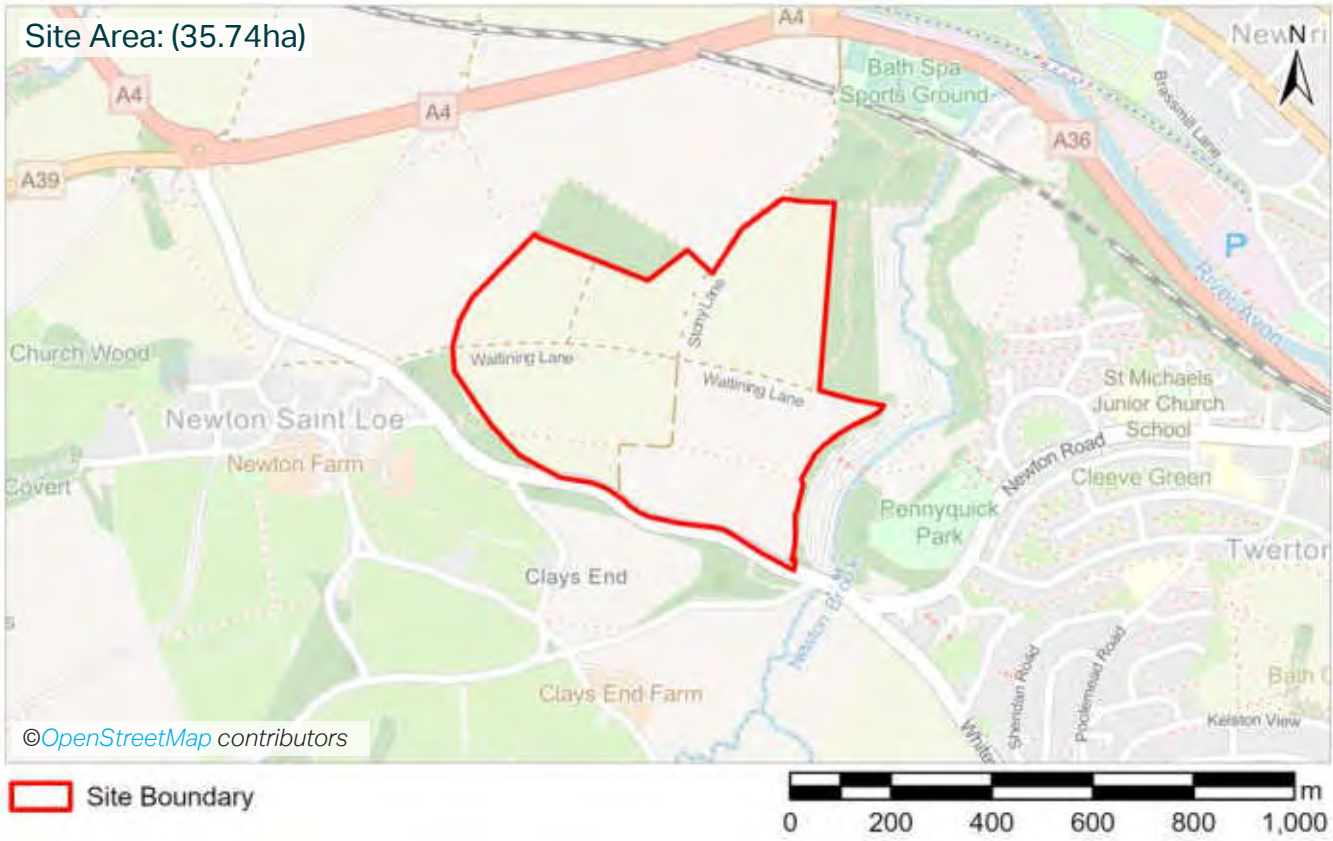
Criteria / Constraint	Score Answer
AQMA	● 4.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 213m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.5km - Folly Farm
Regionally Important Geological Site	● 937m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 125m - Congyre Brook and adjacent land
Priority Habitats	● 295m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1474m - Westways Garage
Local Greenspace	○ 0m - 50m - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.1km - Newton Park
Conservation Area	● 1714m - Timsbury (Rural)
Registered Battlefield	● 10.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 28m - Church Of All Saints
Listed Building - Grade II	● 4m - Bush And Unidentified Monument, In Churchyard 7 Metres South West Of Tower, Church Of All Saints
National Landscape (formerly AONB)	● 6.5km - Cotswolds
Ancient Woodland	● 1394m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.1km - Camerton Batch
Tree Preservation Orders	○ 72m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1565m
Mineral Search Area	● 10.3km - Stoke Hill Mine
Waterbodies	● 61m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 100m - 200m - Poor Hill
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 378m - Tillay Farm

FAR14 Land north of Sixpence and Parklands



Criteria / Constraint	Score Answer
AQMA	● 2.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Folly Farm
Regionally Important Geological Site	● 487m - Mearns Coal Tip
Site of Nature Conservation Interest	● 9m - Rotcombe Brook and adjacent land
Priority Habitats	● 24m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1751m - The Wharf
Local Greenspace	○ 800m - 900m - Recreation Ground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.6km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.9km - Ston Easton Park
Conservation Area	● 1507m - Paulton (Somer Valley)
Registered Battlefield	● 12.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.7km - Church Of St James
Listed Building - Grade II*	● 2.1km - Church Of St Mary The Virgin
Listed Building - Grade II	● 241m - The Shop
National Landscape (formerly AONB)	● 5.3km - Mendip Hills
Ancient Woodland	● 1751m
Noise Impact - Distance to major roads and railway lines	● 3.3km - Folly Farm
Tree Preservation Orders	○ 579m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.9km - Stoke Hill Mine
Waterbodies	● 218m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - New Road
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 651m - Land to the north of Bungays Hill Farm

F18 Land West of Bath



Criteria / Constraint	Score Answer
AQMA	● 1180m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 205m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 227m - Newton St. Loe
Regionally Important Geological Site	● 240m - Pennyquick Bridge
Site of Nature Conservation Interest	● 51m - Newton Brook
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.30%
Brownfield Land Use	● 1000m - Hartwells Garage
Local Greenspace	○ 900m - 1000m - Redlands Park Play Area, The Hollow / Bath City Farm
Closest Park	○ 300m - 400m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Hayesfield Girls' School, Saint Gregory's Catholic College, Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1506m - Part of the linear boundary known as the Wansdyke 285m north west of Manor Farm
Registered Parks and Gardens	● 341m - Newton Park
Conservation Area	● 84m - Newton St.Loe (Rural)
Registered Battlefield	● 4.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1075m - Partis College
Listed Building - Grade II*	● 368m - Twerton Wood Tunnel West Portal (Mln110915)
Listed Building - Grade II	● 221m - Road Bridge Over The Railway
National Landscape (formerly AONB)	● 611m - Cotswolds
Ancient Woodland	● 969m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 79m - Carrs Wood
Tree Preservation Orders	○ 1485m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.3km
Mineral Search Area	● 5.5km - Upper Lawn Quarry
Waterbodies	● 59m
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 200m - 300m - Bath Mill
Cycle Station	○ 1400m - 1500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1m - Land at Newton Mill Farm

D08 Bathampton (Upper Slopes)



Criteria / Constraint	Score Answer
AQMA	● 930m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 427m
International Ecological Sites (SAC,SPA,Ramsar)	● 233m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 233m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 209m - Hampton Down Quarry
Site of Nature Conservation Interest	● 67% Overlap - Bathampton Down and Woodlands SNCI (part of)
Priority Habitats	● <1% Overlap - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 6.80%
Brownfield Land Use	● 2.3km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 50m - 100m - Land between Warminster Road and Bathampton Lane
Closest Park	○ 1600m - 1700m - Claverton Manor
Green Belt Land	○ 100% Overlap
Health Facility	○ 1400m - 1500m - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Bathampton Primary
Distance to nearest Secondary School	○ 3km - 4km - Ralph Allen School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 328m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 1298m - Claverton Manor
Conservation Area	● 185m - Bathampton (Rural)
Registered Battlefield	● 6.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1160m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 528m - Garden Building, 100 Yards To South Of Bathampton Lodge
Listed Building - Grade II	● 215m - Dinas
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● No Overlap
Noise Impact - Distance to major roads and railway lines	● 972m - Kensington Meadow
Tree Preservation Orders	○ 773m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3km
Mineral Search Area	● 3.2km - Upper Lawn Quarry
Waterbodies	● 385m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Bathampton Lane, Holcombe Lane
Cycle Station	○ 500m - 600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 793m - Bath Football Club

D09a Minster Way



Criteria / Constraint	Score Answer
AQMA	● 187m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 380m
International Ecological Sites (SAC,SPA,Ramsar)	● 964m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 865m - North Road Quarry, Bath
Regionally Important Geological Site	● 911m - Hampton Down Quarry
Site of Nature Conservation Interest	● 99% Overlap - Bathwick Slopes (part of) (part of Bathampton Down and Woodlands SNCI)
Priority Habitats	● 99% Overlap - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1524m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 500m - 600m - Hampton Row
Closest Park	○ 300m - 400m - Sydney Gardens
Green Belt Land	○ 99% Overlap
Health Facility	○ 1500m - 1600m - Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bathwick St Mary Church School
Distance to nearest Secondary School	○ 3km - 4km - Hayesfield Girls' School, Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 597m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 488m - Sydney Gardens
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 697m - Grosvenor House
Listed Building - Grade II*	● 538m - Kennet And Avon Canal Tunnel (Under Beckford Road)
Listed Building - Grade II	● 156m - Hampton House
National Landscape (formerly AONB)	● 99% Overlap - Cotswolds
Ancient Woodland	● 93m - Bathwick Wood
Noise Impact - Distance to major roads and railway lines	● 430m - Kensington Meadow
Tree Preservation Orders	○ 313m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.7km
Mineral Search Area	● 2.9km - Upper Lawn Quarry
Waterbodies	● 265m
Train Station	○ 2km - 2.5km - Bath Spa
Bus Station	○ 0m - 50m - Minster Way
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 518m - Kensington Meadows

D09b Horseshoe Walk



Criteria / Constraint	Score Answer
AQMA	● 358m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 378m
International Ecological Sites (SAC,SPA,Ramsar)	● 1743m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 744m - North Road Quarry, Bath
Regionally Important Geological Site	● 1691m - Upper Lawns (or Hancock's) Quarry
Site of Nature Conservation Interest	● 4m - Smallcombe Wood
Priority Habitats	● 4m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 665m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 200m - 300m - Abbey View Allotments
Closest Park	○ 500m - 600m - Crowe Hall
Green Belt Land	○ 100% Overlap
Health Facility	○ 700m - 800m - Vibe Fitness
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Widcombe Infant
Distance to nearest Secondary School	○ 1700m - 1800m - Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 839m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 139m - Crowe Hall
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 6.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 266m - 1-14 (Consec) With Area Railings
Listed Building - Grade II*	● 228m - 1-6, Widcombe Terrace
Listed Building - Grade II	● 115m - Widcombe Hill House
National Landscape (formerly AONB)	● 81% Overlap - Cotswolds
Ancient Woodland	● 177m
Noise Impact - Distance to major roads and railway lines	● 1561m - Kensington Meadow
Tree Preservation Orders	○ 334m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1521m
Mineral Search Area	● 1689m - Upper Lawn Quarry
Waterbodies	● 65m
Train Station	○ 1000m - 1100m - Bath Spa
Bus Station	○ 300m - 400m - Macaulay Buildings
Cycle Station	○ 700m - 800m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1800m - 1900m
Historic Landfill	● 1413m - Green Park

E16b Old Culverhaysians RFC



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 311m
International Ecological Sites (SAC,SPA,Ramsar)	● 1420m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1420m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 931m - Combe Hay Mines
Site of Nature Conservation Interest	● 71% Overlap - Part of Rush Hill & Eastover Coppice SNCI
Priority Habitats	● 2m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 412m - 478 Wellsway, Bath
Local Greenspace	○ 600m - 700m - Corston View Allotments, Mendip Gardens Allotments, Banwell Road
Closest Park	○ 3km - 4km - Royal Victoria Park, Abbey Cemetery, Prior Park, Widcombe Manor
Green Belt Land	○ 100% Overlap
Health Facility	○ 700m - 800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Philip's C of E Primary
Distance to nearest Secondary School	○ 400m - 500m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 397m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 2.7km - Abbey Cemetery
Conservation Area	● 460m - Bath (Bath)
Registered Battlefield	● 7.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1750m - Church Of St Peter
Listed Building - Grade II*	● 784m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 188m - Rose Cottage (No.1)
National Landscape (formerly AONB)	● 613m - Cotswolds
Ancient Woodland	● 259m - Hoggen Coppice
Noise Impact - Distance to major roads and railway lines	● 1160m - Twerton Roundhill
Tree Preservation Orders	○ 1177m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.1km - Upper Lawn Quarry
Waterbodies	● 125m
Train Station	○ 3km - 4km - Bath Spa, Oldfield Park
Bus Station	○ 200m - 300m - Colbourne Road
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 616m - Fullers Earth Tip

D12 Perrymead



Criteria / Constraint	Score Answer
AQMA	● 361m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 377m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 377m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 303m - Springfield Quarry
Site of Nature Conservation Interest	● 60% Overlap - Lyncombe Vale, Perrymead Fields, Perrymead Woodlands, Widcombe Cemeteries
Priority Habitats	● 36% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.90%
Surface Water Flooding (1 in 100 Year)	● 3.40%
Surface Water Flooding (1 in 1000 Year)	● 7%
Brownfield Land Use	● 624m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 0m - 50m - Springfield Park
Closest Park	○ 0m - 50m - Abbey Cemetery, Widcombe Manor
Green Belt Land	○ 99% Overlap
Health Facility	○ 600m - 700m - Beechen Cliff School
Loss of Allotment Land	○ <1% Overlap
Distance to nearest Primary School	○ 300m - 400m - Mulberry Park Educate Together Primary
Distance to nearest Secondary School	○ 600m - 700m - Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 807m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 2m - Abbey Cemetery
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 6.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 172m - 1-14 (Consec) With Area Railings
Listed Building - Grade II*	● 0m - Lyncombe House
Listed Building - Grade II	● 0m - 1, 2 And 3, Perrymead Place, Bagatelle House, Boundary Wall And Gate Piers To Hill Crest, Perrymead Lodge And Perrymead Court, Boundary Wall And Gate Piers To Perrymead Place, Cloisters Cottage The Cloisters. Southside. Cottage And Stables Of The Cloisters, Foxhill Grove Farm, Hill Crest, Perrymead Lodge And Perrymead Court, Lynbrook Cottage, Moregrove And Little Moregrove, Nos. 1 And 2 Entry Hill Cottages, Oak Cottage, Outbuilding To No. 2 And 3 Perrymead Place (Formerly Known As The Cottage), Perrymead House, Stable And Coach House Block Of Lycombe House, The Cloisters, Southside, And North Side The Cloisters. Southside Cottage And Stables Of The Cloisters, Welton Lodge And Welton Cottage, Woodbine Cottage
National Landscape (formerly AONB)	● 98% Overlap - Cotswolds
Ancient Woodland	● 502m
Noise Impact - Distance to major roads and railway lines	● 1921m - Kensington Meadow
Tree Preservation Orders	○ 64m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	798m
Mineral Search Area	● 945m - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 600m - 700m - Bath Spa
Bus Station	○ 0m - 50m - Bewdley Road
Cycle Station	○ 0m - 50m - Bath Two Tunnels Route
Public Right of Way	○ 400m - 500m
Historic Landfill	● 113m - Lower Barrack Farm

E15 Land south of Odd Down



Criteria / Constraint	Score Answer
AQMA	● 2.8km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 1740m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1740m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 3% Overlap - Combe Hay Mines
Site of Nature Conservation Interest	● 9% Overlap - Down Wood, Fuller's Earth Works - Southstoke complex, Middle Wood, Vernham Wood
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.50%
Surface Water Flooding (1 in 1000 Year)	● 1.80%
Brownfield Land Use	● 744m - 478 Wellsway, Bath
Local Greenspace	○ 600m - 700m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 3km - 4km - Abbey Cemetery, Prior Park, Widcombe Manor
Green Belt Land	○ 100% Overlap
Health Facility	○ 1100m - 1200m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 300m - 400m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 267m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 3km - Prior Park
Conservation Area	● 1017m - Bath (Bath)
Registered Battlefield	● 8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1422m - Combe Hay Manor
Listed Building - Grade II*	● 1274m - Watercress Cottage
Listed Building - Grade II	● 156m - Boundary Post On A367 At National Grid Reference St 7338 6167
National Landscape (formerly AONB)	● 4m - Cotswolds
Ancient Woodland	● <1% Overlap - Vernham Wood
Noise Impact - Distance to major roads and railway lines	● 1447m - Twerton Roundhill
Tree Preservation Orders	○ 1175m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.3km
Mineral Search Area	● 3.3km - Upper Lawn Quarry
Waterbodies	● 143m
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 100m - 200m - St Gregory's School
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 7% Overlap - Fullers Earth Tip

E14b Midford Rd/ Packhorse Lane



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 581m
International Ecological Sites (SAC,SPA,Ramsar)	● 853m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 853m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 804m - Combe Down, north of
Site of Nature Conservation Interest	● 168m - Horsecombe Vale and Priory Wood
Priority Habitats	● 12m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1102m - 478 Wellsway, Bath
Local Greenspace	○ 800m - 900m - Foxhill Allotments
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1700m - 1800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 321m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1559m - Prior Park
Conservation Area	● <1% Overlap - South Stoke (Rural)
Registered Battlefield	● 8.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 989m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 199m - Church Of St James
Listed Building - Grade II	● 79m - Brewery House
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 480m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 2.8km - Twerton Roundhill
Tree Preservation Orders	○ 296m
Agricultural Land Classification - Grades 1 to 3	● 2%
Mineral Safeguarded Areas	1713m
Mineral Search Area	● 1719m - Upper Lawn Quarry
Waterbodies	● 396m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 100m - 200m - Southstoke Village
Cycle Station	○ 1500m - 1600m - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 788m - The Old Quarry, Rear of Combe Road

E16a Land south of Orchid Drive



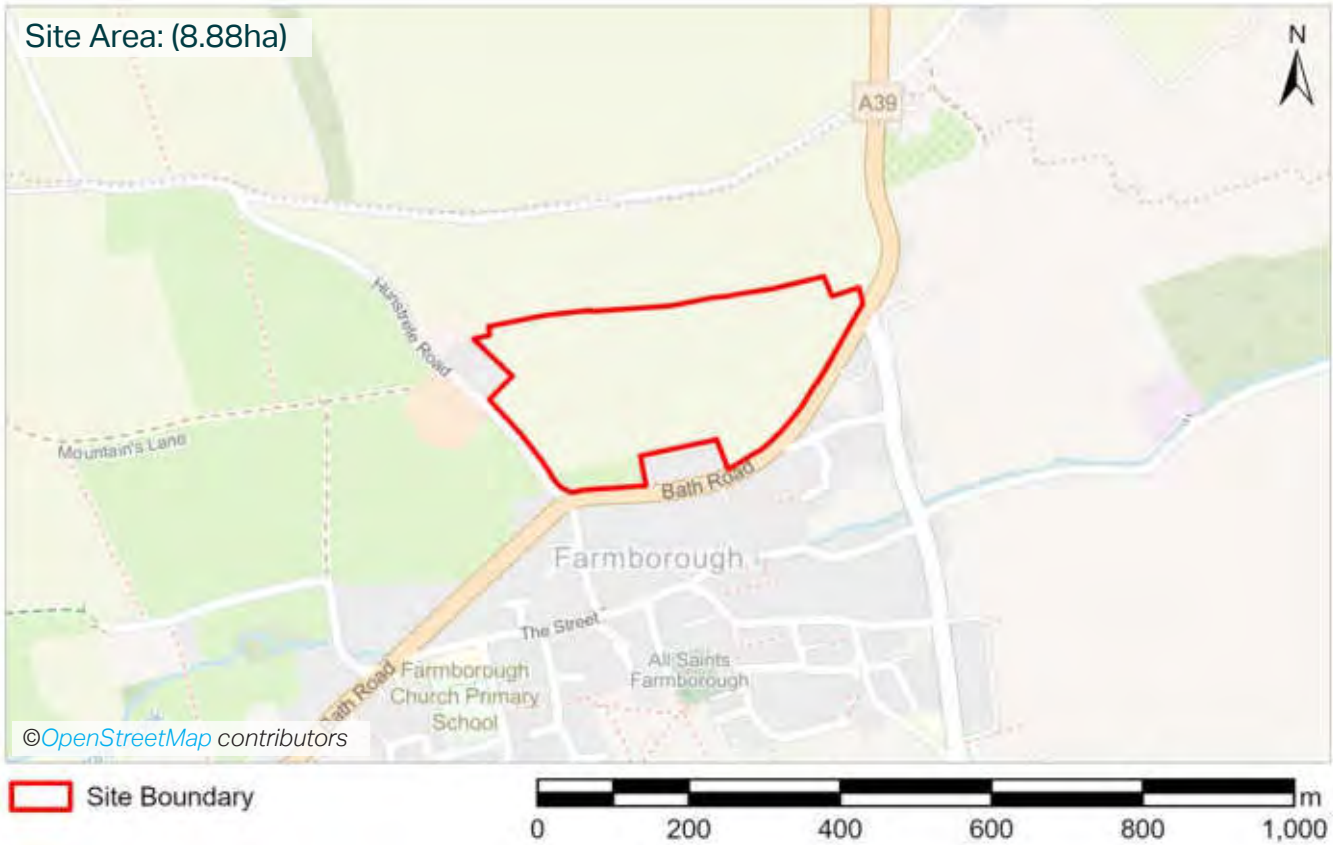
Criteria / Constraint	Score Answer
AQMA	● 2.1km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 491m
International Ecological Sites (SAC,SPA,Ramsar)	● 1417m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1417m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1139m - Combe Hay Mines
Site of Nature Conservation Interest	● 58% Overlap - Part of Rush Hill & Eastover Coppice SNCI
Priority Habitats	● 46m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 490m - 478 Wellsway, Bath
Local Greenspace	○ 500m - 600m - Corston View Allotments
Closest Park	○ 3km - 4km - Crowe Hall, Abbey Cemetery, Prior Park, Royal Victoria Park, Widcombe Manor
Green Belt Land	○ 97% Overlap
Health Facility	○ 600m - 700m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St Philip's C of E Primary
Distance to nearest Secondary School	○ 600m - 700m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 553m - Part of the linear boundary known as the Wansdyke 420m south west of Barrowmead Cottage
Registered Parks and Gardens	● 2.7km - Abbey Cemetery
Conservation Area	● 432m - Bath (Bath)
Registered Battlefield	● 7.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1672m - Church Of St Peter
Listed Building - Grade II*	● 730m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 94m - Rose Cottage (No.1)
National Landscape (formerly AONB)	● 814m - Cotswolds
Ancient Woodland	● 284m - Hoggen Coppice
Noise Impact - Distance to major roads and railway lines	● 1050m - Twerton Roundhill
Tree Preservation Orders	○ 1305m
Agricultural Land Classification - Grades 1 to 3	● 52%
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.1km - Upper Lawn Quarry
Waterbodies	● 125m
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 200m - 300m - Somerdale View, Barrow Road
Cycle Station	○ 1900m - 2000m - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 602m - Rush Hill

E16c Land north of Burnthouse Farm



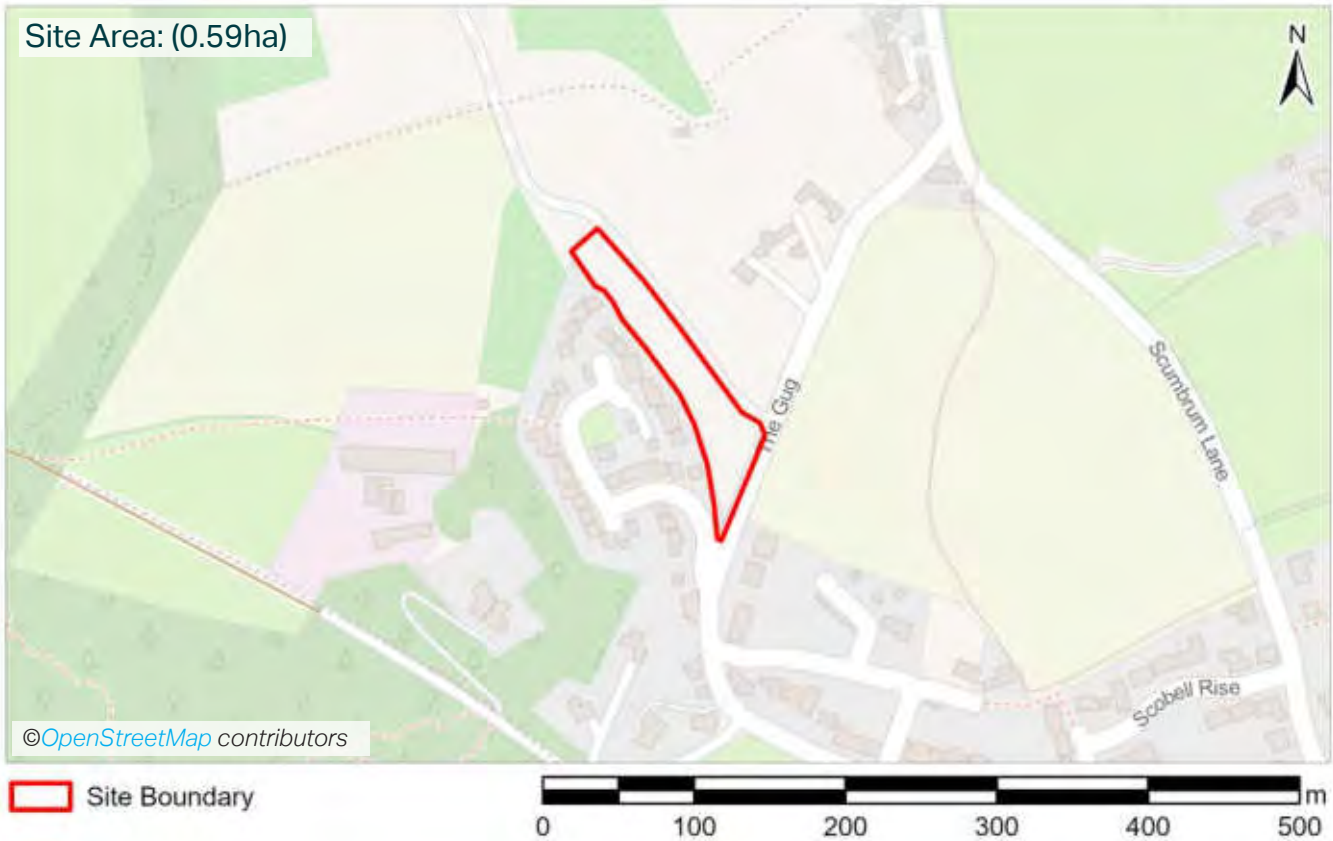
Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 279m
International Ecological Sites (SAC,SPA,Ramsar)	● 1433m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1433m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 877m - Combe Hay Mines
Site of Nature Conservation Interest	● 2m - Part of Rush Hill & Eastover Coppice SNCI
Priority Habitats	● 2m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 410m - 478 Wellsway, Bath
Local Greenspace	○ 600m - 700m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 3km - 4km - Abbey Cemetery, Prior Park, Royal Victoria Park, Widcombe Manor
Green Belt Land	○ 100% Overlap
Health Facility	○ 700m - 800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Philip's C of E Primary
Distance to nearest Secondary School	○ 300m - 400m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 355m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 2.8km - Prior Park
Conservation Area	● 541m - Bath (Bath)
Registered Battlefield	● 7.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1844m - Church Of St Peter
Listed Building - Grade II*	● 900m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 343m - Group Of 3 Boundary Posts On A367,At Junction With Combe Hay Lane,At National Grid Reference St 7345 6187
National Landscape (formerly AONB)	● 551m - Cotswolds
Ancient Woodland	● 202m - Vernham Wood
Noise Impact - Distance to major roads and railway lines	● 1298m - Twerton Roundhill
Tree Preservation Orders	○ 1157m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.1km - Upper Lawn Quarry
Waterbodies	● 200m
Train Station	○ 3km - 4km - Bath Spa, Oldfield Park
Bus Station	○ 200m - 300m - Colbourne Road
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 536m - Fullers Earth Tip

FAR06 Land north of the A39



Criteria / Constraint	Score Answer
AQMA	● 4.6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 8m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.4km - Folly Farm
Regionally Important Geological Site	● 1062m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 112m - Congyre Brook and adjacent land
Priority Habitats	● 365m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.40%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 923m - Westways Garage
Local Greenspace	○ 600m - 700m - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Wellsway School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.6km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.5km - Newton Park
Conservation Area	● 2.1km - Timsbury (Rural)
Registered Battlefield	● 10.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 247m - Church Of All Saints
Listed Building - Grade II	● 127m - Brooklyn Cottage
National Landscape (formerly AONB)	● 6km - Cotswolds
Ancient Woodland	● 1055m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.5km - Camerton Batch
Tree Preservation Orders	○ 179m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1056m
Mineral Search Area	● 10.2km - Upper Lawn Quarry
Waterbodies	● 120m
Train Station	○ 8km - 9km - Midsomer Norton South, Keynsham
Bus Station	○ 200m - 300m - The New Inn
Cycle Station	○ 3km - 4km - Avon Cycleway
Public Right of Way	○ 50m - 100m
Historic Landfill	● 743m - Tillay Farm

HTN07 Land west of The Gug



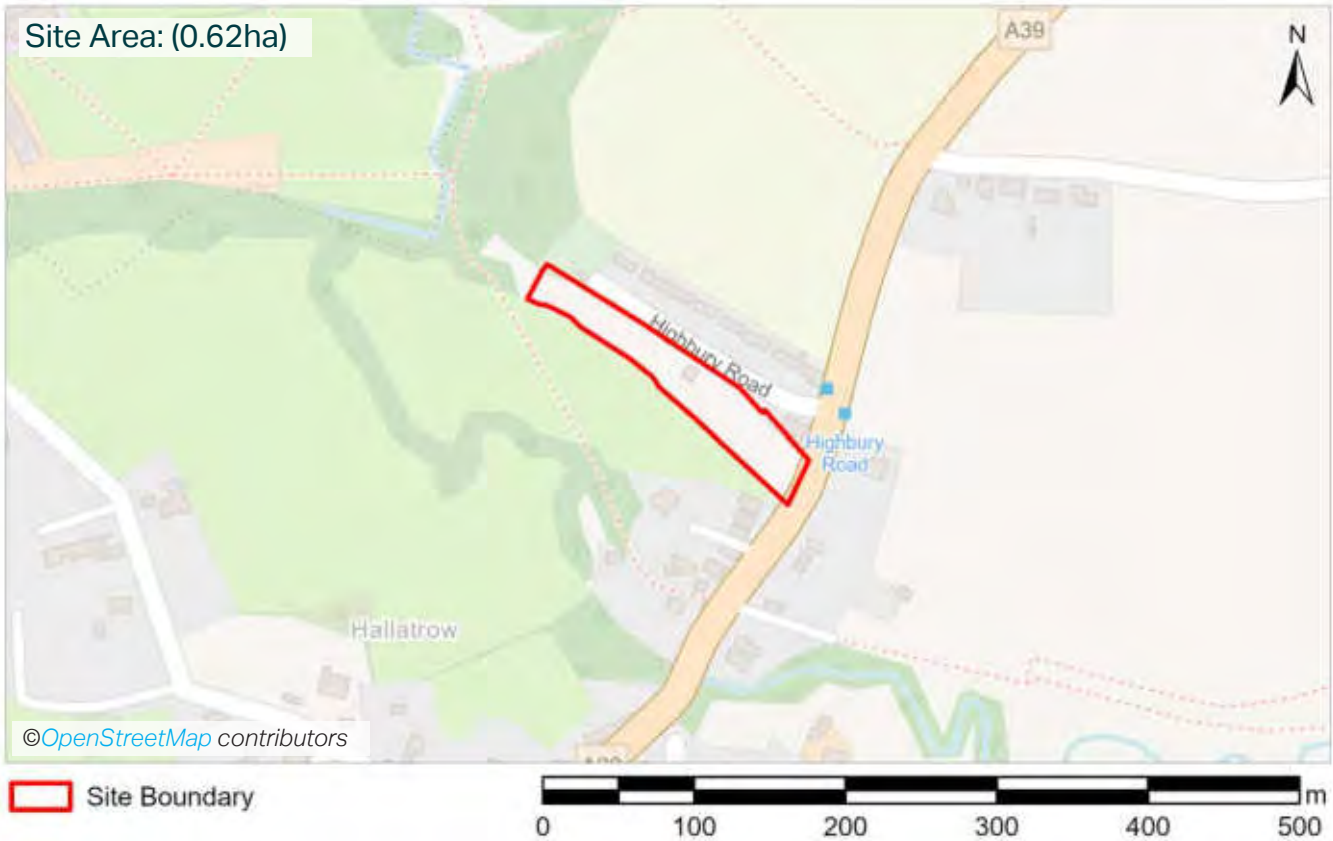
Criteria / Constraint	Score Answer
AQMA	● 1922m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 464m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Folly Farm
Regionally Important Geological Site	● 1101m - Mearns Coal Tip
Site of Nature Conservation Interest	● 185m - Highbury Hill and Greyfield Wood
Priority Habitats	● 62m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1160m - The Wharf
Local Greenspace	○ 0m - 50m - Fores Play Park Area
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 4.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.8km - Ston Easton Park
Conservation Area	● 1957m - Paulton (Somer Valley)
Registered Battlefield	● 13.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St James
Listed Building - Grade II*	● 1674m - Church Of St Augustine
Listed Building - Grade II	● 522m - The Shop
National Landscape (formerly AONB)	● 4.7km - Mendip Hills
Ancient Woodland	● 1453m
Noise Impact - Distance to major roads and railway lines	● 2.8km - Folly Farm
Tree Preservation Orders	○ 179m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.5km - Stoke Hill Mine
Waterbodies	● 131m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 700m - 800m - Methodist Church
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 50m - 100m
Historic Landfill	● 378m - Old Railway Cutting

HTN01 Land east of High Littleton



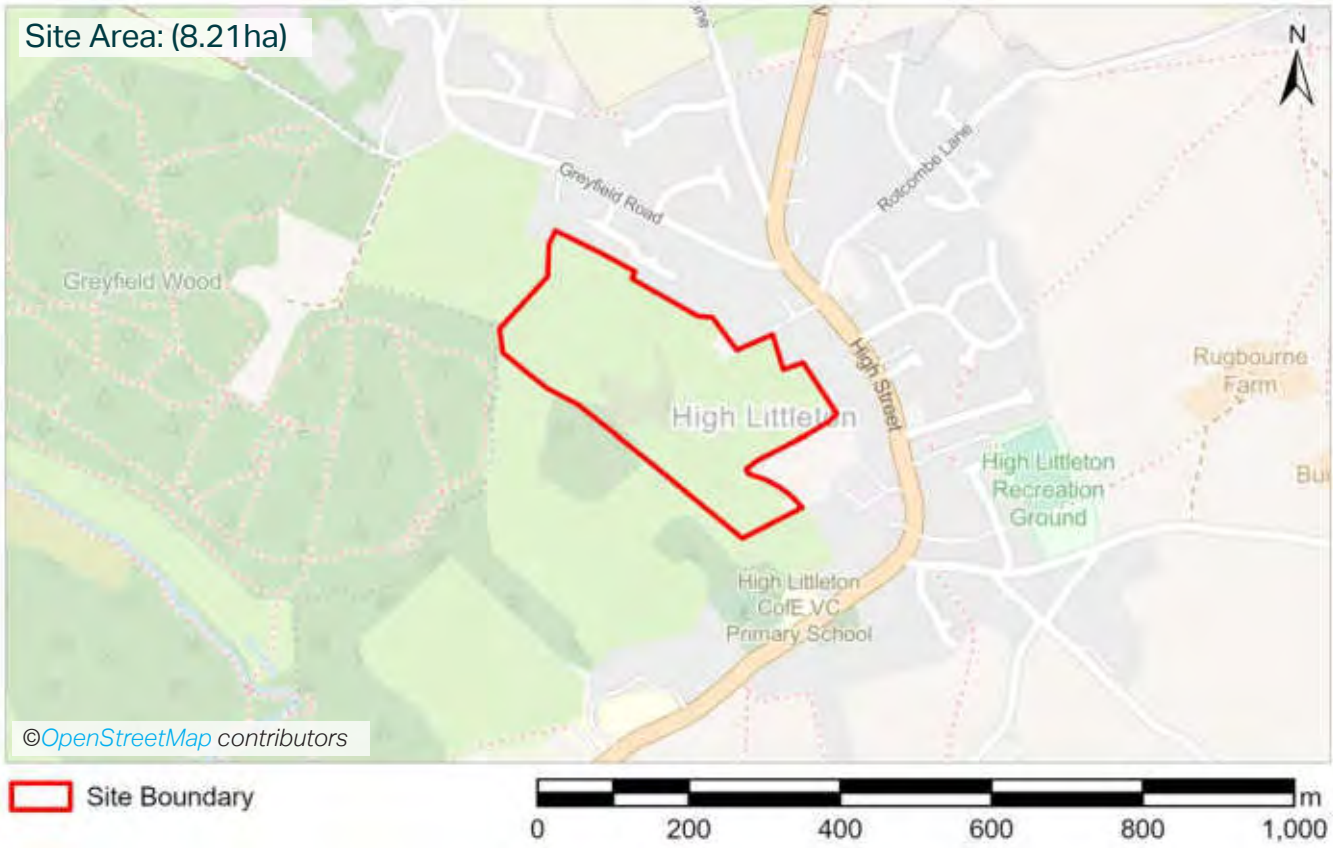
Criteria / Constraint	Score Answer
AQMA	● 1980m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 124m
International Ecological Sites (SAC,SPA,Ramsar)	● 6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Folly Farm
Regionally Important Geological Site	● 781m - Mearns Coal Tip
Site of Nature Conservation Interest	● 208m - Highbury Hill and Greyfield Wood
Priority Habitats	● 86m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1317m - The Wharf
Local Greenspace	○ 100m - 200m - Fores Play Park Area
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 6km - 7km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.8km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.7km - Ston Easton Park
Conservation Area	● 1666m - Paulton (Somer Valley)
Registered Battlefield	● 13.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.3km - Church Of St James
Listed Building - Grade II*	● 1798m - Church Of St Augustine
Listed Building - Grade II	● 249m - The Shop
National Landscape (formerly AONB)	● 4.8km - Mendip Hills
Ancient Woodland	● 1517m
Noise Impact - Distance to major roads and railway lines	● 2.9km - Folly Farm
Tree Preservation Orders	○ 199m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	97% Overlap
Mineral Search Area	● 12.2km - Stoke Hill Mine
Waterbodies	● 25m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 300m - 400m - Methodist Church, New Road
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 516m - Old Railway Cutting

HAL02 Land south of Highbury Road



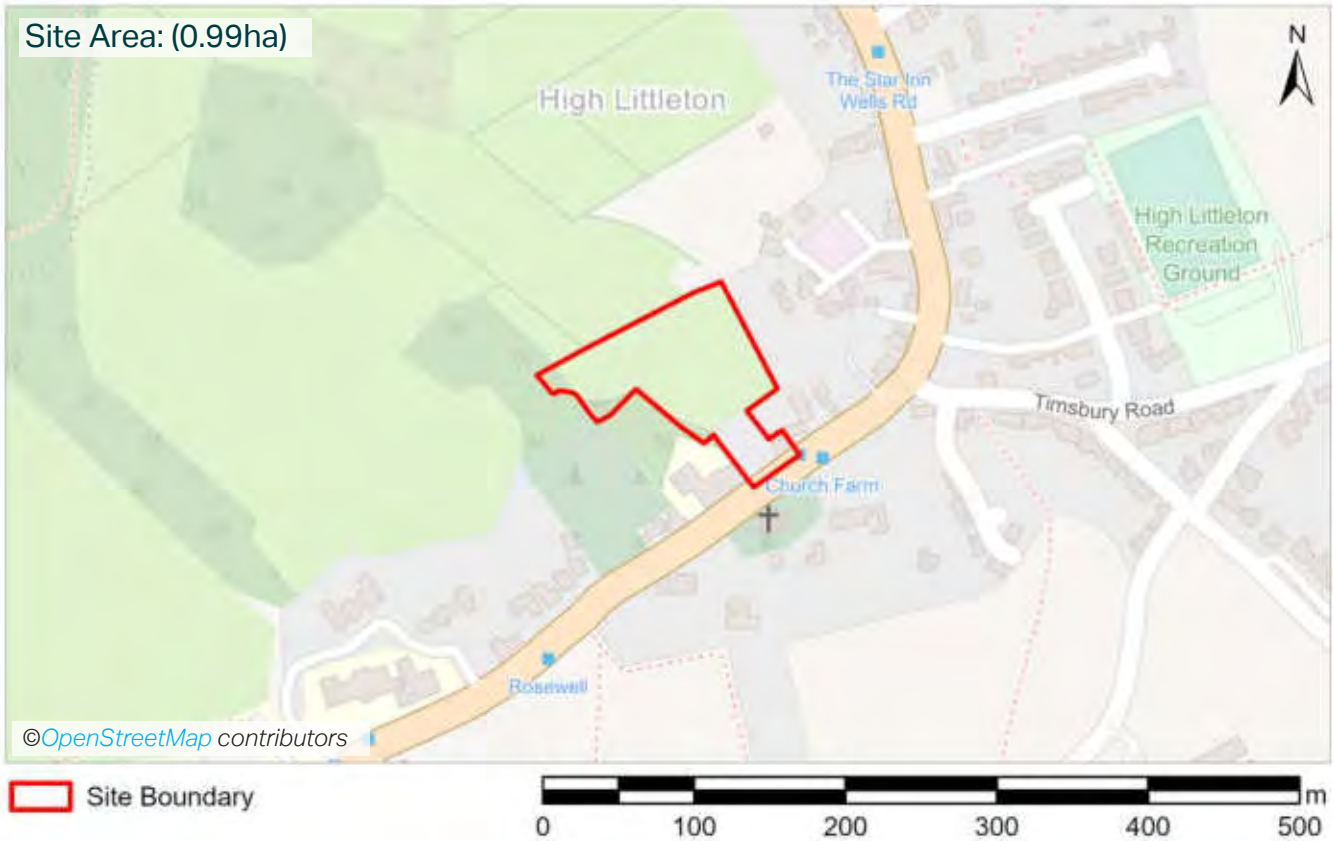
Criteria / Constraint	Score Answer
AQMA	● 1323m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Long Dole Wood and Meadows
Regionally Important Geological Site	● 1411m - Rugbourne House
Site of Nature Conservation Interest	● 60m - Cam Brook and adjacent land
Priority Habitats	● 10m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 5.50%
Surface Water Flooding (1 in 1000 Year)	● 10.80%
Brownfield Land Use	● 1919m - The Wharf
Local Greenspace	○ 0m - 50m - Allotments
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1205m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ 1% Overlap
Distance to nearest Primary School	○ 800m - 900m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 4km - 5km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.5km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.4km - Ston Easton Park
Conservation Area	● 1158m - Paulton (Somer Valley)
Registered Battlefield	● 14.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St James
Listed Building - Grade II*	● 1305m - Church Of The Holy Trinity
Listed Building - Grade II	● 188m - Gatepiers To Stable Court At The Grange
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 2.4km - Rush Hill Wood - East
Noise Impact - Distance to major roads and railway lines	● 3.5km - Folly Farm
Tree Preservation Orders	○ 14m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.8km - Stoke Hill Mine
Waterbodies	● 68m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - Highbury Road
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 376m - Marsh Lane Landfill Site

HTN06b South of Greyfield Road



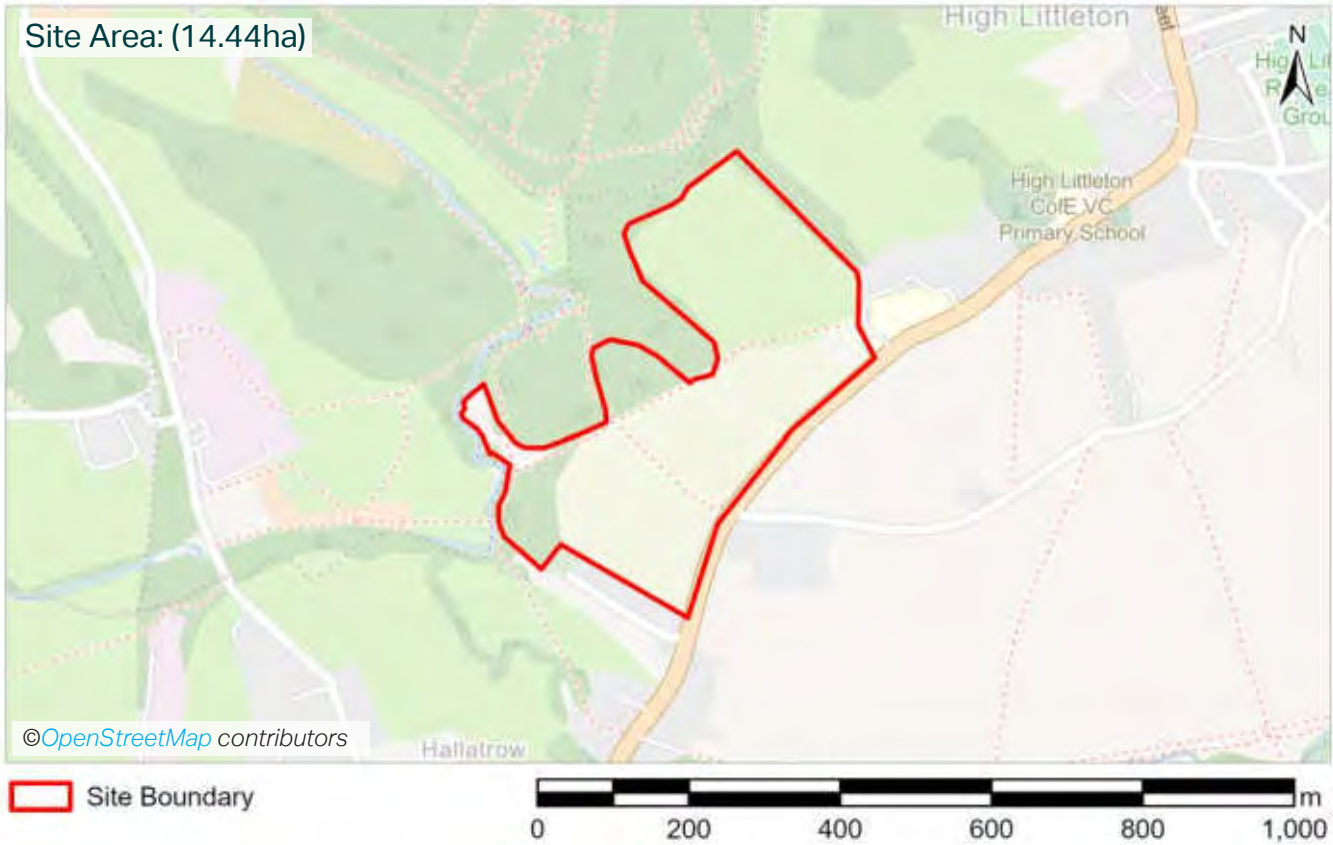
Criteria / Constraint	Score Answer
AQMA	● 1823m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 68m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.2km - Folly Farm
Regionally Important Geological Site	● 509m - Rugbourne House
Site of Nature Conservation Interest	● 1% Overlap - Highbury Hill and Greyfield Wood
Priority Habitats	● 4% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.30%
Surface Water Flooding (1 in 100 Year)	● 3.10%
Surface Water Flooding (1 in 1000 Year)	● 6.60%
Brownfield Land Use	● 1530m - The Wharf
Local Greenspace	○ 400m - 500m - Recreation Ground, Fores Play Park Area, Long Lands
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 162m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.8km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.3km - Ston Easton Park
Conservation Area	● 1209m - Paulton (Somer Valley)
Registered Battlefield	● 13.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St James
Listed Building - Grade II*	● 1628m - Church Of The Holy Trinity
Listed Building - Grade II	● 113m - The Willows
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 1970m
Noise Impact - Distance to major roads and railway lines	● 3.2km - Folly Farm
Tree Preservation Orders	○ 226m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.1km - Stoke Hill Mine
Waterbodies	● 86m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 50m - 100m - Methodist Church
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 535m - Land to the north of Bungays Hill Farm

HTN06c Church Farm



Criteria / Constraint	Score Answer
AQMA	● 1996m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 5m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.2km - Bowlditch Quarry
Regionally Important Geological Site	● 564m - Rugbourne House
Site of Nature Conservation Interest	● 149m - Highbury Hill and Greyfield Wood
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 2.80%
Brownfield Land Use	● 1932m - The Wharf
Local Greenspace	○ 200m - 300m - Recreation Ground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 580m
Health Facility	○ 2.5km - 3km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 0m - 50m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.8km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.3km - Ston Easton Park
Conservation Area	● 1083m - Paulton (Somer Valley)
Registered Battlefield	● 13.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Church Of St James
Listed Building - Grade II*	● 1503m - Church Of The Holy Trinity
Listed Building - Grade II	● 0m - Church Farmhouse
National Landscape (formerly AONB)	● 5.3km - Mendip Hills
Ancient Woodland	● 2.4km
Noise Impact - Distance to major roads and railway lines	● 3.6km - Camerton Batch
Tree Preservation Orders	○ 664m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.1km - Stoke Hill Mine
Waterbodies	● 268m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - Church Farm
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 572m - Land to the north of Bungays Hill Farm

HTN11 Land between Rosewell and Highbury Road



Criteria / Constraint	Score Answer
AQMA	● 1241m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3m
International Ecological Sites (SAC,SPA,Ramsar)	● 6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Long Dole Wood and Meadows
Regionally Important Geological Site	● 929m - Rugbourne House
Site of Nature Conservation Interest	● 3% Overlap - Highbury Hill and Greyfield Wood
Priority Habitats	● 12% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.40%
Surface Water Flooding (1 in 100 Year)	● 3.20%
Surface Water Flooding (1 in 1000 Year)	● 4.60%
Brownfield Land Use	● 1627m - The Wharf
Local Greenspace	○ 100m - 200m - Long Lands, Allotments
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 604m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 4km - 5km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.6km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.5km - Ston Easton Park
Conservation Area	● 1199m - Paulton (Somer Valley)
Registered Battlefield	● 14km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Church Of St James
Listed Building - Grade II*	● 1341m - Church Of The Holy Trinity
Listed Building - Grade II	● 283m - Gatepiers To Stable Court At The Grange
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 2.3km
Noise Impact - Distance to major roads and railway lines	● 3.3km - Folly Farm
Tree Preservation Orders	○ 100m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 1m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - Highbury Road
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 224m - Marsh Lane Landfill Site

K18 Land south of Abbots Wood



Criteria / Constraint	Score Answer
AQMA	● 1377m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1703m
International Ecological Sites (SAC,SPA,Ramsar)	● 9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Bickley Wood
Regionally Important Geological Site	● 1006m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 700m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 28% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1323m - Riverside
Local Greenspace	○ 0m - 50m - Abbots Wood
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 5m
Health Facility	○ 1800m - 1900m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Castle Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1001m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 2.9km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 853m - Queen Charlton (Rural)
Registered Battlefield	● 7.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1791m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1088m - Church Of St Margaret
Listed Building - Grade II	● 50m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4km - Cotswolds
Ancient Woodland	● 2.1km - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 1667m - Manor Road Community Woodland
Tree Preservation Orders	○ 1638m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	684m
Mineral Search Area	● 12.6km - Upper Lawn Quarry
Waterbodies	● 177m
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 400m - 500m - Holly Walk, Newlands Road
Cycle Station	○ 1800m - 1900m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1878m - Furthermead Farm

K19 Land north of Chewton Road



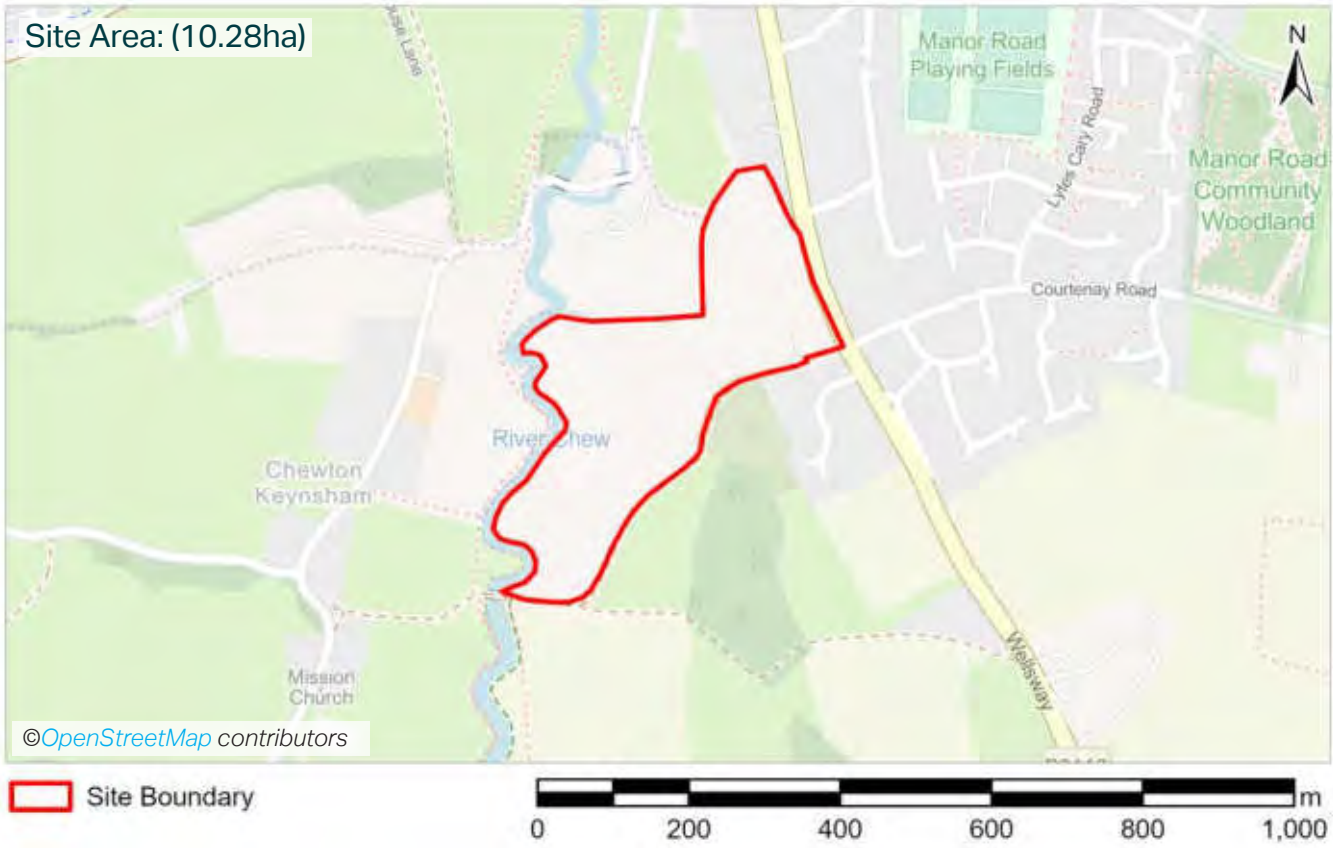
Criteria / Constraint	Score Answer
AQMA	● 725m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1145m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Cleeve Wood, Hanham
Regionally Important Geological Site	● 189m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 4% Overlap - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 5m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 3.70%
Surface Water Flooding (1 in 1000 Year)	● 11.10%
Brownfield Land Use	● 624m - Riverside
Local Greenspace	○ 400m - 500m - Park Road Playing Field
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 800m - 900m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Castle Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 462m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● <1% Overlap - Keynsham (Keynsham)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1146m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1163m - Church Of St John The Baptist
Listed Building - Grade II	● 72m - Folly Approximately 15 Metres To West Of Chewton Place
National Landscape (formerly AONB)	● 3.1km - Cotswolds
Ancient Woodland	● 2.1km - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 793m - Manor Road Community Woodland
Tree Preservation Orders	○ 788m
Agricultural Land Classification - Grades 1 to 3	● 77%
Mineral Safeguarded Areas	23% Overlap
Mineral Search Area	● 11.8km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1500m - 1600m - Keynsham
Bus Station	○ 100m - 200m - Dunster Road
Cycle Station	○ 1500m - 1600m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1227m - Land adjacent to Manor Road

K14 Land west of Broadlands School



Criteria / Constraint	Score Answer
AQMA	● 647m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 195m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.9km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1228m - Bickley Wood
Regionally Important Geological Site	● 1051m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 59m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 75m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 865m - St Augustine's Surgery
Local Greenspace	○ 400m - 500m - Downfield Play Area, Winscombe Close
Closest Park	○ 2km - 2.5km - Brislington House
Green Belt Land	○ 72% Overlap
Health Facility	○ 1100m - 1200m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St Keyna Primary
Distance to nearest Secondary School	○ 100m - 200m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 670m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1648m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 460m - Keynsham (Keynsham)
Registered Battlefield	● 7.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 957m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 799m - Church Of St John The Baptist
Listed Building - Grade II	● 55m - Hamleaze
National Landscape (formerly AONB)	● 4.3km - Cotswolds
Ancient Woodland	● 1269m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 1433m
Agricultural Land Classification - Grades 1 to 3	● 5%
Mineral Safeguarded Areas	142m
Mineral Search Area	● 13.4km - Upper Lawn Quarry
Waterbodies	● 67m
Train Station	○ 1200m - 1300m - Keynsham
Bus Station	○ 0m - 50m - St Francis Road
Cycle Station	○ 400m - 500m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 618m - Rivevy Quarry

K20 Land north-west of The Homestead



Criteria / Constraint	Score Answer
AQMA	● 1428m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1662m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Stidham Farm
Regionally Important Geological Site	● 896m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 4% Overlap - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 4m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 10.20%
Surface Water Flooding (1 in 100 Year)	● 15.60%
Surface Water Flooding (1 in 1000 Year)	● 28.50%
Brownfield Land Use	● 1257m - Grange Hotel, keynsham
Local Greenspace	○ 300m - 400m - Chalfield Close
Closest Park	○ 4km - 5km - Newton Park, Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1700m - 1800m - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Chandag Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 4m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 3.2km - Kelston Park
Conservation Area	● 579m - Keynsham (Keynsham)
Registered Battlefield	● 6.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1824m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1867m - Church Of St John The Baptist
Listed Building - Grade II	● 11m - Chewton Pack Horse Bridge At St 654 664 To East Of Chewton Keynsham
National Landscape (formerly AONB)	● 2.8km - Cotswolds
Ancient Woodland	● 1772m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 465m - Manor Road Community Woodland
Tree Preservation Orders	○ 1314m
Agricultural Land Classification - Grades 1 to 3	● 27%
Mineral Safeguarded Areas	88% Overlap
Mineral Search Area	● 11.4km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 0m - 50m - Courtenay Road
Cycle Station	○ 1300m - 1400m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 968m - Land adjacent to Manor Road

K21 Land at Wellsway



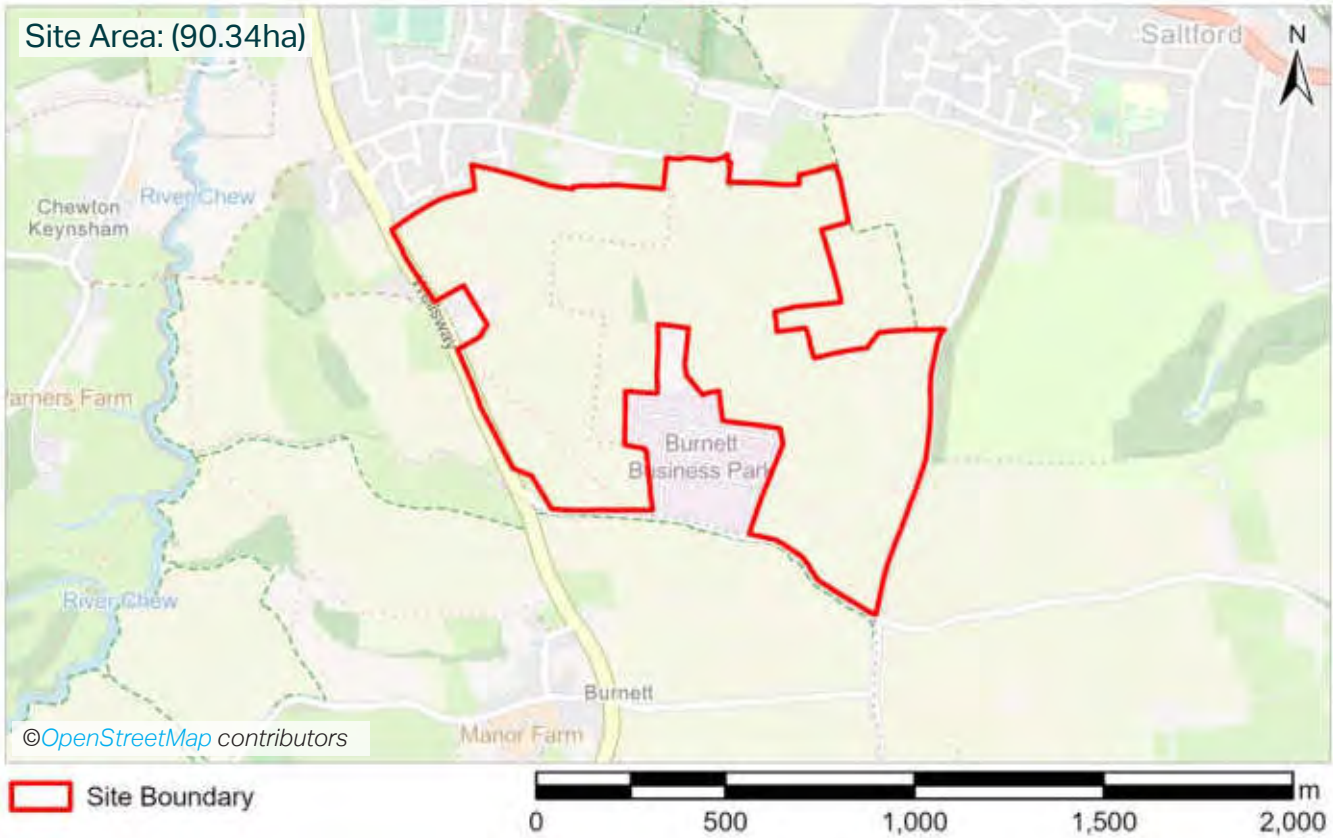
Criteria / Constraint	Score Answer
AQMA	● 1780m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1990m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Stidham Farm
Regionally Important Geological Site	● 1242m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 9% Overlap - Uplands Copse, north
Priority Habitats	● 32% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 1.10%
Brownfield Land Use	● 1611m - Grange Hotel, keynsham
Local Greenspace	○ 400m - 500m - Chalfield Close
Closest Park	○ 3km - 4km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Leisure Centre, Keynsham Gym, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - Chandag Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 113m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 3.1km - Kelston Park
Conservation Area	● 934m - Keynsham (Keynsham)
Registered Battlefield	● 6.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 2km - Church Of St Mary
Listed Building - Grade II	● 121m - Chewton Pack Horse Bridge At St 654 664 To East Of Chewton Keynsham
National Landscape (formerly AONB)	● 2.7km - Cotswolds
Ancient Woodland	● 1823m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 433m - Manor Road Community Woodland
Tree Preservation Orders	○ 1691m
Agricultural Land Classification - Grades 1 to 3	● 19%
Mineral Safeguarded Areas	76% Overlap
Mineral Search Area	● 11.1km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 200m - 300m - Cadbury Road, Uplands, Courtenay Road
Cycle Station	○ 1200m - 1300m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 927m - Land adjacent to Manor Road

K22 Land at Uplands



Criteria / Constraint	Score Answer
AQMA	● 1960m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1782m
International Ecological Sites (SAC,SPA,Ramsar)	● 9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Stidham Farm
Regionally Important Geological Site	● 1424m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 5% Overlap - River Chew and adjacent land (north of lake: part b), Uplands Copse, south
Priority Habitats	● 4% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.40%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 5%
Brownfield Land Use	● 1784m - Grange Hotel, keynsham
Local Greenspace	○ 0m - 50m - Chalfield Close
Closest Park	○ 3km - 4km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - Chandag Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● <1% Overlap - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 2.9km - Kelston Park
Conservation Area	● 1118m - Keynsham (Keynsham)
Registered Battlefield	● 6.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1604m - Church Of St Mary
Listed Building - Grade II	● 8m - Chewton Pack Horse Bridge At St 654 664 To East Of Chewton Keynsham
National Landscape (formerly AONB)	● 2.6km - Cotswolds
Ancient Woodland	● 1412m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 485m - Manor Road Community Woodland
Tree Preservation Orders	○ 1875m
Agricultural Land Classification - Grades 1 to 3	● 71%
Mineral Safeguarded Areas	79% Overlap
Mineral Search Area	● 10.7km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 50m - 100m - Uplands
Cycle Station	○ 1100m - 1200m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 847m - Land between Lye Hill and Burnett

K23 South of Courtenay Road



Criteria / Constraint	Score Answer
AQMA	● 1096m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 921m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1658m - Stidham Farm
Regionally Important Geological Site	● 1233m - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 233m - Uplands Copse, north
Priority Habitats	● 4m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1501m - Grange Hotel, keynsham
Local Greenspace	○ 100m - 200m - Manor Road Community Woodland
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - Saltford C of E Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 592m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 1679m - Kelston Park
Conservation Area	● 962m - Keynsham (Keynsham)
Registered Battlefield	● 5.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1393m - Old Brass Mill
Listed Building - Grade II	● 44m - Uplands Farmhouse
National Landscape (formerly AONB)	● 1446m - Cotswolds
Ancient Woodland	● 472m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 129m - Manor Road Community Woodland
Tree Preservation Orders	○ 1227m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	66m
Mineral Search Area	● 9.6km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 500m - 600m - Tilley Close, Hurn Lane - East
Cycle Station	○ 900m - 1000m - Avon Cycleway
Public Right of Way	○ 200m - 300m
Historic Landfill	● 202m - Land Adjacent To Manor Road

K16a Land west of Charlton Road, Keynsham



Criteria / Constraint	Score Answer
AQMA	● 1590m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1586m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Bickley Wood
Regionally Important Geological Site	● 1414m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 197m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 128m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 1581m - Riverside
Local Greenspace	○ 50m - 100m - Walnut Grove
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St Keyna Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 529m - Queen Charlton village cross
Registered Parks and Gardens	● 2.6km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 320m - Queen Charlton (Rural)
Registered Battlefield	● 7.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1937m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 526m - Church Of St Margaret
Listed Building - Grade II	● 372m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 2km - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 1988m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1147m
Mineral Search Area	● 13.1km - Upper Lawn Quarry
Waterbodies	● 205m
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 50m - 100m - Bilbie Green
Cycle Station	○ 1700m - 1800m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1343m - Furthermead Farm

K24 Manor Road



Criteria / Constraint	Score Answer
AQMA	● 1321m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1330m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1691m - Stidham Farm
Regionally Important Geological Site	● 1357m - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 1010m - Uplands Copse, north
Priority Habitats	● 20m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1472m - Grange Hotel, keynsham
Local Greenspace	○ 0m - 50m - Manor Road Community Woodland
Closest Park	○ 4km - 5km - Brislington House, Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Chandag Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1376m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 2.2km - Kelston Park
Conservation Area	● 1220m - Keynsham (Keynsham)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1684m - Saltford Manor House
Listed Building - Grade II	● 201m - Keynsham Manor And Keynsham Manor West
National Landscape (formerly AONB)	● 1777m - Cotswolds
Ancient Woodland	● 1236m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 53m - Manor Road Community Woodland
Tree Preservation Orders	○ 1629m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	914m
Mineral Search Area	● 10.4km - Upper Lawn Quarry
Waterbodies	● 264m
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 200m - 300m - Hurn Lane - East
Cycle Station	○ 900m - 1000m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 24m - Land adjacent to Manor Road

K25 Land at Manor Road



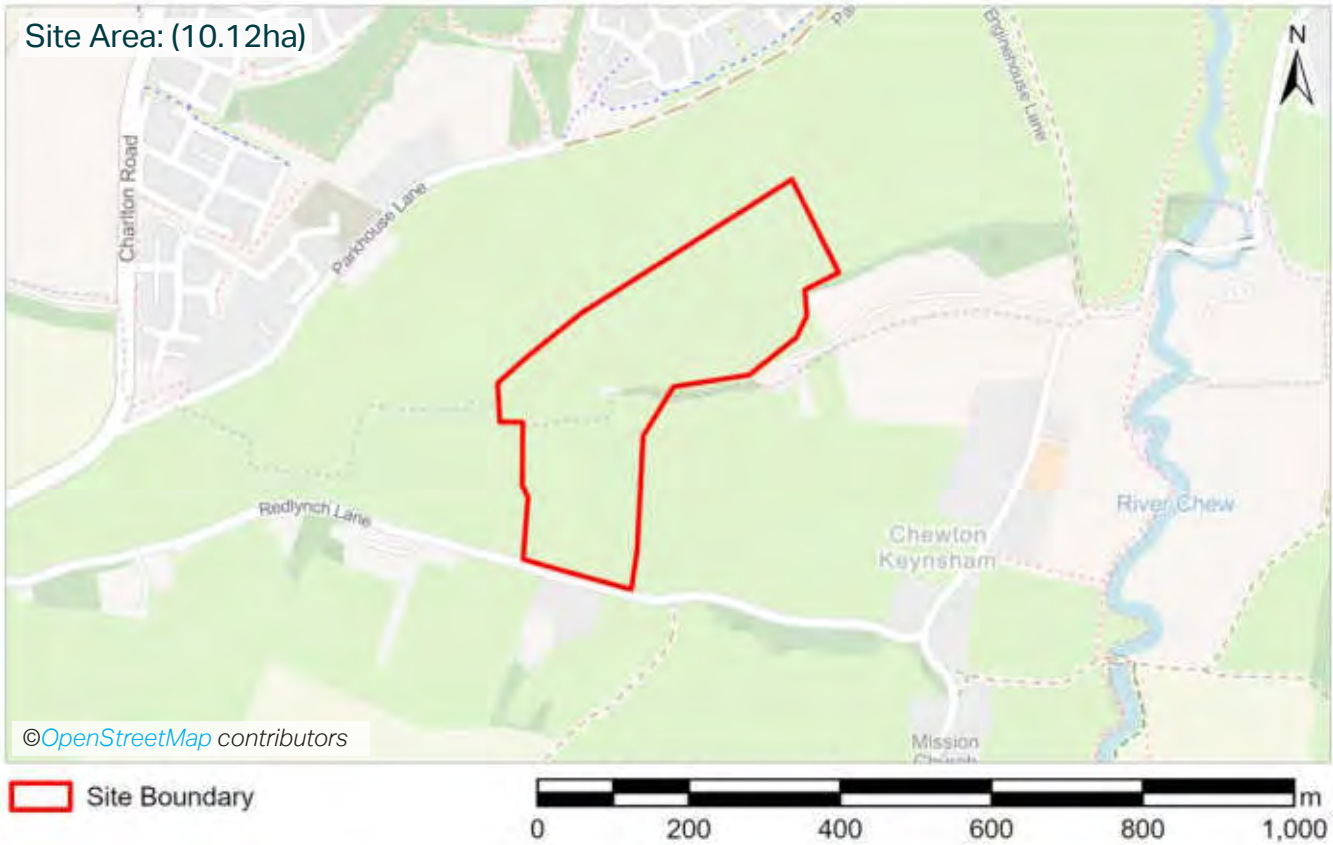
Criteria / Constraint	Score Answer
AQMA	● 1393m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1105m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1696m - Stidham Farm
Regionally Important Geological Site	● 1029m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 763m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 1m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 3.30%
Brownfield Land Use	● 880m - Grange Hotel, keynsham
Local Greenspace	○ 0m - 50m - Manor Road Community Woodland
Closest Park	○ 4km - 5km - Brislington House, Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1300m - 1400m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Chandag Primary
Distance to nearest Secondary School	○ 800m - 900m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1202m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 2.6km - Kelston Park
Conservation Area	● 668m - Keynsham (Keynsham)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1662m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1766m - Church Of St John The Baptist
Listed Building - Grade II	● 620m - Keynsham Manor And Keynsham Manor West
National Landscape (formerly AONB)	● 2.1km - Cotswolds
Ancient Woodland	● 1734m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 1m - Manor Road Community Woodland
Tree Preservation Orders	○ 1028m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	658m
Mineral Search Area	● 10.9km - Upper Lawn Quarry
Waterbodies	● 230m
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 50m - 100m - Hurn Lane - East
Cycle Station	○ 1300m - 1400m - Avon Cycleway
Public Right of Way	○ 200m - 300m
Historic Landfill	● 270m - Land adjacent to Manor Road

K17c Land at Parkhouse Lane /Redlynch Lane (C-E)



Criteria / Constraint	Score Answer
AQMA	● 1082m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1503m
International Ecological Sites (SAC,SPA,Ramsar)	● 9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bickley Wood
Regionally Important Geological Site	● 582m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 131m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 3m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 994m - Riverside
Local Greenspace	○ 50m - 100m - Abbots Wood
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1400m - 1500m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Castle Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 587m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 350m - Keynsham (Keynsham)
Registered Battlefield	● 6.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1513m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1157m - Church Of St Margaret
Listed Building - Grade II	● 58m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 3.3km - Cotswolds
Ancient Woodland	● 1891m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 997m - Manor Road Community Woodland
Tree Preservation Orders	○ 1198m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	72m
Mineral Search Area	● 12km - Upper Lawn Quarry
Waterbodies	● 142m
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 300m - 400m - Dunster Road
Cycle Station	○ 1800m - 1900m - Sustrans Local Route
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1475m - Land adjacent to Manor Road

K17e Land at Parkhouse Lane /Redlynch Lane (C-E)



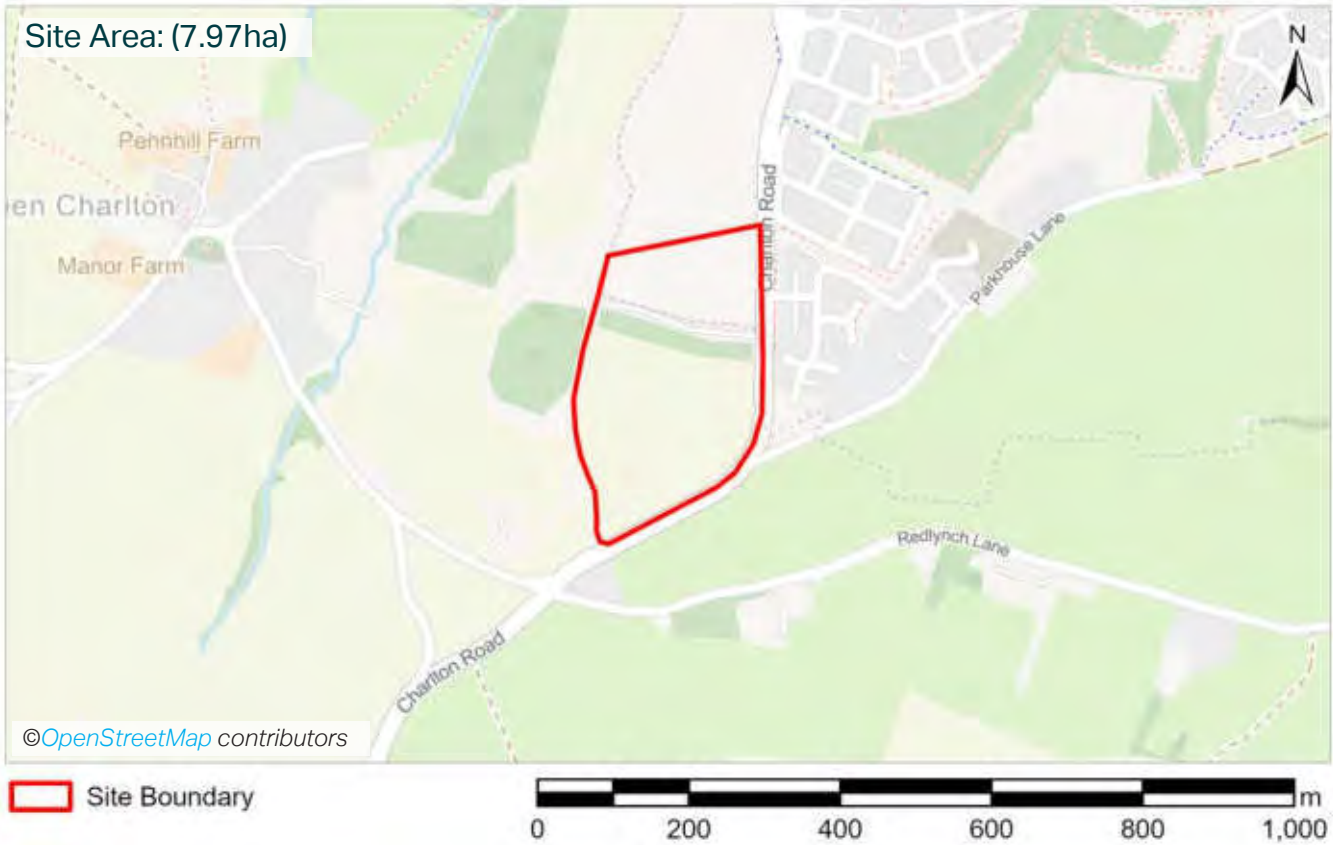
Criteria / Constraint	Score Answer
AQMA	● 1395m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1789m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3km - Bickley Wood
Regionally Important Geological Site	● 929m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 411m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 102m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 1318m - Riverside
Local Greenspace	○ 1500m - 1600m - Keynsham Town Cricket Field
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - Castle Primary
Distance to nearest Secondary School	○ 1900m - 2000m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 594m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 3.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 709m - Keynsham (Keynsham)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1825m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1242m - Church Of St Margaret
Listed Building - Grade II	● 291m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 3.6km - Cotswolds
Ancient Woodland	● 1551m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 1292m - Manor Road Community Woodland
Tree Preservation Orders	○ 1555m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	274m
Mineral Search Area	● 12.2km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 300m - 400m - Chewton Village
Cycle Station	○ 2km - 2.5km - Avon Cycleway
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1661m - Land between Lye Hill and Burnett

K17d Land at Parkhouse Lane /Redlynch Lane (C-E)



Criteria / Constraint	Score Answer
AQMA	● 1612m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1896m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3km - Bickley Wood
Regionally Important Geological Site	● 1235m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 454m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 91m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.50%
Brownfield Land Use	● 1562m - Riverside
Local Greenspace	○ 100m - 200m - Abbots Wood
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Castle Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Broadlands Academy, Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 711m - Queen Charlton village cross
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 477m - Queen Charlton (Rural)
Registered Battlefield	● 7.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 686m - Church Of St Margaret
Listed Building - Grade II	● 34m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4km - Cotswolds
Ancient Woodland	● 1543m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 1640m - Manor Road Community Woodland
Tree Preservation Orders	○ 1870m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	442m
Mineral Search Area	● 12.5km - Upper Lawn Quarry
Waterbodies	● 12m
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 50m - 100m - Poplars Cottage
Cycle Station	○ 2km - 2.5km - Avon Cycleway, Sustrans Local Route
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1488m - Furthermead Farm

K16b Land west of Charlton Lane (S)



Criteria / Constraint	Score Answer
AQMA	● 1890m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.1km - Bickley Wood
Regionally Important Geological Site	● 1598m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 250m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 164m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1858m - Riverside
Local Greenspace	○ 200m - 300m - Abbots Wood
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 521m - Queen Charlton village cross
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 317m - Queen Charlton (Rural)
Registered Battlefield	● 8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 509m - Church Of St Margaret
Listed Building - Grade II	● 374m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4.6km - Cotswolds
Ancient Woodland	● 1641m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2218m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	908m
Mineral Search Area	● 13km - Upper Lawn Quarry
Waterbodies	● 278m
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 0m - 50m - Poplars Cottage
Cycle Station	○ 2km - 2.5km - Sustrans Local Route
Public Right of Way	○ 400m - 500m
Historic Landfill	● 1333m - Furthermead Farm

K15b Land north of Lays Farm



Criteria / Constraint	Score Answer
AQMA	● 1164m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1038m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.8km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Bickley Wood
Regionally Important Geological Site	● 1220m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 52m - West Keynsham field
Priority Habitats	● 196m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1285m - Riverside
Local Greenspace	○ 50m - 100m - Pine Court
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Keyna Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1020m - Queen Charlton village cross
Registered Parks and Gardens	● 2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 779m - Queen Charlton (Rural)
Registered Battlefield	● 7.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1526m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1057m - Church Of St Margaret
Listed Building - Grade II	● 737m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 2.1km - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 1737m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	842m
Mineral Search Area	● 13.3km - Upper Lawn Quarry
Waterbodies	● 132m
Train Station	○ 1900m - 2000m - Keynsham
Bus Station	○ 0m - 50m - Lays Farm
Cycle Station	○ 1400m - 1500m - Sustrans Local Route
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1341m - Rivevy Quarry

K15a Land west of Westfield Close



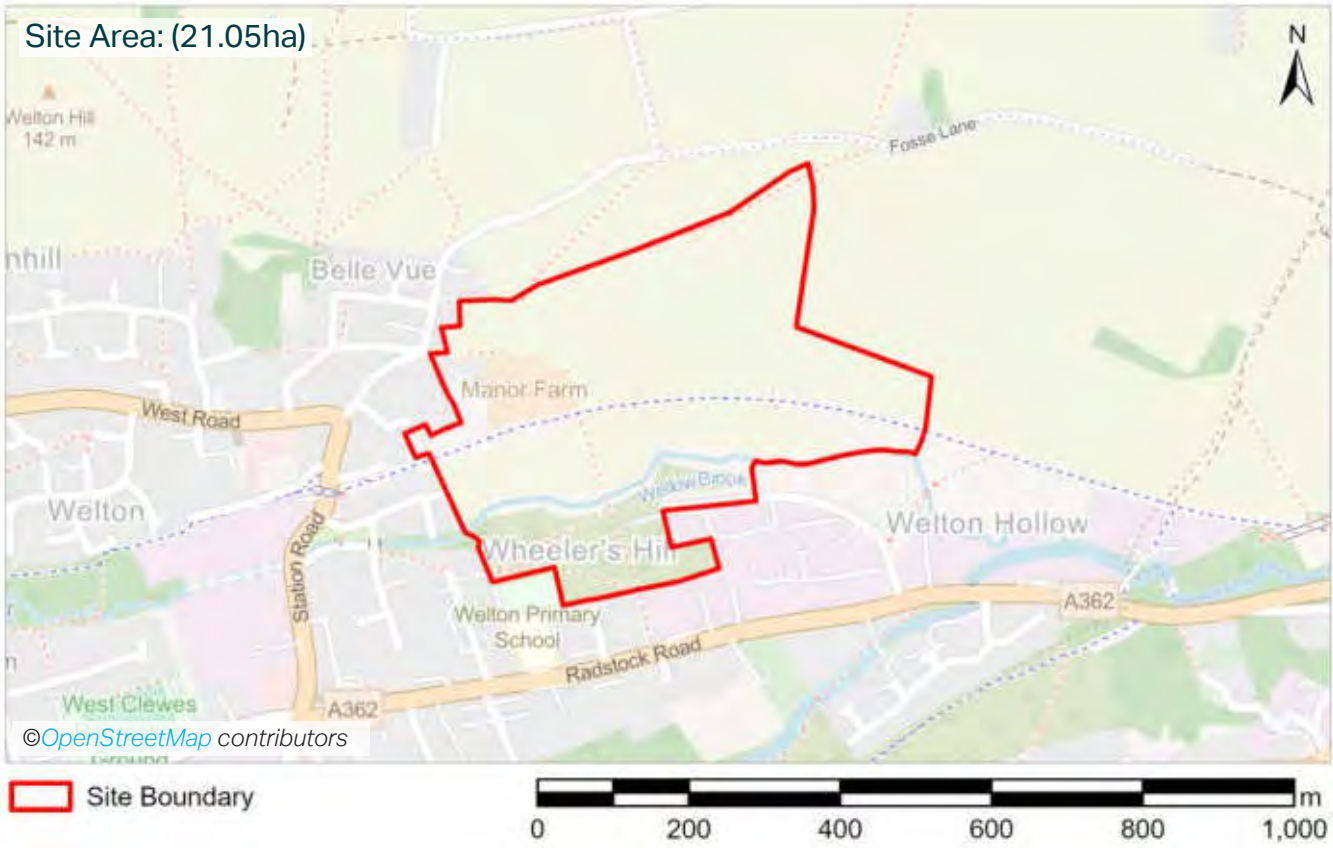
Criteria / Constraint	Score Answer
AQMA	● 843m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 538m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.7km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1531m - Bickley Wood
Regionally Important Geological Site	● 1167m - Keynsham Hospital Section
Site of Nature Conservation Interest	● <1% Overlap - West Keynsham field
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1042m - Riverside
Local Greenspace	○ 100m - 200m - Downfield Play Area
Closest Park	○ 2.5km - 3km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1300m - 1400m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Keyna Primary
Distance to nearest Secondary School	○ 300m - 400m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1011m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1704m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 597m - Keynsham (Keynsham)
Registered Battlefield	● 7.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1195m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1045m - Church Of St John The Baptist
Listed Building - Grade II	● 385m - Hamleaze
National Landscape (formerly AONB)	● 4.4km - Cotswolds
Ancient Woodland	● 1595m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 1523m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	375m
Mineral Search Area	● 13.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1400m - 1500m - Keynsham
Bus Station	○ 200m - 300m - Lockingwell Road, St Francis Road
Cycle Station	○ 700m - 800m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 835m - Rivevy Quarry

K15c Land at Lays Farm



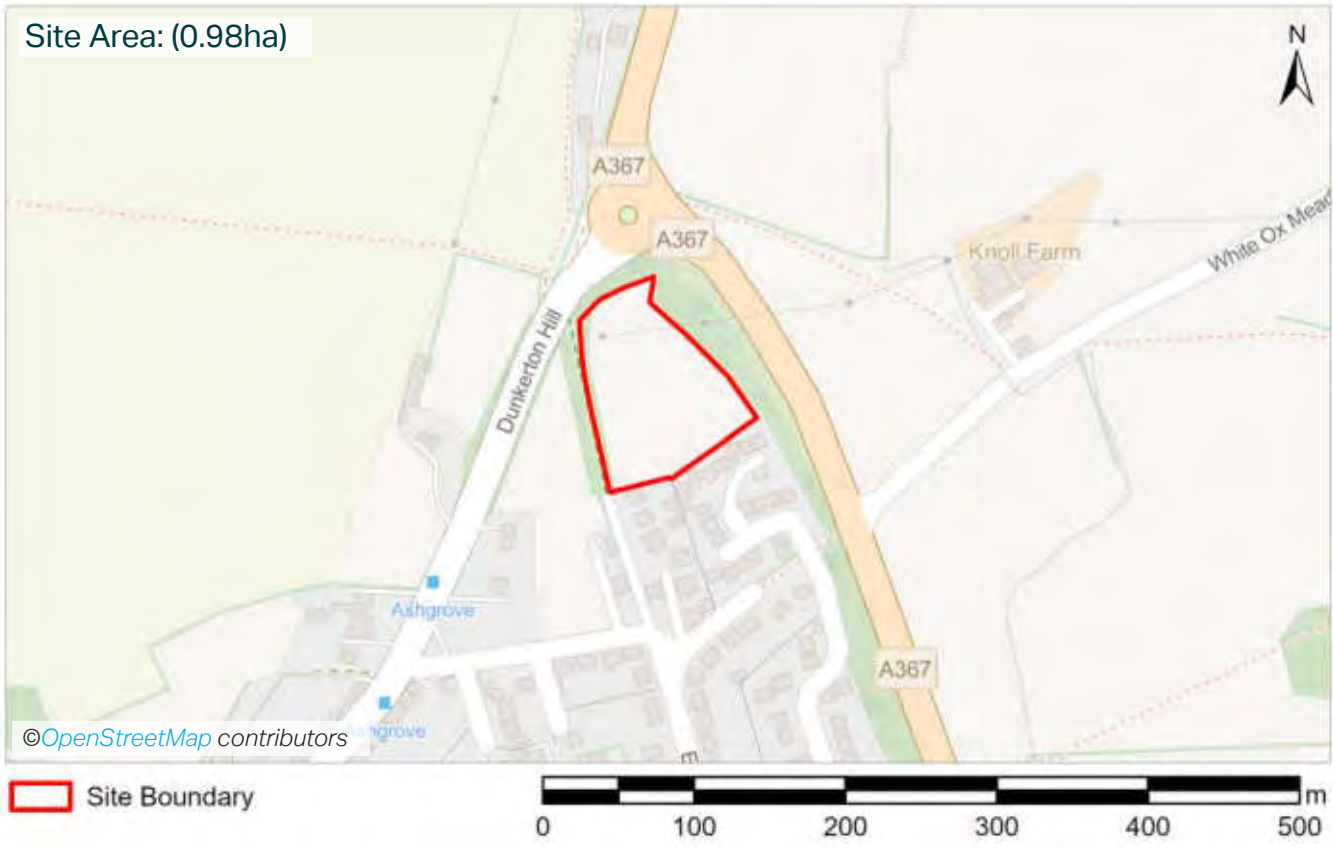
Criteria / Constraint	Score Answer
AQMA	● 1317m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1285m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Bickley Wood
Regionally Important Geological Site	● 1250m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 111m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 263m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1356m - Riverside
Local Greenspace	○ 50m - 100m - Walnut Grove
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St Keyna Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 619m - Queen Charlton village cross
Registered Parks and Gardens	● 2.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 368m - Queen Charlton (Rural)
Registered Battlefield	● 7.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1672m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 649m - Church Of St Margaret
Listed Building - Grade II	● 520m - Diamond'S Cottage
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 2.4km - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 1784m
Agricultural Land Classification - Grades 1 to 3	● 95%
Mineral Safeguarded Areas	1127m
Mineral Search Area	● 13.3km - Upper Lawn Quarry
Waterbodies	● 207m
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 50m - 100m - Lays Farm
Cycle Station	○ 1400m - 1500m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1325m - Furthermead Farm

MSN30 Monger Lane East



Criteria / Constraint	Score Answer
AQMA	● 3.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 86m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 673m - Bowlditch Quarry
Regionally Important Geological Site	● 968m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 4% Overlap - Wellow Brook
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 5.30%
Surface Water Flooding (1 in 100 Year)	● 7.90%
Surface Water Flooding (1 in 1000 Year)	● 15.20%
Brownfield Land Use	● 742m - Old Pit Yard
Local Greenspace	○ 100m - 200m - Allotments, Welton Green
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.9km
Health Facility	○ 900m - 1000m - Dragonfly Leisure Midsomer Norton, High Energy Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Welton Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1313m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.7km - Ammerdown House
Conservation Area	● 14% Overlap - Midsomer Norton (Somer Valley)
Registered Battlefield	● 15.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St Peter
Listed Building - Grade II*	● 0m - Welton Manor House
Listed Building - Grade II	● 0m - Large Barn Immediately South East Of Welton Manor House
National Landscape (formerly AONB)	● 6.4km - Cotswolds
Ancient Woodland	● 1174m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1239m - Silver Street
Tree Preservation Orders	○ 473m
Agricultural Land Classification - Grades 1 to 3	● 63%
Mineral Safeguarded Areas	3% Overlap
Mineral Search Area	● 10.1km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 1500m - 1600m - Midsomer Norton South
Bus Station	○ 100m - 200m - Valley Walk
Cycle Station	○ 0m - 50m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 222m - Land Near Ham Gardens

PEA09 Land north of Under Knoll



Criteria / Constraint	Score Answer
AQMA	● 6.7km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 26m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Writhlington
Regionally Important Geological Site	● 2.2km - Camerton New Pit Tip
Site of Nature Conservation Interest	● 277m - White Ox Meadow
Priority Habitats	● 365m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.2km - Derelict Yard, Bath Old Road
Local Greenspace	○ 700m - 800m - Eckweek Lane Play Area
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Snap Fitness, Radstock, Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Writhlington School, Saint Gregory's Catholic College, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1649m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 4.7km - Ammerdown House
Conservation Area	● 1996m - Radstock (Somer Valley)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Peter
Listed Building - Grade II*	● 1077m - Church Of All Saints
Listed Building - Grade II	● 746m - Stable And Store 10 Yards To North West Of Home Farmhouse
National Landscape (formerly AONB)	● 2.3km - Cotswolds
Ancient Woodland	● 1265m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 2.5km - Camerton Batch
Tree Preservation Orders	○ 1080m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.6km
Mineral Search Area	● 5.6km - Stoke Hill Mine
Waterbodies	● 377m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Eckweek Lane, Prince of Wales, North Meadows
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 397m - Old quarry adjoining Ashgrove Farm

PEA10 Land to the North and South of A367



Criteria / Constraint	Score Answer
AQMA	● 6.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1264m - Writhlington
Regionally Important Geological Site	● 854m - Tynning Tip
Site of Nature Conservation Interest	● 138m - Camerton Wood
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 3.50%
Brownfield Land Use	● 1026m - Derelict Yard, Bath Old Road
Local Greenspace	○ 200m - 300m - Frederick Close
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 10m
Health Facility	○ 2km - 2.5km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Peasedown St John Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 269m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.4km - Ammerdown House
Conservation Area	● 365m - Radstock (Somer Valley)
Registered Battlefield	● 13km - Lansdown Battlefield (part)
Listed Building - Grade I	● 985m - Church Of St Peter
Listed Building - Grade II*	● 1587m - Church Of St James The Less
Listed Building - Grade II	● 202m - Boundary Marker About 10 Metres South West Of Red Post Inn
National Landscape (formerly AONB)	● 3.1km - Cotswolds
Ancient Woodland	● 138m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1532m - Camerton Batch
Tree Preservation Orders	○ 439m
Agricultural Land Classification - Grades 1 to 3	● 85%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 6.7km - Stoke Hill Mine
Waterbodies	● 155m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Bath Old Road, Hillcrest Surgery, Willow Mead
Cycle Station	○ 1200m - 1300m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 40m - Woodborough

PEN01 Land on Pensford Old Road



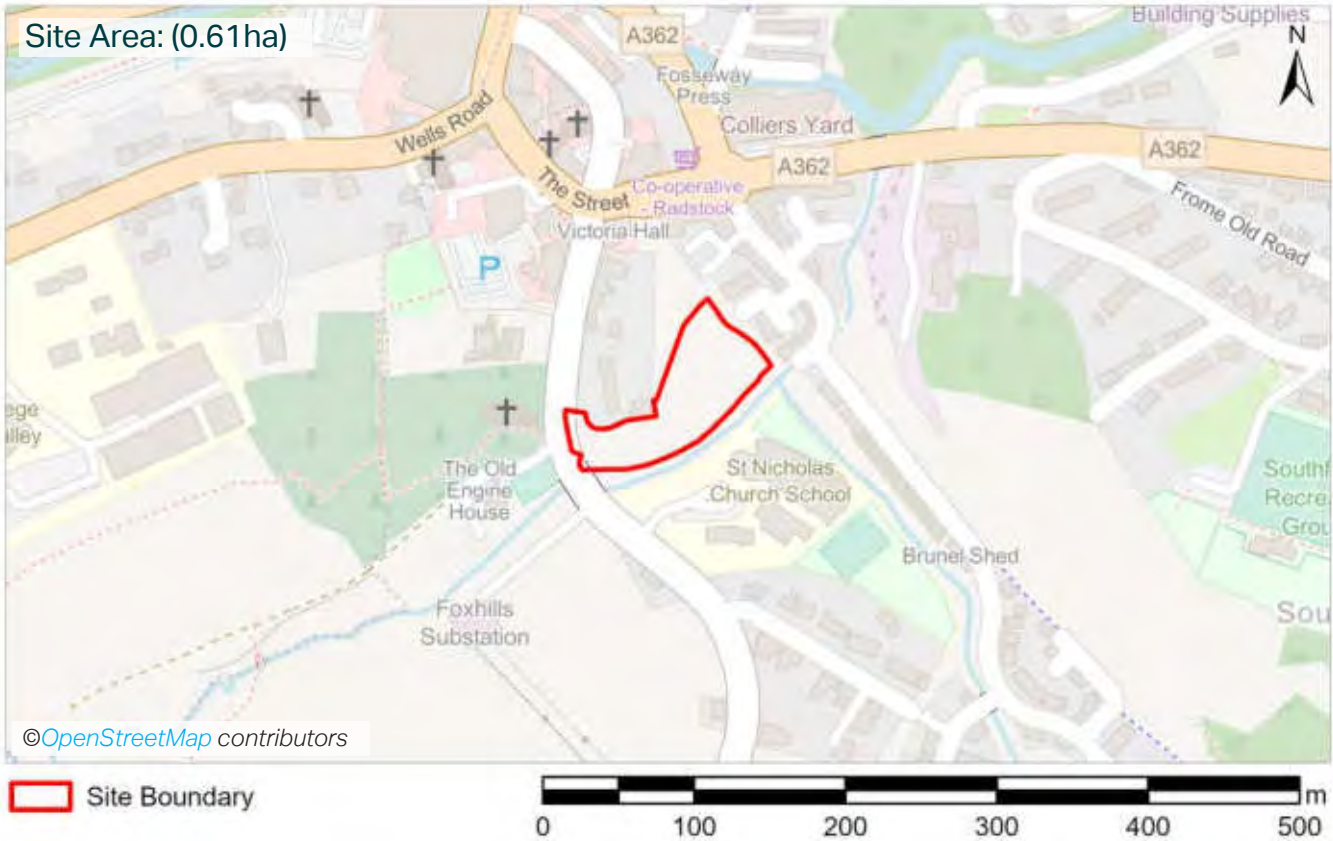
Criteria / Constraint	Score Answer
AQMA	● 4.6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1022m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Folly Farm
Regionally Important Geological Site	● 3.7km - Maes Knoll Tump
Site of Nature Conservation Interest	● 36m - Pensford complex
Priority Habitats	● 36m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 262m - Pensford Garage
Local Greenspace	○ 4km - 5km - Abbots Wood
Closest Park	○ 8km - 9km - Newton Park, Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Keynsham Leisure Centre, Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Pensford Primary
Distance to nearest Secondary School	○ 6km - 7km - Broadlands Academy, Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 581m - Round House
Registered Parks and Gardens	● 6.4km - Newton Park
Conservation Area	● 377m - Pensford (Rural)
Registered Battlefield	● 11.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 980m - Church Of All Saints
Listed Building - Grade II*	● 548m - Church Of St Thomas A Becket
Listed Building - Grade II	● 427m - Old School House
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 777m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Folly Farm
Tree Preservation Orders	○ 393m
Agricultural Land Classification - Grades 1 to 3	● 96%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.2km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 7km - 8km - Keynsham
Bus Station	○ 100m - 200m - Hillcrest Top
Cycle Station	○ 600m - 700m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 274m - Railway Cutting off Wick Lane

RAD10 Land between A367 and Bristol Rd



Criteria / Constraint	Score Answer
AQMA	● 5.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 10m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 772m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 365m - Wellsway Quarry, Radstock
Site of Nature Conservation Interest	● 112m - Norton Radstock Disused railway line
Priority Habitats	● 70m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 45m - Mirage Inks Ltd, Combend, Radstock, BA3 3AW
Local Greenspace	○ 50m - 100m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.1km
Health Facility	○ 400m - 500m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Nicholas Church School
Distance to nearest Secondary School	○ 1700m - 1800m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 693m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.8km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Church Of St Peter
Listed Building - Grade II*	● 1780m - Welton Manor House
Listed Building - Grade II	● 10m - 2, Market Place
National Landscape (formerly AONB)	● 5.2km - Cotswolds
Ancient Woodland	● 1112m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.5km - Camerton Batch
Tree Preservation Orders	○ 1626m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1238m
Mineral Search Area	● 8.9km - Stoke Hill Mine
Waterbodies	● 69m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 300m - 400m - Northfield, Victoria Hall
Cycle Station	○ 50m - 100m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1464m - Land Near Ham Gardens

RAD29 Land south of Manor Farm, Church Street



Criteria / Constraint	Score Answer
AQMA	● 6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 79m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 339m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 186m - Wellsway Quarry, Radstock
Site of Nature Conservation Interest	● <1% Overlap - Waterside and West Hill Gardens
Priority Habitats	● 50m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 82.20%
Surface Water Flooding (1 in 100 Year)	● 100%
Surface Water Flooding (1 in 1000 Year)	● 100%
Brownfield Land Use	● 40m - Former St Nicholas Infant School
Local Greenspace	○ 200m - 300m - Memorial Garden
Closest Park	○ 10km - 15km - Abbey Cemetery, Crowe Hall, Parade Gardens, Prior Park, Widcombe Manor, Royal Victoria Park, Sydney Gardens, Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemead Park, Newton Park
Green Belt Land	○ 2.3km
Health Facility	○ 800m - 900m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - St Nicholas Church School
Distance to nearest Secondary School	○ 1500m - 1600m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1396m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.4km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1955m - Welton Manor House
Listed Building - Grade II	● 34m - Parish Church Of St Nicholas
National Landscape (formerly AONB)	● 5.3km - Cotswolds
Ancient Woodland	● 753m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.7km - Silver Street
Tree Preservation Orders	○ 1376m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1192m
Mineral Search Area	● 9km - Stoke Hill Mine
Waterbodies	● 8m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Victoria Hall
Cycle Station	○ 0m - 50m - National Cycle Route 24
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1429m - Land Near Ham Gardens

PEA05B Land south of Church Road



Criteria / Constraint	Score Answer
AQMA	● 7.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 748m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Writhlington
Regionally Important Geological Site	● 1148m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 244m - New Buildings field
Priority Habitats	● 188m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.3km - Derelict Yard, Bath Old Road
Local Greenspace	○ 600m - 700m - Frederick Close
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 7m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1337m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.6km - Ammerdown House
Conservation Area	● 1480m - Radstock (Somer Valley)
Registered Battlefield	● 11.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1249m - Church Of St Peter
Listed Building - Grade II*	● 1622m - Church Of All Saints
Listed Building - Grade II	● 145m - Church Of St John Baptist
National Landscape (formerly AONB)	● 3.1km - Cotswolds
Ancient Woodland	● 473m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1474m - Camerton Batch
Tree Preservation Orders	○ 434m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.6km
Mineral Search Area	● 6.6km - Stoke Hill Mine
Waterbodies	● 213m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 400m - 500m - Village Triangle
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 418m - Old quarry adjoining Ashgrove Farm

RAD31a Land west of Kilmersdon Road



Criteria / Constraint	Score Answer
AQMA	● 5.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 238m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● <1% Overlap - Kilmersdon Road Quarry
Regionally Important Geological Site	● <1% Overlap - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● <1% Overlap - Kilmersdon Road Quarry SSSI, Waterside and West Hill Gardens
Priority Habitats	● 2m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0.50%
Surface Water Flooding (1 in 100 Year)	● 1.50%
Surface Water Flooding (1 in 1000 Year)	● 2.70%
Brownfield Land Use	● 106m - Former St Nicholas Infant School
Local Greenspace	○ 400m - 500m - Memorial Garden
Closest Park	○ 10km - 15km - Abbey Cemetery, Crowe Hall, Hedgemead Park, Newton Park, Prior Park, Widcombe Manor, Claverton Manor, Royal Victoria Park, Sydney Gardens, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens
Green Belt Land	○ 2.5km
Health Facility	○ 900m - 1000m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - St Nicholas Church School
Distance to nearest Secondary School	○ 1700m - 1800m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1515m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.2km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1944m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1920m - Welton Manor House
Listed Building - Grade II	● 79m - Parish Church Of St Nicholas
National Landscape (formerly AONB)	● 5.5km - Cotswolds
Ancient Woodland	● 485m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.5km - Silver Street
Tree Preservation Orders	○ 1357m
Agricultural Land Classification - Grades 1 to 3	● 88%
Mineral Safeguarded Areas	1110m
Mineral Search Area	● 9.2km - Stoke Hill Mine
Waterbodies	● 15m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - Victoria Hall
Cycle Station	○ 0m - 50m - National Cycle Route 24
Public Right of Way	○ 200m - 300m
Historic Landfill	● 1347m - Land Near Ham Gardens

RAD31b Land north of Grove Wood Road



Criteria / Constraint	Score Answer
AQMA	● 5.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 420m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● <1% Overlap - Kilmersdon Road Quarry
Regionally Important Geological Site	● <1% Overlap - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● <1% Overlap - Kilmersdon Road Quarry SSSI, Waterside and West Hill Gardens
Priority Habitats	● 4m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 3.30%
Brownfield Land Use	● 275m - Former St Nicholas Infant School
Local Greenspace	○ 1200m - 1300m - Westfield Allotments
Closest Park	○ 10km - 15km - Abbey Cemetery, Newton Park, Royal Victoria Park, Widcombe Manor, Crowe Hall, Prior Park, Parade Gardens
Green Belt Land	○ 2.7km
Health Facility	○ 1900m - 2000m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Nicholas Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1677m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.2km - Ammerdown House
Conservation Area	● <1% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1876m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1737m - Welton Manor House
Listed Building - Grade II	● 244m - Parish Church Of St Nicholas
National Landscape (formerly AONB)	● 5.7km - Cotswolds
Ancient Woodland	● 69m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.1km - Silver Street
Tree Preservation Orders	○ 1378m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	874m
Mineral Search Area	● 9.4km - Stoke Hill Mine
Waterbodies	● 108m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Grove Wood Road
Cycle Station	○ 900m - 1000m - National Cycle Route 24
Public Right of Way	○ 500m - 600m
Historic Landfill	● 1021m - Waterside Tip

RAD28 Land west of Mells Lane (Part within Mendip District)



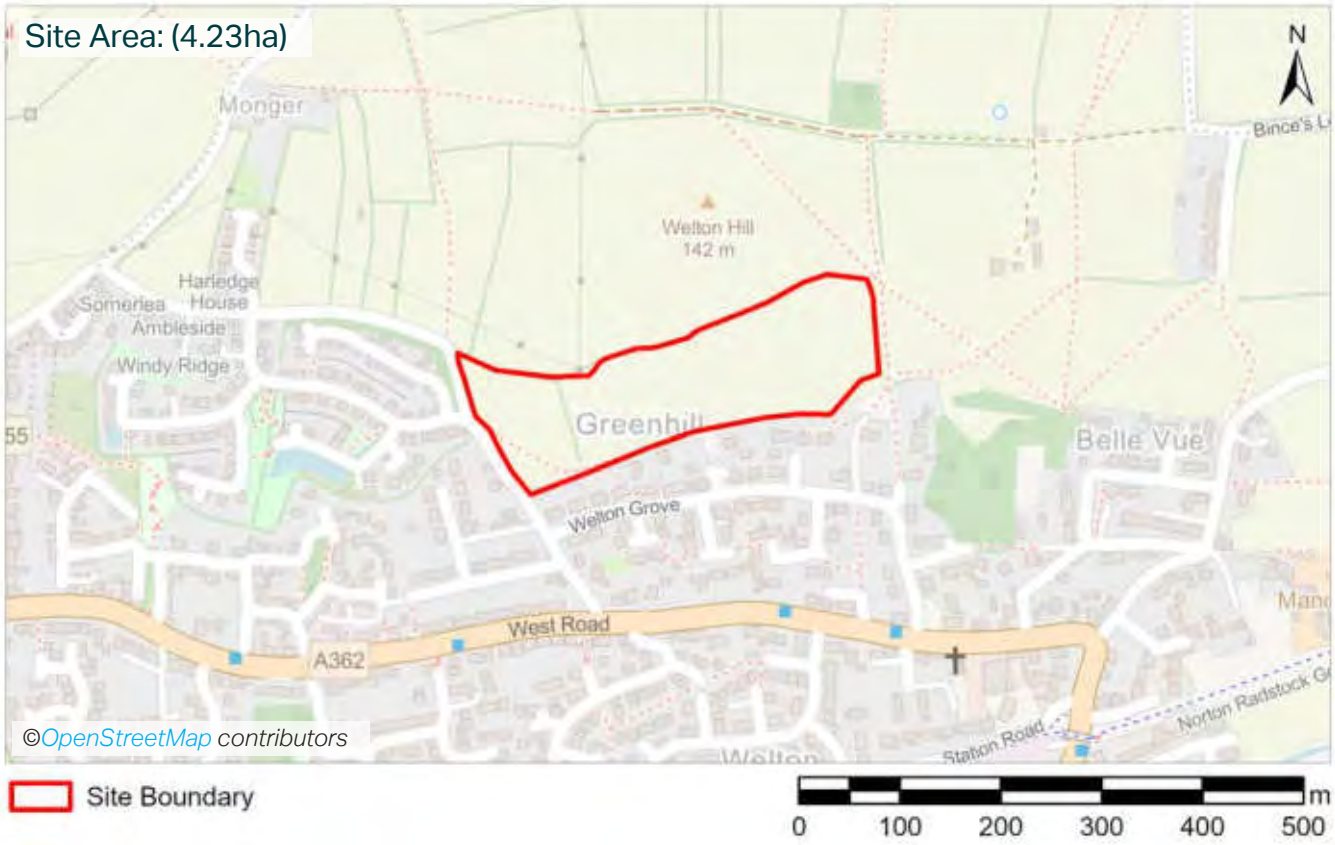
Criteria / Constraint	Score Answer
AQMA	● 6.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 264m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 25m - Huish Colliery Quarry
Regionally Important Geological Site	● 655m - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● 4m - Radstock Railway Cutting and adjacent fields
Priority Habitats	● 4m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 2.30%
Brownfield Land Use	● 558m - Ryman Engineering
Local Greenspace	○ 1000m - 1100m - Tynning Hill Green Space, Memorial Garden
Closest Park	○ 10km - 15km - Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Abbey Cemetery, Hedgemoor Park, Newton Park, Prior Park, Royal Victoria Park, Sydney Gardens, Widcombe Manor, Crowe Hall
Green Belt Land	○ 2.2km
Health Facility	○ 500m - 600m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 600m - 700m - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1848m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1452m - Ammerdown House
Conservation Area	● 5m - Radstock (Somer Valley)
Registered Battlefield	● 15.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1690m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1670m - Lych Gate, Flanking Walls And Gates On North Side Of Church Of St Peter And St Paul
Listed Building - Grade II	● 334m - Fir Tree Inn
National Landscape (formerly AONB)	● 5km - Cotswolds
Ancient Woodland	● 929m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.2km - Silver Street
Tree Preservation Orders	○ 444m
Agricultural Land Classification - Grades 1 to 3	● 34%
Mineral Safeguarded Areas	1891m
Mineral Search Area	● 8.6km - Stoke Hill Mine
Waterbodies	● 174m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Mount Pleasant
Cycle Station	○ 900m - 1000m - National Cycle Route 24
Public Right of Way	○ 300m - 400m
Historic Landfill	● 1382m - Old Foxcote Quarry

RAD17 Land south of Smallcombe Road



Criteria / Constraint	Score Answer
AQMA	● 5.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 8m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1393m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 5% Overlap - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 332m - West Clandown field
Priority Habitats	● 58m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 168m - ACL House
Local Greenspace	○ 800m - 900m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.2km
Health Facility	○ 700m - 800m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - St Nicholas Church School, Trinity Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 327m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.5km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1677m - Church Of St Peter
Listed Building - Grade II*	● 1496m - Welton Manor House
Listed Building - Grade II	● 35m - 1, Fosseway
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 1232m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Camerton Batch
Tree Preservation Orders	○ 1880m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1219m
Mineral Search Area	● 9km - Stoke Hill Mine
Waterbodies	● 101m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Clandown Village, Smallcombe Road
Cycle Station	○ 800m - 900m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1387m - Land Near Ham Gardens

MSN29 Land south-west of Shaft Road



Criteria / Constraint	Score Answer
AQMA	● 3.2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 130m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 523m - Bowlditch Quarry
Regionally Important Geological Site	● 697m - Old Mills Tip
Site of Nature Conservation Interest	● 66m - Belle Vue Tip
Priority Habitats	● 304m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1010m - Farthing & Short, The Island
Local Greenspace	○ 400m - 500m - Hayes Park
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 3.3km
Health Facility	○ 1200m - 1300m - High Energy Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Welton Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1938m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.2km - Ston Easton Park
Conservation Area	● 2m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Peter
Listed Building - Grade II*	● 436m - Welton Manor House
Listed Building - Grade II	● 214m - Old Farm
National Landscape (formerly AONB)	● 6.2km - Mendip Hills
Ancient Woodland	● 1864m
Noise Impact - Distance to major roads and railway lines	● 1419m - Silver Street
Tree Preservation Orders	○ 817m
Agricultural Land Classification - Grades 1 to 3	● 93%
Mineral Safeguarded Areas	75m
Mineral Search Area	● 10.9km - Stoke Hill Mine
Waterbodies	● 165m
Train Station	○ 1900m - 2000m - Midsomer Norton South
Bus Station	○ 200m - 300m - Long Barnaby, Monger Lane
Cycle Station	○ 400m - 500m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 383m - Land South of Long Barnaby

RAD24 Land north of Magdalene Road



Criteria / Constraint	Score Answer
AQMA	● 7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 195m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 226m - Writhlington
Regionally Important Geological Site	● 141m - Lower Writhlington Tip
Site of Nature Conservation Interest	● 134m - Wellow Brook
Priority Habitats	● 1m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 841m - Ryman Engineering
Local Greenspace	○ 300m - 400m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Claverton Manor, Crowe Hall, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemead Park, Newton Park, Royal Victoria Park, Sydney Gardens, Abbey Cemetery, Parade Gardens, Prior Park, Widcombe Manor
Green Belt Land	○ 1315m
Health Facility	○ 500m - 600m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 700m - 800m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1539m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1831m - Ammerdown House
Conservation Area	● 1m - Radstock (Somer Valley)
Registered Battlefield	● 14.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Ammerdown House And Stables Now Known As Ammerdown Study Centre
Listed Building - Grade II*	● 1274m - Church Of St James The Less
Listed Building - Grade II	● 48m - The Old Rectory
National Landscape (formerly AONB)	● 4km - Cotswolds
Ancient Woodland	● 887m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.4km - Camerton Batch
Tree Preservation Orders	○ 582m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.3km
Mineral Search Area	● 7.7km - Stoke Hill Mine
Waterbodies	● 142m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 300m - 400m - Manor Copse Road
Cycle Station	○ 300m - 400m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 519m - Old Foxcote Quarry

RAD32 Ammerdown Estate



Criteria / Constraint	Score Answer
AQMA	● 6.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 755m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 191m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 192m - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● <1% Overlap - Fox Hills
Priority Habitats	● 1m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 1.50%
Surface Water Flooding (1 in 1000 Year)	● 13.40%
Brownfield Land Use	● 629m - Ryman Engineering
Local Greenspace	○ 1000m - 1100m - Memorial Garden
Closest Park	○ 10km - 15km - Parade Gardens, Widcombe Manor, Abbey Cemetery, Prior Park, Royal Victoria Park, Sydney Gardens, Crowe Hall, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemead Park, Newton Park
Green Belt Land	○ 2.8km
Health Facility	○ 1500m - 1600m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.1km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1896m - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1633m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1610m - Lych Gate, Flanking Walls And Gates On North Side Of Church Of St Peter And St Paul
Listed Building - Grade II	● 70m - Haydon Farmhouse
National Landscape (formerly AONB)	● 5.7km - Cotswolds
Ancient Woodland	● 468m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 2.5km - Silver Street
Tree Preservation Orders	○ 1347m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1340m
Mineral Search Area	● 9.4km - Stoke Hill Mine
Waterbodies	● 415m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - Grove Wood Road
Cycle Station	○ 400m - 500m - National Cycle Route 24
Public Right of Way	○ 600m - 700m
Historic Landfill	● 1314m - Waterside Tip

MSN37 West of Withies Lane



Criteria / Constraint	Score Answer
AQMA	● 3.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 13m
International Ecological Sites (SAC,SPA,Ramsar)	● 5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bowlditch Quarry
Regionally Important Geological Site	● 1712m - Old Mills Tip
Site of Nature Conservation Interest	● 111m - River Somer
Priority Habitats	● 40m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 728m - Farthing & Short, The Island
Local Greenspace	○ 200m - 300m - Saddlestones
Closest Park	○ 10km - 15km - Prior Park, Newton Park
Green Belt Land	○ 5km
Health Facility	○ 600m - 700m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St John's C of E Primary
Distance to nearest Secondary School	○ 600m - 700m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.5km - Small multivallate promontory fort on Blacker's Hill
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 183m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Abbey Church Of St Gregory The Great, Downside Abbey
Listed Building - Grade II*	● 781m - Parish Church Of St John The Baptist
Listed Building - Grade II	● 276m - Redfield Farmhouse
National Landscape (formerly AONB)	● 5.7km - Mendip Hills
Ancient Woodland	● 1635m
Noise Impact - Distance to major roads and railway lines	● 160m - Silver Street
Tree Preservation Orders	○ 121m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	<1% Overlap
Mineral Search Area	● 12.2km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 700m - 800m - Midsomer Norton South
Bus Station	○ 300m - 400m - Withies Park
Cycle Station	○ 600m - 700m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 578m - Tunnel Lane

PEA07B Land south of Keels Hill



Criteria / Constraint	Score Answer
AQMA	● 7.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 709m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Writhlington
Regionally Important Geological Site	● 1466m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 516m - New Buildings field
Priority Habitats	● 198m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 2.10%
Surface Water Flooding (1 in 1000 Year)	● 6.50%
Brownfield Land Use	● 2.5km - Derelict Yard, Bath Old Road
Local Greenspace	○ 300m - 400m - Beacon Hall Playground
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 8m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1593m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.3km - Ammerdown House
Conservation Area	● 1372m - Radstock (Somer Valley)
Registered Battlefield	● 12km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1601m - Church Of St Peter
Listed Building - Grade II*	● 1630m - Church Of All Saints
Listed Building - Grade II	● 427m - Church Of St John Baptist
National Landscape (formerly AONB)	● 3km - Cotswolds
Ancient Woodland	● 791m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1803m - Camerton Batch
Tree Preservation Orders	○ 301m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.9km
Mineral Search Area	● 6.4km - Stoke Hill Mine
Waterbodies	● 141m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 100m - 200m - Braysdown Lane
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 128m - Old quarry adjoining Ashgrove Farm

PAU07 Land north of Alpine Close



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 877m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1007m - Bowlditch Quarry
Regionally Important Geological Site	● 526m - Old Mills Tip
Site of Nature Conservation Interest	● 525m - Old Mills Mine Tip
Priority Habitats	● 4m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 2.60%
Surface Water Flooding (1 in 1000 Year)	● 18.50%
Brownfield Land Use	● 1865m - Farthing & Short, The Island
Local Greenspace	○ 600m - 700m - Boxbury Hill
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.4km
Health Facility	○ 700m - 800m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2km - 2.5km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 292m - Paulton (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St Peter
Listed Building - Grade II*	● 807m - Church Of The Holy Trinity
Listed Building - Grade II	● 325m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.7km - Mendip Hills
Ancient Woodland	● 1772m
Noise Impact - Distance to major roads and railway lines	● 2.2km - Silver Street
Tree Preservation Orders	○ 659m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	441m
Mineral Search Area	● 11.4km - Stoke Hill Mine
Waterbodies	● 628m
Train Station	○ 2.5km - 3km - Midsomer Norton South
Bus Station	○ 0m - 50m - Alpine Road
Cycle Station	○ 1100m - 1200m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1177m - Land Sout East of Old Mills

RAD16h Land north and east of Ludlow's Farm



Criteria / Constraint	Score Answer
AQMA	6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	A-Roads - 177m
International Ecological Sites (SAC,SPA,Ramsar)	7.4km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	207m - Writhlington
Regionally Important Geological Site	6m - Tynning Tip
Site of Nature Conservation Interest	<1% Overlap - Lower Wood and pond
Priority Habitats	19m - Deciduous woodland
Future Flood Risk (Fluvial)	Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	0.10%
Surface Water Flooding (1 in 100 Year)	0.30%
Surface Water Flooding (1 in 1000 Year)	1.30%
Brownfield Land Use	296m - Derelict Yard, Bath Old Road
Local Greenspace	0m - 50m - Woodborough Lane Green Space
Closest Park	8km - 9km - Newton Park
Green Belt Land	888m
Health Facility	1300m - 1400m - Snap Fitness, Radstock
Loss of Allotment Land	No Overlap
Distance to nearest Primary School	300m - 400m - Trinity Church School
Distance to nearest Secondary School	1500m - 1600m - Writhlington School, Somerset Studio School
World Hertiage Site	Site lies outside of the WHS and its indicative extent
Scheduled Monument	29m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	2.4km - Ammerdown House
Conservation Area	<1% Overlap - Radstock (Somer Valley)
Registered Battlefield	13.8km - Lansdown Battlefield (part)
Listed Building - Grade I	1242m - Church Of St Peter
Listed Building - Grade II*	1449m - Church Of St James The Less
Listed Building - Grade II	375m - Church Of St Mary Magdalen
National Landscape (formerly AONB)	4km - Cotswolds
Ancient Woodland	559m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	1790m - Camerton Batch
Tree Preservation Orders	1050m
Agricultural Land Classification - Grades 1 to 3	76%
Mineral Safeguarded Areas	1758m
Mineral Search Area	7.6km - Stoke Hill Mine
Waterbodies	<1% Overlap
Train Station	3km - 4km - Midsomer Norton South
Bus Station	200m - 300m - Springfield Crest
Cycle Station	0m - 50m - National Cycle Route 24
Public Right of Way	0m - 50m
Historic Landfill	386m - Woodborough

RAD16b Land west of Longrange Farm



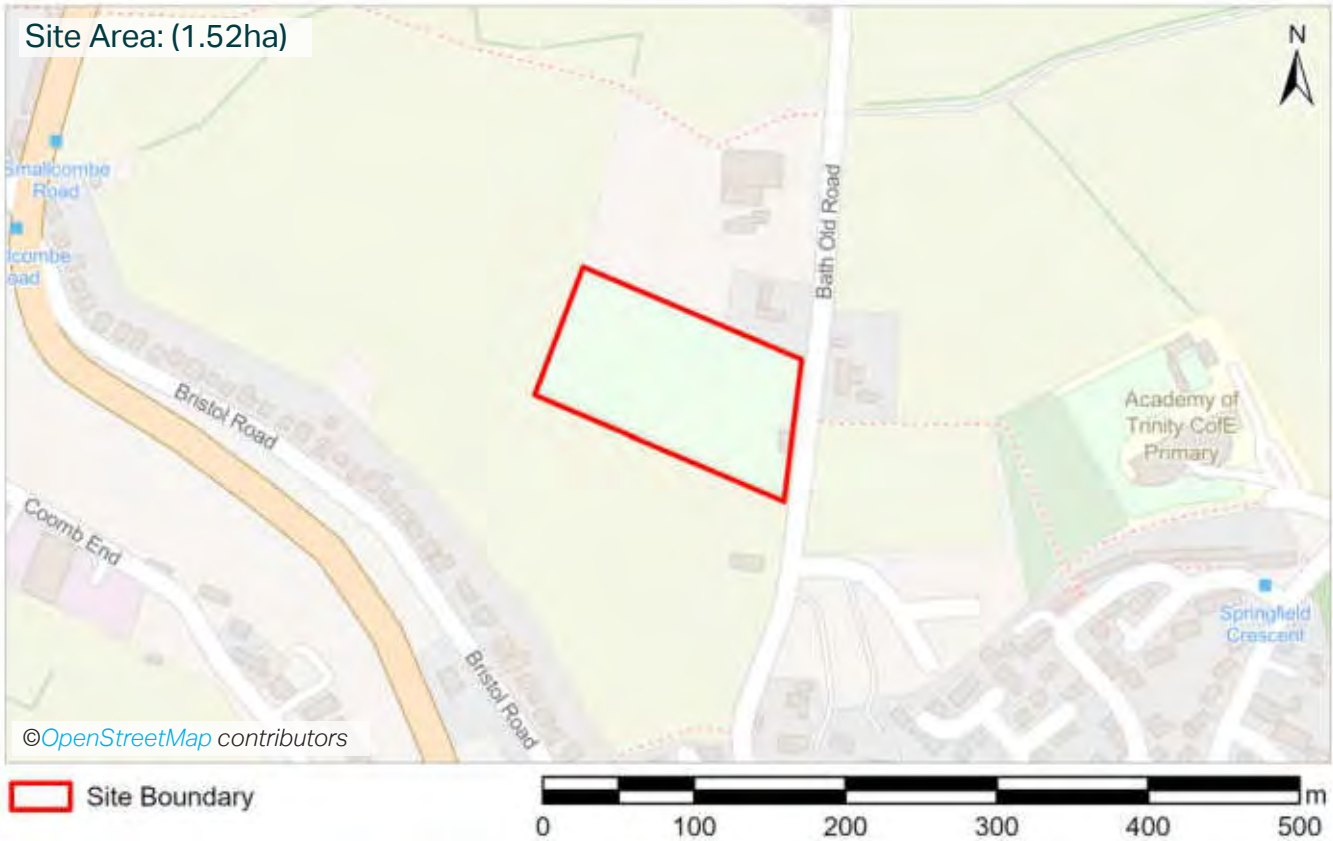
Criteria / Constraint	Score Answer
AQMA	● 5.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 104m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1324m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 222m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 412m - Norton Radstock Disused railway line
Priority Habitats	● 103m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 208m - Derelict Yard, Bath Old Road
Local Greenspace	○ 400m - 500m - Allotment Gardens
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1865m
Health Facility	○ 900m - 1000m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Trinity Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 203m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.3km - Ammerdown House
Conservation Area	● 104m - Radstock (Somer Valley)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1565m - Church Of St Peter
Listed Building - Grade II*	● 1754m - Welton Manor House
Listed Building - Grade II	● 237m - 1, Fosseway
National Landscape (formerly AONB)	● 4.9km - Cotswolds
Ancient Woodland	● 996m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Camerton Batch
Tree Preservation Orders	○ 2018m
Agricultural Land Classification - Grades 1 to 3	● 80%
Mineral Safeguarded Areas	1431m
Mineral Search Area	● 8.6km - Stoke Hill Mine
Waterbodies	● 273m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - Smallcombe Road
Cycle Station	○ 1100m - 1200m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1209m - Woodborough

RAD16c Land north of Longrange Farm



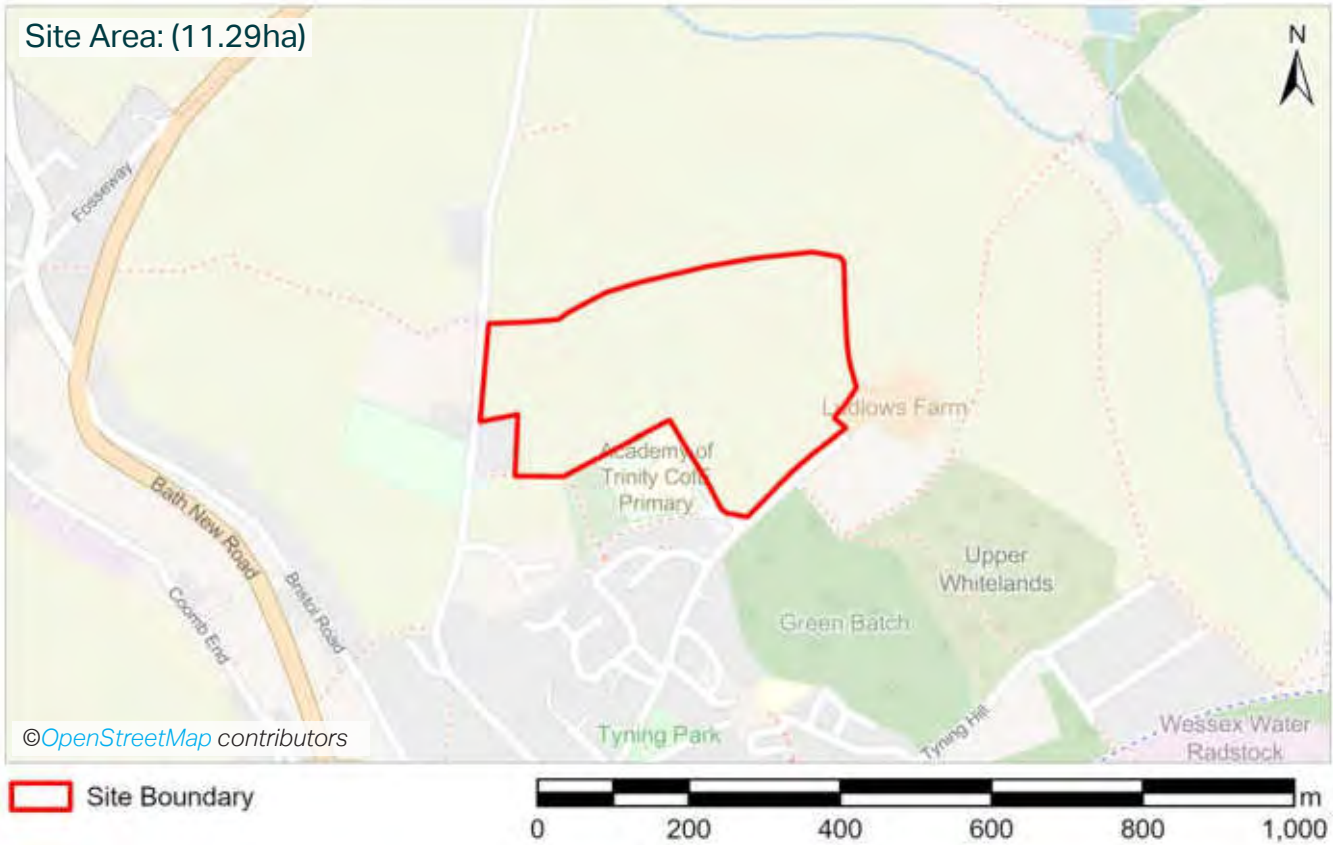
Criteria / Constraint	Score Answer
AQMA	● 5.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 257m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1385m - Writhlington
Regionally Important Geological Site	● 381m - Tynning Tip
Site of Nature Conservation Interest	● 520m - Norton Radstock Disused railway line
Priority Habitats	● 221m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 165m - Derelict Yard, Bath Old Road
Local Greenspace	○ 200m - 300m - Allotment Gardens
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1743m
Health Facility	○ 1100m - 1200m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Trinity Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 251m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.2km - Ammerdown House
Conservation Area	● 222m - Radstock (Somer Valley)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1592m - Church Of St Peter
Listed Building - Grade II*	● 1947m - Welton Manor House
Listed Building - Grade II	● 443m - 8, Coomb End
National Landscape (formerly AONB)	● 4.8km - Cotswolds
Ancient Woodland	● 958m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Camerton Batch
Tree Preservation Orders	○ 1931m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1561m
Mineral Search Area	● 8.5km - Stoke Hill Mine
Waterbodies	● 417m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 400m - 500m - Smallcombe Road
Cycle Station	○ 900m - 1000m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1092m - Woodborough

RAD16d Round Hill Sports Ground



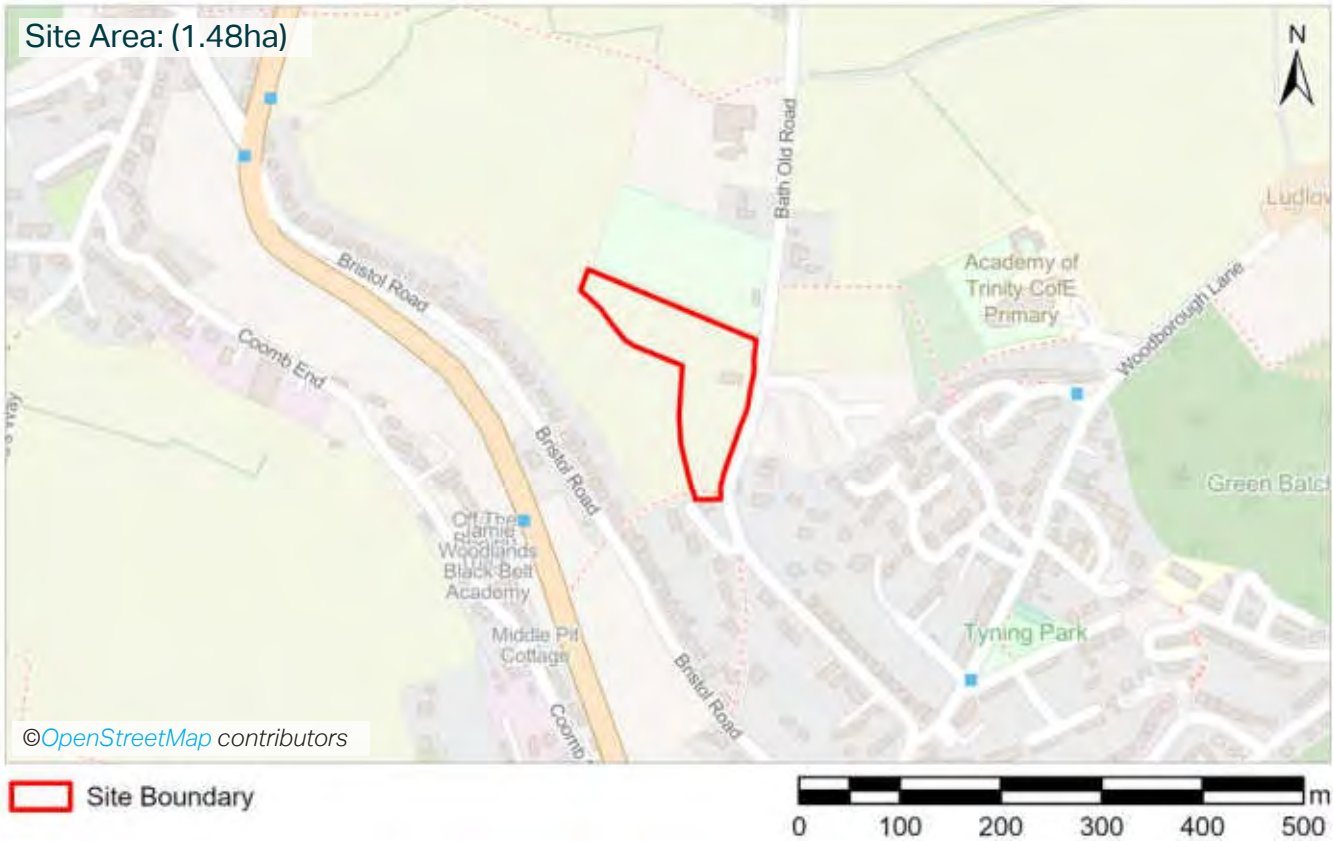
Criteria / Constraint	Score Answer
AQMA	● 5.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 171m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1273m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 348m - Tynning Tip
Site of Nature Conservation Interest	● 428m - Norton Radstock Disused railway line
Priority Habitats	● 136m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 40m - Derelict Yard, Bath Old Road
Local Greenspace	○ 100m - 200m - Allotment Gardens
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1853m
Health Facility	○ 1100m - 1200m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Trinity Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 423m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.1km - Ammerdown House
Conservation Area	● 137m - Radstock (Somer Valley)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1751m - Church Of St Peter
Listed Building - Grade II*	● 1889m - Welton Manor House
Listed Building - Grade II	● 350m - 8, Coomb End
National Landscape (formerly AONB)	● 4.9km - Cotswolds
Ancient Woodland	● 1154m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Camerton Batch
Tree Preservation Orders	○ 1871m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1478m
Mineral Search Area	● 8.6km - Stoke Hill Mine
Waterbodies	● 394m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 500m - 600m - Springfield Crest
Cycle Station	○ 700m - 800m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1230m - Woodborough

RAD16g Land north of Trinity School



Criteria / Constraint	Score Answer
AQMA	● 6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 361m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 910m - Writhlington
Regionally Important Geological Site	● 10m - Tynning Tip
Site of Nature Conservation Interest	● 320m - Lower Wood and pond
Priority Habitats	● 10m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 88m - Derelict Yard, Bath Old Road
Local Greenspace	○ 0m - 50m - Woodborough Lane Green Space
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1300m
Health Facility	○ 1100m - 1200m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Trinity Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 335m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.9km - Ammerdown House
Conservation Area	● 9m - Radstock (Somer Valley)
Registered Battlefield	● 14.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1672m - Church Of St Peter
Listed Building - Grade II*	● 2.1km - Church Of St James The Less
Listed Building - Grade II	● 450m - 8, Coomb End
National Landscape (formerly AONB)	● 4.4km - Cotswolds
Ancient Woodland	● 972m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Camerton Batch
Tree Preservation Orders	○ 1601m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1656m
Mineral Search Area	● 8km - Stoke Hill Mine
Waterbodies	● 272m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 50m - 100m - Springfield Crest
Cycle Station	○ 600m - 700m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 690m - Woodborough

RAD16e Land north of 35 Bath Old Road



Criteria / Constraint	Score Answer
AQMA	● 5.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 149m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1111m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 345m - Tynning Tip
Site of Nature Conservation Interest	● 284m - Norton Radstock Disused railway line
Priority Habitats	● 114m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 16m - Derelict Yard, Bath Old Road
Local Greenspace	○ 100m - 200m - Allotment Gardens
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1904m
Health Facility	○ 1000m - 1100m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Trinity Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 491m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3km - Ammerdown House
Conservation Area	● 62m - Radstock (Somer Valley)
Registered Battlefield	● 14.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1836m - Church Of St Peter
Listed Building - Grade II*	● 1873m - Welton Manor House
Listed Building - Grade II	● 206m - 8, Coomb End
National Landscape (formerly AONB)	● 5km - Cotswolds
Ancient Woodland	● 1246m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Camerton Batch
Tree Preservation Orders	○ 1797m
Agricultural Land Classification - Grades 1 to 3	● 66%
Mineral Safeguarded Areas	1426m
Mineral Search Area	● 8.6km - Stoke Hill Mine
Waterbodies	● 333m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 400m - 500m - Northfield
Cycle Station	○ 600m - 700m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1298m - Woodborough

RAD16a Land east of 28-104 Bristol Road



Criteria / Constraint	Score Answer
AQMA	● 5.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 38m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1099m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 109m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 241m - Norton Radstock Disused railway line
Priority Habitats	● 41m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 89m - Derelict Yard, Bath Old Road
Local Greenspace	○ 300m - 400m - Allotment Gardens
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1987m
Health Facility	○ 800m - 900m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Trinity Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 276m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3km - Ammerdown House
Conservation Area	● 42m - Radstock (Somer Valley)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1662m - Church Of St Peter
Listed Building - Grade II*	● 1655m - Welton Manor House
Listed Building - Grade II	● 161m - 8, Coomb End
National Landscape (formerly AONB)	● 5.1km - Cotswolds
Ancient Woodland	● 1156m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Camerton Batch
Tree Preservation Orders	○ 1823m
Agricultural Land Classification - Grades 1 to 3	● 6%
Mineral Safeguarded Areas	1340m
Mineral Search Area	● 8.7km - Stoke Hill Mine
Waterbodies	● 209m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Smallcombe Road
Cycle Station	○ 600m - 700m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1378m - Woodborough

PAU15a Land on the North East side of Hallatrow Road



Criteria / Constraint	Score Answer
AQMA	● 1851m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 711m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Bowlditch Quarry
Regionally Important Geological Site	● 1298m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 336m - Cam Brook and adjacent land
Priority Habitats	● 17m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 8.30%
Surface Water Flooding (1 in 1000 Year)	● 35.50%
Brownfield Land Use	● 2.9km - The Wharf
Local Greenspace	○ 500m - 600m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1727m
Health Facility	○ 1000m - 1100m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.4km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.2km - Ston Easton Park
Conservation Area	● 266m - Paulton (Somer Valley)
Registered Battlefield	● 14.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.3km - Ston Easton Park
Listed Building - Grade II*	● 429m - Church Of The Holy Trinity
Listed Building - Grade II	● 424m - Hill Monument, In The Churchyard And 5 Metres North East Of Tower Of Church Of Holy Trinity
National Landscape (formerly AONB)	● 4.8km - Mendip Hills
Ancient Woodland	● 2.1km
Noise Impact - Distance to major roads and railway lines	● 3.4km - Silver Street
Tree Preservation Orders	○ 696m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	66% Overlap
Mineral Search Area	● 12.3km - Stoke Hill Mine
Waterbodies	● 206m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Woodview
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 421m - Purnell and Sons Limited

PAU09a Land off St Juliens Close



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 687m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1532m - Bowlditch Quarry
Regionally Important Geological Site	● 309m - Old Mills Tip
Site of Nature Conservation Interest	● 309m - Old Mills Mine Tip
Priority Habitats	● 309m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1906m - Farthing & Short, The Island
Local Greenspace	○ 100m - 200m - Miners Welfare Recreation Ground
Closest Park	○ 10km - 15km - Newton Park, Crowe Hall, Royal Victoria Park, Abbey Cemetery, Prior Park, Widcombe Manor
Green Belt Land	○ 2.5km
Health Facility	○ 200m - 300m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2km - 2.5km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.2km - Ston Easton Park
Conservation Area	● 197m - Paulton (Somer Valley)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Ston Easton Park
Listed Building - Grade II*	● 635m - Church Of The Holy Trinity
Listed Building - Grade II	● 243m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.2km - Mendip Hills
Ancient Woodland	● 1324m
Noise Impact - Distance to major roads and railway lines	● 2.2km - Silver Street
Tree Preservation Orders	○ 218m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	99m
Mineral Search Area	● 11.9km - Stoke Hill Mine
Waterbodies	● 531m
Train Station	○ 2.5km - 3km - Midsomer Norton South
Bus Station	○ 100m - 200m - Elm Road
Cycle Station	○ 1200m - 1300m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 818m - Land Near Pillsbridge Cottages

PAU09b Land south of Plumptre Road



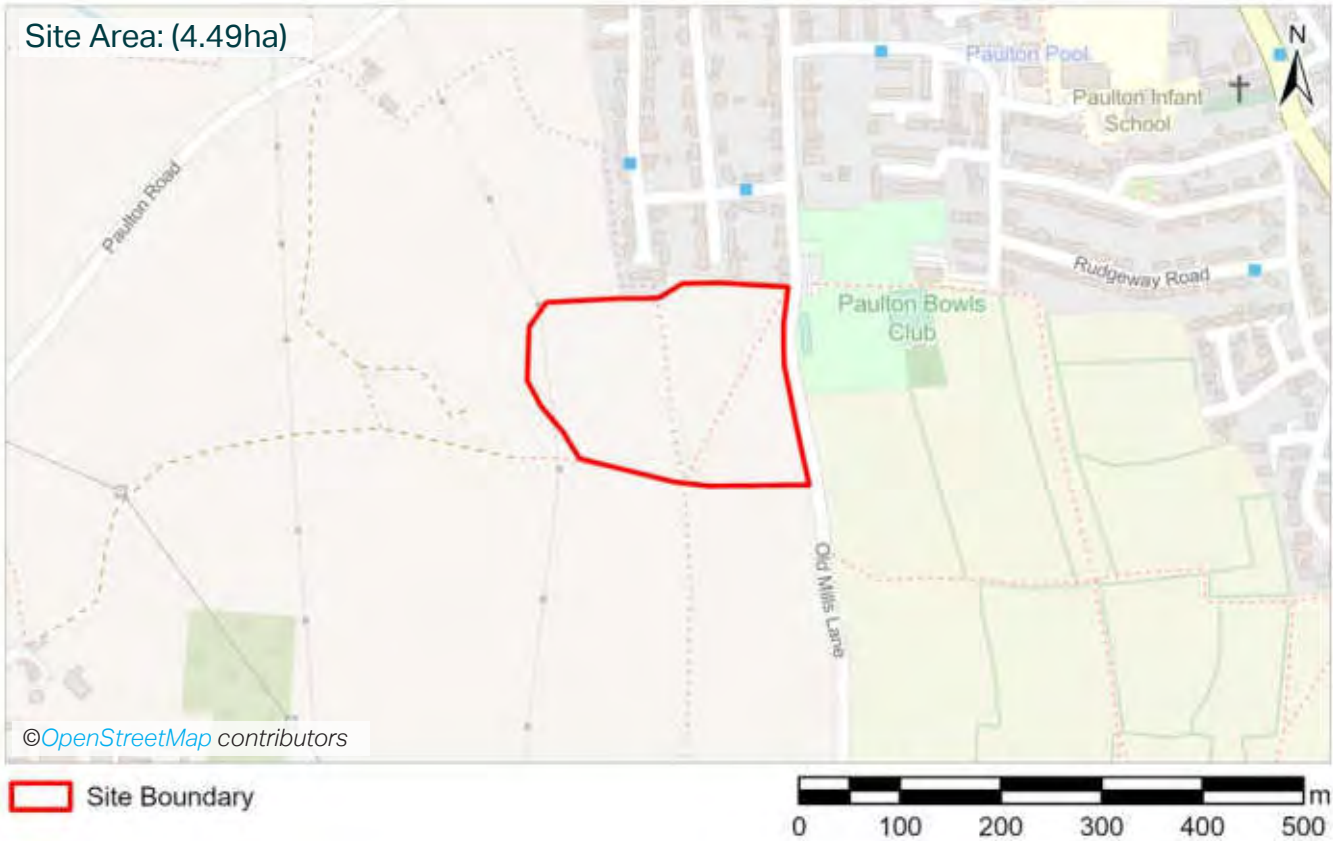
Criteria / Constraint	Score Answer
AQMA	● 2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 697m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1684m - Bowlditch Quarry
Regionally Important Geological Site	● 342m - Old Mills Tip
Site of Nature Conservation Interest	● 342m - Old Mills Mine Tip
Priority Habitats	● 342m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1974m - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Miners Welfare Recreation Ground
Closest Park	○ 10km - 15km - Abbey Cemetery, Newton Park, Prior Park, Royal Victoria Park, Widcombe Manor
Green Belt Land	○ 2.5km
Health Facility	○ 200m - 300m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2km - 2.5km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.1km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.1km - Ston Easton Park
Conservation Area	● 236m - Paulton (Somer Valley)
Registered Battlefield	● 15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Ston Easton Park
Listed Building - Grade II*	● 599m - Church Of The Holy Trinity
Listed Building - Grade II	● 309m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.1km - Mendip Hills
Ancient Woodland	● 1248m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Silver Street
Tree Preservation Orders	○ 105m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	64m
Mineral Search Area	● 12km - Stoke Hill Mine
Waterbodies	● 404m
Train Station	○ 2.5km - 3km - Midsomer Norton South
Bus Station	○ 100m - 200m - Elm Road
Cycle Station	○ 1300m - 1400m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 777m - Land Near Pillsbridge Cottages

PAU09c Land east of Tennis Court Road



Criteria / Constraint	Score Answer
AQMA	● 1897m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 668m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1830m - Bowlditch Quarry
Regionally Important Geological Site	● 435m - Old Mills Tip
Site of Nature Conservation Interest	● 435m - Old Mills Mine Tip
Priority Habitats	● 435m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.1km - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Miners Welfare Recreation Ground
Closest Park	○ 10km - 15km - Abbey Cemetery, Widcombe Manor, Prior Park, Newton Park, Royal Victoria Park
Green Belt Land	○ 2.6km
Health Facility	○ 500m - 600m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2.5km - 3km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1951m - Ston Easton Park
Conservation Area	● 299m - Paulton (Somer Valley)
Registered Battlefield	● 15.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Ston Easton Park
Listed Building - Grade II*	● 696m - Church Of The Holy Trinity
Listed Building - Grade II	● 467m - Paulton Baptist Church
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 1211m
Noise Impact - Distance to major roads and railway lines	● 2.3km - Silver Street
Tree Preservation Orders	○ 179m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	42m
Mineral Search Area	● 12.2km - Stoke Hill Mine
Waterbodies	● 341m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - Tennis Court Avenue
Cycle Station	○ 1400m - 1500m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 757m - Land Near Pillsbridge Cottages

PAU10 Land west of Tennis Court Road



Criteria / Constraint	Score Answer
AQMA	● 1637m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 635m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1977m - Bowlditch Quarry
Regionally Important Geological Site	● 611m - Old Mills Tip
Site of Nature Conservation Interest	● 610m - Old Mills Mine Tip
Priority Habitats	● 546m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Miners Welfare Recreation Ground
Closest Park	○ 10km - 15km - Newton Park, Royal Victoria Park, Abbey Cemetery, Prior Park, Widcombe Manor
Green Belt Land	○ 2.5km
Health Facility	○ 400m - 500m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 2.5km - 3km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1735m - Ston Easton Park
Conservation Area	● 172m - Paulton (Somer Valley)
Registered Battlefield	● 15.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Ston Easton Park
Listed Building - Grade II*	● 616m - Church Of The Holy Trinity
Listed Building - Grade II	● 478m - Batch House
National Landscape (formerly AONB)	● 4.7km - Mendip Hills
Ancient Woodland	● 1239m
Noise Impact - Distance to major roads and railway lines	● 2.5km - Silver Street
Tree Preservation Orders	○ 80m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	22m
Mineral Search Area	● 12.3km - Stoke Hill Mine
Waterbodies	● 117m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 50m - 100m - Tennis Court Avenue
Cycle Station	○ 1600m - 1700m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 830m - Land Near Pillsbridge Cottages

PAU15b Paulton Road



Criteria / Constraint	Score Answer
AQMA	● 1689m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 546m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bowlditch Quarry
Regionally Important Geological Site	● 1356m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 270m - Cam Brook and adjacent land
Priority Habitats	● 62m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.7km - The Wharf
Local Greenspace	○ 500m - 600m - The Triangle, Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1761m
Health Facility	○ 1000m - 1100m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.2km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.1km - Ston Easton Park
Conservation Area	● 332m - Paulton (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Ston Easton Park
Listed Building - Grade II*	● 497m - Church Of The Holy Trinity
Listed Building - Grade II	● 435m - Brook Farmhouse
National Landscape (formerly AONB)	● 4.7km - Mendip Hills
Ancient Woodland	● 2.1km - Rush Hill Wood - East
Noise Impact - Distance to major roads and railway lines	● 3.5km - Silver Street
Tree Preservation Orders	○ 551m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	97% Overlap
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 262m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Woodview
Cycle Station	○ 2.5km - 3km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 475m - Purnell and Sons Limited

ODN04 Land south of 81-87 Englishcombe Lane



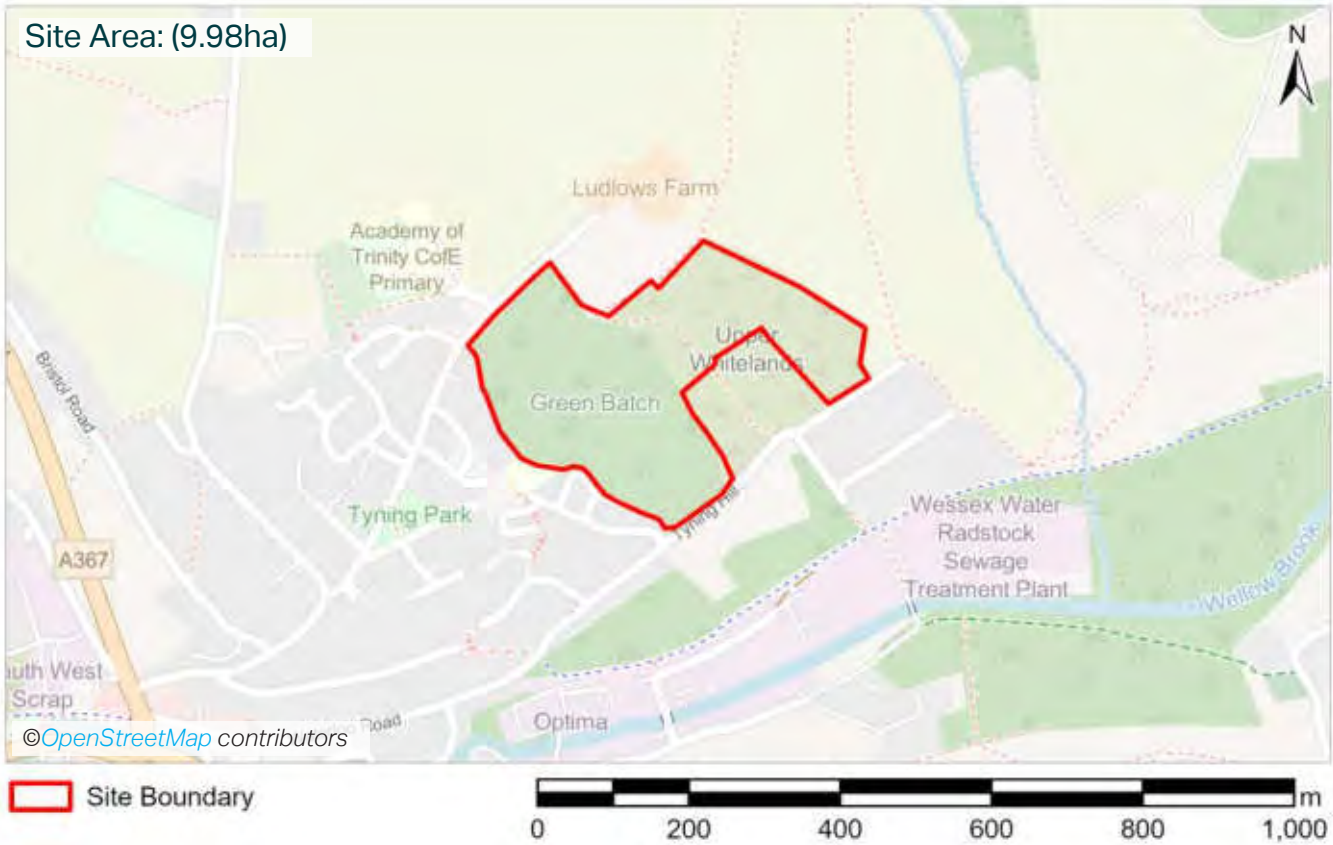
Criteria / Constraint	Score Answer
AQMA	● 1223m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 854m
International Ecological Sites (SAC,SPA,Ramsar)	● 1255m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1255m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1227m - Springfield Quarry
Site of Nature Conservation Interest	● 100% Overlap - Stirlinggate Farm (including Rush Hill Open Space and Corston View)
Priority Habitats	● 100% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.60%
Surface Water Flooding (1 in 100 Year)	● 1.70%
Surface Water Flooding (1 in 1000 Year)	● 1.80%
Brownfield Land Use	● 808m - Unit 2 Lymore Gardens
Local Greenspace	○ 50m - 100m - Moorfields Park
Closest Park	○ 2.5km - 3km - Abbey Cemetery, Royal Victoria Park, Widcombe Manor
Green Belt Land	○ 650m
Health Facility	○ 300m - 400m - Rejuvenate Fitness Bath
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Moorlands Infant
Distance to nearest Secondary School	○ 1500m - 1600m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1197m - Part of the linear boundary known as the Wansdyke 420m south west of Barrowmead Cottage
Registered Parks and Gardens	● 2km - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 6.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1913m - Rosewell House
Listed Building - Grade II*	● 278m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 254m - The Moorlands (Also Known As Englishcombe Court, The Moorlands)
National Landscape (formerly AONB)	● 1016m - Cotswolds
Ancient Woodland	● 1019m - Breach Wood
Noise Impact - Distance to major roads and railway lines	● 991m - Twerton Roundhill
Tree Preservation Orders	○ 750m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 2.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 200m - 300m - Englishcombe Lodge, Oak Avenue
Cycle Station	○ 800m - 900m - Bath Two Tunnels Route
Public Right of Way	○ 1400m - 1500m
Historic Landfill	● 315m - Bloomfield Road Tip

MSN38b Land at Chilcompton Road



Criteria / Constraint	Score Answer
AQMA	● 3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 559m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3km - Bowlditch Quarry
Regionally Important Geological Site	● 1686m - Old Mills Tip
Site of Nature Conservation Interest	● 162m - Redfield Wood
Priority Habitats	● 162m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1332m - Farthing & Short, The Island
Local Greenspace	○ 300m - 400m - Saddlestones
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 5.1km
Health Facility	○ 1300m - 1400m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Longvernal Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.1km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.1km - Ston Easton Park
Conservation Area	● 970m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Abbey Church Of St Gregory The Great, Downside Abbey
Listed Building - Grade II*	● 947m - Church Of St John The Baptist
Listed Building - Grade II	● 803m - Redfield Farmhouse
National Landscape (formerly AONB)	● 5.2km - Mendip Hills
Ancient Woodland	● 1393m
Noise Impact - Distance to major roads and railway lines	● 910m - Silver Street
Tree Preservation Orders	○ 831m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.9km - Stoke Hill Mine
Waterbodies	● 160m
Train Station	○ 1600m - 1700m - Midsomer Norton South
Bus Station	○ 0m - 50m - Riverside Gardens
Cycle Station	○ 1500m - 1600m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 687m - Tunnel Lane

RAD19b Land north of Tynning Hill



Criteria / Constraint	Score Answer
AQMA	● 6.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 444m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 494m - Writhlington
Regionally Important Geological Site	● 63% Overlap - Tynning Tip
Site of Nature Conservation Interest	● 347m - Lower Wood and pond
Priority Habitats	● 20% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 173m - Derelict Yard, Bath Old Road
Local Greenspace	○ 0m - 50m - Tynning Hill Green Space, Woodborough Lane Green Space
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1204m
Health Facility	○ 1100m - 1200m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Trinity Church School
Distance to nearest Secondary School	○ 1600m - 1700m - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 690m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.6km - Ammerdown House
Conservation Area	● 63% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1992m - Church Of St Peter
Listed Building - Grade II*	● 1729m - Church Of St James The Less
Listed Building - Grade II	● 569m - Radstock War Memorial
National Landscape (formerly AONB)	● 4.2km - Cotswolds
Ancient Woodland	● 1278m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.5km - Camerton Batch
Tree Preservation Orders	○ 1214m
Agricultural Land Classification - Grades 1 to 3	● 27%
Mineral Safeguarded Areas	1809m
Mineral Search Area	● 7.9km - Stoke Hill Mine
Waterbodies	● 200m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Springfield Crest
Cycle Station	○ 200m - 300m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 802m - Woodborough

PAU14 Land south of the Somerset Inn



Criteria / Constraint	Score Answer
AQMA	● 3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1543m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1483m - Bowlditch Quarry
Regionally Important Geological Site	● 444m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 408m - Cam Brook and adjacent land
Priority Habitats	● 438m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2km - Wheeler's Yard
Local Greenspace	○ 0m - 50m - The Paddocks
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1477m
Health Facility	○ 1100m - 1200m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Paulton Junior
Distance to nearest Secondary School	○ 3km - 4km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.3km - Ston Easton Park
Conservation Area	● 117m - Paulton (Somer Valley)
Registered Battlefield	● 14.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of St Peter
Listed Building - Grade II*	● 827m - Church Of The Holy Trinity
Listed Building - Grade II	● 80m - Britten'S Farmhouse
National Landscape (formerly AONB)	● 6km - Mendip Hills
Ancient Woodland	● 2.7km
Noise Impact - Distance to major roads and railway lines	● 2.5km - Camerton Batch
Tree Preservation Orders	○ 1186m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	465m
Mineral Search Area	● 11.1km - Stoke Hill Mine
Waterbodies	● 378m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Gregorys Tynning
Cycle Station	○ 2km - 2.5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 421m - Two disused mine shafts

MSN38A Land at Chilcompton Road



Criteria / Constraint	Score Answer
AQMA	● 3.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 308m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Bowlditch Quarry
Regionally Important Geological Site	● 1742m - Old Mills Tip
Site of Nature Conservation Interest	● 1% Overlap - River Somer
Priority Habitats	● 275m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 1.10%
Surface Water Flooding (1 in 1000 Year)	● 3.60%
Brownfield Land Use	● 1205m - Farthing & Short, The Island
Local Greenspace	○ 100m - 200m - Saddlestones
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 5.1km
Health Facility	○ 1200m - 1300m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Longvernal Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.3km - Ston Easton Park
Conservation Area	● 751m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Abbey Church Of St Gregory The Great, Downside Abbey
Listed Building - Grade II*	● 939m - Church Of St John The Baptist
Listed Building - Grade II	● 676m - Redfield Farmhouse
National Landscape (formerly AONB)	● 5.3km - Mendip Hills
Ancient Woodland	● 1533m
Noise Impact - Distance to major roads and railway lines	● 705m - Silver Street
Tree Preservation Orders	○ 564m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	77% Overlap
Mineral Search Area	● 12.8km - Stoke Hill Mine
Waterbodies	● 2m
Train Station	○ 1400m - 1500m - Midsomer Norton South
Bus Station	○ 0m - 50m - Riverside Gardens
Cycle Station	○ 1300m - 1400m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 558m - Tunnel Lane

PAU26A Old Mills



Criteria / Constraint	Score Answer
AQMA	● 1993m - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1870m - Bowlditch Quarry
Regionally Important Geological Site	● 172m - Old Mills Tip
Site of Nature Conservation Interest	● 81m - Springfield Colliery
Priority Habitats	● 85m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4.90%
Brownfield Land Use	● 1468m - Farthing & Short, The Island
Local Greenspace	○ 100m - 200m - Boxbury Hill
Closest Park	○ 10km - 15km - Prior Park, Newton Park
Green Belt Land	○ 3.3km
Health Facility	○ 1000m - 1100m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Paulton Infant, Paulton Junior
Distance to nearest Secondary School	○ 1900m - 2000m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1909m - Ston Easton Park
Conservation Area	● 971m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Ston Easton Park
Listed Building - Grade II*	● 1186m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 1103m - Paulton Baptist Church
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 613m
Noise Impact - Distance to major roads and railway lines	● 1679m - Silver Street
Tree Preservation Orders	○ 955m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.3km - Stoke Hill Mine
Waterbodies	● 189m
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Tesco
Cycle Station	○ 800m - 900m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 39m - Land Near Pillsbridge Cottages

MSN38c Land west of Folly Close



Criteria / Constraint	Score Answer
AQMA	● 2.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 732m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.4km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Bowlditch Quarry
Regionally Important Geological Site	● 1588m - Old Mills Tip
Site of Nature Conservation Interest	● 86m - Redfield Wood
Priority Habitats	● 86m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 1321m - Farthing & Short, The Island
Local Greenspace	○ 400m - 500m - Saddlestones
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 5km
Health Facility	○ 1400m - 1500m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - Longvernal Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2km - Ston Easton Park
Conservation Area	● 979m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Abbey Church Of St Gregory The Great, Downside Abbey
Listed Building - Grade II*	● 951m - Church Of St John The Baptist
Listed Building - Grade II	● 749m - Croft House And Wall
National Landscape (formerly AONB)	● 5.1km - Mendip Hills
Ancient Woodland	● 1317m
Noise Impact - Distance to major roads and railway lines	● 959m - Silver Street
Tree Preservation Orders	○ 930m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	76% Overlap
Mineral Search Area	● 13km - Stoke Hill Mine
Waterbodies	● 290m
Train Station	○ 1700m - 1800m - Midsomer Norton South
Bus Station	○ 100m - 200m - Riverside Gardens
Cycle Station	○ 1600m - 1700m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 821m - Tunnel Lane

RAD19a Upper Whitelands Road



Criteria / Constraint	Score Answer
AQMA	● 6.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 535m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 537m - Writhlington
Regionally Important Geological Site	● <1% Overlap - Tynning Tip
Site of Nature Conservation Interest	● 422m - Lower Wood and pond
Priority Habitats	● 41m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 461m - Derelict Yard, Bath Old Road
Local Greenspace	○ 0m - 50m - Tynning Hill Green Space
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1306m
Health Facility	○ 1300m - 1400m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Trinity Church School
Distance to nearest Secondary School	○ 1500m - 1600m - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 926m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.6km - Ammerdown House
Conservation Area	● No Overlap
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of St Peter
Listed Building - Grade II*	● 1785m - Church Of St James The Less
Listed Building - Grade II	● 678m - Church Of St Mary Magdalen
National Landscape (formerly AONB)	● 4.3km - Cotswolds
Ancient Woodland	● 1453m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Camerton Batch
Tree Preservation Orders	○ 1222m
Agricultural Land Classification - Grades 1 to 3	● 20%
Mineral Safeguarded Areas	2km
Mineral Search Area	● 8km - Stoke Hill Mine
Waterbodies	● 261m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 400m - 500m - Springfield Crest
Cycle Station	○ 100m - 200m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 876m - Woodborough

TIM03 Land on Lippiatt Lane



Criteria / Constraint	Score Answer
AQMA	● 4.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1831m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.1km - Bowlditch Quarry
Regionally Important Geological Site	● 643m - Conygre Quarry
Site of Nature Conservation Interest	● 644m - Land north of Radford
Priority Habitats	● 116m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 3%
Brownfield Land Use	● 161m - Wheeler's Yard
Local Greenspace	○ 100m - 200m - Recreational Field, Wooded coal slag heap batches of old Upper and Lower Conyge
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 260m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1081m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.8km - Newton Park
Conservation Area	● 20m - Timsbury (Rural)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of St Peter
Listed Building - Grade II*	● 352m - Parish'S House
Listed Building - Grade II	● 167m - Rectory
National Landscape (formerly AONB)	● 5.7km - Cotswolds
Ancient Woodland	● 1424m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1455m - Camerton Batch
Tree Preservation Orders	○ 318m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	713m
Mineral Search Area	● 9.4km - Stoke Hill Mine
Waterbodies	● 409m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 100m - 200m - British Legion
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 982m - Tillay Farm

TC06 Land west of East Court



Criteria / Constraint	Score Answer
AQMA	● 1m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 621m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1610m - Burlledge Sidelands and Meadows
Regionally Important Geological Site	● 2.2km - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 5% Overlap - Cam Brook and adjacent land
Priority Habitats	● 64m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 4.40%
Surface Water Flooding (1 in 100 Year)	● 7.40%
Surface Water Flooding (1 in 1000 Year)	● 21.90%
Brownfield Land Use	● 1465m - The Wharf
Local Greenspace	○ 1200m - 1300m - Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1501m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.3km - Ston Easton Park
Conservation Area	● 2.3km - Paulton (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1390m - Church Of St James
Listed Building - Grade II*	● 1295m - Church Of St Augustine
Listed Building - Grade II	● 67m - Bridge House
National Landscape (formerly AONB)	● 3.3km - Mendip Hills
Ancient Woodland	● 1124m
Noise Impact - Distance to major roads and railway lines	● 2.6km - Folly Farm
Tree Preservation Orders	○ 475m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14km - Stoke Hill Mine
Waterbodies	● 2% Overlap
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 1500m - 1600m - Tiledown Close
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 654m - Disused Railway Cutting

TC02a Land east of Paulmont Rise /A367



Criteria / Constraint	Score Answer
AQMA	● 14m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1606m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1083m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1788m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 441m - Paul Wood
Priority Habitats	● 226m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 980m - The Wharf
Local Greenspace	○ 700m - 800m - The Avenue
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 924m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Cameley C of E Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.2km - Ston Easton Park
Conservation Area	● 2.7km - Hinton Blewett (Rural)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1141m - Church Of St James
Listed Building - Grade II*	● 593m - Church Of St Augustine
Listed Building - Grade II	● 19m - Prospect House
National Landscape (formerly AONB)	● 2.8km - Mendip Hills
Ancient Woodland	● 541m
Noise Impact - Distance to major roads and railway lines	● 1735m - Folly Farm
Tree Preservation Orders	○ 83m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.5km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 300m - 400m - Cholwell Farm
Cycle Station	○ 6km - 7km - Avon Cycleway, National Cycle Route 24 Link, National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 916m - Land Adjoining Warwick Arms

TC07b Land north of Peterside



Criteria / Constraint	Score Answer
AQMA	● 44m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 932m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1240m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2.3km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 112m - Cam Brook and adjacent land
Priority Habitats	● 279m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 3.20%
Surface Water Flooding (1 in 100 Year)	● 6.60%
Surface Water Flooding (1 in 1000 Year)	● 14.80%
Brownfield Land Use	● 1539m - The Wharf
Local Greenspace	○ 2.5km - 3km - Land south of Lower Road
Closest Park	○ 15km - 20km - Brislington House, Newton Park
Green Belt Land	○ 1602m
Health Facility	○ 9km - 10km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 5km - 6km - Bishop Sutton Primary
Distance to nearest Secondary School	○ 9km - 10km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.5km - Ston Easton Park
Conservation Area	● 2.4km - Hinton Blewett (Rural)
Registered Battlefield	● 15.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 996m - Church Of St James
Listed Building - Grade II*	● 1258m - Church Of St Augustine
Listed Building - Grade II	● 50m - Humphreston House
National Landscape (formerly AONB)	● 2.9km - Mendip Hills
Ancient Woodland	● 811m
Noise Impact - Distance to major roads and railway lines	● 2.4km - Folly Farm
Tree Preservation Orders	○ 526m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.3km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 1400m - 1500m - Cameley Surgery
Cycle Station	○ 6km - 7km - Avon Cycleway, National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 920m - Disused Railway Cutting

TC07a Land at Peterside



Criteria / Constraint	Score Answer
AQMA	<1% Overlap - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	A-Roads - 647m
International Ecological Sites (SAC,SPA,Ramsar)	4.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	1215m - Burledge Sidelands and Meadows
Regionally Important Geological Site	2.2km - Marsh Lane Coal Tip
Site of Nature Conservation Interest	22m - Cam Brook and adjacent land
Priority Habitats	206m - Deciduous woodland
Future Flood Risk (Fluvial)	Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	3.20%
Surface Water Flooding (1 in 100 Year)	7.20%
Surface Water Flooding (1 in 1000 Year)	18.30%
Brownfield Land Use	1558m - The Wharf
Local Greenspace	2.5km - 3km - Land south of Lower Road
Closest Park	15km - 20km - Newton Park, Brislington House
Green Belt Land	1641m
Health Facility	9km - 10km - Chew Valley School
Loss of Allotment Land	No Overlap
Distance to nearest Primary School	5km - 6km - Bishop Sutton Primary
Distance to nearest Secondary School	9km - 10km - Chew Valley School
World Hertiage Site	Site lies outside of the WHS and its indicative extent
Scheduled Monument	2.7km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	2.3km - Ston Easton Park
Conservation Area	2.4km - Hinton Blewett (Rural)
Registered Battlefield	15.3km - Lansdown Battlefield (part)
Listed Building - Grade I	962m - Church Of St James
Listed Building - Grade II*	1335m - Church Of St Augustine
Listed Building - Grade II	110m - Bridge House
National Landscape (formerly AONB)	2.9km - Mendip Hills
Ancient Woodland	789m
Noise Impact - Distance to major roads and railway lines	2.4km - Folly Farm
Tree Preservation Orders	552m
Agricultural Land Classification - Grades 1 to 3	100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	14.2km - Stoke Hill Mine
Waterbodies	30m
Train Station	10km - 15km - Midsomer Norton South
Bus Station	1400m - 1500m - Cameley Surgery
Cycle Station	6km - 7km - Avon Cycleway, National Cycle Route 3 Link
Public Right of Way	0m - 50m
Historic Landfill	830m - Land Adjoining Station House

TC05 Land West of Rose Cottage



Criteria / Constraint	Score Answer
AQMA	● 22m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 941m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1507m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2.4km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 263m - Cam Brook and adjacent land
Priority Habitats	● 124m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1356m - The Wharf
Local Greenspace	○ 1400m - 1500m - Long Lands
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1448m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.9km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 2.6km - Ston Easton Park
Conservation Area	● 2.6km - Paulton (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1315m - Church Of St James
Listed Building - Grade II*	● 1138m - Church Of St Augustine
Listed Building - Grade II	● 26m - Walcott Cottage
National Landscape (formerly AONB)	● 3.2km - Mendip Hills
Ancient Woodland	● 1003m
Noise Impact - Distance to major roads and railway lines	● 2.4km - Folly Farm
Tree Preservation Orders	○ 344m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.2km - Stoke Hill Mine
Waterbodies	● 185m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 0m - 50m - Cameley Surgery
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 778m - Disused Railway Cutting

TIM07a Land east of Mill Lane (north)



Criteria / Constraint	Score Answer
AQMA	● 4.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Bowlditch Quarry
Regionally Important Geological Site	● 410m - Conygre Quarry
Site of Nature Conservation Interest	● 369m - Land north of Radford
Priority Habitats	● 1m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 303m - Wheeler's Yard
Local Greenspace	○ 300m - 400m - Land West of Southlands Drive, Timsbury
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 458m
Health Facility	○ 3km - 4km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1339m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5km - Ston Easton Park
Conservation Area	● 2m - Timsbury (Rural)
Registered Battlefield	● 12.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - Church Of St Peter
Listed Building - Grade II*	● 119m - Church Of St Mary The Virgin
Listed Building - Grade II	● 96m - Church Farm
National Landscape (formerly AONB)	● 5.9km - Cotswolds
Ancient Woodland	● 1604m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 1265m - Camerton Batch
Tree Preservation Orders	○ 130m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	428m
Mineral Search Area	● 9.6km - Stoke Hill Mine
Waterbodies	● 29m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 50m - 100m - Guss and Crook
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 738m - Radford Disposal Tip

TIM07b Land east of Mill Lane (south)



Criteria / Constraint	Score Answer
AQMA	● 4.5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Bowlditch Quarry
Regionally Important Geological Site	● 396m - Conygre Quarry
Site of Nature Conservation Interest	● 324m - Land north of Radford
Priority Habitats	● <1% Overlap - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4.20%
Brownfield Land Use	● 422m - Wheeler's Yard
Local Greenspace	○ 400m - 500m - Land West of Southlands Drive, Timsbury
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 576m
Health Facility	○ 3km - 4km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somerset Studio School, Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1403m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5km - Ston Easton Park
Conservation Area	● 109m - Timsbury (Rural)
Registered Battlefield	● 12.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1968m - Church Of St Peter
Listed Building - Grade II*	● 225m - Church Of St Mary The Virgin
Listed Building - Grade II	● 214m - Unidentified Monument, In The Churchyard And 5 Metres South Of Nave Of Church Of St Mary The Virgin
National Landscape (formerly AONB)	● 5.9km - Cotswolds
Ancient Woodland	● 1638m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 1231m - Camerton Batch
Tree Preservation Orders	○ 245m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	479m
Mineral Search Area	● 9.6km - Stoke Hill Mine
Waterbodies	● 39m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 200m - 300m - Guss and Crook
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 615m - Radford Disposal Tip

TIM08 Land west of Southlands Drive



Criteria / Constraint	Score Answer
AQMA	● 4.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1806m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bowlditch Quarry
Regionally Important Geological Site	● 826m - Conygre Quarry
Site of Nature Conservation Interest	● 613m - Cam Brook and adjacent land
Priority Habitats	● 296m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 261m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Land West of Southlands Drive, Timsbury
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 279m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1756m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.8km - Ston Easton Park
Conservation Area	● 161m - Timsbury (Rural)
Registered Battlefield	● 12.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Peter
Listed Building - Grade II*	● 194m - Church Of St Mary The Virgin
Listed Building - Grade II	● 84m - Rennys
National Landscape (formerly AONB)	● 6.4km - Cotswolds
Ancient Woodland	● 2.1km - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 1634m - Camerton Batch
Tree Preservation Orders	○ 26m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	46m
Mineral Search Area	● 10km - Stoke Hill Mine
Waterbodies	● 323m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 100m - 200m - Greenvale Drive
Cycle Station	○ 4km - 5km - National Cycle Route 24, National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 950m - Radford Disposal Tip

TIM10 Land north of Hayeswood Road



Criteria / Constraint	Score Answer
AQMA	● 4.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1516m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.1km - Bowlditch Quarry
Regionally Important Geological Site	● 936m - Conygre Quarry
Site of Nature Conservation Interest	● 919m - Land north of Radford
Priority Habitats	● 104m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 21m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Recreational Field
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1512m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.8km - Newton Park
Conservation Area	● 282m - Timsbury (Rural)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St Peter
Listed Building - Grade II*	● 385m - Church Of St Mary The Virgin
Listed Building - Grade II	● 314m - Slight Farmhouse
National Landscape (formerly AONB)	● 6.1km - Cotswolds
Ancient Woodland	● 1829m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1782m - Camerton Batch
Tree Preservation Orders	○ 55m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	362m
Mineral Search Area	● 9.8km - Stoke Hill Mine
Waterbodies	● 19m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 0m - 50m - Recreation Ground
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 723m - Tillay Farm

TIM06 Land between South Rd / Radford Hill



Criteria / Constraint	Score Answer
AQMA	● 4.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bowlditch Quarry
Regionally Important Geological Site	● 229m - Conygre Quarry
Site of Nature Conservation Interest	● 230m - Land north of Radford
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 360m - Wheeler's Yard
Local Greenspace	○ 300m - 400m - Wooded coal slag heap batches of old Upper and Lower Conygre
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 496m
Health Facility	○ 3km - 4km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1086m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5.2km - Newton Park
Conservation Area	● 4m - Timsbury (Rural)
Registered Battlefield	● 12km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1812m - Church Of St Peter
Listed Building - Grade II*	● 111m - Parish'S House
Listed Building - Grade II	● 51m - Home Farm
National Landscape (formerly AONB)	● 5.6km - Cotswolds
Ancient Woodland	● 1336m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 1053m - Camerton Batch
Tree Preservation Orders	○ 276m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	671m
Mineral Search Area	● 9.3km - Stoke Hill Mine
Waterbodies	● 61m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - Homefield
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 712m - Radford Disposal Tip

TC02b Land east of Paulmont Rise /A367



Criteria / Constraint	Score Answer
AQMA	● 138m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1770m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1051m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1699m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 529m - Paul Wood
Priority Habitats	● 197m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 983m - The Wharf
Local Greenspace	○ 700m - 800m - The Avenue
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 892m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Cameley C of E Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.4km - Ston Easton Park
Conservation Area	● 2.7km - Hinton Blewett (Rural)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1235m - Church Of St James
Listed Building - Grade II*	● 570m - Church Of St Augustine
Listed Building - Grade II	● 51m - Prospect House
National Landscape (formerly AONB)	● 2.8km - Mendip Hills
Ancient Woodland	● 529m
Noise Impact - Distance to major roads and railway lines	● 1656m - Folly Farm
Tree Preservation Orders	○ 113m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.6km - Stoke Hill Mine
Waterbodies	● 58m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 300m - 400m - Cholwell Farm
Cycle Station	○ 5km - 6km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 861m - Land Adjoining Warwick Arms

SAL27b South of Bath Road



Criteria / Constraint	Score Answer
AQMA	● 740m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 409m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 811m - Stidham Farm
Regionally Important Geological Site	● 524m - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 791m - Broad Mead field
Priority Habitats	● 3% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.30%
Surface Water Flooding (1 in 100 Year)	● 2.40%
Surface Water Flooding (1 in 1000 Year)	● 7.40%
Brownfield Land Use	● 937m - Grange Hotel, keynsham
Local Greenspace	○ 0m - 50m - Manor Road Community Woodland
Closest Park	○ 4km - 5km - Brislington House, Kelston Park, Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1000m - 1100m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1160m - Saltford brass battery mill
Registered Parks and Gardens	● 1702m - Kelston Park
Conservation Area	● 651m - Saltford (Rural)
Registered Battlefield	● 4.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1742m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 919m - Saltford Manor House
Listed Building - Grade II	● 20m - Milestone At Ngr St 674 678
National Landscape (formerly AONB)	● 1140m - Cotswolds
Ancient Woodland	● 1124m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● <1% Overlap - Manor Road Community Woodland
Tree Preservation Orders	○ 1039m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	948m
Mineral Search Area	● 10.2km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 50m - 100m - Copse Road
Cycle Station	○ 700m - 800m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 5% Overlap - Land Adjacent To Manor Road

SAL28 Land west of 2-10 Grange Road



Criteria / Constraint	Score Answer
AQMA	● 680m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 463m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 827m - Stidham Farm
Regionally Important Geological Site	● 491m - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 825m - Stidham Farm SSSI
Priority Habitats	● 408m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.20%
Surface Water Flooding (1 in 100 Year)	● 7%
Surface Water Flooding (1 in 1000 Year)	● 20.40%
Brownfield Land Use	● 1500m - Grange Hotel, keynsham
Local Greenspace	○ 600m - 700m - Land adjacent to Drake Close, Land adjacent to Saltford C of E Primary School, War Memorial Garden
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Saltford C of E Primary
Distance to nearest Secondary School	○ 1600m - 1700m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1103m - Saltford brass battery mill
Registered Parks and Gardens	● 1643m - Kelston Park
Conservation Area	● 602m - Saltford (Rural)
Registered Battlefield	● 4.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1961m - Parish Church Of St Mary
Listed Building - Grade II*	● 875m - Saltford Manor House
Listed Building - Grade II	● 75m - Wick House Farmhouse
National Landscape (formerly AONB)	● 1087m - Cotswolds
Ancient Woodland	● 1158m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 552m - Manor Road Community Woodland
Tree Preservation Orders	○ 983m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1638m
Mineral Search Area	● 10.1km - Upper Lawn Quarry
Waterbodies	● 503m
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 50m - 100m - Copse Road
Cycle Station	○ 700m - 800m - Avon Cycleway
Public Right of Way	○ 200m - 300m
Historic Landfill	● 483m - Land Adjacent To Manor Road

SAL01a Land off Manor Road



Criteria / Constraint	Score Answer
AQMA	● 570m - Salford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 789m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1407m - Stidham Farm
Regionally Important Geological Site	● 735m - Salford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 458m - Folly Wood, Salford
Priority Habitats	● 12m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Grange Hotel, keynsham
Local Greenspace	○ 100m - 200m - Land adjacent to Drake Close
Closest Park	○ 3km - 4km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Salford C of E Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 923m - Salford brass battery mill
Registered Parks and Gardens	● 1330m - Kelston Park
Conservation Area	● 766m - Salford (Rural)
Registered Battlefield	● 4.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Parish Church Of St Mary
Listed Building - Grade II*	● 939m - Old Brass Mill
Listed Building - Grade II	● 530m - Parish Boundary Marker At Ngr St 678 673
National Landscape (formerly AONB)	● 978m - Cotswolds
Ancient Woodland	● 458m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 922m - Manor Road Community Woodland
Tree Preservation Orders	○ 880m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1586m
Mineral Search Area	● 9.6km - Upper Lawn Quarry
Waterbodies	● 367m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 300m - 400m - Haselbury Grove, Cavendish Close
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 600m - 700m
Historic Landfill	● 704m - Land Adjacent To Manor Road

SAL01 Land at Manor Road



Criteria / Constraint	Score Answer
AQMA	● 451m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 652m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1388m - Stidham Farm
Regionally Important Geological Site	● 622m - Saltford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 296m - Folly Wood, Saltford
Priority Habitats	● 27m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Grange Hotel, keynsham
Local Greenspace	○ 100m - 200m - Land adjacent to Drake Close, Land adjacent to Saltford C of E Primary School
Closest Park	○ 3km - 4km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Saltford C of E Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 729m - Saltford brass battery mill
Registered Parks and Gardens	● 1101m - Kelston Park
Conservation Area	● 679m - Saltford (Rural)
Registered Battlefield	● 4.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Parish Church Of St Mary
Listed Building - Grade II*	● 747m - Old Brass Mill
Listed Building - Grade II	● 450m - The Crown Hotel
National Landscape (formerly AONB)	● 799m - Cotswolds
Ancient Woodland	● 296m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 971m - Manor Road Community Woodland
Tree Preservation Orders	○ 651m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1617m
Mineral Search Area	● 9.4km - Upper Lawn Quarry
Waterbodies	● 401m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 100m - 200m - Haselbury Grove
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 600m - 700m
Historic Landfill	● 752m - Land Adjacent To Manor Road

TIM02 Land south of Loves Hill



Criteria / Constraint	Score Answer
AQMA	● 4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1741m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Bowlditch Quarry
Regionally Important Geological Site	● 821m - Paulton Colliery and Canal Basin
Site of Nature Conservation Interest	● 368m - Cam Brook and adjacent land
Priority Habitats	● 111m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 527m - Wheeler's Yard
Local Greenspace	○ 200m - 300m - Land West of Southlands Drive, Timsbury
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 530m
Health Facility	○ 2.5km - 3km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1901m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.6km - Ston Easton Park
Conservation Area	● 311m - Timsbury (Rural)
Registered Battlefield	● 12.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter
Listed Building - Grade II*	● 346m - Church Of St Mary The Virgin
Listed Building - Grade II	● 10m - Gates, Piers And Flanking Walls At End Of Drive And About 100 Metres South East Of Renny'S
National Landscape (formerly AONB)	● 6.4km - Cotswolds
Ancient Woodland	● 2.1km - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 1572m - Camerton Batch
Tree Preservation Orders	○ 30m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	58m
Mineral Search Area	● 10.1km - Stoke Hill Mine
Waterbodies	● 231m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 200m - 300m - Greenvale Drive
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 819m - Radford Disposal Tip

TIM11 Timsbury Bottom Farm



Criteria / Constraint	Score Answer
AQMA	● 3km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 773m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bowlditch Quarry
Regionally Important Geological Site	● 114m - Mearns Coal Tip
Site of Nature Conservation Interest	● 1% Overlap - Rotcombe Brook and adjacent land
Priority Habitats	● 114m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.30%
Surface Water Flooding (1 in 100 Year)	● 3.50%
Surface Water Flooding (1 in 1000 Year)	● 8.90%
Brownfield Land Use	● 759m - Wheeler's Yard
Local Greenspace	○ 600m - 700m - Land West of Southlands Drive, Timsbury
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ <1% Overlap
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.9km - Ston Easton Park
Conservation Area	● 457m - Paulton (Somer Valley)
Registered Battlefield	● 12.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Peter
Listed Building - Grade II*	● 734m - Church Of St Mary The Virgin
Listed Building - Grade II	● 0m - Timsbury Bottom Farmhouse
National Landscape (formerly AONB)	● 6.2km - Mendip Hills
Ancient Woodland	● 2.3km - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 2.1km - Camerton Batch
Tree Preservation Orders	○ 477m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	87% Overlap
Mineral Search Area	● 10.6km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 300m - 400m - Priors Hill
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 118m - Land to the north of Bungays Hill Farm

WF36a Waterside Farm Area



Criteria / Constraint	Score Answer
AQMA	● 5.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 683m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1383m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 382m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 58m - Waterside and West Hill Gardens
Priority Habitats	● 248m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 551m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 1000m - 1100m - Charlton Park, Westfield Playing Field
Closest Park	○ 10km - 15km - Newton Park, Prior Park
Green Belt Land	○ 4.2km
Health Facility	○ 1300m - 1400m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Westfield Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.2km - Babington House
Conservation Area	● 1054m - Radstock (Somer Valley)
Registered Battlefield	● 17.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1670m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1573m - The Manor House, Forecourt Wall With Piers And Steps
Listed Building - Grade II	● 555m - L-Shaped Barn/Outbuilding To South Of Barton Meade House
National Landscape (formerly AONB)	● 7.1km - Cotswolds
Ancient Woodland	● 775m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1427m - Silver Street
Tree Preservation Orders	○ 1257m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1212m
Mineral Search Area	● 10.8km - Stoke Hill Mine
Waterbodies	● 217m
Train Station	○ 1500m - 1600m - Midsomer Norton South
Bus Station	○ 800m - 900m - Charlton Park
Cycle Station	○ 1500m - 1600m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 34m - Waterside Tip

WF36e East of Westfield Industrial Estate



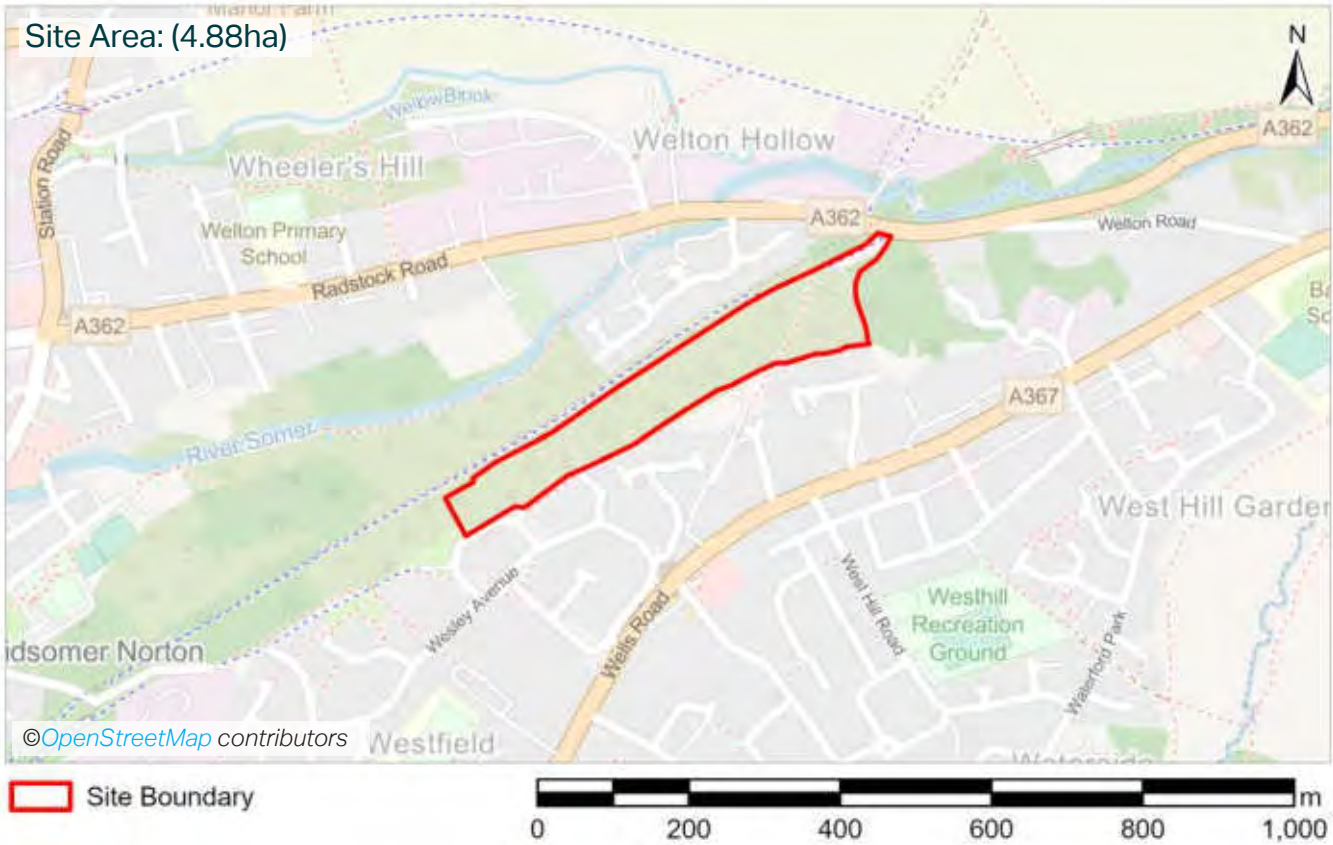
Criteria / Constraint	Score Answer
AQMA	● 5.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 435m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1003m - Kilmersdon Road Quarry
Regionally Important Geological Site	● <1% Overlap - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● <1% Overlap - Waterside and West Hill Gardens
Priority Habitats	● 7m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4%
Brownfield Land Use	● 72m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 400m - 500m - Westfield Allotments
Closest Park	○ 10km - 15km - Abbey Cemetery, Crowe Hall, Prior Park, Widcombe Manor, Newton Park
Green Belt Land	○ 3.8km
Health Facility	○ 1200m - 1300m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Westfield Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.5km - Babington House
Conservation Area	● 529m - Radstock (Somer Valley)
Registered Battlefield	● 16.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1939m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1382m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 394m - Barton Meade House
National Landscape (formerly AONB)	● 6.8km - Cotswolds
Ancient Woodland	● 344m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1312m - Silver Street
Tree Preservation Orders	○ 834m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	724m
Mineral Search Area	● 10.5km - Stoke Hill Mine
Waterbodies	● 13m
Train Station	○ 1500m - 1600m - Midsomer Norton South
Bus Station	○ 300m - 400m - Redwood Close
Cycle Station	○ 1200m - 1300m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 222m - Waterside Tip

WF14c Land off Shakespeare Road



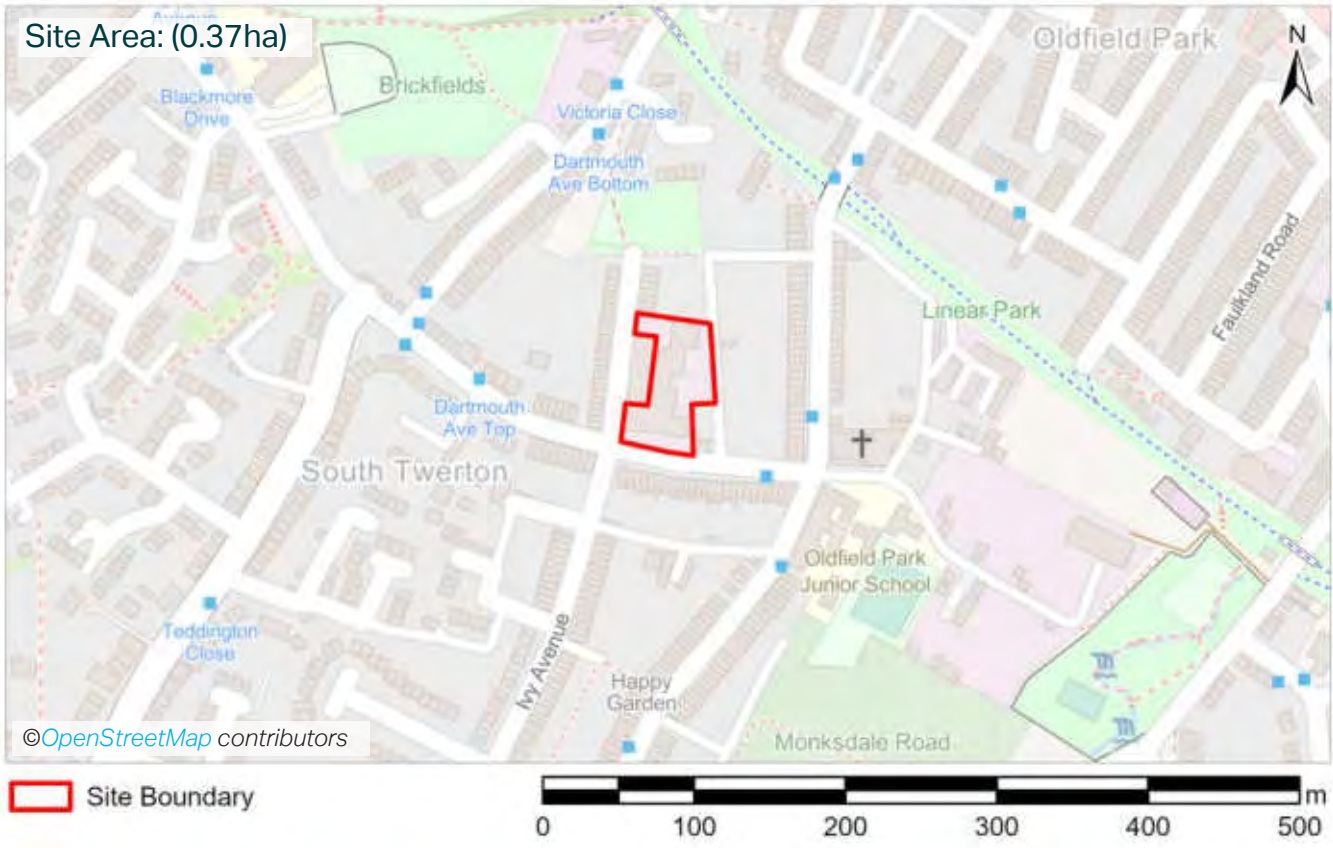
Criteria / Constraint	Score Answer
AQMA	● 4.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 268m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1487m - Bowlditch Quarry
Regionally Important Geological Site	● 896m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 93% Overlap - Norton Radstock Disused railway line
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 2.10%
Brownfield Land Use	● 514m - Designer Composites
Local Greenspace	○ 0m - 50m - Shakespeare Close
Closest Park	○ 10km - 15km - Crowe Hall, Royal Victoria Park, Abbey Cemetery, Newton Park, Prior Park, Widcombe Manor, Parade Gardens
Green Belt Land	○ 3.9km
Health Facility	○ 600m - 700m - Dragonfly Leisure Midsomer Norton
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Westfield Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.1km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.5km - Babington House
Conservation Area	● 5m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 684m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 341m - Westfield House
National Landscape (formerly AONB)	● 7km - Cotswolds
Ancient Woodland	● 1039m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 960m - Silver Street
Tree Preservation Orders	○ 72m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 10.7km - Stoke Hill Mine
Waterbodies	● 112m
Train Station	○ 1000m - 1100m - Midsomer Norton South
Bus Station	○ 100m - 200m - Shakespeare Road
Cycle Station	○ 0m - 50m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 88m - Land Near Ham Gardens

WF14d Land off Shakespeare Road



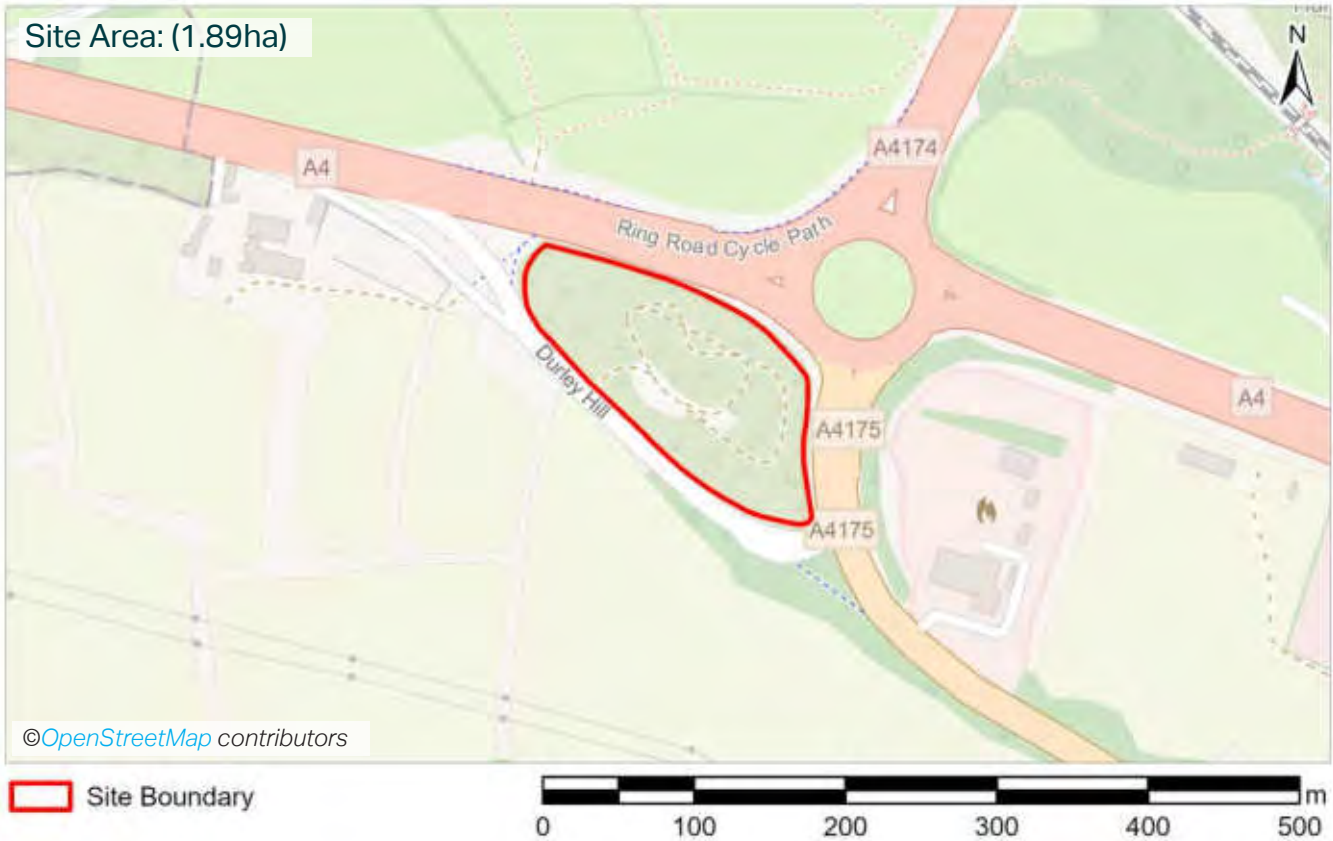
Criteria / Constraint	Score Answer
AQMA	● 4.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 8m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1021m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 790m - Wellsway Quarry, Radstock
Site of Nature Conservation Interest	● 82% Overlap - Norton Radstock Disused railway line
Priority Habitats	● 2m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1%
Brownfield Land Use	● 518m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 0m - 50m - Shakespeare Close
Closest Park	○ 10km - 15km - Parade Gardens, Widcombe Manor, Abbey Cemetery, Prior Park, Royal Victoria Park, Sydney Gardens, Crowe Hall, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemoad Park, Newton Park
Green Belt Land	○ 3.2km
Health Facility	○ 700m - 800m - Dragonfly Leisure Midsomer Norton
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Westfield Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1514m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.2km - Ammerdown House
Conservation Area	● 21% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 727m - Welton Manor House
Listed Building - Grade II	● 327m - Westfield House
National Landscape (formerly AONB)	● 6.3km - Cotswolds
Ancient Woodland	● 722m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1105m - Silver Street
Tree Preservation Orders	○ 225m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	66% Overlap
Mineral Search Area	● 10km - Stoke Hill Mine
Waterbodies	● 46m
Train Station	○ 1200m - 1300m - Midsomer Norton South
Bus Station	○ 50m - 100m - Welton Road
Cycle Station	○ 0m - 50m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 58m - Land Near Ham Gardens

WES15 Works, Lymore Avenue



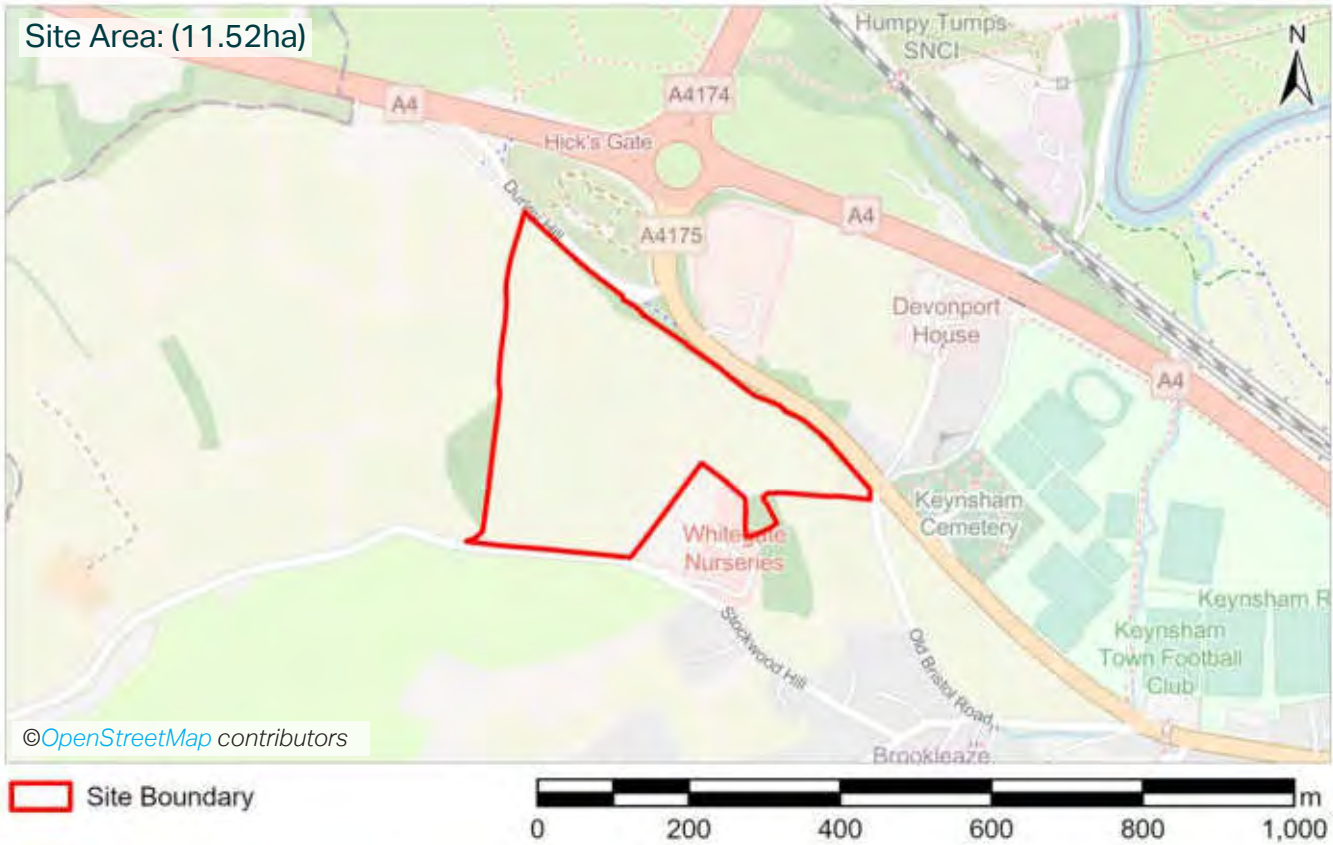
Criteria / Constraint	Score Answer
AQMA	● 647m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 503m
International Ecological Sites (SAC,SPA,Ramsar)	● 2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2km - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1753m - Pennyquick Bridge
Site of Nature Conservation Interest	● 105m - Linear Park
Priority Habitats	● 105m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 7.10%
Brownfield Land Use	● 1% Overlap - Unit 2 Lymore Gardens
Local Greenspace	○ 0m - 50m - Lymore Gardens
Closest Park	○ 1600m - 1700m - Royal Victoria Park
Green Belt Land	○ 1164m
Health Facility	○ 200m - 300m - Crossfit Bath
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Oldfield Park Junior
Distance to nearest Secondary School	○ 1000m - 1100m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1626m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 1302m - Royal Victoria Park
Conservation Area	● 599m - Bath (Bath)
Registered Battlefield	● 5.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1586m - Rosewell House
Listed Building - Grade II*	● 533m - Church Of Our Lady And St Alphege, With Attached Presbytery
Listed Building - Grade II	● 100m - Church Of The Ascension
National Landscape (formerly AONB)	● 1520m - Cotswolds
Ancient Woodland	● 1387m
Noise Impact - Distance to major roads and railway lines	● 926m - Twerton Roundhill
Tree Preservation Orders	○ 683m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.3km
Mineral Search Area	● 3.4km - Upper Lawn Quarry
Waterbodies	● 303m
Train Station	○ 1000m - 1100m - Oldfield Park
Bus Station	○ 50m - 100m - Ascension Church
Cycle Station	○ 100m - 200m - Bath Two Tunnels Route
Public Right of Way	○ 1600m - 1700m
Historic Landfill	● 127m - Victoria Brick and Tile Works

K52 South-west of Hicks Gate Roundabout



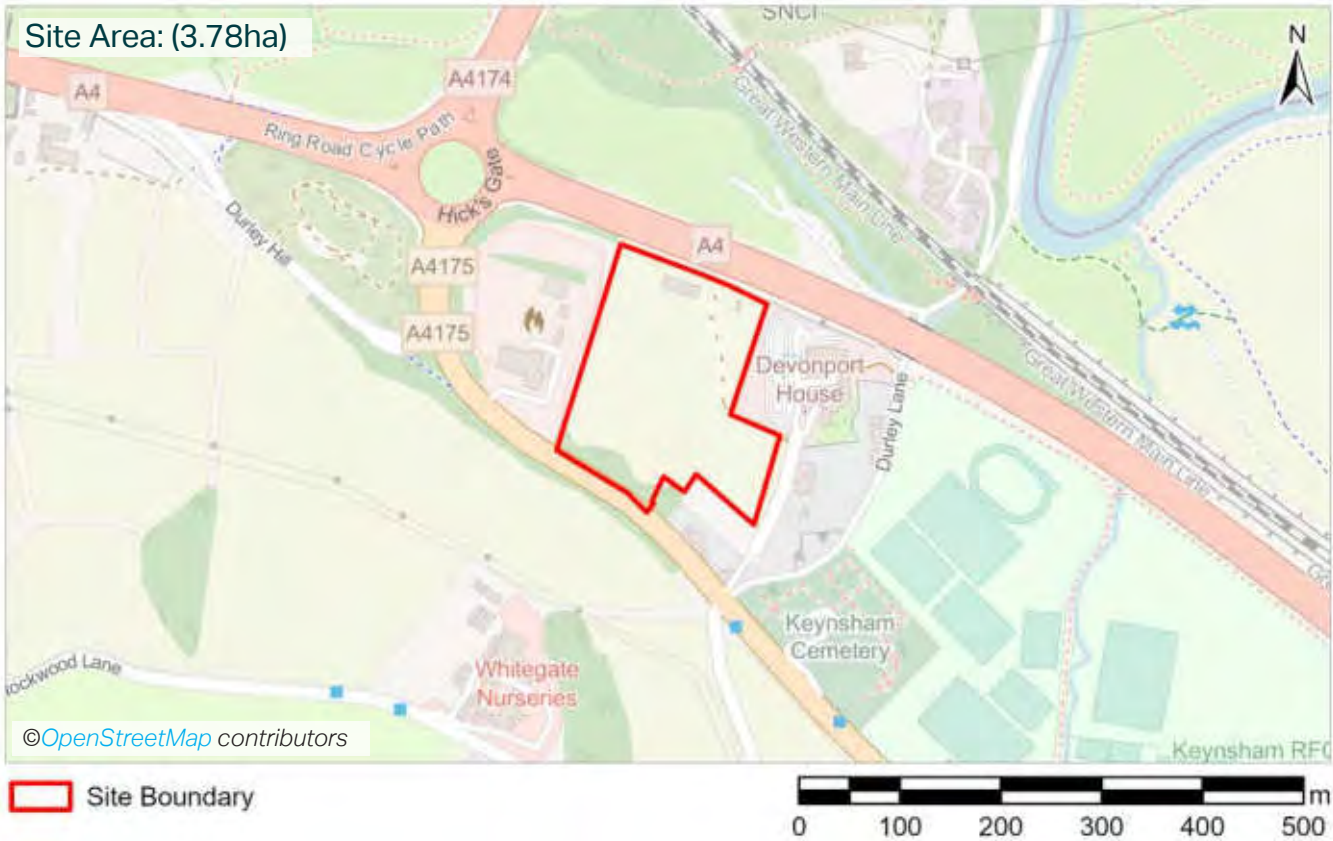
Criteria / Constraint	Score Answer
AQMA	● 1310m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 19m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 648m - Bickley Wood
Regionally Important Geological Site	● 1653m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 205m - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● 205m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 1510m - St Augustine's Surgery
Local Greenspace	○ 1300m - 1400m - Land west of St John's Court, Winscombe Close
Closest Park	○ 700m - 800m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1900m - 2000m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1012m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 609m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1201m - Keynsham (Keynsham)
Registered Battlefield	● 7.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1629m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1023m - Hanham Court
Listed Building - Grade II	● 356m - Oakleigh
National Landscape (formerly AONB)	● 4.7km - Cotswolds
Ancient Woodland	● 598m
Noise Impact - Distance to major roads and railway lines	● 3.1km - Manor Road Community Woodland
Tree Preservation Orders	○ 2215m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.2km - Upper Lawn Quarry
Waterbodies	● 94m
Train Station	○ 1800m - 1900m - Keynsham
Bus Station	○ 400m - 500m - Keynsham Cemetery
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 45m - Rivevy Quarry

K55 Land between Durley Hill and Whitegate Nurseries



Criteria / Constraint	Score Answer
AQMA	● 933m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 11m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 739m - Bickley Wood
Regionally Important Geological Site	● 1292m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 242m - Stockwood Vale woods
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 1133m - St Augustine's Surgery
Local Greenspace	○ 900m - 1000m - Land west of St John's Court, Winscombe Close
Closest Park	○ 800m - 900m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 800m - 900m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 691m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 668m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 814m - Keynsham (Keynsham)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1248m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1090m - Hanham Court
Listed Building - Grade II	● 34m - Durley Cottage
National Landscape (formerly AONB)	● 4.4km - Cotswolds
Ancient Woodland	● 688m
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 1817m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	83% Overlap
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● 173m
Train Station	○ 1400m - 1500m - Keynsham
Bus Station	○ 0m - 50m - Whitegate Nurseries
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 26m - Rivevy Quarry

K54 Durley Farm, Durley Hill



Criteria / Constraint	Score Answer
AQMA	● 934m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 5m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 571m - Bickley Wood
Regionally Important Geological Site	● 1273m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 51m - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● 16m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.50%
Brownfield Land Use	● 1124m - St Augustine's Surgery
Local Greenspace	○ 900m - 1000m - Land west of St John's Court
Closest Park	○ 1200m - 1300m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - St Keyna Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 900m - 1000m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 637m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 975m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 814m - Keynsham (Keynsham)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1243m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 836m - Hanham Court
Listed Building - Grade II	● 50m - Durley Cottage
National Landscape (formerly AONB)	● 4.3km - Cotswolds
Ancient Woodland	● 564m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 1828m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● 156m
Train Station	○ 1500m - 1600m - Keynsham
Bus Station	○ 100m - 200m - Keynsham Cemetery
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 300m - 400m
Historic Landfill	● 48% Overlap - Rivevy Quarry

K57 Land between Hanham Lock and railway



Criteria / Constraint	Score Answer
AQMA	● 926m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 2m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 86m - Bickley Wood
Regionally Important Geological Site	● 1173m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 91% Overlap - East Wood and Keynsham Humpy Tumps complex, River Avon
Priority Habitats	● 25% Overlap - Deciduous woodland, Lowland dry acid grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 2.60%
Brownfield Land Use	● 1072m - St Augustine's Surgery
Local Greenspace	○ 1200m - 1300m - Land west of St John's Court, The Paddock, Winscombe Close
Closest Park	○ 1100m - 1200m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1700m - 1800m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 521m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 768m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 812m - Keynsham (Keynsham)
Registered Battlefield	● 6.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1192m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 357m - Hanham Court
Listed Building - Grade II	● 0m - Chandos Lodge
National Landscape (formerly AONB)	● 4km - Cotswolds
Ancient Woodland	● 53m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 1815m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1400m - 1500m - Keynsham
Bus Station	○ 400m - 500m - Keynsham Cemetery
Cycle Station	○ 400m - 500m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 151m - Fox's Hanham

K56 Land between Hicks Gate roundabout and railway



Criteria / Constraint	Score Answer
AQMA	● 925m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 3m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 322m - Bickley Wood
Regionally Important Geological Site	● 1180m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 57% Overlap - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● 50% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 6.30%
Surface Water Flooding (1 in 100 Year)	● 11.90%
Surface Water Flooding (1 in 1000 Year)	● 17.10%
Brownfield Land Use	● 1074m - St Augustine's Surgery
Local Greenspace	○ 1100m - 1200m - The Paddock, Land west of St John's Court
Closest Park	○ 1000m - 1100m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1700m - 1800m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 527m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 768m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 811m - Keynsham (Keynsham)
Registered Battlefield	● 7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1195m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 670m - Hanham Court
Listed Building - Grade II	● 6m - Durley Lane Bridge (Mln111439)
National Landscape (formerly AONB)	● 4.1km - Cotswolds
Ancient Woodland	● 265m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 1816m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1400m - 1500m - Keynsham
Bus Station	○ 300m - 400m - Keynsham Cemetery
Cycle Station	○ 300m - 400m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 42m - Rivevy Quarry

K58 Land west of A4174 & south of R. Avon



Criteria / Constraint	Score Answer
AQMA	● 1420m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 50m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 80m - Bickley Wood
Regionally Important Geological Site	● 1735m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 99% Overlap - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● 86% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1644m - St Augustine's Surgery
Local Greenspace	○ 2km - 2.5km - Old Vicarage Green, Winscombe Close, Downfield Play Area, The Paddock, Land west of St John's Court
Closest Park	○ 1100m - 1200m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - St Keyna Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1082m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 551m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1385m - Keynsham (Keynsham)
Registered Battlefield	● 7.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1764m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 581m - Hanham Court
Listed Building - Grade II	● 281m - 1-4, Hanham Mills Road
National Landscape (formerly AONB)	● 4.4km - Cotswolds
Ancient Woodland	● 50m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Manor Road Community Woodland
Tree Preservation Orders	○ 2389m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.3km - Upper Lawn Quarry
Waterbodies	● 18m
Train Station	○ 2.5km - 3km - Keynsham
Bus Station	○ 1200m - 1300m - Keynsham Cemetery
Cycle Station	○ 500m - 600m - Sustrans Local Route
Public Right of Way	○ 100m - 200m
Historic Landfill	● 24% Overlap - Fox's Hanham, River Quarry

BFD10 Land at Broadlands, Box Rd



Criteria / Constraint	Score Answer
AQMA	● 2.9km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 44m
International Ecological Sites (SAC,SPA,Ramsar)	● 806m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 806m - Brown's Folly
Regionally Important Geological Site	● 2.6km - Hampton Down Quarry
Site of Nature Conservation Interest	● 69m - By Brook and associated marginal habitats
Priority Habitats	● 69% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 5.10%
Surface Water Flooding (1 in 100 Year)	● 5.20%
Surface Water Flooding (1 in 1000 Year)	● 7.10%
Brownfield Land Use	● 5.1km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 700m - 800m - Allotments
Closest Park	○ 4km - 5km - St Catherine's Court, Sydney Gardens
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 921m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.9km - St Catherine'S Court
Conservation Area	● 473m - Bathford (Rural)
Registered Battlefield	● 7.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1456m - Shockerwick House
Listed Building - Grade II*	● 619m - Whitehaven
Listed Building - Grade II	● 477m - Railway Bridge For Underpass, 10 Metres To East Of No 35
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 729m - Ashley Wood
Noise Impact - Distance to major roads and railway lines	● 3.5km - Kensington Meadow
Tree Preservation Orders	○ 2670m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.5km
Mineral Search Area	● 5.7km - Upper Lawn Quarry
Waterbodies	● 79m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 700m - 800m - Dovers Park, British Legion
Cycle Station	○ 2km - 2.5km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 159m - Bathford Paper Mills

BES09 Land at Bannerdown Road



Criteria / Constraint	Score Answer
AQMA	● 2.5km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 690m
International Ecological Sites (SAC,SPA,Ramsar)	● 1417m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1417m - Brown's Folly
Regionally Important Geological Site	● 2.8km - Hampton Down Quarry
Site of Nature Conservation Interest	● <1% Overlap - Bannerdown, and Shockerwick and Woodleaze Woods
Priority Habitats	● 85m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 3.50%
Brownfield Land Use	● 4.5km - E Block (part), MoD Ensleigh
Local Greenspace	○ 1200m - 1300m - Coalpit Road, Batheaston Gardens
Closest Park	○ 3km - 4km - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Livingwell Express Club (Bath), The Royal Crescent Spa and Bath House, Kingswood School, Vital Health, Fitness and Beauty (Bath Spa Hotel), YMCA Gym, Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - Batheaston Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 979m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.1km - St Catherine'S Court
Conservation Area	● 876m - Batheaston (Rural)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1582m - Shockerwick House
Listed Building - Grade II*	● 938m - 108 And 110, Northend
Listed Building - Grade II	● 485m - Milestone At Ngr St 7854 6759
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 940m - Shockerwick/Tennygrove+
Noise Impact - Distance to major roads and railway lines	● 3.2km - Kensington Meadow
Tree Preservation Orders	○ 2297m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.7km
Mineral Search Area	● 5.9km - Upper Lawn Quarry
Waterbodies	● 237m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 200m - 300m - High Bannerdown
Cycle Station	○ 1200m - 1300m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 300m - 400m
Historic Landfill	● 537m - Bannerdown Tip

BFD03 Land at Bannerdown View Farm



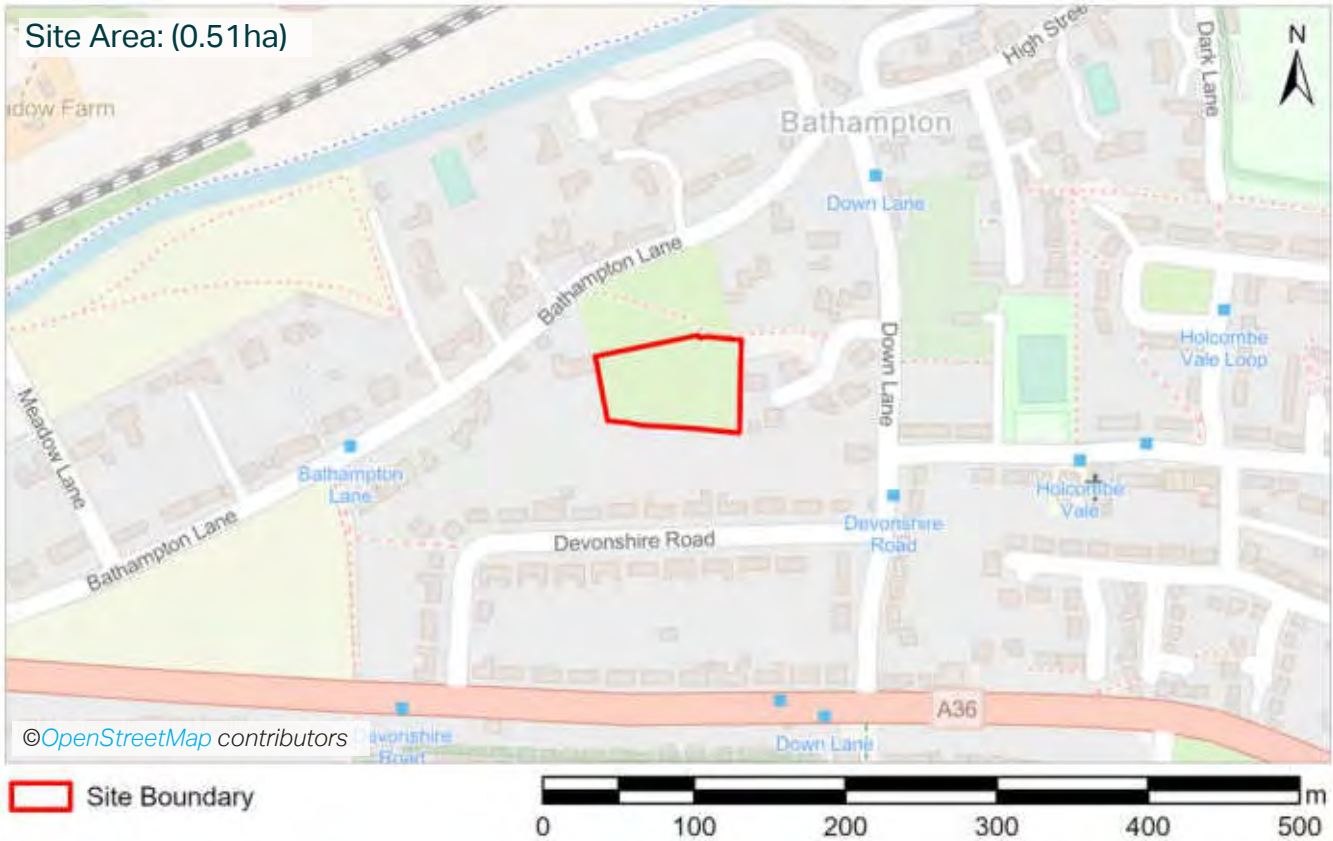
Criteria / Constraint	Score Answer
AQMA	● 2.8km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 120m
International Ecological Sites (SAC,SPA,Ramsar)	● 367m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 367m - Brown's Folly
Regionally Important Geological Site	● 2.3km - Hampton Down Quarry
Site of Nature Conservation Interest	● 50m - By Brook and associated marginal habitats
Priority Habitats	● 46m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 1.30%
Surface Water Flooding (1 in 1000 Year)	● 5.60%
Brownfield Land Use	● 4.8km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 0m - 50m - Allotments
Closest Park	○ 4km - 5km - Claverton Manor, St Catherine's Court, Sydney Gardens
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Bathford Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 728m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.6km - Claverton Manor
Conservation Area	● 74m - Bathford (Rural)
Registered Battlefield	● 7.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1602m - Remains Of The Refectory At Monkton Farleigh Manor
Listed Building - Grade II*	● 340m - Rock House
Listed Building - Grade II	● 153m - St Martins, Including Gatepiers And Boundary Walls To Road
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 306m - Ashley Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Kensington Meadow
Tree Preservation Orders	○ 2497m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.1km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● 58m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 200m - 300m - Stone Wharf
Cycle Station	○ 1700m - 1800m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● <1% Overlap - Land at Bannerdown View Farm

BHM02 Land between Bathampton Lane and Warminster Road



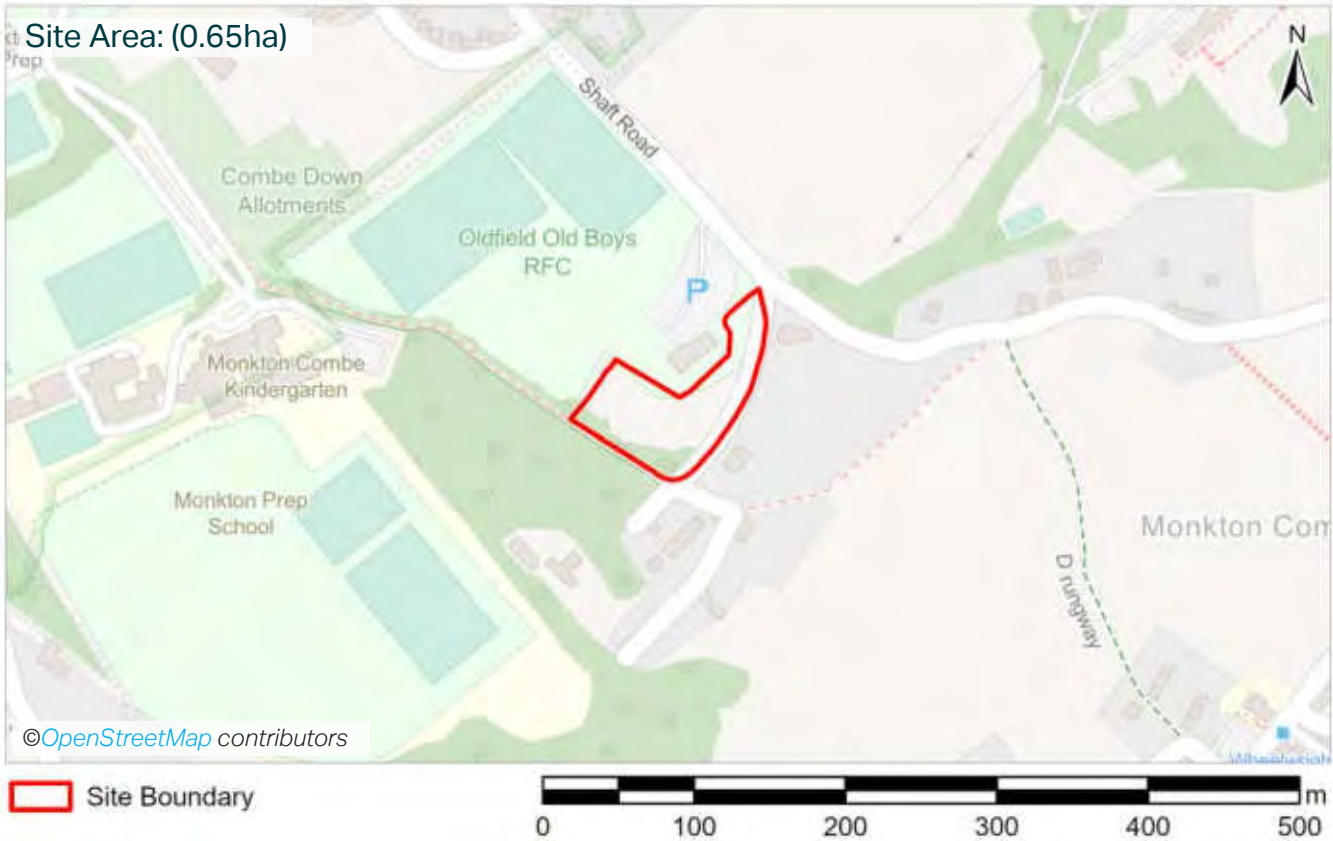
Criteria / Constraint	Score Answer
AQMA	● 692m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 234m
International Ecological Sites (SAC,SPA,Ramsar)	● 679m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 679m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 637m - Hampton Down Quarry
Site of Nature Conservation Interest	● 64m - Bathampton Down and Woodlands SNCI (part of)
Priority Habitats	● 86m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 7%
Brownfield Land Use	● 2.2km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 0m - 50m - Land between Warminster Road and Bathampton Lane
Closest Park	○ 1600m - 1700m - Sydney Gardens
Green Belt Land	○ 64m
Health Facility	○ 1600m - 1700m - Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Bathampton Primary
Distance to nearest Secondary School	○ 4km - 5km - Ralph Allen School, Beechen Cliff School, St Mark's School, Hayesfield Girls' School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 678m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 1085m - Sydney Gardens
Conservation Area	● <1% Overlap - Bathampton (Rural)
Registered Battlefield	● 5.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 845m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 629m - Garden Building, 100 Yards To South Of Bathampton Lodge
Listed Building - Grade II	● 28m - Osborne House, And Former Coach House Adjoining To Right
National Landscape (formerly AONB)	● 64m - Cotswolds
Ancient Woodland	● 86m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 655m - Kensington Meadow
Tree Preservation Orders	○ 526m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.2km
Mineral Search Area	● 3.4km - Upper Lawn Quarry
Waterbodies	● 168m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 0m - 50m - St George's Hill
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 506m - Bath Football Club

BHM06 Land west of Miller Walk



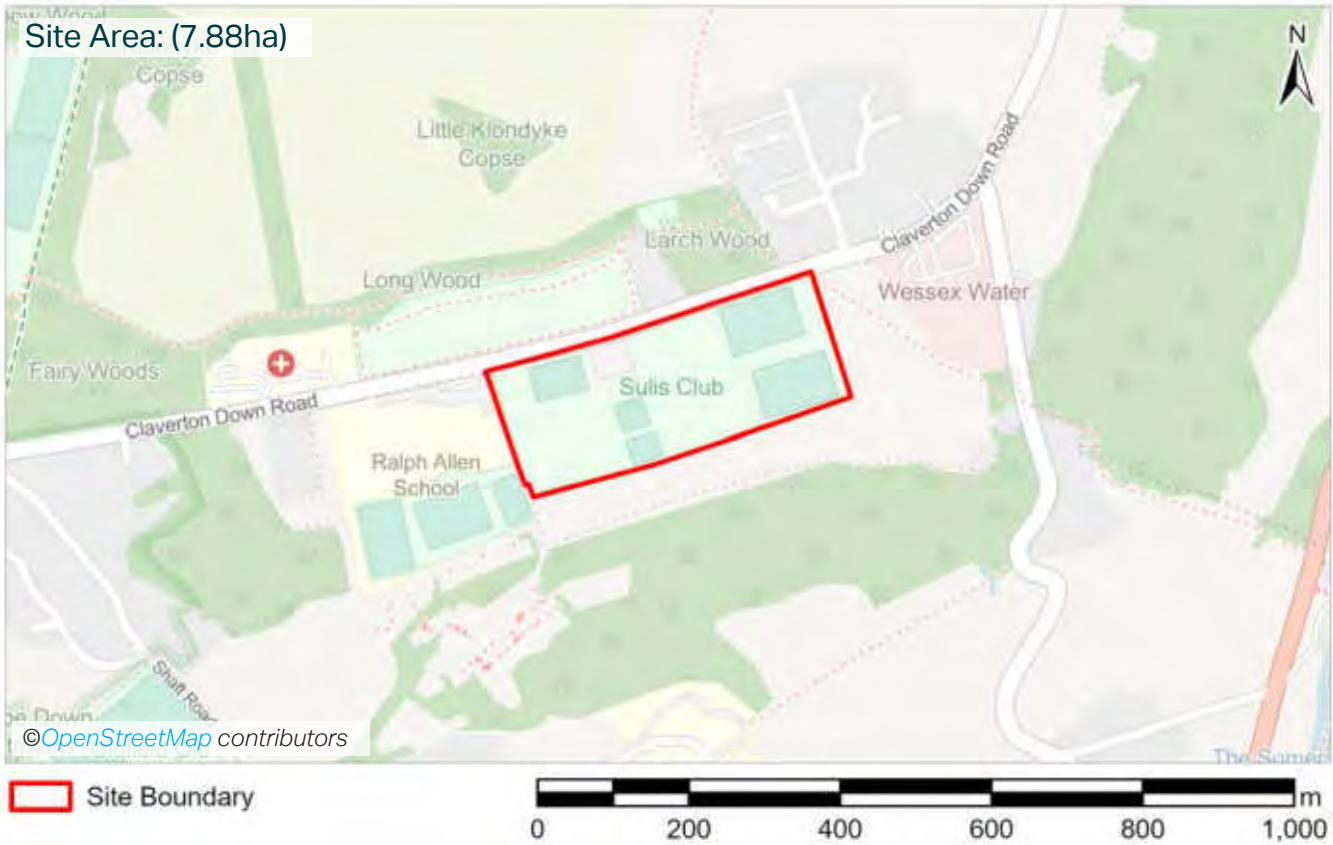
Criteria / Constraint	Score Answer
AQMA	● 843m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 236m
International Ecological Sites (SAC,SPA,Ramsar)	● 726m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 525m - Hampton Rocks Cutting
Regionally Important Geological Site	● 699m - Hampton Down Quarry
Site of Nature Conservation Interest	● 168m - Kennet and Avon Canal (part of Kennet and Avon Canal SNCI) a
Priority Habitats	● 175m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.6km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 0m - 50m - Land off Bathampton Lane and Down Lane
Closest Park	○ 2km - 2.5km - Sydney Gardens, Claverton Manor
Green Belt Land	○ 123m
Health Facility	○ 2km - 2.5km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Bathampton Primary
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 808m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 1588m - Sydney Gardens
Conservation Area	● No Overlap
Registered Battlefield	● 6.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1271m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 346m - Garden Building, 100 Yards To South Of Bathampton Lodge
Listed Building - Grade II	● 48m - Court Leet
National Landscape (formerly AONB)	● 234m - Cotswolds
Ancient Woodland	● 395m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 1111m - Kensington Meadow
Tree Preservation Orders	○ 699m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.5km
Mineral Search Area	● 3.7km - Upper Lawn Quarry
Waterbodies	● 176m
Train Station	○ 4km - 5km - Bath Spa
Bus Station	○ 100m - 200m - Down Lane Bottom
Cycle Station	○ 500m - 600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 824m - Bath Football Club

MKC04 Land south-west of Shaft Road



Criteria / Constraint	Score Answer
AQMA	● 2.4km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 856m
International Ecological Sites (SAC,SPA,Ramsar)	● 1.76% overlapping - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2% Overlap - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 248m - Upper Lawns (or Hancock's) Quarry
Site of Nature Conservation Interest	● 2% Overlap - Disused Quarry Combe Down (Old Stone Mine SNCI, & Combe Down & Bathampton Down Mines SSSI)
Priority Habitats	● 2m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.90%
Brownfield Land Use	● 2.6km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 900m - 1000m - Firs Field
Closest Park	○ 700m - 800m - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1800m - 1900m - Combe Grove Manor Hotel and Country Club
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Combe Down C of E Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Ralph Allen School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 512m - Lock Up, Mill Lane
Registered Parks and Gardens	● 625m - Prior Park
Conservation Area	● 52m - Monkton Combe (Rural)
Registered Battlefield	● 8.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 887m - Prior Park College: The Mansion With Link Arcades
Listed Building - Grade II*	● 392m - Lodge Style
Listed Building - Grade II	● 108m - The Old Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 683m - Short Wood
Noise Impact - Distance to major roads and railway lines	● 3.7km - Kensington Meadow
Tree Preservation Orders	○ 794m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 254m - Upper Lawn Quarry
Waterbodies	● 158m
Train Station	○ 2.5km - 3km - Bath Spa
Bus Station	○ 500m - 600m - Wheelwright Arms
Cycle Station	○ 500m - 600m - National Cycle Route 24, Claverton Down
Public Right of Way	○ 0m - 50m
Historic Landfill	● 100% Overlap - Land adjoining Shaft Road, Old Quarry adjoining Shaft Road

CDN05 Sulis Club



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 760m
International Ecological Sites (SAC,SPA,Ramsar)	● 268m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 268m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 683m - Upper Lawns (or Hancock's) Quarry
Site of Nature Conservation Interest	● <1% Overlap - Field behind Civil Service Sports Ground
Priority Habitats	● 10m - Lowland meadows
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 2.5km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 1200m - 1300m - Firs Field
Closest Park	○ 800m - 900m - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1300m - 1400m - Combe Grove Manor Hotel and Country Club
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - Combe Down C of E Primary
Distance to nearest Secondary School	○ 0m - 50m - Ralph Allen School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 709m - Lock Up, Mill Lane
Registered Parks and Gardens	● 818m - Prior Park
Conservation Area	● 315m - Monkton Combe (Rural)
Registered Battlefield	● 8.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 798m - Dundas Aqueduct
Listed Building - Grade II*	● 532m - Lodge Style
Listed Building - Grade II	● 112m - Rustic Archway On Drive To Combe Grove Hotel At St 77515 62611
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 230m - Claverton Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Kensington Meadow
Tree Preservation Orders	○ 209m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	517m
Mineral Search Area	● 729m - Upper Lawn Quarry
Waterbodies	● 95m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 0m - 50m - Flatwoods Road
Cycle Station	○ 600m - 700m - Claverton Down
Public Right of Way	○ 300m - 400m
Historic Landfill	● 488m - Claverton Wood

CDN06 Land at Claverton Down, Bath



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 544m
International Ecological Sites (SAC,SPA,Ramsar)	● 267m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 267m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 487m - Dundas Aqueduct
Site of Nature Conservation Interest	● 58% Overlap - Field behind Civil Service Sports Ground
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 10.80%
Brownfield Land Use	● 2.6km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 1400m - 1500m - Firs Field
Closest Park	○ 1000m - 1100m - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 300m - 400m - Combe Grove Manor Hotel and Country Club
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Combe Down C of E Primary
Distance to nearest Secondary School	○ 400m - 500m - Ralph Allen School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 543m - Dundas aqueduct
Registered Parks and Gardens	● 878m - Prior Park
Conservation Area	● 243m - Monkton Combe (Rural)
Registered Battlefield	● 8.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 581m - Dundas Aqueduct
Listed Building - Grade II*	● 553m - Lodge Style
Listed Building - Grade II	● 36m - Combe Grove Lodge
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 48m - Claverton Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Kensington Meadow
Tree Preservation Orders	○ 225m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	484m
Mineral Search Area	● 741m - Upper Lawn Quarry
Waterbodies	● 4m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 0m - 50m - Flatwoods Road
Cycle Station	○ 800m - 900m - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 287m - Claverton Wood

LYN04 Site B, St Martins Hospital



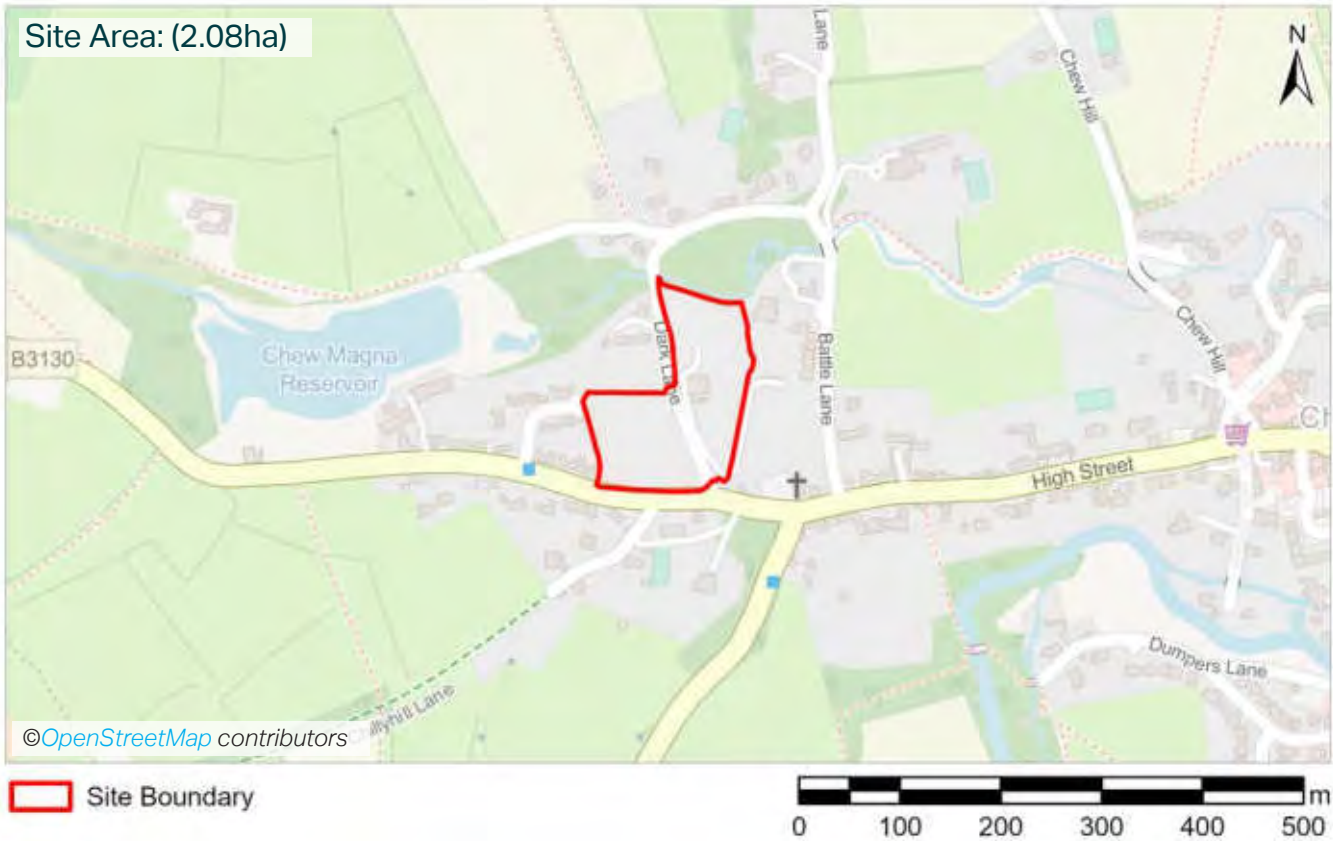
Criteria / Constraint	Score Answer
AQMA	● 1936m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 106m
International Ecological Sites (SAC,SPA,Ramsar)	● 551m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 551m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 519m - Springfield Quarry
Site of Nature Conservation Interest	● 249m - The Tumps
Priority Habitats	● 168m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 6.90%
Brownfield Land Use	● 423m - 478 Wellsway, Bath
Local Greenspace	○ 700m - 800m - Springfield Quarry, Foxhill Allotments
Closest Park	○ 1900m - 2000m - Prior Park
Green Belt Land	○ 335m
Health Facility	○ 800m - 900m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 307m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1852m - Prior Park
Conservation Area	● 135m - Bath (Bath)
Registered Battlefield	● 7.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1873m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 765m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 0m - Chapel Of St Martin
National Landscape (formerly AONB)	● 329m - Cotswolds
Ancient Woodland	● 793m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 1975m - Twerton Roundhill
Tree Preservation Orders	○ 537m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.2km
Mineral Search Area	● 2.2km - Upper Lawn Quarry
Waterbodies	● 686m
Train Station	○ 3km - 4km - Oldfield Park, Bath Spa
Bus Station	○ 0m - 50m - St Martin's Hospital
Cycle Station	○ 1300m - 1400m - Bath Two Tunnels Route
Public Right of Way	○ 300m - 400m
Historic Landfill	● 133m - Lower Barrack Farm

BIS07 Land to the rear of Paysons Croft, Church Lane



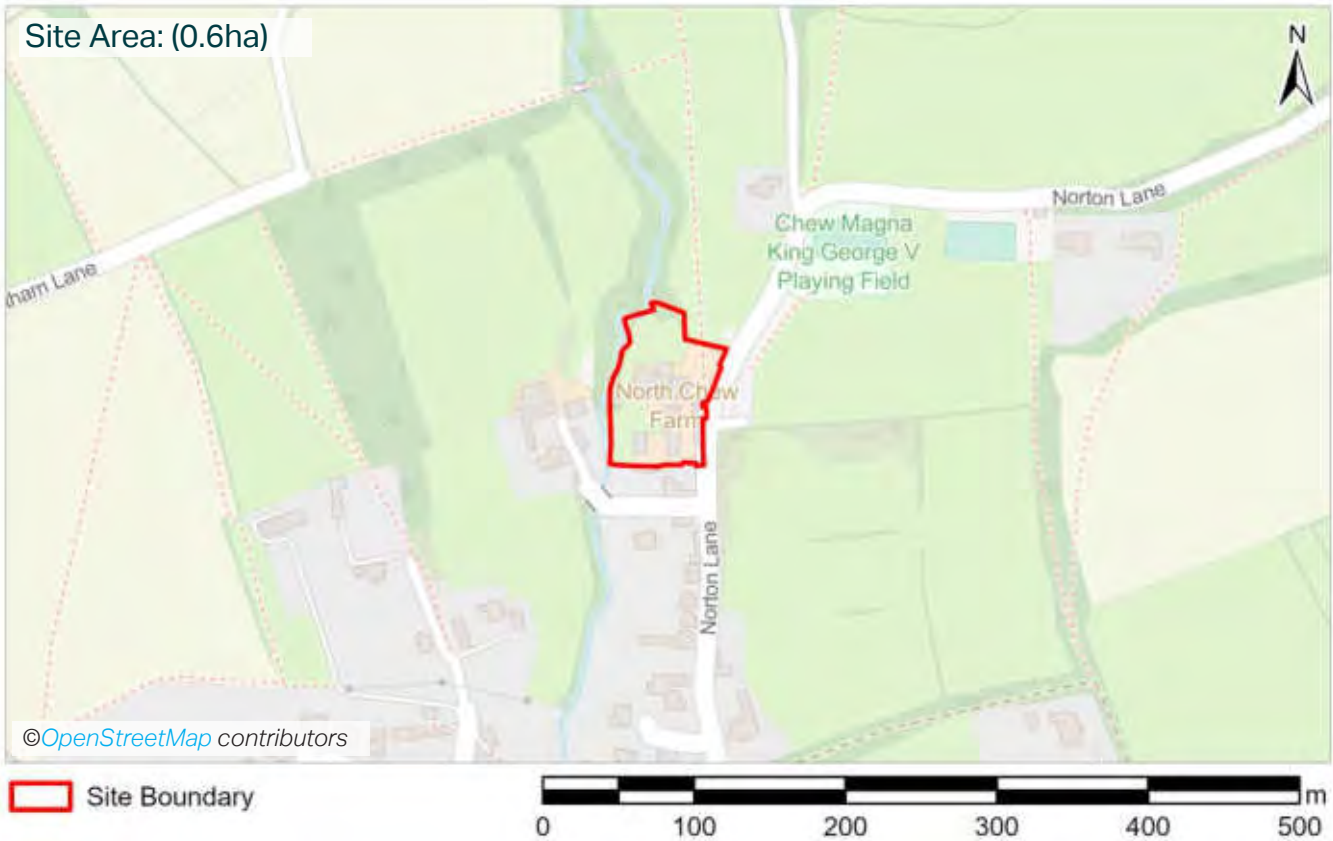
Criteria / Constraint	Score Answer
AQMA	● 3.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 334m
International Ecological Sites (SAC,SPA,Ramsar)	● 878m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 196m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 921m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 138m - Fields and woodland south-east of Bishop Sutton
Priority Habitats	● 196m - Lowland meadows
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 3.6km - Newbridge Garage
Local Greenspace	○ 2.5km - 3km - Land south of Lower Road
Closest Park	○ 10km - 15km - Brislington House, Newton Park
Green Belt Land	○ 410m
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 756m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 5.7km - Ston Easton Park
Conservation Area	● 2.3km - Hinton Blewett (Rural)
Registered Battlefield	● 16.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St Margaret
Listed Building - Grade II*	● 1269m - Sutton Court
Listed Building - Grade II	● 214m - The Elms
National Landscape (formerly AONB)	● 99% Overlap - Mendip Hills
Ancient Woodland	● 624m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1524m - Folly Farm
Tree Preservation Orders	○ 2845m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	588m
Mineral Search Area	● 17.6km - Stoke Hill Mine
Waterbodies	● 96m
Train Station	○ 10km - 15km - Keynsham, Midsomer Norton South, Parson Street, Bedminster
Bus Station	○ 400m - 500m - Post Office
Cycle Station	○ 2.5km - 3km - National Cycle Route 3
Public Right of Way	○ 200m - 300m
Historic Landfill	● 701m - Sutton Hill

CHM01 Land off Winford Road



Criteria / Constraint	Score Answer
AQMA	● 6.9km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.6km
International Ecological Sites (SAC,SPA,Ramsar)	● 1570m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1570m - Chew Valley Lake
Regionally Important Geological Site	● 2.6km - Northwick Stream Section, Dundry
Site of Nature Conservation Interest	● 2% Overlap - Winford Brook and adjacent land
Priority Habitats	● 4% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 1.70%
Surface Water Flooding (1 in 1000 Year)	● 3.80%
Brownfield Land Use	● 1295m - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 7km - 8km - Gastons, The Amenity Field, The Batch, The Glebe, Allotments, Land south of Lower Road, Combe View, Recreational Land, The Glebe Field, The Mill Pond, Millenium Green Garden, Recreation Ground
Closest Park	○ 10km - 15km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 900m - 1000m - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Chew Magna Primary
Distance to nearest Secondary School	○ 800m - 900m - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 602m - Churchyard cross in St Andrew's churchyard
Registered Parks and Gardens	● 6.1km - Landscape At The Former Cegb Headquarters
Conservation Area	● 56% Overlap - Chew Magna (Rural)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 641m - Church Of St Andrew
Listed Building - Grade II*	● 23m - The Manor House (The Sacred Heart Convent High School)
Listed Building - Grade II	● 55m - Stable, Attached Wall And Gate Piers About 30 Metres South East Of The Manor House
National Landscape (formerly AONB)	● 1501m - Mendip Hills
Ancient Woodland	● 1050m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 3.9km - Folly Farm
Tree Preservation Orders	○ 4827m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1854m
Mineral Search Area	● 19.4km - Upper Lawn Quarry
Waterbodies	● No Overlap
Train Station	○ 9km - 10km - Parson Street
Bus Station	○ 50m - 100m - Broadcroft
Cycle Station	○ 500m - 600m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 850m - Limeburn Hill

CHM03 Old North Chew Farm, Norton Lane



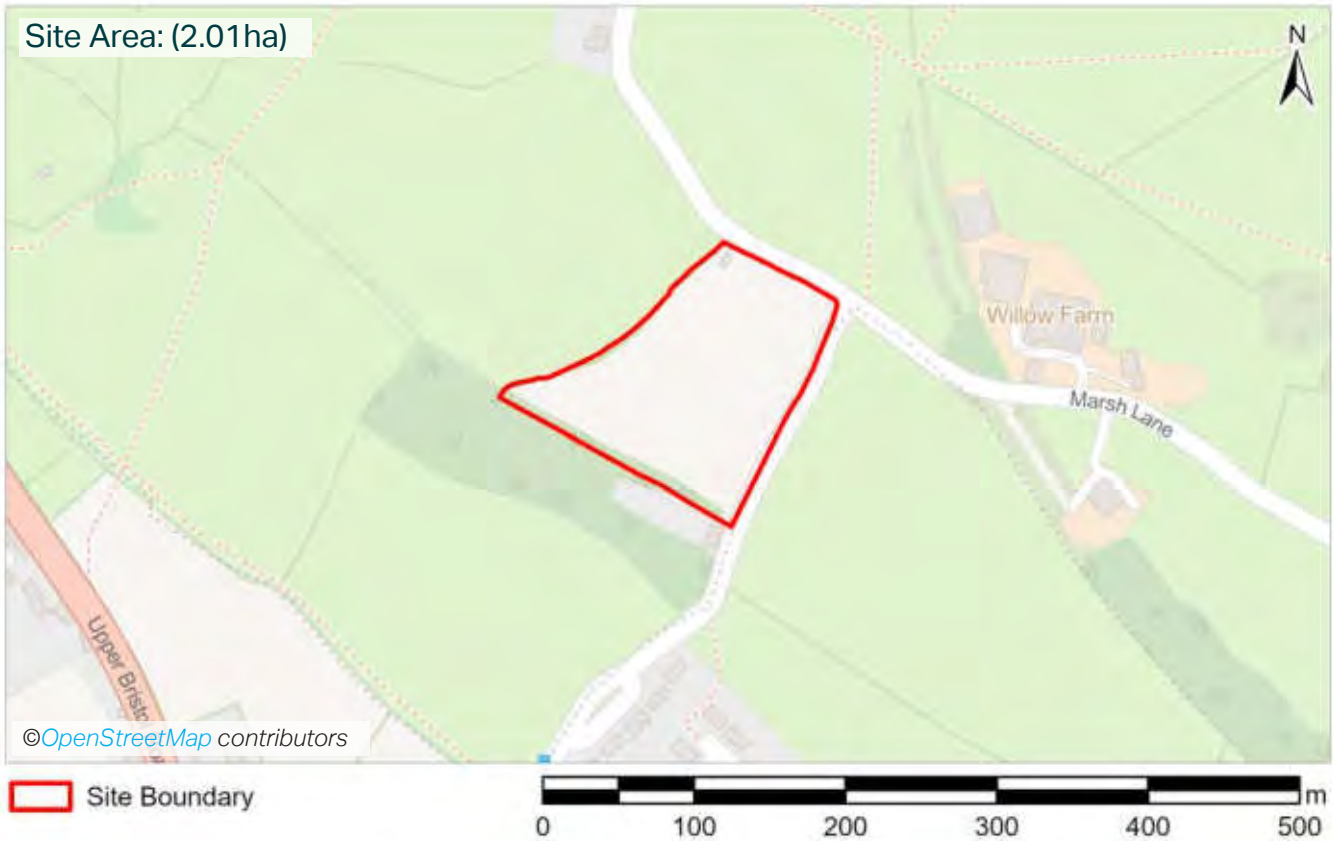
Criteria / Constraint	Score Answer
AQMA	● 6.5km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 1845m - North Wick Clay Pit
Site of Nature Conservation Interest	● 252m - Winford Brook and adjacent land
Priority Habitats	● 122m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.3km - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 6km - 7km - Millenium Green Garden
Closest Park	○ 9km - 10km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Chew Magna Primary
Distance to nearest Secondary School	○ 1900m - 2000m - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 430m - Churchyard cross in St Andrew's churchyard
Registered Parks and Gardens	● 5.9km - Landscape At The Former Cegb Headquarters
Conservation Area	● 100% Overlap - Chew Magna (Rural)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 385m - Church Of St Andrew
Listed Building - Grade II*	● 381m - Chew Court
Listed Building - Grade II	● 127m - Elm Farmhouse
National Landscape (formerly AONB)	● 2.1km - Mendip Hills
Ancient Woodland	● 1634m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 3.5km - Folly Farm
Tree Preservation Orders	○ 3915m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1507m
Mineral Search Area	● 18.5km - Upper Lawn Quarry
Waterbodies	● 64m
Train Station	○ 8km - 9km - Parson Street
Bus Station	○ 400m - 500m - Norton Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1621m - Limeburn Hill

CHS03 Land north of Salway Close and Chew Lane



Criteria / Constraint	Score Answer
AQMA	● 6.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 803m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 803m - Chew Valley Lake
Regionally Important Geological Site	● 3.7km - Northwick Stream Section, Dundry
Site of Nature Conservation Interest	● 249m - Chewstoke Brook
Priority Habitats	● 154m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 79m - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 5km - 6km - Allotments, The Batch, Recreation Ground, The Amenity Field, The Mill Pond
Closest Park	○ 10km - 15km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 400m - 500m - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Chew Stoke Church School
Distance to nearest Secondary School	○ 300m - 400m - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1383m - Tun Bridge
Registered Parks and Gardens	● 7km - Landscape At The Former Cegb Headquarters
Conservation Area	● 9m - Chew Stoke (Rural)
Registered Battlefield	● 17km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1576m - Church Of St Andrew
Listed Building - Grade II*	● 366m - The Rectory
Listed Building - Grade II	● 281m - Paganshill Farmhouse
National Landscape (formerly AONB)	● 472m - Mendip Hills
Ancient Woodland	● 1734m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 4km - Folly Farm
Tree Preservation Orders	○ 4156m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.2km
Mineral Search Area	● 20km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 10km - 15km - Keynsham, Bedminster, Parson Street
Bus Station	○ 0m - 50m - Chew Medical Practice
Cycle Station	○ 200m - 300m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1389m - Limeburn Hill

CLU10 Parcel 4952. Marsh Lane



Criteria / Constraint	Score Answer
AQMA	● 310m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1612m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1486m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 2km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 64m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 10m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.20%
Surface Water Flooding (1 in 100 Year)	● 4.90%
Surface Water Flooding (1 in 1000 Year)	● 33.20%
Brownfield Land Use	● 535m - The Wharf
Local Greenspace	○ 500m - 600m - The Avenue, Long Lands
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 643m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Cameley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.6km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.4km - Ston Easton Park
Conservation Area	● 3km - Paulton (Somer Valley)
Registered Battlefield	● 14.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1623m - Church Of St James
Listed Building - Grade II*	● 390m - Church Of St Augustine
Listed Building - Grade II	● 322m - Prospect House
National Landscape (formerly AONB)	● 3.2km - Mendip Hills
Ancient Woodland	● 960m
Noise Impact - Distance to major roads and railway lines	● 1850m - Folly Farm
Tree Preservation Orders	○ 196m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14km - Stoke Hill Mine
Waterbodies	● 10m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 200m - 300m - Tiledown Close
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link, Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 561m - Old Railway Station Platform

FAR12 Junction of Clutton Hill, Flatts Lane, Cuckoo Lane



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 536m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Folly Farm
Regionally Important Geological Site	● 1159m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 316m - Combe north of Greyfield Wood
Priority Habitats	● 256m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1204m - The Wharf
Local Greenspace	○ 1000m - 1100m - Fores Play Park Area
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Clutton Primary, High Littleton Church of England Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 4.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 4.5km - Ston Easton Park
Conservation Area	● 2.5km - Paulton (Somer Valley)
Registered Battlefield	● 12.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.5km - Church Of St James
Listed Building - Grade II*	● 1786m - Church Of St Augustine
Listed Building - Grade II	● 1145m - The Shop
National Landscape (formerly AONB)	● 4.8km - Mendip Hills
Ancient Woodland	● 697m
Noise Impact - Distance to major roads and railway lines	● 2.5km - Folly Farm
Tree Preservation Orders	○ 914m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	88m
Mineral Search Area	● 12.5km - Stoke Hill Mine
Waterbodies	● 1% Overlap
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 700m - 800m - Hayeswood Road
Cycle Station	○ 5km - 6km - National Cycle Route 24 Link, Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 367m - Old Railway Cutting

CLU08 The Pumping Station, Greensbrook



Criteria / Constraint	Score Answer
AQMA	● 833m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1789m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1608m - Folly Farm
Regionally Important Geological Site	● 2.2km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 10% Overlap - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 10% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 13%
Surface Water Flooding (1 in 100 Year)	● 16.70%
Surface Water Flooding (1 in 1000 Year)	● 28.40%
Brownfield Land Use	● 11m - The Wharf
Local Greenspace	○ 400m - 500m - Gastons
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 115m
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 3.9km - Ston Easton Park
Conservation Area	● 3.1km - Paulton (Somer Valley)
Registered Battlefield	● 14km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.1km - Church Of St James
Listed Building - Grade II*	● 375m - Church Of St Augustine
Listed Building - Grade II	● 218m - Railway Hotel
National Landscape (formerly AONB)	● 3.4km - Mendip Hills
Ancient Woodland	● 1395m
Noise Impact - Distance to major roads and railway lines	● 1608m - Folly Farm
Tree Preservation Orders	○ 714m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Stoke Hill Mine
Waterbodies	● No Overlap
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 200m - 300m - Clutton Primary Sch
Cycle Station	○ 5km - 6km - Avon Cycleway, National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 57m - Old Railway Station Platform

COR01 Land west of Corston Lane



Criteria / Constraint	Score Answer
AQMA	● 649m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 196m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1633m - Newton St. Loe
Regionally Important Geological Site	● 533m - Kelston Park Quarry
Site of Nature Conservation Interest	● 220m - River Avon
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3km - Hartwells Garage
Local Greenspace	○ 3km - 4km - Avon Park Allotments, The Hollow / Bath City Farm, Watery Lane Play Area, High Barrow Hill, Redlands Park Play Area
Closest Park	○ 400m - 500m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Body Development, Genesis, Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Newbridge Primary, St Michael's Junior Church School, Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1239m - Saltford brass battery mill
Registered Parks and Gardens	● 366m - Kelston Park
Conservation Area	● <1% Overlap - Corston (Rural)
Registered Battlefield	● 4.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1357m - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 363m - Manor Farmhouse
Listed Building - Grade II	● 117m - Forge House
National Landscape (formerly AONB)	● 248m - Cotswolds
Ancient Woodland	● 368m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Carrs Wood
Tree Preservation Orders	○ 874m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 7.7km - Upper Lawn Quarry
Waterbodies	● 28m
Train Station	○ 5km - 6km - Oldfield Park
Bus Station	○ 300m - 400m - Ashton Hill, Corston Church
Cycle Station	○ 1600m - 1700m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1492m - Land at The Shallows, The Shallows

COR02 Land at Brookside



Criteria / Constraint	Score Answer
AQMA	● 1306m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 48m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1430m - Newton St. Loe
Regionally Important Geological Site	● 1013m - Kelston Park Quarry
Site of Nature Conservation Interest	● 529m - River Avon
Priority Habitats	● 34% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 40.30%
Brownfield Land Use	● 2.8km - Hartwells Garage
Local Greenspace	○ 3km - 4km - Avon Park Allotments, The Hollow / Bath City Farm, Redlands Park Play Area, Watery Lane Play Area, High Barrow Hill, Innox Park
Closest Park	○ 200m - 300m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Culverhay Sports Centre, Genesis, PureGym, Body Development
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Twerton Infant, Newbridge Primary, St Mary's Catholic Primary, St Michael's Junior Church School
Distance to nearest Secondary School	○ 3km - 4km - Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1300m - Castle (remains of)
Registered Parks and Gardens	● 59m - Newton Park
Conservation Area	● <1% Overlap - Corston (Rural)
Registered Battlefield	● 4.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1131m - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 362m - Manor Farmhouse
Listed Building - Grade II	● 42m - Brookside
National Landscape (formerly AONB)	● 555m - Cotswolds
Ancient Woodland	● 735m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 1847m - Carrs Wood
Tree Preservation Orders	○ 1536m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.3km
Mineral Search Area	● 7.3km - Upper Lawn Quarry
Waterbodies	● 0.48m
Train Station	○ 5km - 6km - Oldfield Park
Bus Station	○ 200m - 300m - Corston Church
Cycle Station	○ 1400m - 1500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1489m - Clays End Farm

EH03



Criteria / Constraint	Score Answer
AQMA	● 5.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 989m
International Ecological Sites (SAC,SPA,Ramsar)	● 1906m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 326m - Harptree Combe
Regionally Important Geological Site	● 367m - Richmond Castle, Old Mines, Wansdyke
Site of Nature Conservation Interest	● 118m - Lakes north of Harptree Court
Priority Habitats	● 91m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 79m - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 0m - 50m - East Harptree Green Space
Closest Park	○ 15km - 20km - Newton Park, Brislington House
Green Belt Land	○ 1244m
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - East Harptree C of E Primary
Distance to nearest Secondary School	○ 7km - 8km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 369m - Richmond Castle
Registered Parks and Gardens	● 5.7km - Ston Easton Park
Conservation Area	● <1% Overlap - East Harptree (Rural)
Registered Battlefield	● 20.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1378m - Eastwood Manor Farm Steading
Listed Building - Grade II*	● 52m - Church Of St Laurence
Listed Building - Grade II	● 21m - The Old Rectory
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 326m - Harptree Combe Sssi
Noise Impact - Distance to major roads and railway lines	● 5.7km - Folly Farm
Tree Preservation Orders	○ 330m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3km
Mineral Search Area	● 20.2km - Stoke Hill Mine
Waterbodies	● 148m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 50m - 100m - The Clock
Cycle Station	○ 1200m - 1300m - National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 2.1km - The Grove Landfill Site

FAR09 The Paddock, (off A39) South of Coal Yard, Bath Road



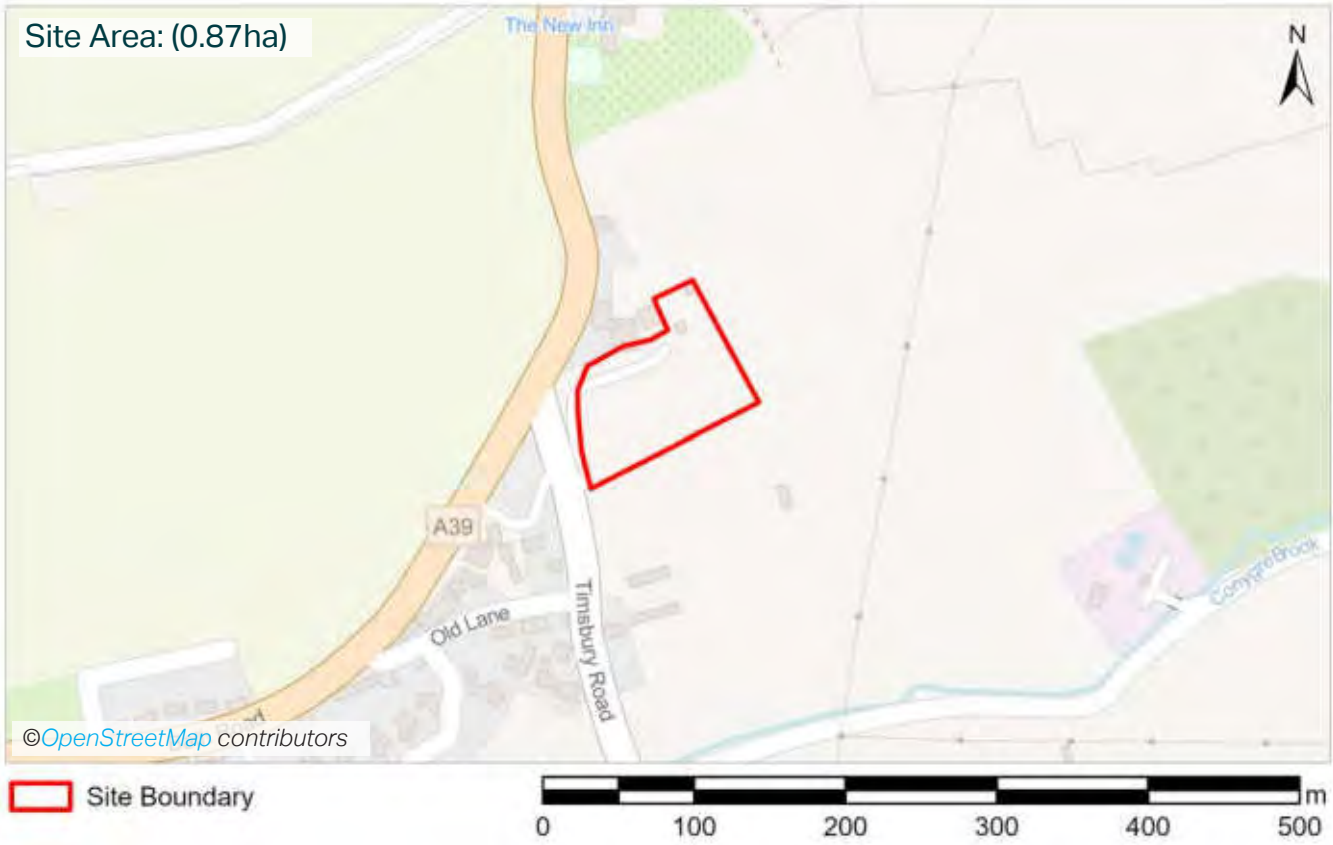
Criteria / Constraint	Score Answer
AQMA	● 3.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 9m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Folly Farm
Regionally Important Geological Site	● 278m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 5% Overlap - Congyre Brook and adjacent land
Priority Habitats	● 284m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 2.10%
Surface Water Flooding (1 in 1000 Year)	● 4.50%
Brownfield Land Use	● 1672m - Westways Garage
Local Greenspace	○ 600m - 700m - Bramble Cottage
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.5km - Newton Park
Conservation Area	● 2.1km - Timsbury (Rural)
Registered Battlefield	● 11.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.8km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 635m - Church Of All Saints
Listed Building - Grade II	● 92m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.3km - Mendip Hills
Ancient Woodland	● 911m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.6km - Camerton Batch
Tree Preservation Orders	○ 518m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1218m
Mineral Search Area	● 11km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 0m - 50m - Manor Farm
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 979m - Tillay Farm

FAR08 Land at Little Lane



Criteria / Constraint	Score Answer
AQMA	● 4.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 378m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.5km - Bowlditch Quarry
Regionally Important Geological Site	● 1269m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 230m - Congyre Brook and adjacent land
Priority Habitats	● 525m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 1423m - Wheeler's Yard
Local Greenspace	○ 300m - 400m - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.1km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.9km - Newton Park
Conservation Area	● 1584m - Timsbury (Rural)
Registered Battlefield	● 10.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 257m - Church Of All Saints
Listed Building - Grade II	● 240m - Group Of 4 Monuments To Tidcombe, Bush And Knight Families, In Churchyard 2 Metres East Of Chancel, Church Of All Saints
National Landscape (formerly AONB)	● 6.2km - Cotswolds
Ancient Woodland	● 1743m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3km - Camerton Batch
Tree Preservation Orders	○ 376m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1672m
Mineral Search Area	● 10km - Stoke Hill Mine
Waterbodies	● 89m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 50m - 100m - Tilley Farm
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 230m - Tillay Farm

FAR11 Land at Old Inn Farmhouse, Bath Road



Criteria / Constraint	Score Answer
AQMA	● 5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 24m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.9km - Folly Farm
Regionally Important Geological Site	● 1517m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 156m - Congyre Brook and adjacent land
Priority Habitats	● 213m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 5.30%
Surface Water Flooding (1 in 1000 Year)	● 10.10%
Brownfield Land Use	● 908m - Westways Garage
Local Greenspace	○ 600m - 700m - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Wellsway School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.5km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.4km - Newton Park
Conservation Area	● 2.2km - Timsbury (Rural)
Registered Battlefield	● 10.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 487m - Church Of All Saints
Listed Building - Grade II	● 434m - Brooklyn Cottage
National Landscape (formerly AONB)	● 5.9km - Cotswolds
Ancient Woodland	● 1582m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.5km - Camerton Batch
Tree Preservation Orders	○ 524m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1245m
Mineral Search Area	● 10.1km - Upper Lawn Quarry
Waterbodies	● 193m
Train Station	○ 8km - 9km - Midsomer Norton South, Keynsham
Bus Station	○ 300m - 400m - Butchers Arms, The New Inn
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 300m - 400m
Historic Landfill	● 833m - Tillay Farm

HCH03 Folly Allotments ST143403



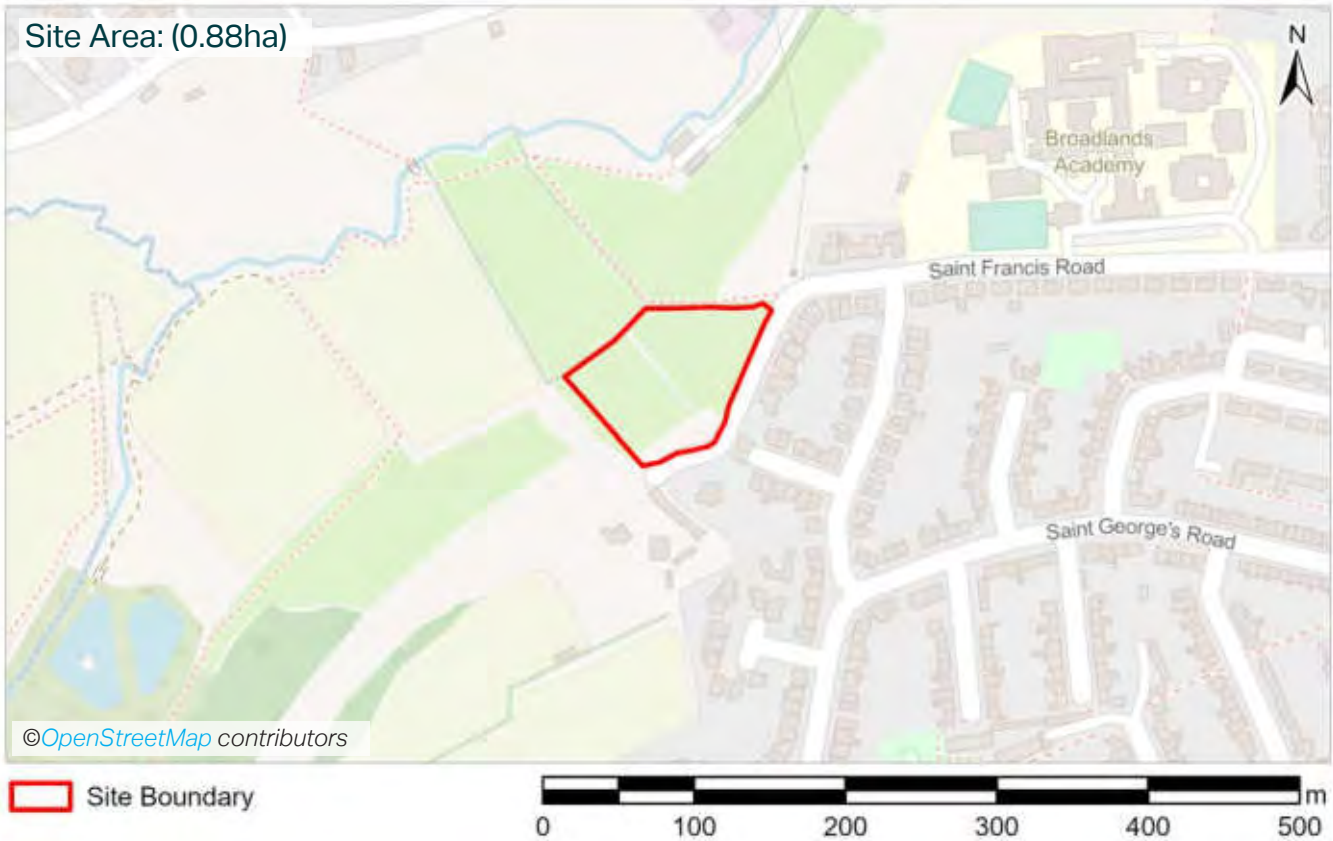
Criteria / Constraint	Score Answer
AQMA	● 5.7km - Bradford-on-Avon AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 3.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1035m - Hinton Charterhouse Pit
Regionally Important Geological Site	● 451m - Broadfield Farm
Site of Nature Conservation Interest	● 85m - North-west Hinton complex
Priority Habitats	● 146m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.40%
Brownfield Land Use	● 4.9km - 478 Wellsway, Bath
Local Greenspace	○ 3km - 4km - Tynning Village Green
Closest Park	○ 6km - 7km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Odd Down Sports Ground, Combe Grove Manor Hotel and Country Club
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Freshford Church School, St Julian's Church School
Distance to nearest Secondary School	○ 6km - 7km - Ralph Allen School, Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 634m - Bowl barrow 150m NNW of Abbey Farm
Registered Parks and Gardens	● 2.4km - Iford Manor
Conservation Area	● 78m - Hinton Charterhouse (Rural)
Registered Battlefield	● 12.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 825m - Refectory To West Of Chapter House
Listed Building - Grade II*	● 321m - Hinton House
Listed Building - Grade II	● 141m - K6 Telephone Kiosk, Hinton Charterhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 852m - Hang Wood
Noise Impact - Distance to major roads and railway lines	● 6.5km - Twerton Roundhill
Tree Preservation Orders	○ 2146m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	857m
Mineral Search Area	● 859m - Stoke Hill Mine
Waterbodies	● 33m
Train Station	○ 3km - 4km - Freshford
Bus Station	○ 0m - 50m - The Glebe
Cycle Station	○ 1900m - 2000m - National Cycle Route 24
Public Right of Way	○ 100m - 200m
Historic Landfill	● 145m - Old Quarry Adjoining Dunnington at Hinton

HCH02 Land adjacent to Horse Pond



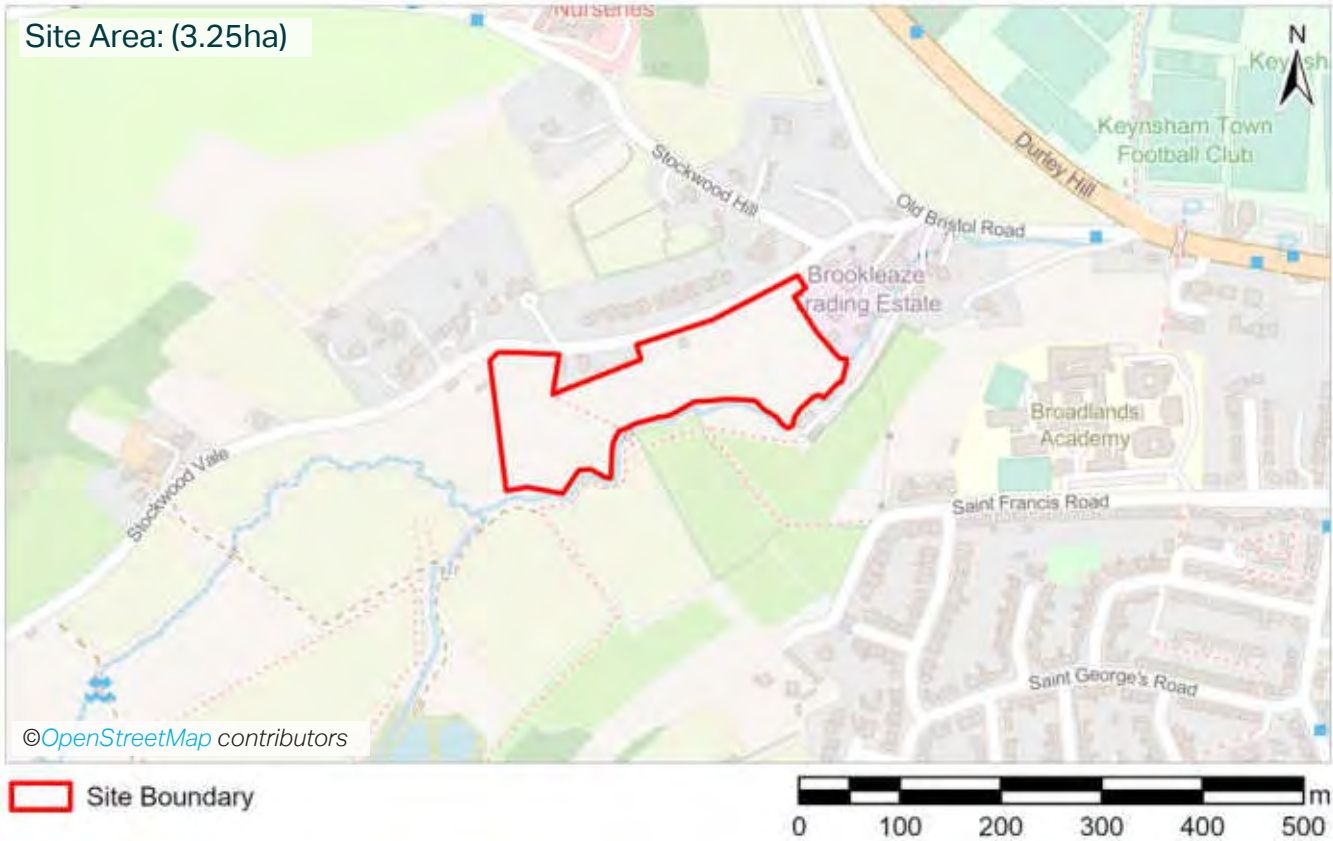
Criteria / Constraint	Score Answer
AQMA	● 6km - Bradford-on-Avon AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1816m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 573m - Hinton Charterhouse Pit
Regionally Important Geological Site	● 778m - Broadfield Farm
Site of Nature Conservation Interest	● 279m - North-west Hinton complex
Priority Habitats	● 175m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 5.1km - 478 Wellsway, Bath
Local Greenspace	○ 3km - 4km - Tynning Village Green
Closest Park	○ 6km - 7km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Freshford Church School, St Julian's Church School
Distance to nearest Secondary School	○ 6km - 7km - Saint Gregory's Catholic College, Ralph Allen School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1070m - Bowl barrow 150m NNW of Abbey Farm
Registered Parks and Gardens	● 2.6km - Iford Manor
Conservation Area	● No Overlap
Registered Battlefield	● 12.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1222m - Refectory To West Of Chapter House
Listed Building - Grade II*	● 414m - Hinton House
Listed Building - Grade II	● 31m - Memorial Hall And Memorial Hall Cottage
National Landscape (formerly AONB)	● 3m - Cotswolds
Ancient Woodland	● 869m
Noise Impact - Distance to major roads and railway lines	● 6.8km - Twerton Roundhill
Tree Preservation Orders	○ 2597m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1300m
Mineral Search Area	● 1301m - Stoke Hill Mine
Waterbodies	● 2m
Train Station	○ 3km - 4km - Freshford
Bus Station	○ 50m - 100m - High Street
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 449m - Old Quarry Adjoining Dunnington at Hinton

K14d Land west of St Francis Road



Criteria / Constraint	Score Answer
AQMA	● 763m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 403m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.8km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1412m - Bickley Wood
Regionally Important Geological Site	● 1200m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 89m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 198m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1016m - St Augustine's Surgery
Local Greenspace	○ 400m - 500m - Downfield Play Area
Closest Park	○ 2km - 2.5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1200m - 1300m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Keyna Primary
Distance to nearest Secondary School	○ 200m - 300m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 877m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1656m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 540m - Keynsham (Keynsham)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1094m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 941m - Church Of St John The Baptist
Listed Building - Grade II	● 251m - Hamleaze
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 1470m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Manor Road Community Woodland
Tree Preservation Orders	○ 1514m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	291m
Mineral Search Area	● 13.5km - Upper Lawn Quarry
Waterbodies	● 97m
Train Station	○ 1300m - 1400m - Keynsham
Bus Station	○ 50m - 100m - St Francis Road
Cycle Station	○ 500m - 600m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 744m - Rivevy Quarry

K33 Land west of Brookleaze Trading Estate



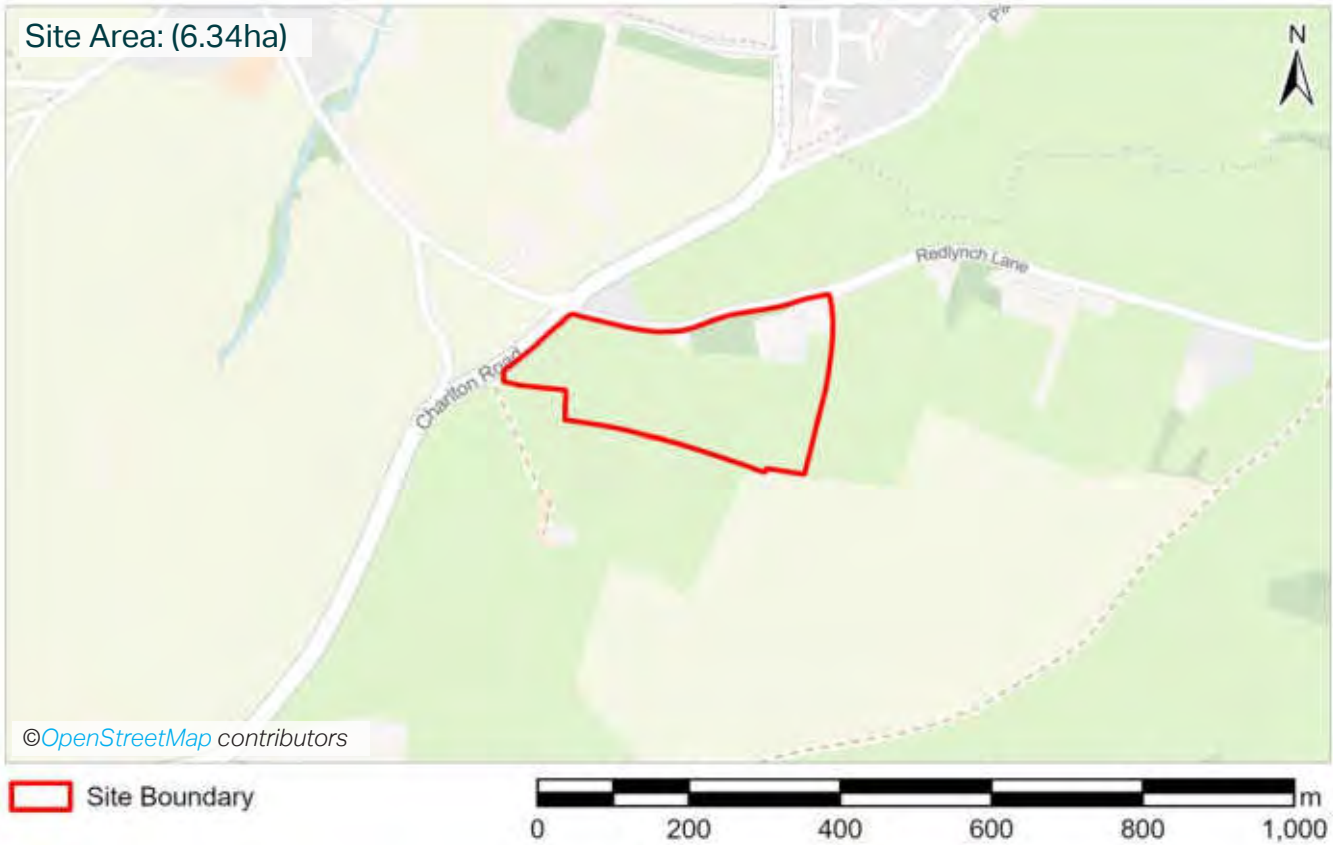
Criteria / Constraint	Score Answer
AQMA	● 793m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 251m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1188m - Bickley Wood
Regionally Important Geological Site	● 1197m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 5% Overlap - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 154m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 4%
Surface Water Flooding (1 in 1000 Year)	● 35.60%
Brownfield Land Use	● 1011m - St Augustine's Surgery
Local Greenspace	○ 700m - 800m - Land west of St John's Court
Closest Park	○ 1900m - 2000m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1300m - 1400m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Keyna Primary
Distance to nearest Secondary School	○ 500m - 600m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 775m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1343m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 610m - Keynsham (Keynsham)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1104m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 946m - Church Of St John The Baptist
Listed Building - Grade II	● 142m - Terrace Wall And Balustrade Extending Approximately 5 Metres To North Of Hamleaze
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 1247m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 1577m
Agricultural Land Classification - Grades 1 to 3	● 23%
Mineral Safeguarded Areas	45m
Mineral Search Area	● 13.6km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1300m - 1400m - Keynsham
Bus Station	○ 300m - 400m - Cafe
Cycle Station	○ 300m - 400m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 496m - Rivevy Quarry

K32 Land north-west of St Clements Rd



Criteria / Constraint	Score Answer
AQMA	● 433m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 810m
International Ecological Sites (SAC,SPA,Ramsar)	● 10.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.1km - Cleeve Wood, Hanham
Regionally Important Geological Site	● 8% Overlap - Keynsham Hospital Section
Site of Nature Conservation Interest	● 8m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.90%
Surface Water Flooding (1 in 100 Year)	● 3.20%
Surface Water Flooding (1 in 1000 Year)	● 13%
Brownfield Land Use	● 322m - Riverside
Local Greenspace	○ 300m - 400m - Hawthorns
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 400m - 500m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Castle Primary, Chandag Primary
Distance to nearest Secondary School	○ 600m - 700m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 775m - The Abbey
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 100% Overlap - Keynsham (Keynsham)
Registered Battlefield	● 6.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 832m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 870m - Church Of St John The Baptist
Listed Building - Grade II	● 38m - Chew Cottages
National Landscape (formerly AONB)	● 3.2km - Cotswolds
Ancient Woodland	● 2.1km - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 986m - Manor Road Community Woodland
Tree Preservation Orders	○ 479m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	214m
Mineral Search Area	● 12.1km - Upper Lawn Quarry
Waterbodies	● 31m
Train Station	○ 1200m - 1300m - Keynsham
Bus Station	○ 50m - 100m - Keynsham Health Centre
Cycle Station	○ 1200m - 1300m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1100m - Somerdale Landfill Site

CDAN34 Ravenwood Farm



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.5km - Bickley Wood
Regionally Important Geological Site	● 1830m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 313m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 330m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.40%
Brownfield Land Use	● 2.2km - Riverside
Local Greenspace	○ 700m - 800m - Abbots Wood
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 671m - Queen Charlton village cross
Registered Parks and Gardens	● 3.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 430m - Queen Charlton (Rural)
Registered Battlefield	● 8.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 638m - Church Of St Margaret
Listed Building - Grade II	● 583m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 1317m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2465m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	624m
Mineral Search Area	● 12.9km - Upper Lawn Quarry
Waterbodies	● 178m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 0m - 50m - Poplars Cottage
Cycle Station	○ 2km - 2.5km - Avon Cycleway
Public Right of Way	○ 500m - 600m
Historic Landfill	● 1355m - Furthermead Farm

E14c Land between Pack Horse Lane and Bumpers Batch



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 674m
International Ecological Sites (SAC,SPA,Ramsar)	● 720m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 720m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 678m - Combe Down, north of
Site of Nature Conservation Interest	● 12m - Horsecombe Vale and Priory Wood
Priority Habitats	● 11m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1285m - 478 Wellsway, Bath
Local Greenspace	○ 900m - 1000m - Foxhill Allotments
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 466m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1413m - Prior Park
Conservation Area	● <1% Overlap - South Stoke (Rural)
Registered Battlefield	● 8.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 765m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 345m - Church Of St James
Listed Building - Grade II	● 169m - The Stable House
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 658m - Priory Wood
Noise Impact - Distance to major roads and railway lines	● 3km - Twerton Roundhill
Tree Preservation Orders	○ 493m
Agricultural Land Classification - Grades 1 to 3	● 2%
Mineral Safeguarded Areas	1535m
Mineral Search Area	● 1541m - Upper Lawn Quarry
Waterbodies	● 311m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Southstoke Village
Cycle Station	○ 1300m - 1400m - Bath Two Tunnels Route, National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 667m - The Old Quarry, Rear of Combe Road

E14a Land at Cranleigh Farm Cooperative



Criteria / Constraint	Score Answer
AQMA	● 2.5km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 489m
International Ecological Sites (SAC,SPA,Ramsar)	● 743m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 743m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 682m - Springfield Quarry
Site of Nature Conservation Interest	● 73m - Horsecombe Vale and Priory Wood
Priority Habitats	● 73m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1119m - 478 Wellsway, Bath
Local Greenspace	○ 700m - 800m - Foxhill Allotments
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1700m - 1800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 268m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1466m - Prior Park
Conservation Area	● 62m - South Stoke (Rural)
Registered Battlefield	● 8.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 992m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 355m - Church Of St James
Listed Building - Grade II	● 165m - Group Of Three Boundary Posts At National Grid Reference St 7480 6186
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 615m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 2.8km - Twerton Roundhill
Tree Preservation Orders	○ 376m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1636m
Mineral Search Area	● 1642m - Upper Lawn Quarry
Waterbodies	● 276m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 100m - 200m - Cross Keys
Cycle Station	○ 1600m - 1700m - National Cycle Route 24, Bath Two Tunnels Route
Public Right of Way	○ 200m - 300m
Historic Landfill	● 689m - The Old Quarry, Rear of Combe Road

FAR10 The Coal Depot, Loves Lane



Criteria / Constraint	Score Answer
AQMA	● 3.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 176m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Folly Farm
Regionally Important Geological Site	● 455m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 10% Overlap - Congyre Brook and adjacent land
Priority Habitats	● 450m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 26.60%
Brownfield Land Use	● 1673m - Westways Garage
Local Greenspace	○ 800m - 900m - Bramble Cottage
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.1km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.5km - Newton Park
Conservation Area	● 2.3km - Timsbury (Rural)
Registered Battlefield	● 11.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.9km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 711m - Church Of All Saints
Listed Building - Grade II	● 205m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.3km - Mendip Hills
Ancient Woodland	● 823m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.8km - Camerton Batch
Tree Preservation Orders	○ 583m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1130m
Mineral Search Area	● 11.1km - Stoke Hill Mine
Waterbodies	● 0.72m
Train Station	○ 8km - 9km - Midsomer Norton South
Bus Station	○ 300m - 400m - Manor Farm
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1118m - Tillay Farm

SAL05 Land south of the Burnett Business Park and north of Gypsy L



Criteria / Constraint	Score Answer
AQMA	● 1759m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1290m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Stidham Farm
Regionally Important Geological Site	● 1925m - Saltford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 466m - Burnett Brook and woods
Priority Habitats	● 466m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.4km - Grange Hotel, keynsham
Local Greenspace	○ 1600m - 1700m - Chalfield Close
Closest Park	○ 2.5km - 3km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Keynsham Leisure Centre, Keynsham Gym, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Saltford C of E Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1418m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 2.3km - Kelston Park
Conservation Area	● 1940m - Keynsham (Keynsham)
Registered Battlefield	● 6.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Gatehouse 35 Metres To West Of The Castle Keep
Listed Building - Grade II*	● 2.1km - Old Brass Mill
Listed Building - Grade II	● 509m - Church Of St Michael
National Landscape (formerly AONB)	● 2.1km - Cotswolds
Ancient Woodland	● 952m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 939m - Manor Road Community Woodland
Tree Preservation Orders	○ 1851m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	414m
Mineral Search Area	● 10km - Upper Lawn Quarry
Waterbodies	● 218m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 700m - 800m - Uplands
Cycle Station	○ 400m - 500m - Avon Cycleway
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1071m - Land adjacent to Manor Road

PEN09 Land between Oakhurst and Turnpike Cottage, north of Chelwoo



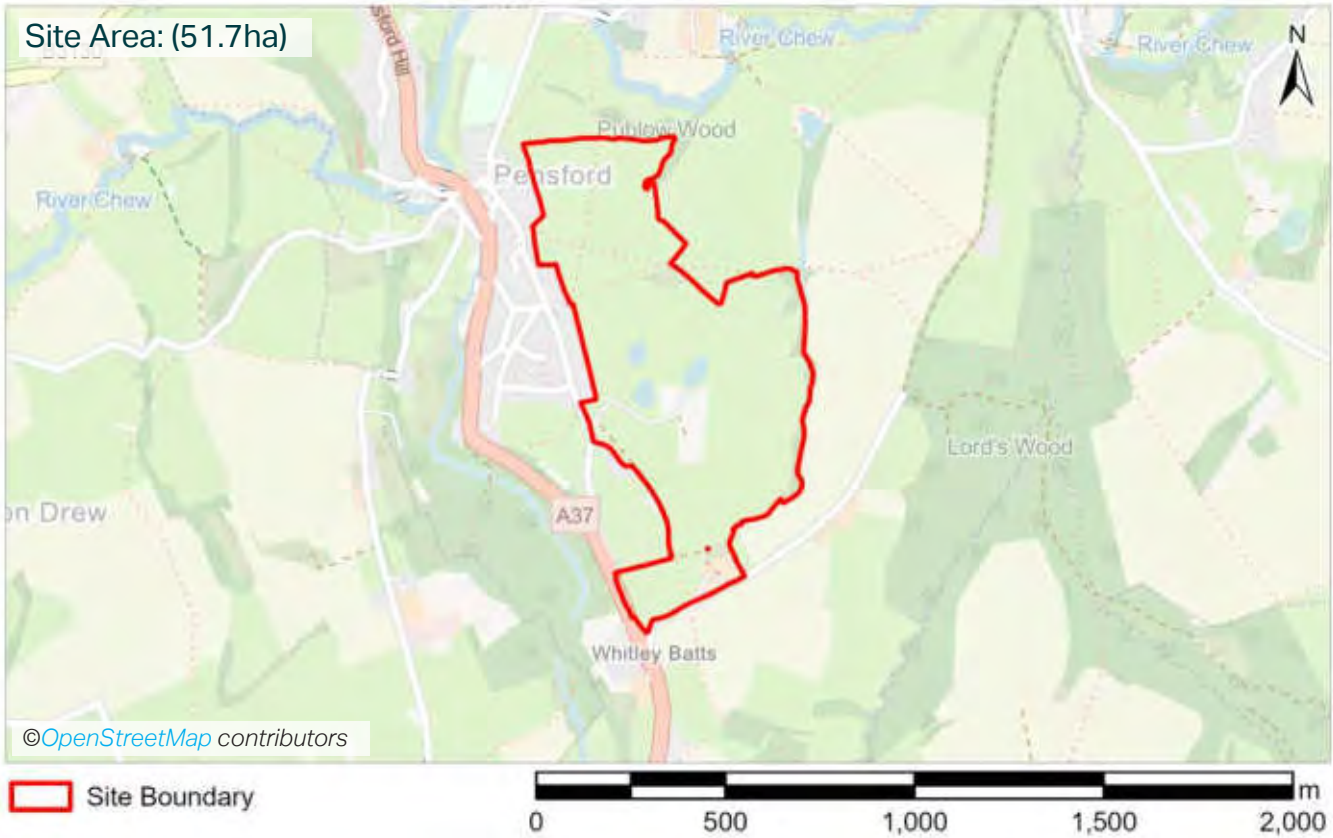
Criteria / Constraint	Score Answer
AQMA	● 3.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 218m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1886m - Folly Farm
Regionally Important Geological Site	● 3.3km - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 36m - Pensford complex
Priority Habitats	● 7m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1285m - Pensford Garage
Local Greenspace	○ 4km - 5km - Bramble Cottage, Long Lands, Fores Play Park Area, Gastons, The Avenue
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 7km - 8km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1900m - 2000m - Pensford Primary
Distance to nearest Secondary School	○ 7km - 8km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1579m - Round House
Registered Parks and Gardens	● 6.3km - Newton Park
Conservation Area	● 1387m - Pensford (Rural)
Registered Battlefield	● 11.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1898m - Church Of All Saints
Listed Building - Grade II*	● 1109m - Church Of St Leonard
Listed Building - Grade II	● 450m - Wall, Balustrade, Piers And Gate About 5 Metres East Of Chelwood House
National Landscape (formerly AONB)	● 4.3km - Mendip Hills
Ancient Woodland	● 500m
Noise Impact - Distance to major roads and railway lines	● 1773m - Folly Farm
Tree Preservation Orders	○ 1378m
Agricultural Land Classification - Grades 1 to 3	● 63%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14km - Upper Lawn Quarry
Waterbodies	● 89m
Train Station	○ 8km - 9km - Keynsham
Bus Station	○ 900m - 1000m - Chelwood Village
Cycle Station	○ 1700m - 1800m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 919m - Frys Bottom Landfill Site

PEN02 Land south of Pen-y-banc, Pensford Hill



Criteria / Constraint	Score Answer
AQMA	● 5.3km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.5km - Folly Farm
Regionally Important Geological Site	● 2.6km - Maes Knoll Tump
Site of Nature Conservation Interest	● 110m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.70%
Brownfield Land Use	● 592m - Pensford Garage
Local Greenspace	○ 4km - 5km - Abbots Wood, Lilac Court, Lime Court, Millenium Green Garden, Oak Tree Walk, Acacia Court, Pine Court, Birch Court, Elm Court, Firs Court, Walnut Grove
Closest Park	○ 7km - 8km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Pensford Primary
Distance to nearest Secondary School	○ 6km - 7km - Wellsway School, Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 433m - Round House
Registered Parks and Gardens	● 5.8km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 167m - Pensford (Rural)
Registered Battlefield	● 11.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 559m - Church Of All Saints
Listed Building - Grade II*	● 438m - Church Of St Thomas A Becket
Listed Building - Grade II	● 392m - Parsonage Farmhouse
National Landscape (formerly AONB)	● 5km - Mendip Hills
Ancient Woodland	● 1678m
Noise Impact - Distance to major roads and railway lines	● 3.2km - Folly Farm
Tree Preservation Orders	○ 121m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.8km - Upper Lawn Quarry
Waterbodies	● 118m
Train Station	○ 6km - 7km - Keynsham
Bus Station	○ 1000m - 1100m - Publow Church
Cycle Station	○ 800m - 900m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 54% Overlap - Disused railway embankment

PEN03 Land at Leigh Farm



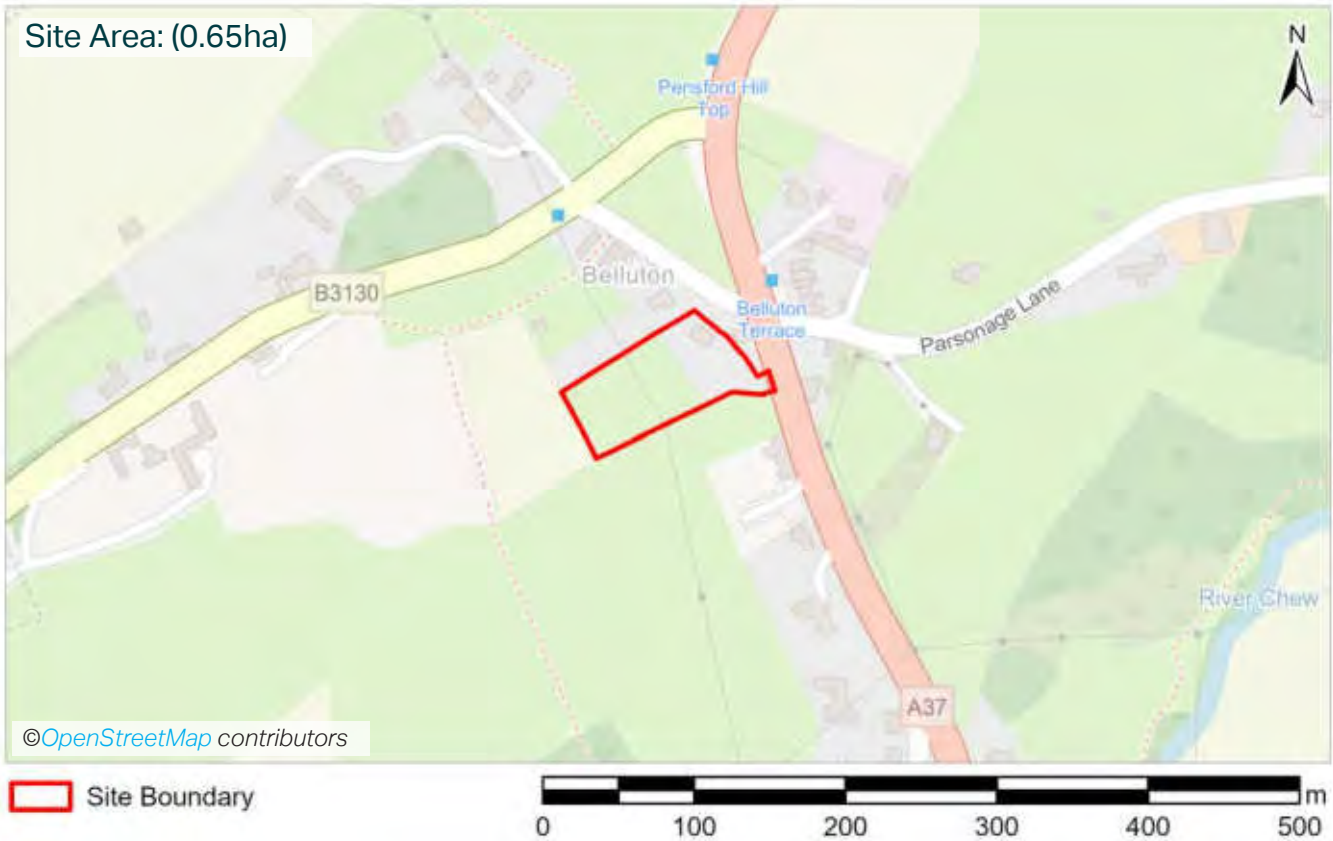
Criteria / Constraint	Score Answer
AQMA	● 4.3km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 692m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Folly Farm
Regionally Important Geological Site	● 3.2km - Maes Knoll Tump
Site of Nature Conservation Interest	● <1% Overlap - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.90%
Surface Water Flooding (1 in 100 Year)	● 2.50%
Surface Water Flooding (1 in 1000 Year)	● 5.70%
Brownfield Land Use	● 129m - Pensford Garage
Local Greenspace	○ 4km - 5km - Lilac Court, Lime Court, Millenium Green Garden, Oak Tree Walk, The Avenue, Bramble Cottage, Pine Court, Abbots Wood, Birch Court, Firs Court, Gastons, Walnut Grove, Acacia Court, Elm Court
Closest Park	○ 7km - 8km - Brislington House, Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Keynsham Leisure Centre, Keynsham Gym, Wellsway Sports Centre, Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 102m - Round House
Registered Parks and Gardens	● 5.8km - Newton Park
Conservation Area	● <1% Overlap - Pensford (Rural)
Registered Battlefield	● 10.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 271m - Church Of All Saints
Listed Building - Grade II*	● 283m - Church Of St Thomas A Becket
Listed Building - Grade II	● 22m - Old School House
National Landscape (formerly AONB)	● 4.6km - Mendip Hills
Ancient Woodland	● 261m
Noise Impact - Distance to major roads and railway lines	● 2.1km - Folly Farm
Tree Preservation Orders	○ 40m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.6km - Upper Lawn Quarry
Waterbodies	● 3% Overlap
Train Station	○ 6km - 7km - Keynsham
Bus Station	○ 50m - 100m - Hillcrest Top
Cycle Station	○ 100m - 200m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 315m - Railway Cutting off Wick Lane

SD06 Disused mine at Wick Lane



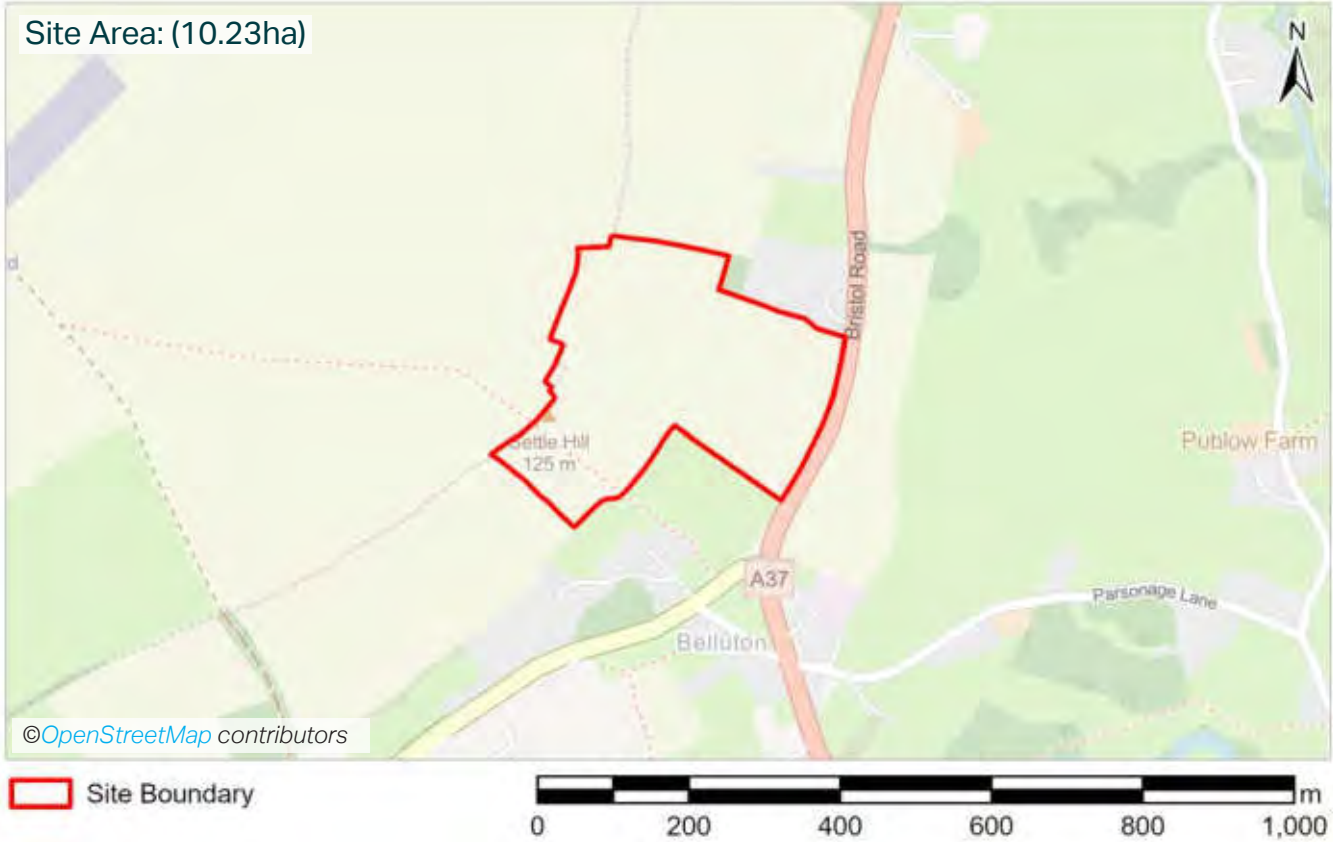
Criteria / Constraint	Score Answer
AQMA	● 4.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 695m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2km - Folly Farm
Regionally Important Geological Site	● 3.4km - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 94% Overlap - Pensford complex
Priority Habitats	● 92% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.70%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 2.30%
Brownfield Land Use	● 710m - Pensford Garage
Local Greenspace	○ 6km - 7km - Millenium Green Garden, Gastons
Closest Park	○ 10km - 15km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Pensford Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1033m - Round House
Registered Parks and Gardens	● 6.6km - Newton Park
Conservation Area	● 826m - Pensford (Rural)
Registered Battlefield	● 12km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1488m - Church Of All Saints
Listed Building - Grade II*	● 964m - Church Of St Thomas A Becket
Listed Building - Grade II	● 522m - Parsons Farmhouse
National Landscape (formerly AONB)	● 4km - Mendip Hills
Ancient Woodland	● 857m
Noise Impact - Distance to major roads and railway lines	● 1778m - Folly Farm
Tree Preservation Orders	○ 857m
Agricultural Land Classification - Grades 1 to 3	● 1%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.3km - Upper Lawn Quarry
Waterbodies	● 2m
Train Station	○ 10km - 15km - Bitton, Bedminster, Keynsham, Parson Street
Bus Station	○ 1300m - 1400m - Stanton Wick Turn
Cycle Station	○ 1000m - 1100m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 152m - Parsons Farm

PEN05 Land at Pensford Hill/Belluton La



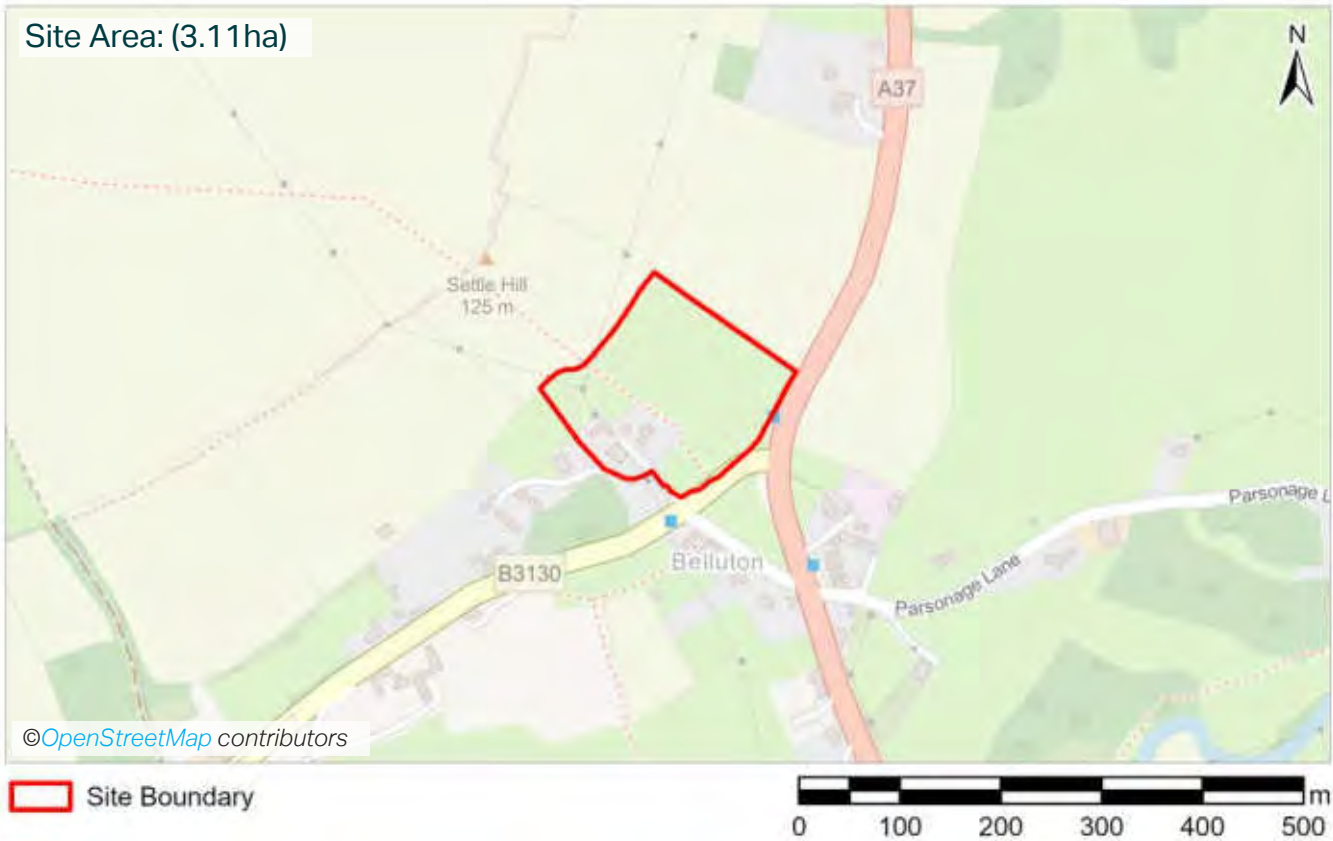
Criteria / Constraint	Score Answer
AQMA	● 5.2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.6km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.7km - Folly Farm
Regionally Important Geological Site	● 2.4km - Maes Knoll Tump
Site of Nature Conservation Interest	● 277m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 202m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 867m - Pensford Garage
Local Greenspace	○ 4km - 5km - Millenium Green Garden, Oak Tree Walk, Acacia Court, Pine Court, Abbots Wood, Lilac Court, Lime Court, Walnut Grove, Birch Court, Elm Court, Firs Court
Closest Park	○ 7km - 8km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 708m - Round House
Registered Parks and Gardens	● 5.8km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 435m - Pensford (Rural)
Registered Battlefield	● 11.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 760m - Church Of All Saints
Listed Building - Grade II*	● 706m - Church Of St Thomas A Becket
Listed Building - Grade II	● 195m - Belluton House
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 1926m
Noise Impact - Distance to major roads and railway lines	● 3.4km - Folly Farm
Tree Preservation Orders	○ 385m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 15km - Upper Lawn Quarry
Waterbodies	● 148m
Train Station	○ 6km - 7km - Keynsham
Bus Station	○ 100m - 200m - Belluton Lane
Cycle Station	○ 800m - 900m - Avon Cycleway
Public Right of Way	○ 50m - 100m
Historic Landfill	● 154m - Disused railway embankment

PEN06 North of Belluton Farm



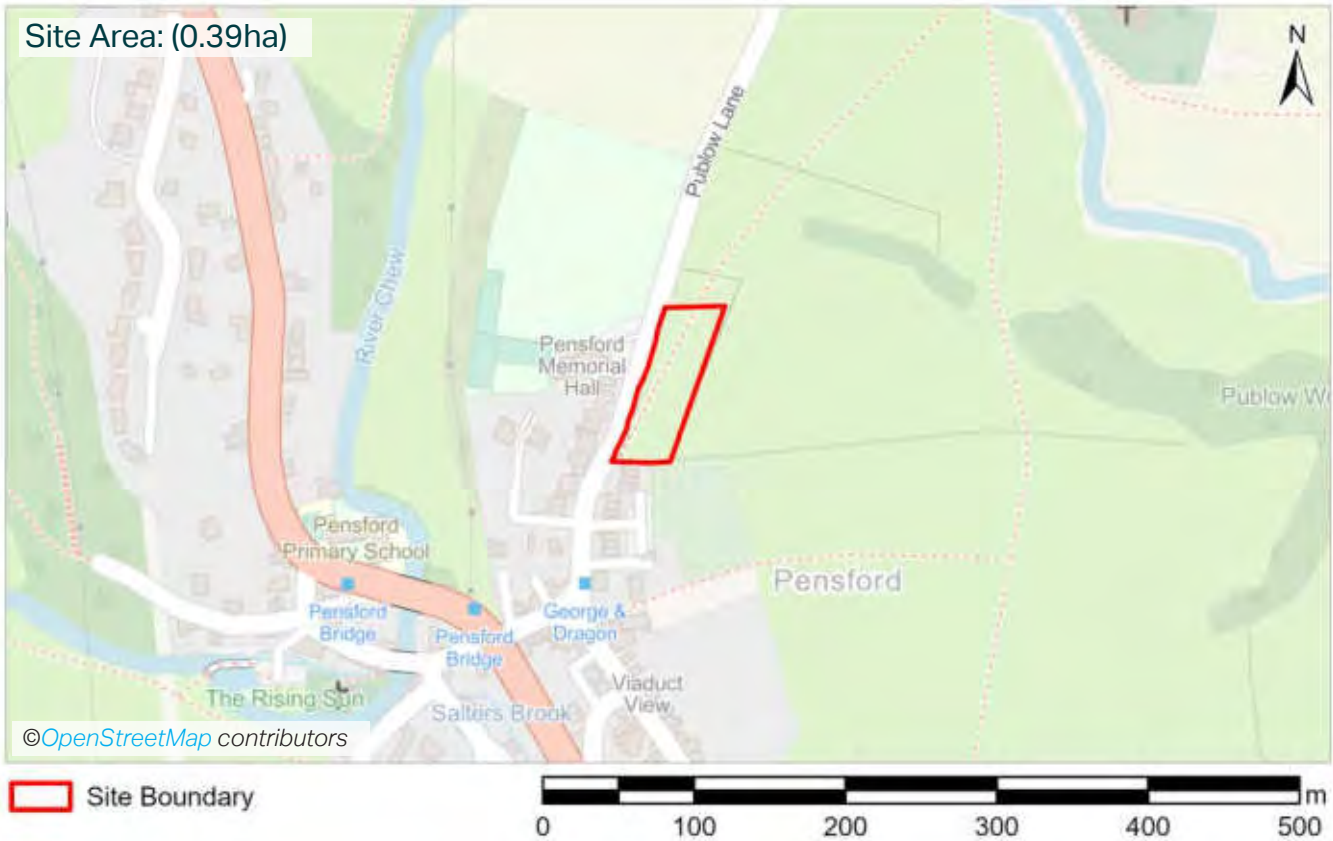
Criteria / Constraint	Score Answer
AQMA	● 4.7km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.9km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Folly Farm
Regionally Important Geological Site	● 1908m - Maes Knoll Tump
Site of Nature Conservation Interest	● 314m - Publow Brook and adjacent land
Priority Habitats	● 315m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.20%
Brownfield Land Use	● 1119m - Pensford Garage
Local Greenspace	○ 4km - 5km - Millenium Green Garden
Closest Park	○ 7km - 8km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 436m - Part of the linear boundary known as the Wansdyke 210m north west of Cottles
Registered Parks and Gardens	● 5.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 694m - Pensford (Rural)
Registered Battlefield	● 11.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 892m - Church Of All Saints
Listed Building - Grade II*	● 966m - Church Of St Thomas A Becket
Listed Building - Grade II	● 33m - Amercombe
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 1862m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 3.6km - Folly Farm
Tree Preservation Orders	○ 625m
Agricultural Land Classification - Grades 1 to 3	● 50%
Mineral Safeguarded Areas	49% Overlap
Mineral Search Area	● 15km - Upper Lawn Quarry
Waterbodies	● 85m
Train Station	○ 9km - 10km - Bedminster, Keynsham, Parson Street
Bus Station	○ 100m - 200m - Belluton Lane
Cycle Station	○ 1500m - 1600m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 272m - Land Adjoining Former Railway Line

PEN07 Belluton Farm



Criteria / Constraint	Score Answer
AQMA	● 4.9km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.8km
International Ecological Sites (SAC,SPA,Ramsar)	● 5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Folly Farm
Regionally Important Geological Site	● 2.2km - Maes Knoll Tump
Site of Nature Conservation Interest	● 462m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 362m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 1049m - Pensford Garage
Local Greenspace	○ 4km - 5km - Millenium Green Garden
Closest Park	○ 7km - 8km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1700m - 1800m - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 658m - Part of the linear boundary known as the Wansdyke 210m north west of Cottles
Registered Parks and Gardens	● 5.5km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 614m - Pensford (Rural)
Registered Battlefield	● 11.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 889m - Church Of All Saints
Listed Building - Grade II*	● 883m - Church Of St Thomas A Becket
Listed Building - Grade II	● 139m - Belluton House
National Landscape (formerly AONB)	● 5km - Mendip Hills
Ancient Woodland	● 1943m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 3.6km - Folly Farm
Tree Preservation Orders	○ 572m
Agricultural Land Classification - Grades 1 to 3	● 41%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 15km - Upper Lawn Quarry
Waterbodies	● 83m
Train Station	○ 9km - 10km - Keynsham, Bedminster, Parson Street
Bus Station	○ 0m - 50m - Belluton Lane
Cycle Station	○ 1600m - 1700m - Avon Cycleway, National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 316m - Land Adjoining Former Railway Line

PEN08 Land at Publow Lane



Criteria / Constraint	Score Answer
AQMA	● 5.6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Folly Farm
Regionally Important Geological Site	● 3.1km - Maes Knoll Tump
Site of Nature Conservation Interest	● 126m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 173m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 274m - Pensford Garage
Local Greenspace	○ 4km - 5km - Acacia Court, Millenium Green Garden, Abbots Wood, Lilac Court, Lime Court, Pine Court, Walnut Grove, Birch Court, Elm Court, Firs Court, Oak Tree Walk
Closest Park	○ 7km - 8km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Chew Valley School, Keynsham Leisure Centre, Keynsham Gym, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 87m - Round House
Registered Parks and Gardens	● 6.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 62m - Pensford (Rural)
Registered Battlefield	● 11.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 325m - Church Of All Saints
Listed Building - Grade II*	● 240m - Church Of St Thomas A Becket
Listed Building - Grade II	● 93m - Lock Up
National Landscape (formerly AONB)	● 5km - Mendip Hills
Ancient Woodland	● 1279m
Noise Impact - Distance to major roads and railway lines	● 3.1km - Folly Farm
Tree Preservation Orders	○ 201m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.5km - Upper Lawn Quarry
Waterbodies	● 134m
Train Station	○ 6km - 7km - Keynsham
Bus Station	○ 50m - 100m - George & Dragon
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 357m - Disused railway embankment

SAL02 Land south of Manor Road



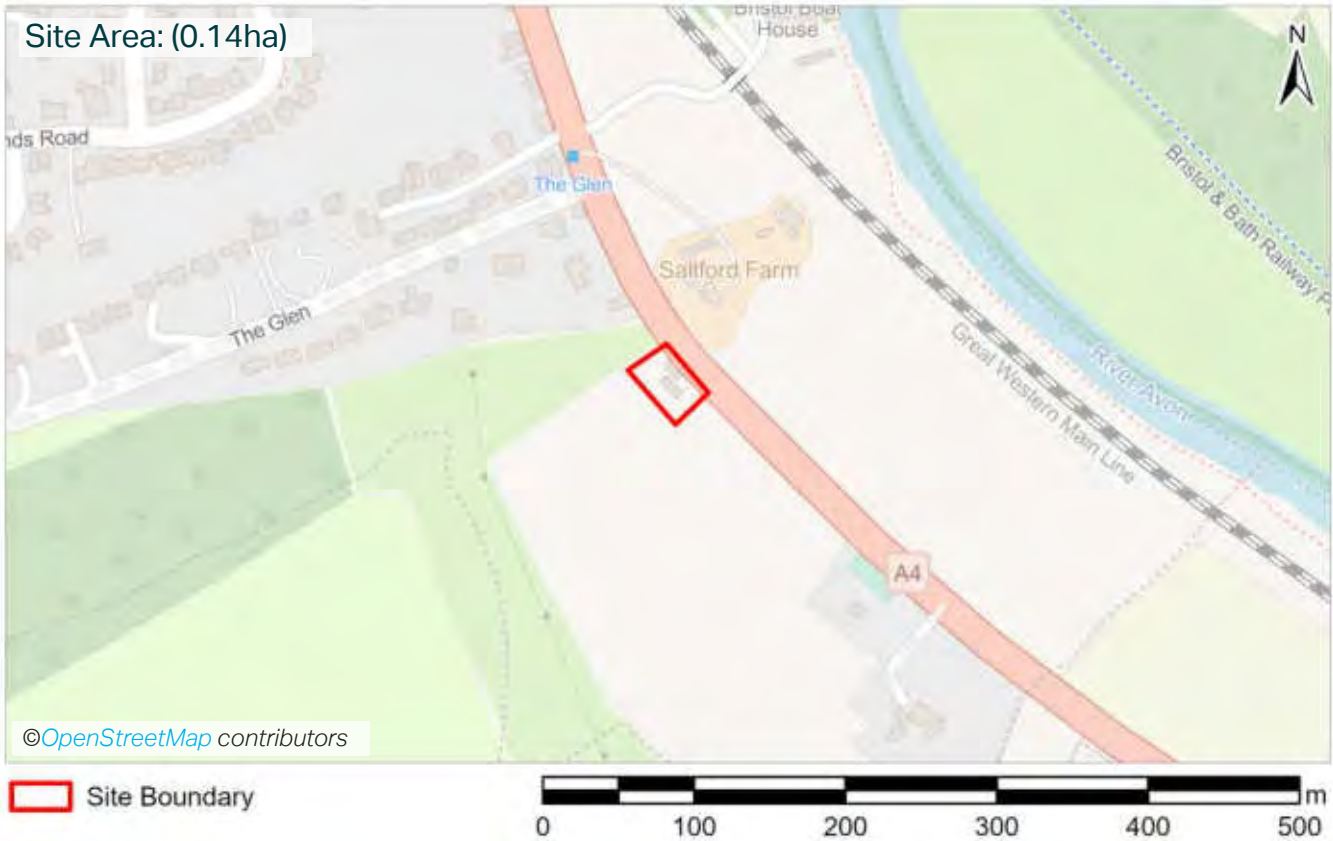
Criteria / Constraint	Score Answer
AQMA	● 681m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 884m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1403m - Stidham Farm
Regionally Important Geological Site	● 837m - Saltford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 497m - Folly Wood, Saltford
Priority Habitats	● <1% Overlap - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 1698m - Grange Hotel, keynsham
Local Greenspace	○ 300m - 400m - Land adjacent to Drake Close
Closest Park	○ 3km - 4km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Saltford C of E Primary
Distance to nearest Secondary School	○ 1700m - 1800m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1067m - Saltford brass battery mill
Registered Parks and Gardens	● 1488m - Kelston Park
Conservation Area	● 843m - Saltford (Rural)
Registered Battlefield	● 5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1083m - Old Brass Mill
Listed Building - Grade II	● 34m - Keynsham Manor And Keynsham Manor West
National Landscape (formerly AONB)	● 1114m - Cotswolds
Ancient Woodland	● 496m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 322m - Manor Road Community Woodland
Tree Preservation Orders	○ 1013m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	840m
Mineral Search Area	● 9.7km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 100m - 200m - Cavendish Close
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 300m - 400m
Historic Landfill	● 109m - Land Adjacent To Manor Road

SAL04 Land between car sales garage and Ashton Leaze, Bath Road



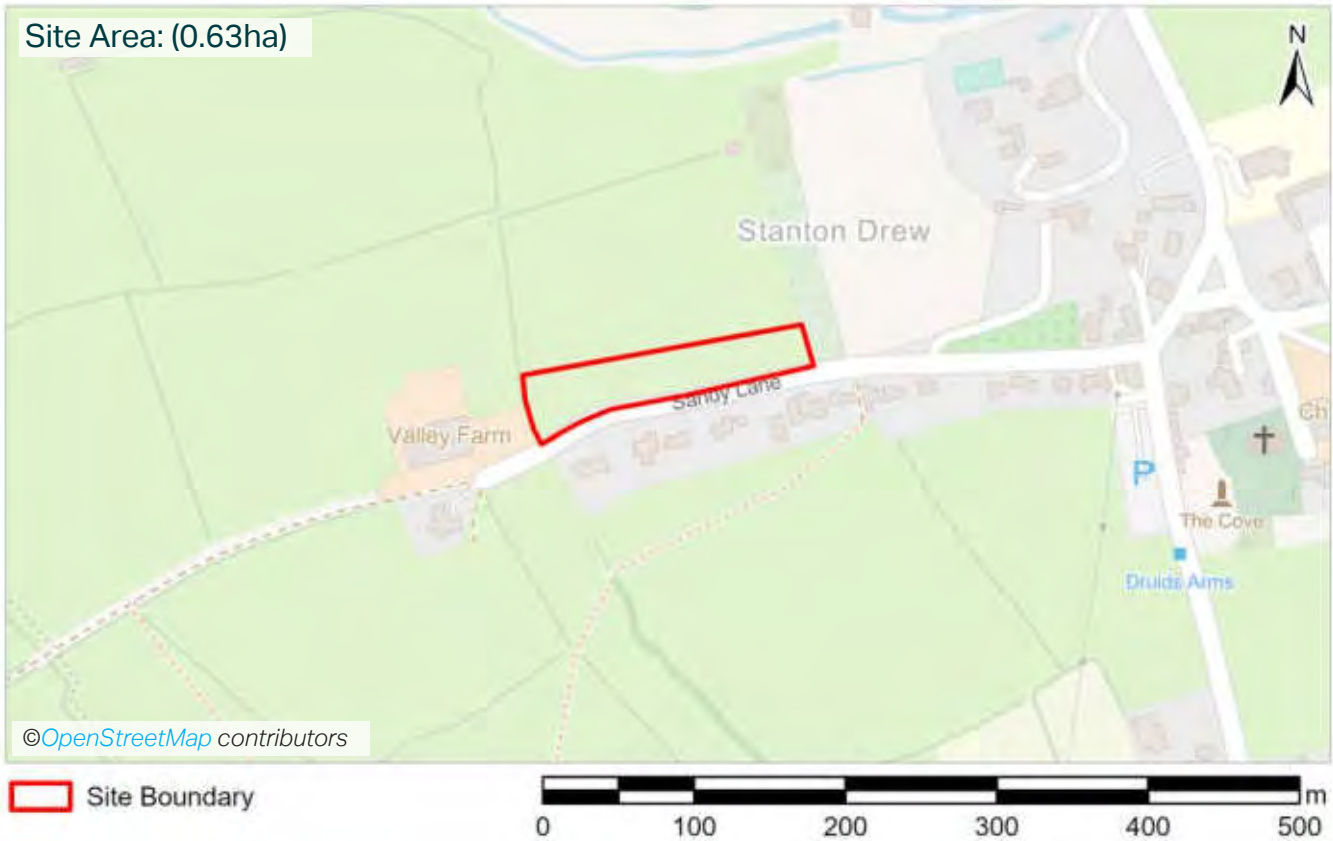
Criteria / Constraint	Score Answer
AQMA	● 15m - Salford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 158m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1766m - Stidham Farm
Regionally Important Geological Site	● 642m - Salford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 171m - River Avon
Priority Habitats	● 200m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.50%
Surface Water Flooding (1 in 100 Year)	● 1.90%
Surface Water Flooding (1 in 1000 Year)	● 7.10%
Brownfield Land Use	● 3.3km - Grange Hotel, keynsham
Local Greenspace	○ 4km - 5km - High Barrow Hill, Redlands Park Play Area, Watery Lane Play Area, Avon Park Allotments, The Hollow / Bath City Farm
Closest Park	○ 1900m - 2000m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - PureGym, Culverhay Sports Centre, BASE Gym, Body Development, Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - St Michael's Junior Church School, Twerton Infant, Newbridge Primary, St Mary's Catholic Primary
Distance to nearest Secondary School	○ 4km - 5km - Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 608m - Salford brass battery mill
Registered Parks and Gardens	● 349m - Kelston Park
Conservation Area	● 423m - Kelston (Rural)
Registered Battlefield	● 4.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 627m - Old Brass Mill
Listed Building - Grade II	● 79m - 565, Bath Road
National Landscape (formerly AONB)	● 200m - Cotswolds
Ancient Woodland	● 319m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Manor Road Community Woodland
Tree Preservation Orders	○ 245m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 8.4km - Upper Lawn Quarry
Waterbodies	● 132m
Train Station	○ 6km - 7km - Oldfield Park
Bus Station	○ 1000m - 1100m - Corston Lane
Cycle Station	○ 1600m - 1700m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 869m - Land at The Shallows, The Shallows

SAL03 Car sales garage, Bath Road



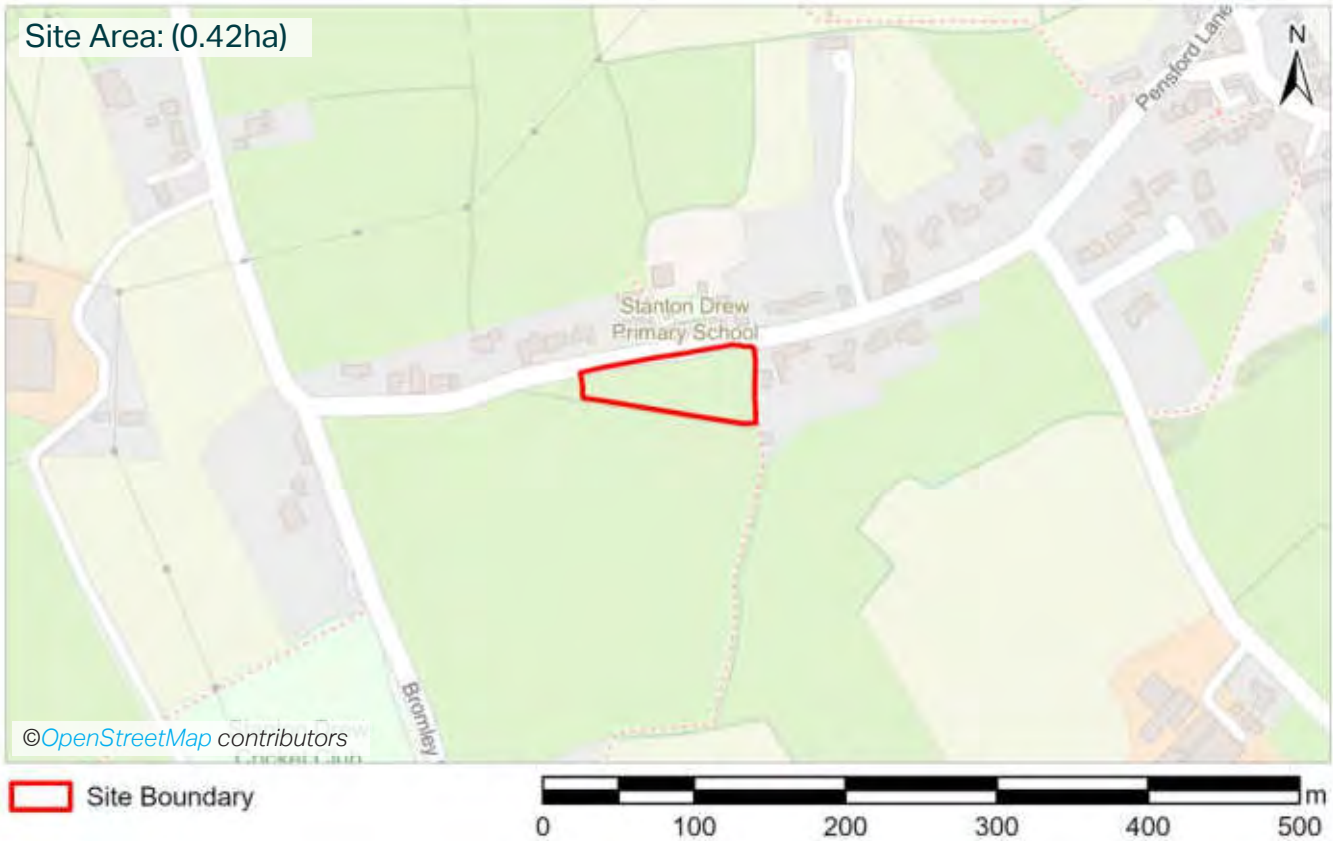
Criteria / Constraint	Score Answer
AQMA	● 13% Overlap - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 155m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1725m - Stidham Farm
Regionally Important Geological Site	● 596m - Saltford railway cutting, south-east of tunnel
Site of Nature Conservation Interest	● 177m - River Avon
Priority Habitats	● 192m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.90%
Surface Water Flooding (1 in 100 Year)	● 1.50%
Surface Water Flooding (1 in 1000 Year)	● 22.10%
Brownfield Land Use	● 3.3km - Grange Hotel, keynsham
Local Greenspace	○ 4km - 5km - Redlands Park Play Area, Avon Park Allotments, The Hollow / Bath City Farm, Watery Lane Play Area
Closest Park	○ 2km - 2.5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Culverhay Sports Centre, PureGym, Body Development, Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - St Mary's Catholic Primary, Twerton Infant, Newbridge Primary, St Michael's Junior Church School
Distance to nearest Secondary School	○ 4km - 5km - Oldfield School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 565m - Saltford brass battery mill
Registered Parks and Gardens	● 353m - Kelston Park
Conservation Area	● 432m - Kelston (Rural)
Registered Battlefield	● 4.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 584m - Old Brass Mill
Listed Building - Grade II	● 39m - The Turnpike
National Landscape (formerly AONB)	● 206m - Cotswolds
Ancient Woodland	● 300m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Manor Road Community Woodland
Tree Preservation Orders	○ 197m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 8.5km - Upper Lawn Quarry
Waterbodies	● 85m
Train Station	○ 6km - 7km - Oldfield Park
Bus Station	○ 1100m - 1200m - Corston Lane
Cycle Station	○ 1700m - 1800m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 828m - Land at The Shallows, The Shallows

SD01 Land north of Sandy Lane



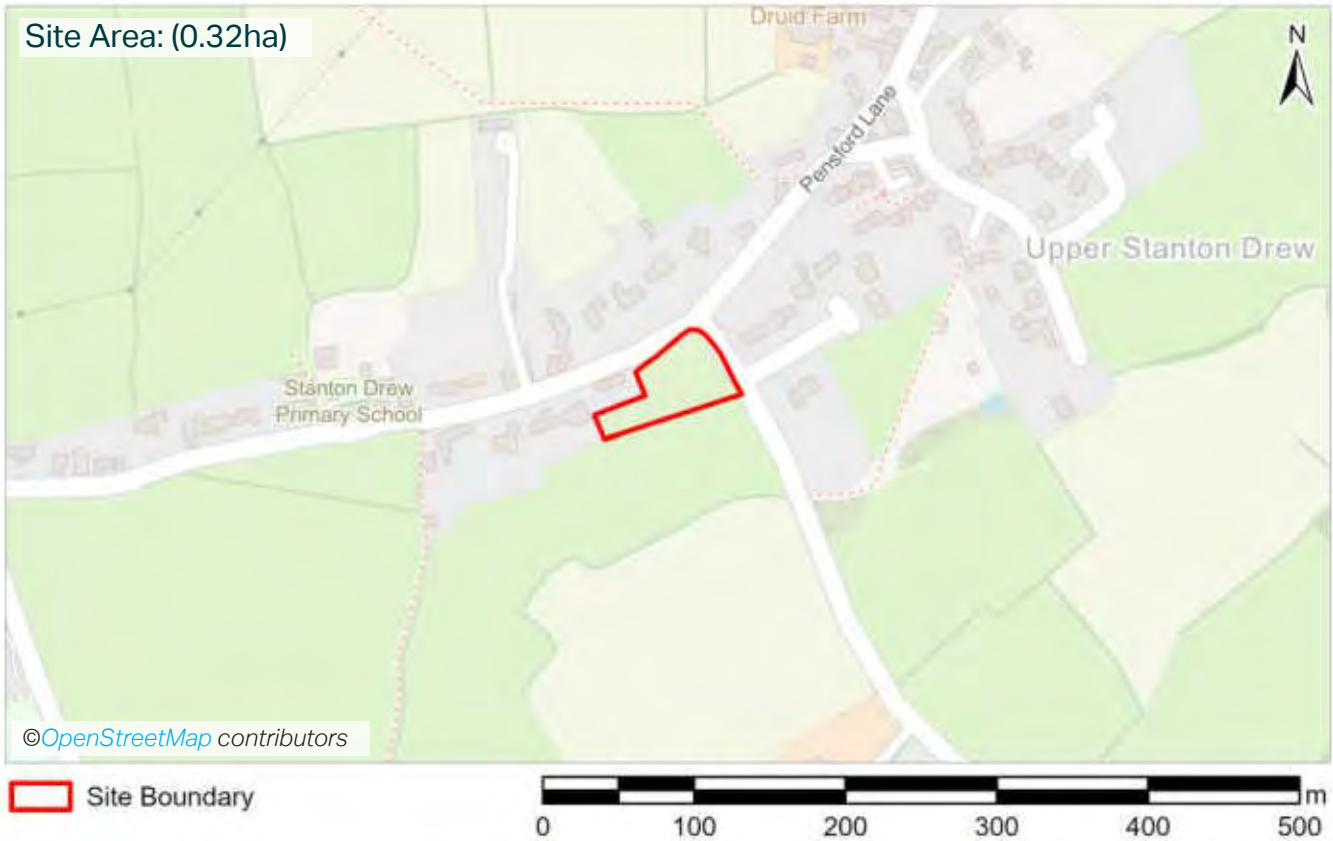
Criteria / Constraint	Score Answer
AQMA	● 5.5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 2.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Chew Valley Lake
Regionally Important Geological Site	● 2.3km - North Wick Clay Pit
Site of Nature Conservation Interest	● 200m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 4m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.40%
Brownfield Land Use	● 2.5km - Pensford Garage
Local Greenspace	○ 5km - 6km - Millenium Green Garden
Closest Park	○ 9km - 10km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Stanton Drew Primary
Distance to nearest Secondary School	○ 3km - 4km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 263m - Stone cove at Stanton Drew 25m south west of St Mary's Church
Registered Parks and Gardens	● 6.9km - Landscape At The Former Cegb Headquarters
Conservation Area	● 150m - Stanton Drew (Rural)
Registered Battlefield	● 13.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1583m - Church Of St Andrew
Listed Building - Grade II*	● 260m - Rectory Farmhouse
Listed Building - Grade II	● 180m - Dovecot About 50 Metres West Of Rectory Farmhouse
National Landscape (formerly AONB)	● 2.5km - Mendip Hills
Ancient Woodland	● 1354m - Curls Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Folly Farm
Tree Preservation Orders	○ 2436m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	677m
Mineral Search Area	● 17km - Upper Lawn Quarry
Waterbodies	● 155m
Train Station	○ 9km - 10km - Parson Street
Bus Station	○ 300m - 400m - Druids Arms
Cycle Station	○ 700m - 800m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1577m - The Grange

SD04 Land opp Stanton Drew Primary School



Criteria / Constraint	Score Answer
AQMA	● 4.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1418m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Folly Farm
Regionally Important Geological Site	● 3km - North Wick Clay Pit
Site of Nature Conservation Interest	● 571m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 561m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1945m - Pensford Garage
Local Greenspace	○ 5km - 6km - Gastons
Closest Park	○ 9km - 10km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - Stanton Drew Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 311m - Large irregular stone circle at Stanton Drew south east of Church Farm
Registered Parks and Gardens	● 7.6km - Landscape At The Former Cegb Headquarters
Conservation Area	● 307m - Stanton Drew (Rural)
Registered Battlefield	● 13.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Andrew
Listed Building - Grade II*	● 445m - Church Of St Mary
Listed Building - Grade II	● 408m - Church Farmhouse
National Landscape (formerly AONB)	● 2.7km - Mendip Hills
Ancient Woodland	● 1005m - Curls Wood
Noise Impact - Distance to major roads and railway lines	● 1650m - Folly Farm
Tree Preservation Orders	○ 1950m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	79m
Mineral Search Area	● 16.3km - Upper Lawn Quarry
Waterbodies	● 365m
Train Station	○ 10km - 15km - Keynsham, Redland, Clifton Down, Stapleton Road, Parson Street, Bedminster, Bitton, Midsomer Norton South
Bus Station	○ 500m - 600m - Druids Arms
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1256m - Parsons Farm

SD05 Elm Farm, Stanton Wick Lane



Criteria / Constraint	Score Answer
AQMA	● 4.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1393m
International Ecological Sites (SAC,SPA,Ramsar)	● 3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Folly Farm
Regionally Important Geological Site	● 3.1km - North Wick Clay Pit
Site of Nature Conservation Interest	● 478m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 713m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1737m - Pensford Garage
Local Greenspace	○ 6km - 7km - Land south of Lower Road, The Glebe, Gastons, Millenium Green Garden, The Avenue
Closest Park	○ 9km - 10km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Stanton Drew Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 415m - Large irregular stone circle at Stanton Drew south east of Church Farm
Registered Parks and Gardens	● 7.6km - Landscape At The Former Cegb Headquarters
Conservation Area	● 395m - Stanton Drew (Rural)
Registered Battlefield	● 13.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 583m - Church Of St Mary
Listed Building - Grade II	● 538m - Church Farmhouse
National Landscape (formerly AONB)	● 2.9km - Mendip Hills
Ancient Woodland	● 1142m - Curls Wood
Noise Impact - Distance to major roads and railway lines	● 1677m - Folly Farm
Tree Preservation Orders	○ 1748m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 16.1km - Upper Lawn Quarry
Waterbodies	● 152m
Train Station	○ 10km - 15km - Redland, Bedminster, Bitton, Midsomer Norton South, Keynsham, Parson Street, Stapleton Road
Bus Station	○ 800m - 900m - The Drive, Druids Arms
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1042m - Parsons Farm

TIM12 Land at Bloomfield Nurseries



Criteria / Constraint	Score Answer
AQMA	● 4.6km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1212m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.7km - Bowlditch Quarry
Regionally Important Geological Site	● 1373m - Conygre Quarry
Site of Nature Conservation Interest	● 843m - Newton Brook
Priority Habitats	● 8m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 537m - Wheeler's Yard
Local Greenspace	○ 300m - 400m - Allotments, Recreational Field
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1421m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.4km - Newton Park
Conservation Area	● 724m - Timsbury (Rural)
Registered Battlefield	● 11.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 908m - Church Of St Mary The Virgin
Listed Building - Grade II	● 534m - Sleight Farmhouse
National Landscape (formerly AONB)	● 5.9km - Cotswolds
Ancient Woodland	● 1555m - Long Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Camerton Batch
Tree Preservation Orders	○ 641m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	953m
Mineral Search Area	● 9.6km - Stoke Hill Mine
Waterbodies	● 198m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 0m - 50m - Sleight View
Cycle Station	○ 5km - 6km - Avon Cycleway, National Cycle Route 24, National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 100m - 200m
Historic Landfill	● 362m - Tillay Farm

TIM14 Land opposite Hayswood Farm



Criteria / Constraint	Score Answer
AQMA	● 3.5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1122m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.2km - Bowlditch Quarry
Regionally Important Geological Site	● 365m - Mearns Coal Tip
Site of Nature Conservation Interest	● 515m - Rotcombe Brook and adjacent land
Priority Habitats	● 27m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.30%
Surface Water Flooding (1 in 100 Year)	● 1.80%
Surface Water Flooding (1 in 1000 Year)	● 3.80%
Brownfield Land Use	● 791m - Wheeler's Yard
Local Greenspace	○ 800m - 900m - Recreational Field
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 10m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.7km - Ston Easton Park
Conservation Area	● 851m - Timsbury (Rural)
Registered Battlefield	● 12.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St Peter
Listed Building - Grade II*	● 886m - Church Of St Mary The Virgin
Listed Building - Grade II	● 367m - Sleigh Farmhouse
National Landscape (formerly AONB)	● 6.4km - Mendip Hills
Ancient Woodland	● 2.3km - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 2.4km - Camerton Batch
Tree Preservation Orders	○ 486m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	166m
Mineral Search Area	● 10.6km - Stoke Hill Mine
Waterbodies	● 104m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Priors Hill
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 757m - Land to the north of Bungays Hill Farm

TIM13 Land at Hayeswood Road



Criteria / Constraint	Score Answer
AQMA	● 3.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1384m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.1km - Bowlditch Quarry
Regionally Important Geological Site	● 611m - Mearns Coal Tip
Site of Nature Conservation Interest	● 683m - Rotcombe Brook and adjacent land
Priority Habitats	● 182m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.40%
Brownfield Land Use	● 709m - Wheeler's Yard
Local Greenspace	○ 700m - 800m - Recreational Field
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 11m
Health Facility	○ 3km - 4km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.2km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.7km - Ston Easton Park
Conservation Area	● 751m - Timsbury (Rural)
Registered Battlefield	● 12.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Church Of St Peter
Listed Building - Grade II*	● 785m - Church Of St Mary The Virgin
Listed Building - Grade II	● 333m - Sleight Farmhouse
National Landscape (formerly AONB)	● 6.7km - Mendip Hills
Ancient Woodland	● 2.5km - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 2.3km - Camerton Batch
Tree Preservation Orders	○ 405m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	53m
Mineral Search Area	● 10.6km - Stoke Hill Mine
Waterbodies	● 359m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Priors Hill
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 800m - Land to the north of Bungays Hill Farm

WELL03 Land north of Manor Close



Criteria / Constraint	Score Answer
AQMA	● 5.7km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1311m - Cleaves Wood
Regionally Important Geological Site	● 1682m - Combe Hay Locks
Site of Nature Conservation Interest	● 272m - Wellow Spinney
Priority Habitats	● 53m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.6km - 478 Wellsway, Bath
Local Greenspace	○ 3km - 4km - Land between Pippin Close and Russett Way, Ecewiche Green, Beacon Hall Playground, Eckweek Lane Play Area
Closest Park	○ 5km - 6km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - St Julian's Church School
Distance to nearest Secondary School	○ 3km - 4km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1081m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 4.6km - Prior Park
Conservation Area	● 31m - Wellow (Rural)
Registered Battlefield	● 11.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 179m - Parish Church Of St Julian
Listed Building - Grade II*	● 116m - Dovecote, 100 Yards To Rear Of Manor House
Listed Building - Grade II	● 56m - Barn, 100 Yards To South Of Manor Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 671m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 4.9km - Twerton Roundhill
Tree Preservation Orders	○ 2976m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.8km
Mineral Search Area	● 2.8km - Stoke Hill Mine
Waterbodies	● 405m
Train Station	○ 7km - 8km - Oldfield Park, Bath Spa, Freshford
Bus Station	○ 100m - 200m - Wellow Village
Cycle Station	○ 100m - 200m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 555m - Old Disused Railway Cutting

WELL04 Land at Manor Lodge, Farm La



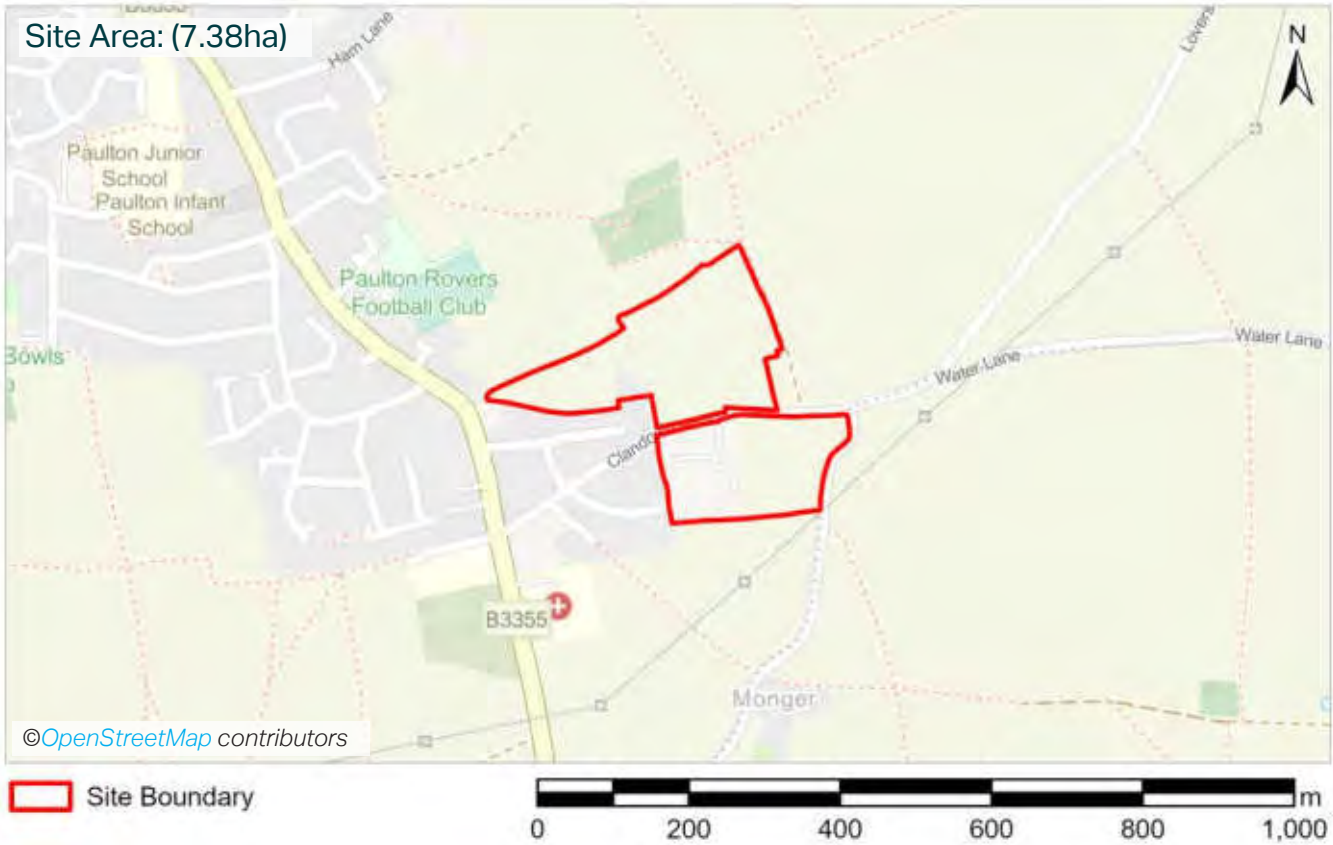
Criteria / Constraint	Score Answer
AQMA	● 5.6km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1254m - Cleaves Wood
Regionally Important Geological Site	● 1661m - Combe Hay Locks
Site of Nature Conservation Interest	● 234m - Wellow Spinney
Priority Habitats	● 134m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.60%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 3.6km - 478 Wellsway, Bath
Local Greenspace	○ 3km - 4km - Beacon Hall Playground, Eckweek Lane Play Area, Land between Pippin Close and Russett Way, Ecewiche Green
Closest Park	○ 5km - 6km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Culverhay Sports Centre, Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - St Julian's Church School
Distance to nearest Secondary School	○ 4km - 5km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1266m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 4.6km - Prior Park
Conservation Area	● <1% Overlap - Wellow (Rural)
Registered Battlefield	● 11.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 124m - Parish Church Of St Julian
Listed Building - Grade II*	● 93m - Dovecote, 100 Yards To Rear Of Manor House
Listed Building - Grade II	● 25m - Barn, 100 Yards To South Of Manor Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 699m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 4.9km - Twerton Roundhill
Tree Preservation Orders	○ 2938m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.7km
Mineral Search Area	● 2.7km - Stoke Hill Mine
Waterbodies	● 373m
Train Station	○ 7km - 8km - Bath Spa, Oldfield Park, Freshford
Bus Station	○ 200m - 300m - Wellow Village
Cycle Station	○ 100m - 200m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 671m - Old Disused Railway Cutting

WELL02 New Willow Farm



Criteria / Constraint	Score Answer
AQMA	● 6.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1728m - Cleaves Wood
Regionally Important Geological Site	● 1010m - Stony Littleton Eastern Quarry
Site of Nature Conservation Interest	● 190m - Wellow Brook
Priority Habitats	● 138m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 4.2km - 478 Wellsway, Bath
Local Greenspace	○ 2.5km - 3km - Ecewiche Green
Closest Park	○ 6km - 7km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Odd Down Sports Ground, Culverhay Sports Centre, Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Julian's Church School
Distance to nearest Secondary School	○ 4km - 5km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 554m - Stoney Littleton long barrow
Registered Parks and Gardens	● 4.8km - Ammerdown House
Conservation Area	● 79m - Wellow (Rural)
Registered Battlefield	● 11.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 814m - Parish Church Of St Julian
Listed Building - Grade II*	● 455m - Wellow House, Including Boundary Wall, Gate And Two Pairs Of Gatepiers To Road
Listed Building - Grade II	● 153m - Greenhayes
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 999m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 5km - Camerton Batch
Tree Preservation Orders	○ 3275m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.5km
Mineral Search Area	● 3.5km - Stoke Hill Mine
Waterbodies	● 198m
Train Station	○ 7km - 8km - Freshford, Oldfield Park
Bus Station	○ 300m - 400m - Canteen Lane
Cycle Station	○ 0m - 50m - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 58m - Old Disused Railway Cutting

PAU07A Land north and south of Clandown Rd



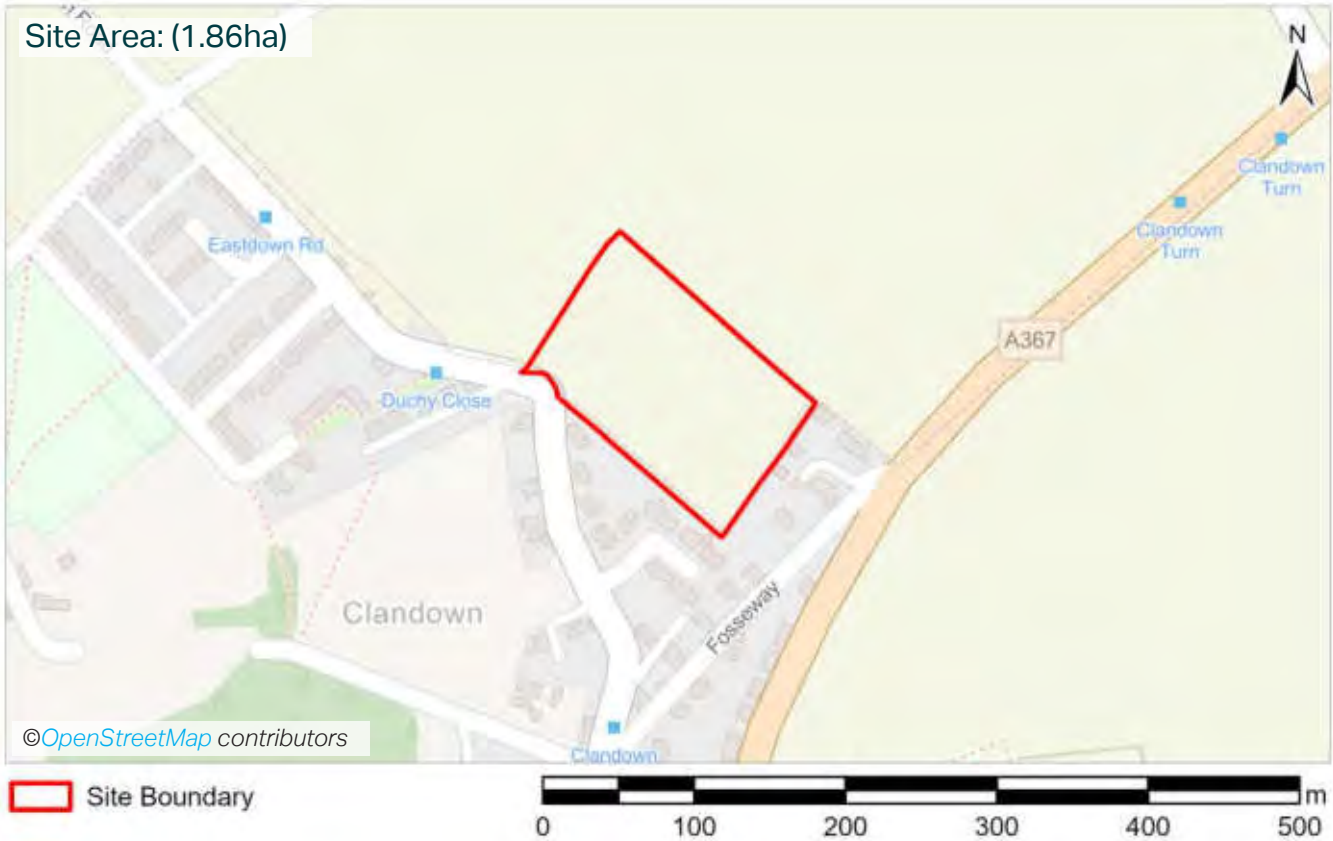
Criteria / Constraint	Score Answer
AQMA	● 2.7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 731m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 741m - Bowlditch Quarry
Regionally Important Geological Site	● 523m - Old Mills Tip
Site of Nature Conservation Interest	● 522m - Old Mills Mine Tip
Priority Habitats	● 40m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 2.10%
Brownfield Land Use	● 1668m - Farthing & Short, The Island
Local Greenspace	○ 600m - 700m - Boxbury Hill
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.4km
Health Facility	○ 700m - 800m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Paulton Junior, Paulton Infant
Distance to nearest Secondary School	○ 2km - 2.5km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.2km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.7km - Ston Easton Park
Conservation Area	● 378m - Paulton (Somer Valley)
Registered Battlefield	● 14.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Peter
Listed Building - Grade II*	● 901m - Church Of The Holy Trinity
Listed Building - Grade II	● 410m - Paulton Baptist Church
National Landscape (formerly AONB)	● 5.7km - Mendip Hills
Ancient Woodland	● 1768m
Noise Impact - Distance to major roads and railway lines	● 2.1km - Silver Street
Tree Preservation Orders	○ 717m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	408m
Mineral Search Area	● 11.1km - Stoke Hill Mine
Waterbodies	● 358m
Train Station	○ 2.5km - 3km - Midsomer Norton South
Bus Station	○ 0m - 50m - Alpine Road
Cycle Station	○ 1100m - 1200m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1061m - Land South of Long Barnaby

RAD23 Land east of Maple Rise



Criteria / Constraint	Score Answer
AQMA	● 6.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 434m - Huish Colliery Quarry
Regionally Important Geological Site	● 220m - Tynning Tip
Site of Nature Conservation Interest	● 304m - Wellow Brook
Priority Habitats	● 56m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 5.40%
Brownfield Land Use	● 690m - Ryman Engineering
Local Greenspace	○ 400m - 500m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Crowe Hall, Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemoor Park, Newton Park, Royal Victoria Park, Abbey Cemetery, Sydney Gardens, Parade Gardens, Prior Park, Widcombe Manor
Green Belt Land	○ 1614m
Health Facility	○ 300m - 400m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 400m - 500m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1444m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1885m - Ammerdown House
Conservation Area	● 98% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1727m - Church Of St James The Less
Listed Building - Grade II	● 250m - Fir Tree Inn
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 1027m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Camerton Batch
Tree Preservation Orders	○ 505m
Agricultural Land Classification - Grades 1 to 3	● 14%
Mineral Safeguarded Areas	2.1km
Mineral Search Area	● 8.2km - Stoke Hill Mine
Waterbodies	● 117m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Hanover Court, Mount Pleasant, Writhlington Crossroads
Cycle Station	○ 400m - 500m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 976m - Old Foxcote Quarry

CAM38 Grid Ref: ST6856 Parcel Number: 4411



Criteria / Constraint	Score Answer
AQMA	● 5.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 75m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1476m - Bowlditch Quarry
Regionally Important Geological Site	● 331m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 477m - West Clandown field
Priority Habitats	● 215m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 220m - Old Pit Yard
Local Greenspace	○ 1100m - 1200m - Allotment Gardens
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1807m
Health Facility	○ 900m - 1000m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - Trinity Church School
Distance to nearest Secondary School	○ 3km - 4km - Somerset Studio School, Writhlington School, Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● <1% Overlap - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.8km - Ammerdown House
Conservation Area	● 189m - Radstock (Somer Valley)
Registered Battlefield	● 14km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1254m - Church Of St Peter
Listed Building - Grade II*	● 1727m - Welton Manor House
Listed Building - Grade II	● 262m - 1, Fosseway
National Landscape (formerly AONB)	● 5.2km - Cotswolds
Ancient Woodland	● 898m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1673m - Camerton Batch
Tree Preservation Orders	○ 2084m
Agricultural Land Classification - Grades 1 to 3	● 85%
Mineral Safeguarded Areas	1587m
Mineral Search Area	● 8.8km - Stoke Hill Mine
Waterbodies	● 92m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 50m - 100m - Duchy Close
Cycle Station	○ 1300m - 1400m - The Five Arches Route, National Cycle Route 24 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1366m - Land Adjacent To Whitebrook Lane

HTN10 Land at Wells Road



Criteria / Constraint	Score Answer
AQMA	● 1847m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3km - Bowlditch Quarry
Regionally Important Geological Site	● 681m - Rugbourne House
Site of Nature Conservation Interest	● 257m - Highbury Hill and Greyfield Wood
Priority Habitats	● 96m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.40%
Brownfield Land Use	● 2km - The Wharf
Local Greenspace	○ 400m - 500m - Recreation Ground
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 766m
Health Facility	○ 2.5km - 3km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.9km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 2.9km - Ston Easton Park
Conservation Area	● 922m - Paulton (Somer Valley)
Registered Battlefield	● 13.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.3km - Church Of St James
Listed Building - Grade II*	● 1202m - Church Of The Holy Trinity
Listed Building - Grade II	● 80m - Brodribb Monument In Churchyard, 1 Metre South Of Nave, Church Of Holy Trinity
National Landscape (formerly AONB)	● 5km - Mendip Hills
Ancient Woodland	● 2.6km
Noise Impact - Distance to major roads and railway lines	● 3.6km - Camerton Batch
Tree Preservation Orders	○ 479m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.1km - Stoke Hill Mine
Waterbodies	● No Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - Rosewell
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 556m - Purnell and Sons Limited

HTN05 West of Goosard Lane



Criteria / Constraint	Score Answer
AQMA	● 2.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 91m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Bowlditch Quarry
Regionally Important Geological Site	● 437m - Rugbourne House
Site of Nature Conservation Interest	● 174m - Field adjacent to Goosard Lane
Priority Habitats	● 135m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.40%
Brownfield Land Use	● 2.1km - Wheeler's Yard
Local Greenspace	○ 100m - 200m - Recreation Ground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 636m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.6km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.1km - Ston Easton Park
Conservation Area	● 815m - Paulton (Somer Valley)
Registered Battlefield	● 13.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.5km - Church Of St James
Listed Building - Grade II*	● 1217m - Church Of The Holy Trinity
Listed Building - Grade II	● 73m - High Littleton House
National Landscape (formerly AONB)	● 5.3km - Mendip Hills
Ancient Woodland	● 2.7km
Noise Impact - Distance to major roads and railway lines	● 3.3km - Camerton Batch
Tree Preservation Orders	○ 710m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.9km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 200m - 300m - Church Farm
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 413m - Land to the north of Bungays Hill Farm

HTN04 Land west of Rugborne Farm



Criteria / Constraint	Score Answer
AQMA	● 2.5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 204m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Bowlditch Quarry
Regionally Important Geological Site	● 69m - Rugbourne House
Site of Nature Conservation Interest	● 2% Overlap - Rotcombe Brook and adjacent land
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1731m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Recreation Ground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 21m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.3km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.5km - Ston Easton Park
Conservation Area	● 795m - Paulton (Somer Valley)
Registered Battlefield	● 13.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.8km - Church Of St Peter
Listed Building - Grade II*	● 1525m - Church Of The Holy Trinity
Listed Building - Grade II	● 85m - Rugbourne Farmhouse And Attached Garden Wall And Gate Piers
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 2.2km
Noise Impact - Distance to major roads and railway lines	● 3.1km - Camerton Batch
Tree Preservation Orders	○ 785m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.6km - Stoke Hill Mine
Waterbodies	● 25m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 300m - 400m - Church Farm, The Star Inn, Methodist Church
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 112m - Land to the north of Bungays Hill Farm

LAM07 Land north of Fairfield Avenue



Criteria / Constraint	Score Answer
AQMA	● 871m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1078m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Hampton Rocks Cutting
Regionally Important Geological Site	● 725m - Beacon Hill
Site of Nature Conservation Interest	● 100% Overlap - Charlcombe Valley
Priority Habitats	● 81m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.80%
Surface Water Flooding (1 in 100 Year)	● 2.80%
Surface Water Flooding (1 in 1000 Year)	● 7.80%
Brownfield Land Use	● 1061m - E Block (part), MoD Ensleigh
Local Greenspace	○ 100m - 200m - Fairfield Valley
Closest Park	○ 1500m - 1600m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St. Saviour's Junior Church School, St. Saviour's Infant Church School
Distance to nearest Secondary School	○ 500m - 600m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1637m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1071m - Hedgemoad Park
Conservation Area	● 264m - Charlcombe (Rural)
Registered Battlefield	● 4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 926m - Nos 1-20 (Consec) And Attached Railings And Overthrows
Listed Building - Grade II*	● 496m - Church Of St Mary
Listed Building - Grade II	● 457m - Charlcombe Manor
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1014m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1168m - Kensington Meadow
Tree Preservation Orders	○ 281m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.3km
Mineral Search Area	● 4.5km - Upper Lawn Quarry
Waterbodies	● No Overlap
Train Station	○ 3km - 4km - Bath Spa, Oldfield Park
Bus Station	○ 100m - 200m - Ullswater Drive, Whitewells Road, Blenheim Gardens
Cycle Station	○ 2km - 2.5km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 400m - 500m
Historic Landfill	● 1083m - Kensington Tip

LAM06 Land west of Uphill Drive



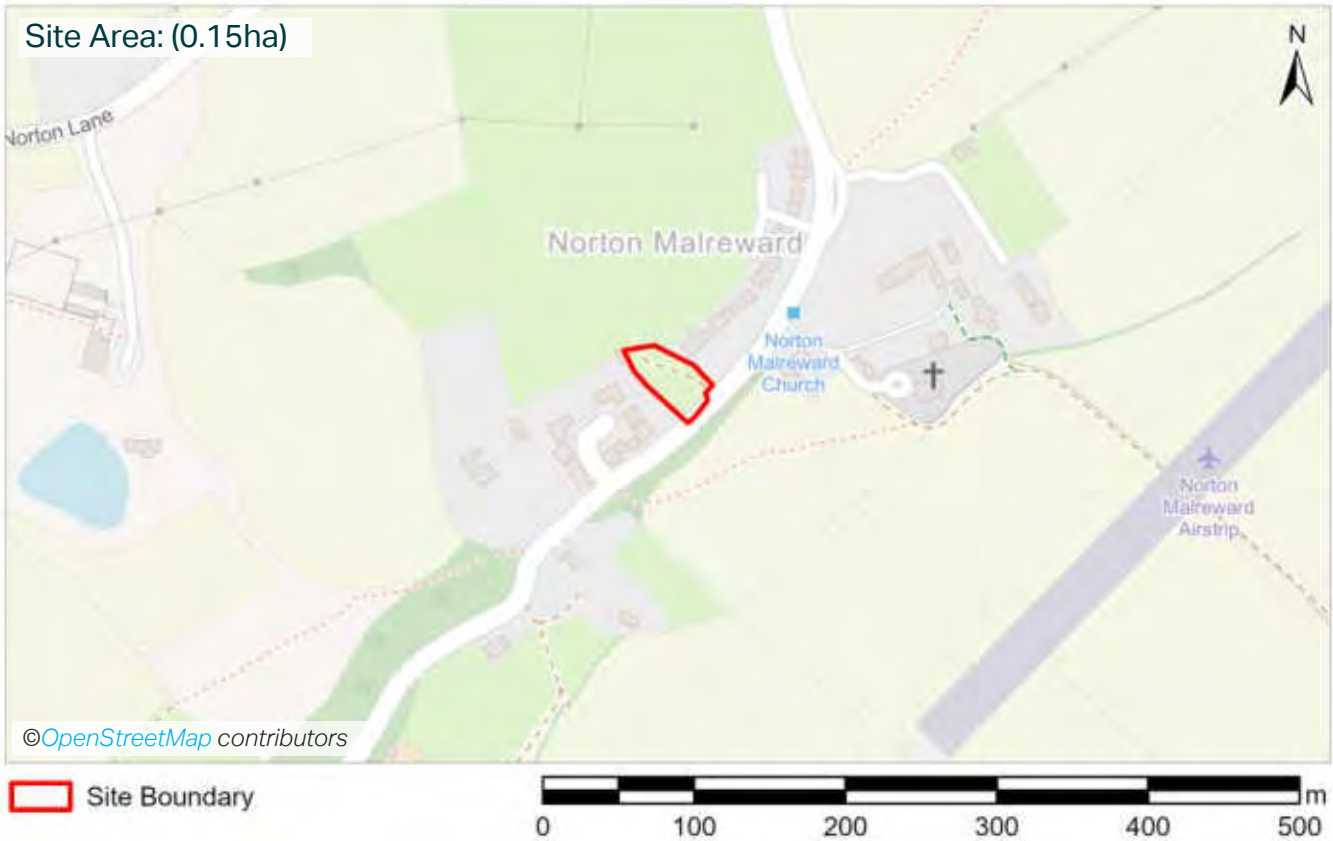
Criteria / Constraint	Score Answer
AQMA	● 755m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1128m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Hampton Rocks Cutting
Regionally Important Geological Site	● 908m - Beacon Hill
Site of Nature Conservation Interest	● <1% Overlap - Charlcombe Lane field, Charlcombe Valley
Priority Habitats	● 168m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 6.80%
Surface Water Flooding (1 in 100 Year)	● 11.90%
Surface Water Flooding (1 in 1000 Year)	● 19%
Brownfield Land Use	● 1206m - E Block (part), MoD Ensleigh
Local Greenspace	○ 300m - 400m - Fairfield Park Allotments
Closest Park	○ 1800m - 1900m - Lansdown Cemetery and Beckford's Tower, Hedgemead Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St. Saviour's Infant Church School
Distance to nearest Secondary School	○ 500m - 600m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1378m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1224m - Hedgemead Park
Conservation Area	● 336m - Bath (Bath)
Registered Battlefield	● 4.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 810m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 600m - Church Of St Mary
Listed Building - Grade II	● 319m - Twinfield Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1064m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 980m - Kensington Meadow
Tree Preservation Orders	○ 30m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.3km
Mineral Search Area	● 4.4km - Upper Lawn Quarry
Waterbodies	● No Overlap
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Whitewells Road
Cycle Station	○ 2.5km - 3km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 865m - Bath Football Club

MSN41 11 Clapton Rd & adjacent orchard



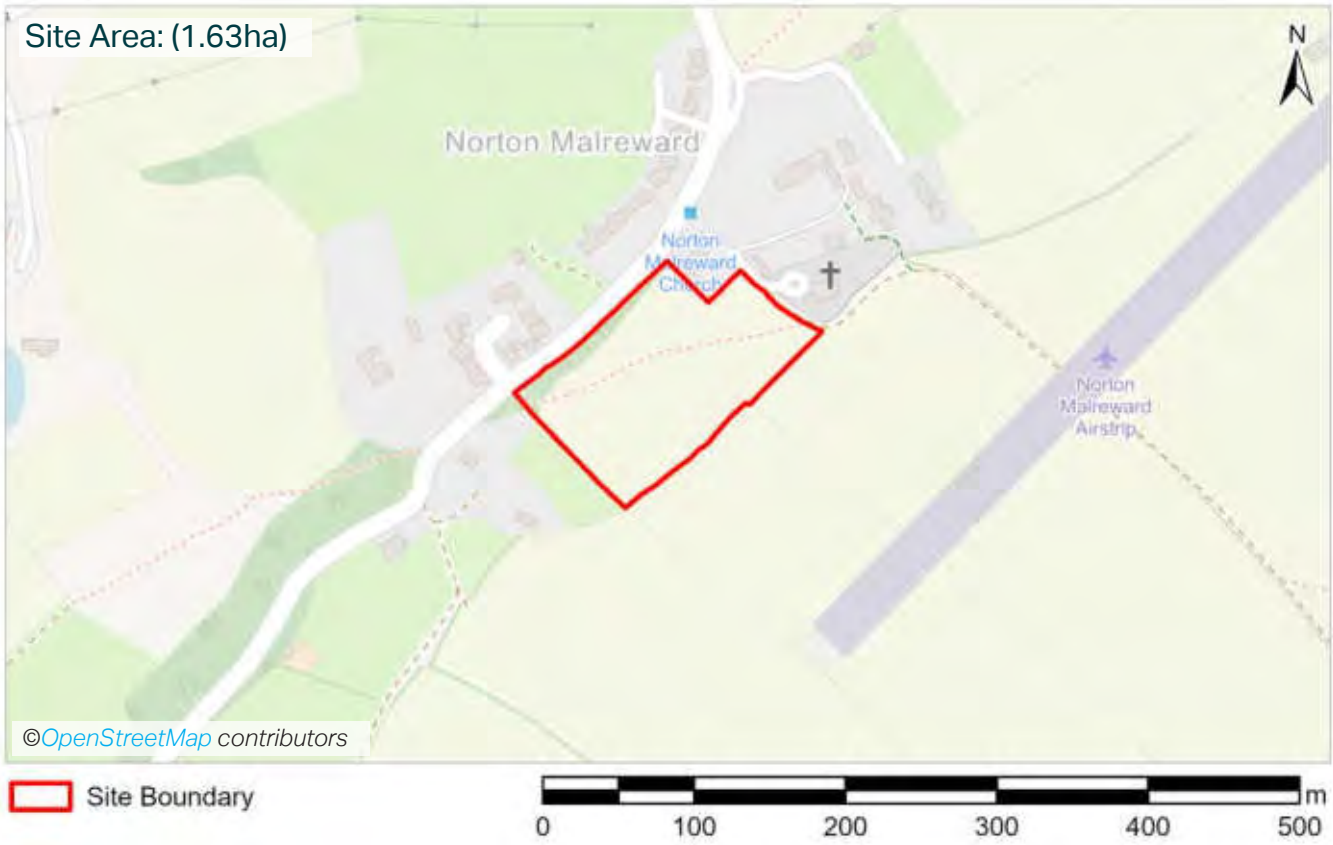
Criteria / Constraint	Score Answer
AQMA	● 2.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 805m
International Ecological Sites (SAC,SPA,Ramsar)	● 6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Bowlditch Quarry
Regionally Important Geological Site	● 1098m - Old Mills Tip
Site of Nature Conservation Interest	● 48m - Jack's Wood
Priority Habitats	● 48m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 791m - Farthing & Short, The Island
Local Greenspace	○ 500m - 600m - Saddlestones
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 4.5km
Health Facility	○ 700m - 800m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 100m - 200m - Longvernal Primary
Distance to nearest Secondary School	○ 800m - 900m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3.3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2.3km - Ston Easton Park
Conservation Area	● 411m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Ston Easton Park
Listed Building - Grade II*	● 680m - 37, Priory Close
Listed Building - Grade II	● 453m - Redfield Farmhouse
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 1223m
Noise Impact - Distance to major roads and railway lines	● 720m - Silver Street
Tree Preservation Orders	○ 583m
Agricultural Land Classification - Grades 1 to 3	● 52%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.4km - Stoke Hill Mine
Waterbodies	● 379m
Train Station	○ 1100m - 1200m - Midsomer Norton South
Bus Station	○ 200m - 300m - Paulton Road
Cycle Station	○ 1000m - 1100m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 859m - Land Sout East of Old Mills

NM01 North of Church Road



Criteria / Constraint	Score Answer
AQMA	● 4.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.4km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 1109m - Maes Knoll Tump
Site of Nature Conservation Interest	● 606m - Maes Knoll
Priority Habitats	● 79m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.3km - Pensford Garage
Local Greenspace	○ 3km - 4km - Millenium Green Garden
Closest Park	○ 6km - 7km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Pensford Primary, Stanton Drew Primary
Distance to nearest Secondary School	○ 5km - 6km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 634m - Maes Knoll camp
Registered Parks and Gardens	● 5.7km - Landscape At The Former Cegb Headquarters
Conservation Area	● 1655m - Stanton Drew (Rural)
Registered Battlefield	● 12.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of All Saints
Listed Building - Grade II*	● 1672m - Bridge Over River Chew
Listed Building - Grade II	● 143m - Church Of Holy Trinity
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 3.3km - Curls Wood
Noise Impact - Distance to major roads and railway lines	● 4km - Folly Farm
Tree Preservation Orders	○ 1921m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1047m
Mineral Search Area	● 16.5km - Upper Lawn Quarry
Waterbodies	● 296m
Train Station	○ 8km - 9km - Bedminster, Parson Street, Keynsham
Bus Station	○ 50m - 100m - Norton Malreward Church
Cycle Station	○ 400m - 500m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 947m - New Barn Farm

NM02 South of Church Road



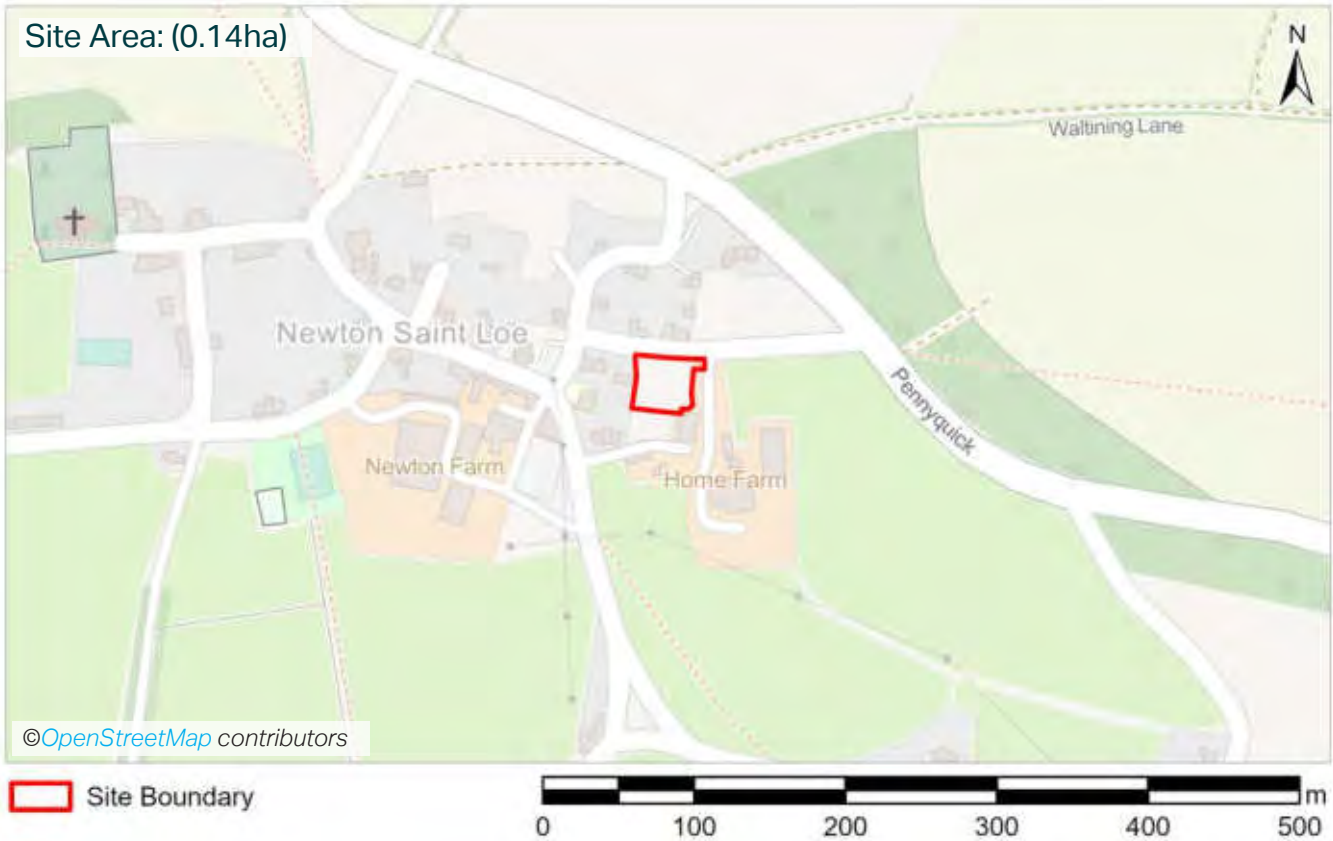
Criteria / Constraint	Score Answer
AQMA	● 4.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.5km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 1147m - Maes Knoll Tump
Site of Nature Conservation Interest	● 546m - Hawkfield Brook and Whistley Wood
Priority Habitats	● 16m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Pensford Garage
Local Greenspace	○ 3km - 4km - Millenium Green Garden
Closest Park	○ 6km - 7km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 673m - Maes Knoll camp
Registered Parks and Gardens	● 5.7km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1534m - Stanton Drew (Rural)
Registered Battlefield	● 12.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Church Of All Saints
Listed Building - Grade II*	● 1565m - Bridge Over River Chew
Listed Building - Grade II	● 25m - Church Of Holy Trinity
National Landscape (formerly AONB)	● 4.5km - Mendip Hills
Ancient Woodland	● 3.2km - Curls Wood
Noise Impact - Distance to major roads and railway lines	● 3.8km - Folly Farm
Tree Preservation Orders	○ 1788m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	931m
Mineral Search Area	● 16.3km - Upper Lawn Quarry
Waterbodies	● 299m
Train Station	○ 8km - 9km - Parson Street, Bedminster, Keynsham
Bus Station	○ 0m - 50m - Norton Malreward Church
Cycle Station	○ 300m - 400m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 871m - New Barn Farm

NSL03 Newton Farm



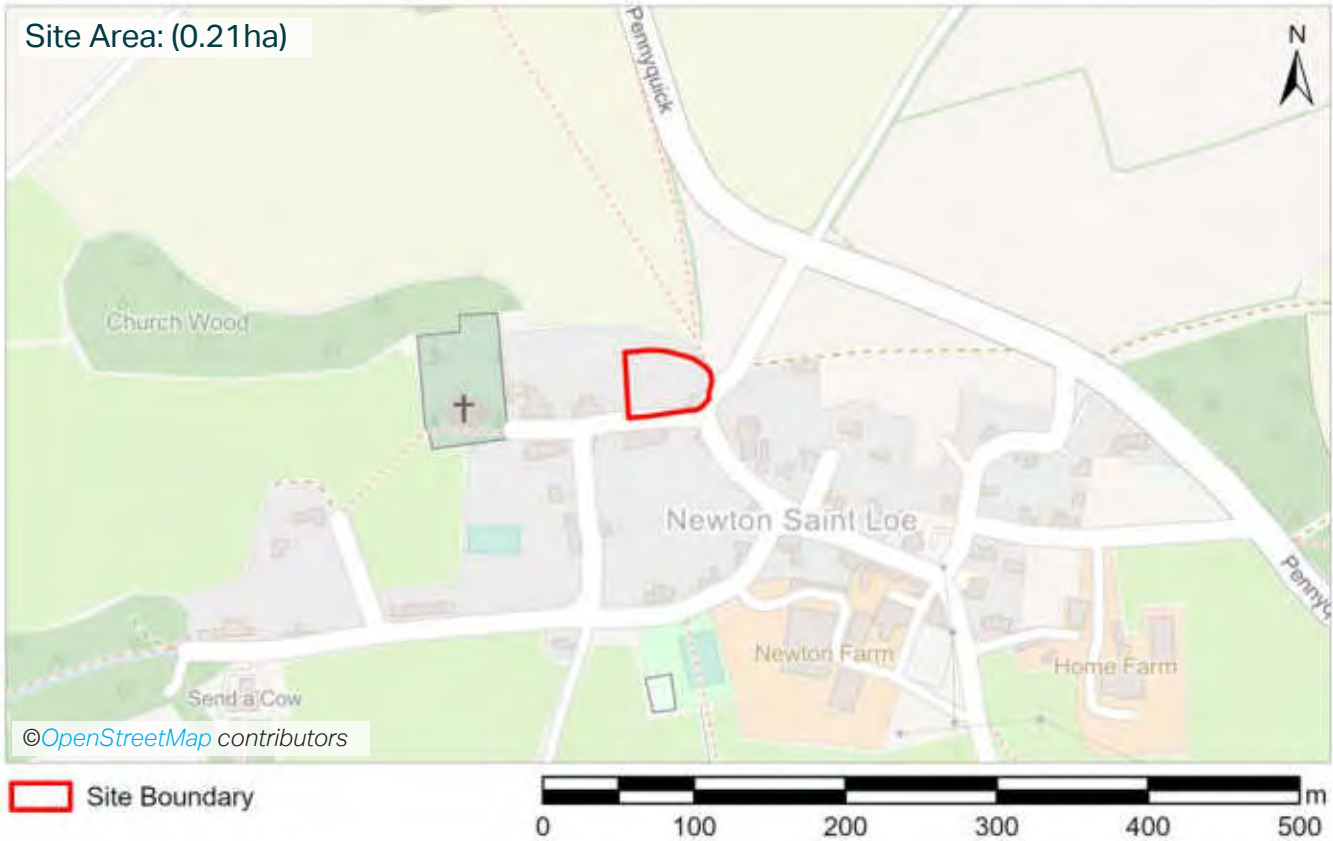
Criteria / Constraint	Score Answer
AQMA	● 2.2km - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 584m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1112m - Newton St. Loe
Regionally Important Geological Site	● 1192m - Pennyquick Bridge
Site of Nature Conservation Interest	● 871m - Newton Brook
Priority Habitats	● 131m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.1km - Hartwells Garage
Local Greenspace	○ 2km - 2.5km - Redlands Park Play Area, The Hollow / Bath City Farm, Watery Lane Play Area
Closest Park	○ 0m - 50m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Crossfit Bath, Rejuvenate Fitness Bath, Culverhay Sports Centre, PureGym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Twerton Infant
Distance to nearest Secondary School	○ 2.5km - 3km - Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1079m - Castle (remains of)
Registered Parks and Gardens	● No Overlap
Conservation Area	● <1% Overlap - Newton St.Loe (Rural)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 876m - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 205m - Church Of The Holy Trinity
Listed Building - Grade II	● 21m - Newton Farmhouse
National Landscape (formerly AONB)	● 1043m - Cotswolds
Ancient Woodland	● 1199m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 1023m - Carrs Wood
Tree Preservation Orders	○ 2387m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.9km
Mineral Search Area	● 6.5km - Upper Lawn Quarry
Waterbodies	● 137m
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 50m - 100m - Village Noticeboard
Cycle Station	○ 1200m - 1300m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 544m - Clays End Farm

NSL02 Land at Home Farm



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 636m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 980m - Newton St. Loe
Regionally Important Geological Site	● 1093m - Pennyquick Bridge
Site of Nature Conservation Interest	● 844m - Newton Brook
Priority Habitats	● 9m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1977m - Hartwells Garage
Local Greenspace	○ 1800m - 1900m - Redlands Park Play Area
Closest Park	○ 200m - 300m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Crossfit Bath, Rejuvenate Fitness Bath, BASE Gym, Body Development, Culverhay Sports Centre, PureGym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1700m - 1800m - Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1274m - Castle (remains of)
Registered Parks and Gardens	● 199m - Newton Park
Conservation Area	● 97% Overlap - Newton St.Loe (Rural)
Registered Battlefield	● 5.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1073m - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 374m - Church Of The Holy Trinity
Listed Building - Grade II	● 30m - Village Hall
National Landscape (formerly AONB)	● 1044m - Cotswolds
Ancient Woodland	● 1192m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 917m - Carrs Wood
Tree Preservation Orders	○ 2468m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.1km
Mineral Search Area	● 6.4km - Upper Lawn Quarry
Waterbodies	● 140m
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 100m - 200m - Village Noticeboard
Cycle Station	○ 1400m - 1500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 100m - 200m
Historic Landfill	● 562m - Clays End Farm

NSL01 Land adjacent to 8 Church Lane



Criteria / Constraint	Score Answer
AQMA	● 1990m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 415m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1091m - Newton St. Loe
Regionally Important Geological Site	● 1367m - Pennyquick Bridge
Site of Nature Conservation Interest	● 864m - River Avon
Priority Habitats	● 76m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Hartwells Garage
Local Greenspace	○ 2km - 2.5km - Redlands Park Play Area, The Hollow / Bath City Farm, Watery Lane Play Area
Closest Park	○ 0m - 50m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Genesis, Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - St Michael's Junior Church School, Twerton Infant
Distance to nearest Secondary School	○ 2.5km - 3km - Oldfield School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1152m - Castle (remains of)
Registered Parks and Gardens	● No Overlap
Conservation Area	● 100% Overlap - Newton St.Loe (Rural)
Registered Battlefield	● 5.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 946m - Newton Park The Country House Of The College Only
Listed Building - Grade II*	● 102m - Church Of The Holy Trinity
Listed Building - Grade II	● 13m - The Old Rectory And Garden Walls And Gatepiers To The West
National Landscape (formerly AONB)	● 888m - Cotswolds
Ancient Woodland	● 1047m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 1187m - Carrs Wood
Tree Preservation Orders	○ 2220m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.9km
Mineral Search Area	● 6.6km - Upper Lawn Quarry
Waterbodies	● 108m
Train Station	○ 4km - 5km - Oldfield Park
Bus Station	○ 100m - 200m - Village Noticeboard
Cycle Station	○ 1100m - 1200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 798m - Clays End Farm

WAL05 Land at Rivers Rd



Criteria / Constraint	Score Answer
AQMA	● 245m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 316m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - North Road Quarry, Bath
Regionally Important Geological Site	● 25m - Beacon Hill
Site of Nature Conservation Interest	● 3% Overlap - Beacon Hill
Priority Habitats	● 77% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 603m - Burlington Street
Local Greenspace	○ 100m - 200m - Donkey Lane
Closest Park	○ 300m - 400m - Hedgemead Park
Green Belt Land	○ 657m
Health Facility	○ 800m - 900m - YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St. Saviour's Junior Church School, St. Andrew's Church School
Distance to nearest Secondary School	○ 800m - 900m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1133m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 288m - Hedgemead Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 4.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 343m - Nos. 6-21 And Attached Railings And Vaults
Listed Building - Grade II*	● 207m - Nos. 1 And 2 And Attached Steps And Railings
Listed Building - Grade II	● 13m - Regency Farmhouse
National Landscape (formerly AONB)	● 658m - Cotswolds
Ancient Woodland	● 1565m - Bathwick Wood
Noise Impact - Distance to major roads and railway lines	● 619m - Kensington Meadow
Tree Preservation Orders	○ 371m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.6km
Mineral Search Area	● 3.8km - Upper Lawn Quarry
Waterbodies	● 401m
Train Station	○ 1800m - 1900m - Bath Spa
Bus Station	○ 50m - 100m - Gay's Hill
Cycle Station	○ 1100m - 1200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1300m - 1400m
Historic Landfill	● 564m - Kensington Tip

WF02 Land south of Waterford Park



Criteria / Constraint	Score Answer
AQMA	● 5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 331m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 930m - Kilmersdon Road Quarry
Regionally Important Geological Site	● <1% Overlap - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● <1% Overlap - Waterside and West Hill Gardens
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 5.30%
Surface Water Flooding (1 in 100 Year)	● 8.50%
Surface Water Flooding (1 in 1000 Year)	● 32.40%
Brownfield Land Use	● <1% Overlap - St Peter's Factory, Cobblers Way
Local Greenspace	○ 200m - 300m - Westfield Allotments
Closest Park	○ 10km - 15km - Crowe Hall, Newton Park, Royal Victoria Park, Abbey Cemetery, Parade Gardens, Prior Park, Widcombe Manor
Green Belt Land	○ 3.7km
Health Facility	○ 1400m - 1500m - Dragonfly Leisure Midsomer Norton
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Westfield Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.6km - Babington House
Conservation Area	● 443m - Radstock (Somer Valley)
Registered Battlefield	● 16.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1282m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 336m - Westfield House
National Landscape (formerly AONB)	● 6.7km - Cotswolds
Ancient Woodland	● 276m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1265m - Silver Street
Tree Preservation Orders	○ 729m
Agricultural Land Classification - Grades 1 to 3	● 74%
Mineral Safeguarded Areas	629m
Mineral Search Area	● 10.4km - Stoke Hill Mine
Waterbodies	● No Overlap
Train Station	○ 1800m - 1900m - Midsomer Norton South
Bus Station	○ 100m - 200m - The Leaze
Cycle Station	○ 1000m - 1100m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 418m - Waterside Tip

WID27 Land at St Mark's Church, St Mark's Rd



Criteria / Constraint	Score Answer
AQMA	● 41m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 84m
International Ecological Sites (SAC,SPA,Ramsar)	● 1706m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1658m - North Road Quarry, Bath
Regionally Important Geological Site	● 1639m - Springfield Quarry
Site of Nature Conservation Interest	● 42m - Beechen Cliff
Priority Habitats	● 98% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 219m - Bath Quays North Development Site, Avon Street
Local Greenspace	○ 600m - 700m - Abbey View Allotments
Closest Park	○ 700m - 800m - Parade Gardens
Green Belt Land	○ 437m
Health Facility	○ 600m - 700m - Vibe Fitness
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Widcombe Infant
Distance to nearest Secondary School	○ 1200m - 1300m - Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 342m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 509m - Parade Gardens, Bath
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 6.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 435m - 1, South Parade
Listed Building - Grade II*	● 98m - St James' Viaduct (Mln110705)
Listed Building - Grade II	● 0m - Boum Tomb, 20M West Of Former St Mark'S Church
National Landscape (formerly AONB)	● 437m - Cotswolds
Ancient Woodland	● 1072m
Noise Impact - Distance to major roads and railway lines	● 1721m - Kensington Meadow
Tree Preservation Orders	○ 320m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1980m
Mineral Search Area	● 2.1km - Upper Lawn Quarry
Waterbodies	● 84m
Train Station	○ 300m - 400m - Bath Spa
Bus Station	○ 300m - 400m - Bath Spa Rail Station, Widcombe Parade
Cycle Station	○ 200m - 300m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1800m - 1900m
Historic Landfill	● 615m - Green Park

WID25 Land adjacent to Rainbow Wood House



Criteria / Constraint	Score Answer
AQMA	● 965m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 586m
International Ecological Sites (SAC,SPA,Ramsar)	● 1222m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 667m - North Road Quarry, Bath
Regionally Important Geological Site	● 1187m - Upper Lawns (or Hancock's) Quarry
Site of Nature Conservation Interest	● 51% Overlap - Widcombe Hill
Priority Habitats	● 27% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 1267m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 1000m - 1100m - Abbey View Allotments
Closest Park	○ 400m - 500m - Crowe Hall
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Team Bath Gym and Fitness Centre, Vibe Fitness
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - Widcombe Infant
Distance to nearest Secondary School	○ 1700m - 1800m - Ralph Allen School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1047m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 321m - Crowe Hall
Conservation Area	● 99% Overlap - Bath (Bath)
Registered Battlefield	● 7.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 515m - Gate Piers, Gates And Boundary Walls To South Of Widcombe Manor
Listed Building - Grade II*	● 11m - Gothic Temple In Grounds Of Rainbow Wood
Listed Building - Grade II	● 2m - Boundary Marker Opposite Macauley Buildings
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 110m
Noise Impact - Distance to major roads and railway lines	● 2km - Kensington Meadow
Tree Preservation Orders	○ 250m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1024m
Mineral Search Area	● 1186m - Upper Lawn Quarry
Waterbodies	● 129m
Train Station	○ 1300m - 1400m - Bath Spa
Bus Station	○ 100m - 200m - Macauley Buildings
Cycle Station	○ 100m - 200m - Claverton Down
Public Right of Way	○ 1300m - 1400m
Historic Landfill	● 1297m - Land adjoining Shaft Road

WID26 Market Garden Land at Fersfield



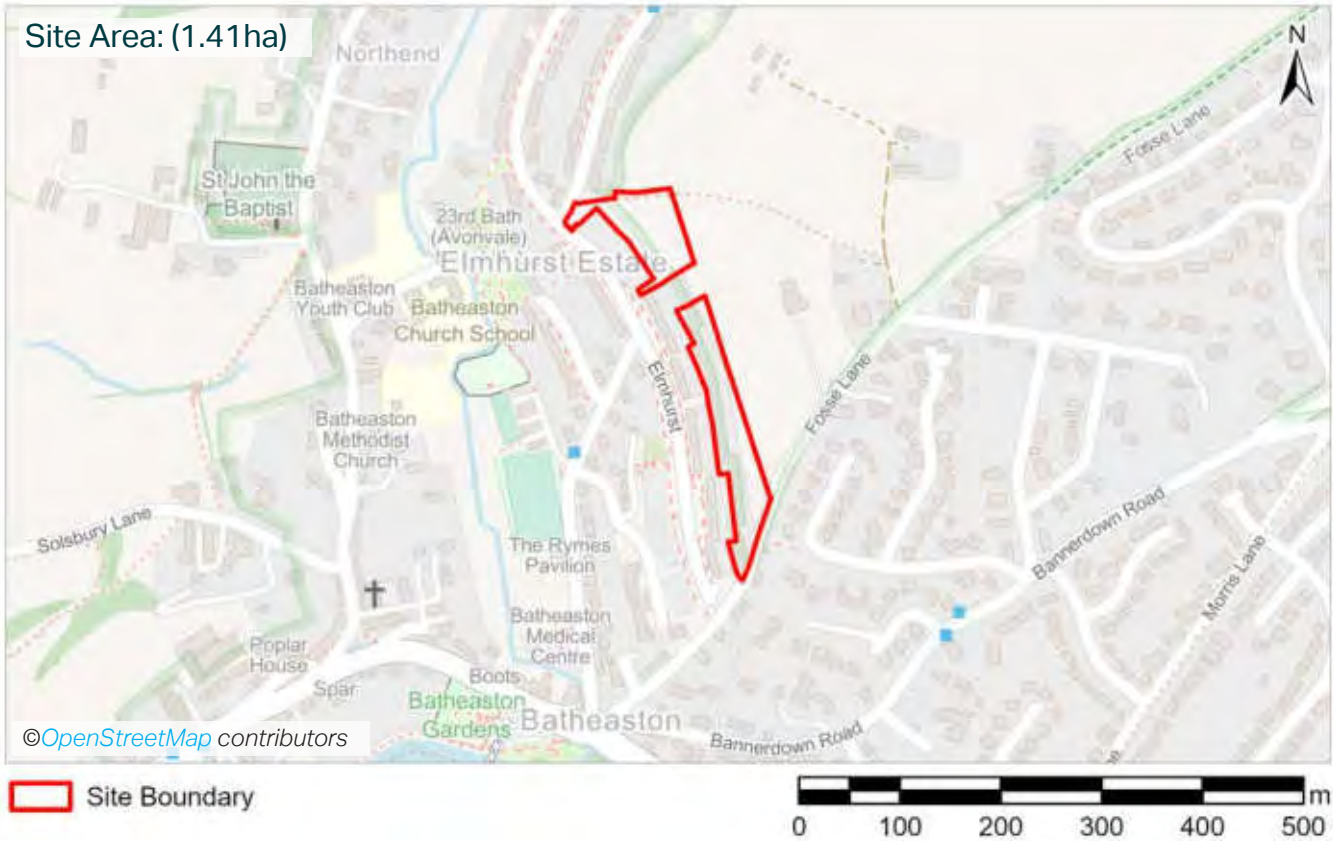
Criteria / Constraint	Score Answer
AQMA	● 1119m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 360m
International Ecological Sites (SAC,SPA,Ramsar)	● 630m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 630m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 608m - Combe Down, north of
Site of Nature Conservation Interest	● 100% Overlap - Perrymead Fields, Perrymead Woodlands
Priority Habitats	● 100% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1348m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 500m - 600m - Firs Field
Closest Park	○ 900m - 1000m - Abbey Cemetery
Green Belt Land	○ 100% Overlap
Health Facility	○ 1800m - 1900m - Beechen Cliff School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Mulberry Park Educate Together Primary
Distance to nearest Secondary School	○ 1700m - 1800m - Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1383m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 368m - Prior Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 7.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 467m - Church Of St Paul, With West Wing
Listed Building - Grade II*	● 413m - Eyre Chantry (Roman Catholic Chapel), Perrymead Cemetery
Listed Building - Grade II	● 174m - Bridge Over Footpath Between Fersfield And Prior Park Farm Woods
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1053m - Klondyke Copse
Noise Impact - Distance to major roads and railway lines	● 2.7km - Kensington Meadow
Tree Preservation Orders	○ 536m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	855m
Mineral Search Area	● 982m - Upper Lawn Quarry
Waterbodies	● 304m
Train Station	○ 1900m - 2000m - Bath Spa
Bus Station	○ 400m - 500m - The Hub
Cycle Station	○ 0m - 50m - Bath Two Tunnels Route
Public Right of Way	○ 600m - 700m
Historic Landfill	● 556m - The Old Quarry, Rear of Combe Road

PEA08 Land north of Eckweek Lane



Criteria / Constraint	Score Answer
AQMA	● 6.8km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 84m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Writhlington
Regionally Important Geological Site	● 2.1km - Camerton New Pit Tip
Site of Nature Conservation Interest	● 346m - White Ox Meadow
Priority Habitats	● 258m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3km - Derelict Yard, Bath Old Road
Local Greenspace	○ 600m - 700m - Beacon Hall Playground, Eckweek Lane Play Area
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 35% Overlap
Health Facility	○ 4km - 5km - Dragonfly Leisure Writhlington, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Somerset Studio School, Writhlington School, Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1736m - Roman villa at Upper Hayes
Registered Parks and Gardens	● 4.6km - Ammerdown House
Conservation Area	● 1847m - Radstock (Somer Valley)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter
Listed Building - Grade II*	● 1133m - Church Of All Saints
Listed Building - Grade II	● 854m - Stable And Store 10 Yards To North West Of Home Farmhouse
National Landscape (formerly AONB)	● 2.3km - Cotswolds
Ancient Woodland	● 1379m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 2.4km - Camerton Batch
Tree Preservation Orders	○ 911m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.6km
Mineral Search Area	● 5.7km - Stoke Hill Mine
Waterbodies	● 344m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 50m - 100m - Eckweek Lane
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 233m - Old quarry adjoining Ashgrove Farm

BES10 Land at Elmhurst Estate, Batheaston



Criteria / Constraint	Score Answer
AQMA	● 1786m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 562m
International Ecological Sites (SAC,SPA,Ramsar)	● 1500m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 884m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.2km - Hampton Down Quarry
Site of Nature Conservation Interest	● 238m - River Avon
Priority Habitats	● 21% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 5%
Brownfield Land Use	● 3.7km - E Block (part), MoD Ensleigh
Local Greenspace	○ 200m - 300m - Coalpit Road
Closest Park	○ 2km - 2.5km - St Catherine's Court
Green Belt Land	○ 95% Overlap
Health Facility	○ 4km - 5km - Livingwell Express Club (Bath), YMCA Gym, Team Bath Gym and Fitness Centre, Vital Health, Fitness and Beauty (Bath Spa Hotel)
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 693m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2km - St Catherine'S Court
Conservation Area	● 96m - Batheaston (Rural)
Registered Battlefield	● 5.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - St Catherine'S Court
Listed Building - Grade II*	● 240m - Pine House
Listed Building - Grade II	● 83m - Eden Park
National Landscape (formerly AONB)	● 94% Overlap - Cotswolds
Ancient Woodland	● 1500m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.4km - Kensington Meadow
Tree Preservation Orders	○ 1537m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	5.1km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● 106m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 0m - 50m - Catherine Way - Bottom
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 149m - Land at The Recreation Grounds, Batheaston

BES11 Allotments off Catherine Way



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1115m
International Ecological Sites (SAC,SPA,Ramsar)	● 1938m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1495m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.4km - Swainswick Road Cutting, South
Site of Nature Conservation Interest	● 150m - St. Catherines Brook
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 3.9km - E Block (part), MoD Ensleigh
Local Greenspace	○ 500m - 600m - Coalpit Road
Closest Park	○ 2.5km - 3km - St Catherine's Court
Green Belt Land	○ <1% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 1102m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1756m - St Catherine'S Court
Conservation Area	● 329m - Batheaston (Rural)
Registered Battlefield	● 5.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - St Catherine'S Court
Listed Building - Grade II*	● 274m - 108 And 110, Northend
Listed Building - Grade II	● 52m - Sunnymead
National Landscape (formerly AONB)	● <1% Overlap - Cotswolds
Ancient Woodland	● 1389m - Shockerwick/Tennygrove+
Noise Impact - Distance to major roads and railway lines	● 2.9km - Kensington Meadow
Tree Preservation Orders	○ 1957m
Agricultural Land Classification - Grades 1 to 3	● 7%
Mineral Safeguarded Areas	5.7km
Mineral Search Area	● 5.9km - Upper Lawn Quarry
Waterbodies	● 156m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 50m - 100m - Catherine Way - Top
Cycle Station	○ 900m - 1000m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 200m - 300m
Historic Landfill	● 480m - Land at The Recreation Grounds, Batheaston

TWT18 Land at Pennyquick Hill / Whiteway Road, Bath



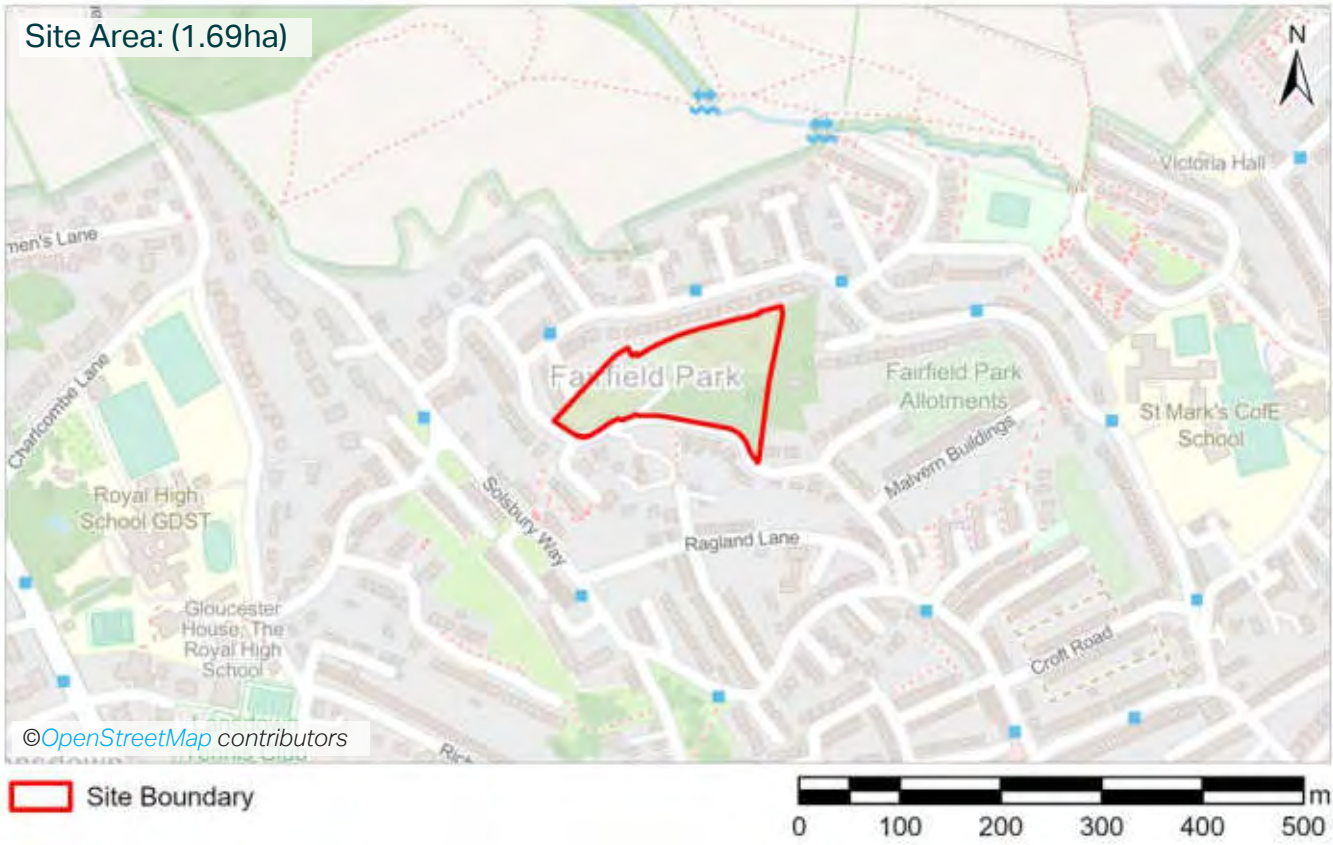
Criteria / Constraint	Score Answer
AQMA	● 1332m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 877m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 991m - Newton St. Loe
Regionally Important Geological Site	● 91m - Pennyquick Bridge
Site of Nature Conservation Interest	● 5% Overlap - Haycombe Lane, Newton Brook
Priority Habitats	● 31m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 3.40%
Surface Water Flooding (1 in 100 Year)	● 5.80%
Surface Water Flooding (1 in 1000 Year)	● 9.50%
Brownfield Land Use	● 906m - Twerton Park (part)
Local Greenspace	○ 600m - 700m - The Hollow / Bath City Farm
Closest Park	○ 1000m - 1100m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1700m - 1800m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Twerton Infant
Distance to nearest Secondary School	○ 3km - 4km - Hayesfield Girls' School, Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1027m - Culverhay Castle
Registered Parks and Gardens	● 793m - Newton Park
Conservation Area	● 428m - Bath (Bath)
Registered Battlefield	● 5.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1177m - Church Of St Peter
Listed Building - Grade II*	● 879m - Twerton Tunnel: West Entrance (Adjoining Carr'S Wood)
Listed Building - Grade II	● 287m - Claysend Farmhouse
National Landscape (formerly AONB)	● 1322m - Cotswolds
Ancient Woodland	● 1077m
Noise Impact - Distance to major roads and railway lines	● 27m - Carrs Wood
Tree Preservation Orders	○ 1381m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.8km
Mineral Search Area	● 5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 100m - 200m - Bath Mill
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 9m - Pennyquick Botttom

ODN06 Land at Rush Hill, Bath



Criteria / Constraint	Score Answer
AQMA	● 1581m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 803m
International Ecological Sites (SAC,SPA,Ramsar)	● 1445m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1445m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1419m - Springfield Quarry
Site of Nature Conservation Interest	● 24% Overlap - Stirtingale Farm (including Rush Hill Open Space and Corston View)
Priority Habitats	● 17% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 764m - 478 Wellsway, Bath
Local Greenspace	○ 100m - 200m - Corston View Allotments
Closest Park	○ 3km - 4km - Parade Gardens, Abbey Cemetery, Crowe Hall, Newton Park, Prior Park, Widcombe Manor, Royal Victoria Park
Green Belt Land	○ 149m
Health Facility	○ 300m - 400m - Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St Philip's C of E Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 633m - Part of the linear boundary known as the Wansdyke 420m south west of Barrowmead Cottage
Registered Parks and Gardens	● 2.3km - Royal Victoria Park
Conservation Area	● 7% Overlap - Bath (Bath)
Registered Battlefield	● 6.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1550m - Church Of St Peter
Listed Building - Grade II*	● 486m - Bloomfield Crescent Nos. 1-7 (Consec) Including Gate Piers
Listed Building - Grade II	● 239m - Rose Cottage (No.1)
National Landscape (formerly AONB)	● 1182m - Cotswolds
Ancient Woodland	● 482m - Breach Wood
Noise Impact - Distance to major roads and railway lines	● 745m - Twerton Roundhill
Tree Preservation Orders	○ 1115m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.1km - Upper Lawn Quarry
Waterbodies	● 153m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 0m - 50m - Somerdale View
Cycle Station	○ 1400m - 1500m - Bath Two Tunnels Route
Public Right of Way	○ 200m - 300m
Historic Landfill	● 424m - Rush Hill

LAM10 Land on the north side of Fairfield Park, Bath



Criteria / Constraint	Score Answer
AQMA	● 656m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 865m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Hampton Rocks Cutting
Regionally Important Geological Site	● 547m - Beacon Hill
Site of Nature Conservation Interest	● 94m - Charlcombe Valley
Priority Habitats	● 28% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 4.30%
Surface Water Flooding (1 in 1000 Year)	● 22%
Brownfield Land Use	● 1129m - Burlington Street
Local Greenspace	○ 0m - 50m - Fairfield Valley
Closest Park	○ 1200m - 1300m - Hedgemoor Park
Green Belt Land	○ 87m
Health Facility	○ 1400m - 1500m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St. Stephen's Primary Church School
Distance to nearest Secondary School	○ 700m - 800m - St Mark's School
World Heritage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1723m - The Eastgate, Bath
Registered Parks and Gardens	● 883m - Hedgemoor Park
Conservation Area	● 292m - Bath (Bath)
Registered Battlefield	● 4.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 770m - Nos 1-20 (Consec) And Attached Railings And Overthrows
Listed Building - Grade II*	● 669m - Church Of St Stephen
Listed Building - Grade II	● 319m - 14-19, Richmond Place
National Landscape (formerly AONB)	● 85m - Cotswolds
Ancient Woodland	● 1214m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 916m - Kensington Meadow
Tree Preservation Orders	○ 404m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.1km
Mineral Search Area	● 4.2km - Upper Lawn Quarry
Waterbodies	● 4m
Train Station	○ 2.5km - 3km - Bath Spa
Bus Station	○ 50m - 100m - Blenheim Gardens
Cycle Station	○ 2km - 2.5km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 700m - 800m
Historic Landfill	● 834m - Kensington Tip

CHY01 Land to the south west of Odd Down Park & Ride site, Bath



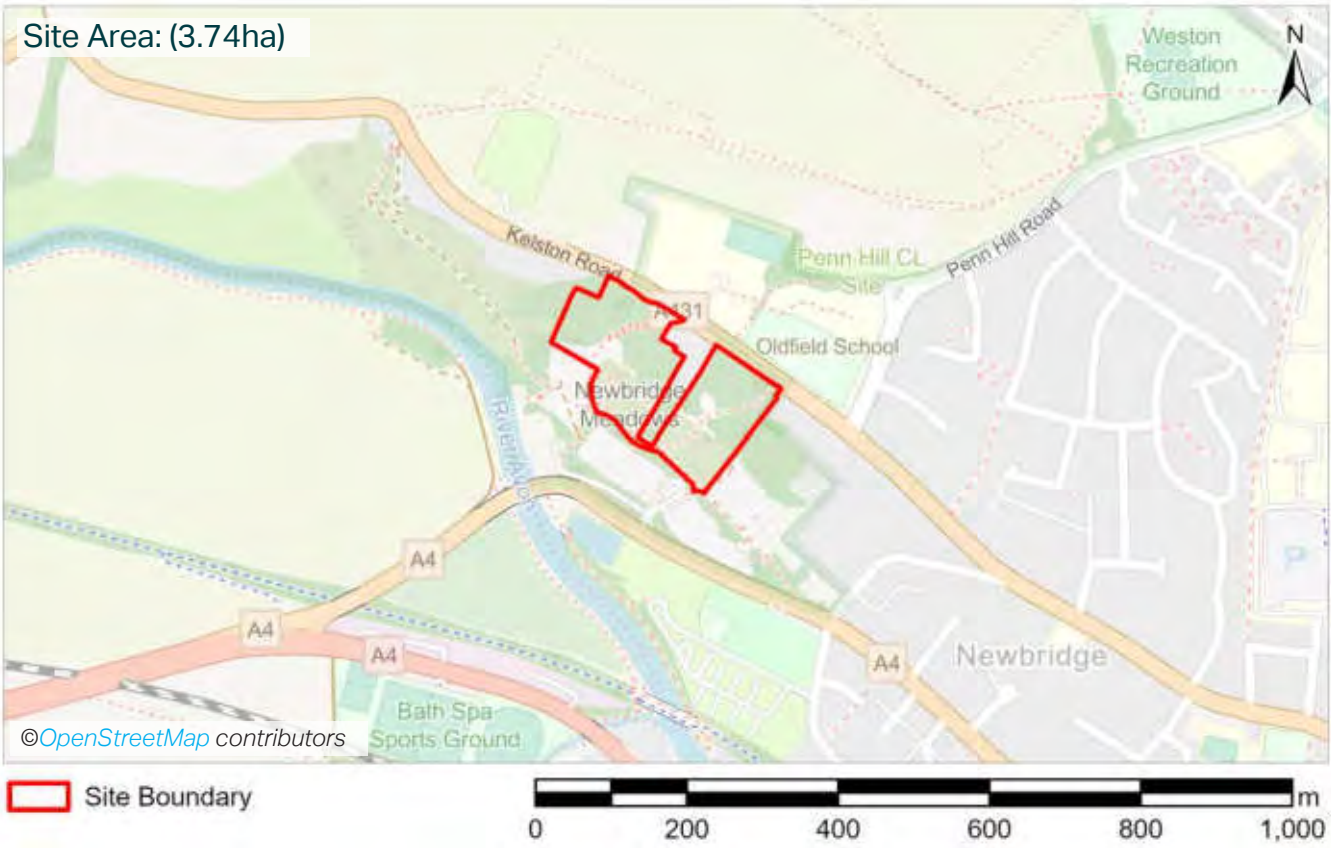
Criteria / Constraint	Score Answer
AQMA	● 2.9km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2m
International Ecological Sites (SAC,SPA,Ramsar)	● 1842m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1842m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 61m - Combe Hay Mines
Site of Nature Conservation Interest	● <1% Overlap - Fuller's Earth Works - Southstoke complex
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 856m - 478 Wellsway, Bath
Local Greenspace	○ 700m - 800m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 3km - 4km - Abbey Cemetery, Widcombe Manor, Prior Park
Green Belt Land	○ 93% Overlap
Health Facility	○ 1300m - 1400m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 400m - 500m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 371m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 3.1km - Prior Park
Conservation Area	● 1067m - Combe Hay (Rural)
Registered Battlefield	● 8.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1429m - Combe Hay Manor
Listed Building - Grade II*	● 1282m - Tithe Barn And Adjoining Stable And Dovecote And Horse Engine House
Listed Building - Grade II	● 263m - Boundary Post On A367 At National Grid Reference St 7338 6167
National Landscape (formerly AONB)	● <1% Overlap - Cotswolds
Ancient Woodland	● 126m - Vernham Wood
Noise Impact - Distance to major roads and railway lines	● 1786m - Twerton Roundhill
Tree Preservation Orders	○ 1153m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.3km
Mineral Search Area	● 3.3km - Upper Lawn Quarry
Waterbodies	● 454m
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 50m - 100m - Recycling Centre
Cycle Station	○ 2.5km - 3km - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 98% Overlap - Fullers Earth Tip

WID28 Lyncombe Hill Farm, Greenway Lane, Bath



Criteria / Constraint	Score Answer
AQMA	● 189m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 204m
International Ecological Sites (SAC,SPA,Ramsar)	● 1186m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1186m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 1113m - Springfield Quarry
Site of Nature Conservation Interest	● 100% Overlap - Beechen Cliff
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 374m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 0m - 50m - Lyncombe Hill Farm Allotments
Closest Park	○ 300m - 400m - Widcombe Manor
Green Belt Land	○ 65m
Health Facility	○ 100m - 200m - Beechen Cliff School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Widcombe Infant
Distance to nearest Secondary School	○ 100m - 200m - Beechen Cliff School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 545m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 283m - Widcombe Manor
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 6.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 351m - 1-14 (Consec) With Area Railings
Listed Building - Grade II*	● 218m - Lyncombe House
Listed Building - Grade II	● 2m - Lyncroft
National Landscape (formerly AONB)	● 54m - Cotswolds
Ancient Woodland	● 790m
Noise Impact - Distance to major roads and railway lines	● 1829m - Kensington Meadow
Tree Preservation Orders	○ 316m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1457m
Mineral Search Area	● 1619m - Upper Lawn Quarry
Waterbodies	● 152m
Train Station	○ 600m - 700m - Bath Spa
Bus Station	○ 400m - 500m - Bewdley Road, Perrymead
Cycle Station	○ 500m - 600m - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1300m - 1400m
Historic Landfill	● 753m - Lower Barrack Farm

NEW07 Land south of Kelston Road, Newbridge, Bath



Criteria / Constraint	Score Answer
AQMA	● 1005m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 293m - Newton St. Loe
Regionally Important Geological Site	● 1331m - Pennyquick Bridge
Site of Nature Conservation Interest	● 100% Overlap - Newbridge Slopes
Priority Habitats	● 63% Overlap - Deciduous woodland, Lowland calcareous grassland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 834m - Hartwells Garage
Local Greenspace	○ 800m - 900m - Avon Park Allotments
Closest Park	○ 800m - 900m - Kelston Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Mary's Catholic Primary
Distance to nearest Secondary School	○ 100m - 200m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2.7km - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 710m - Kelston Park
Conservation Area	● 253m - Bath (Bath)
Registered Battlefield	● 3.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 396m - Partis College
Listed Building - Grade II*	● 140m - New Bridge Or Newton Bridge
Listed Building - Grade II	● 33m - 130 Kelston Road, Bath
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1445m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 377m - Carrs Wood
Tree Preservation Orders	○ 886m
Agricultural Land Classification - Grades 1 to 3	● 2%
Mineral Safeguarded Areas	5.4km
Mineral Search Area	● 5.6km - Upper Lawn Quarry
Waterbodies	● 60m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 0m - 50m - Oldfield School
Cycle Station	○ 500m - 600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 300m - 400m
Historic Landfill	● 5% Overlap - North side of River Avon, North side of Upper Bristol Road

WF36b East of Westfield Industrial Estate



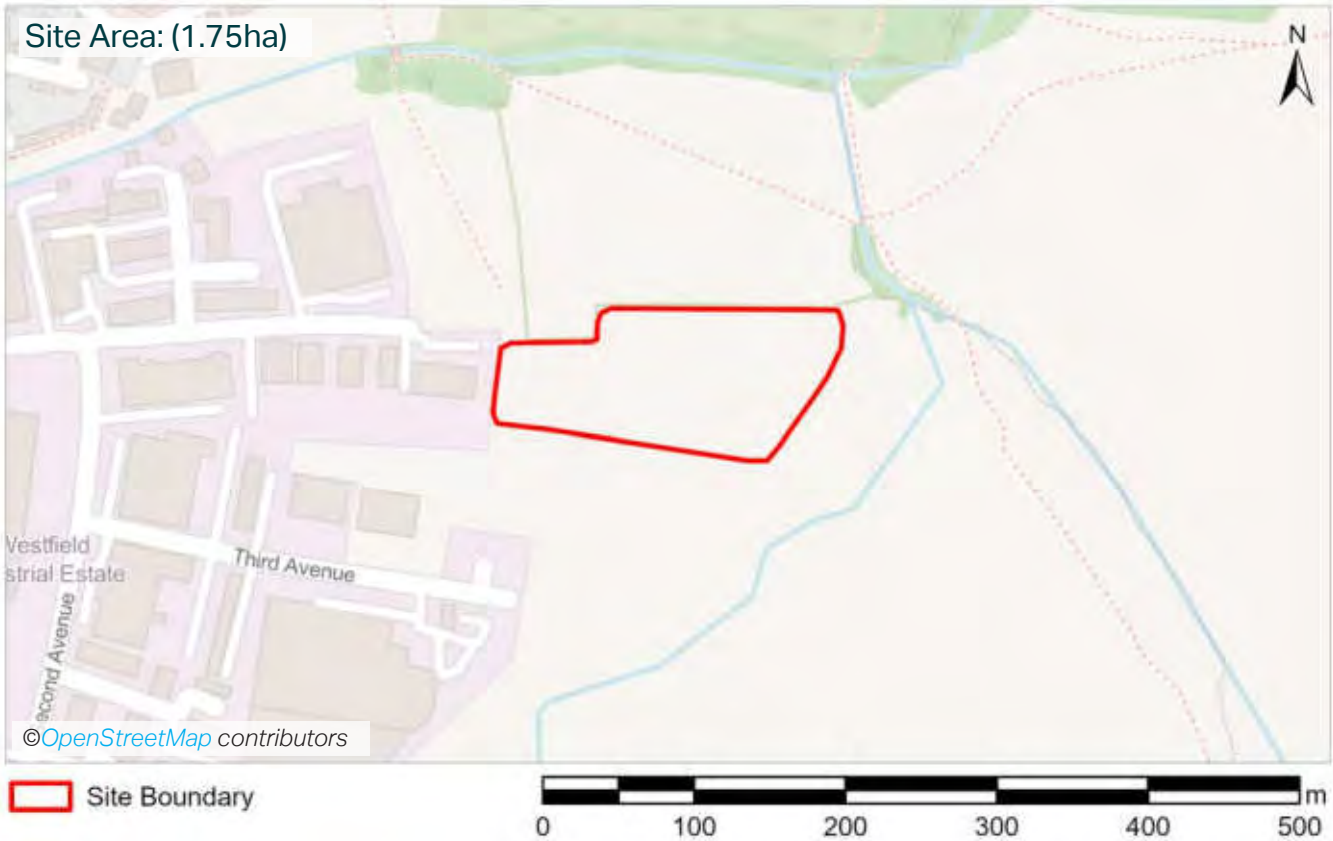
Criteria / Constraint	Score Answer
AQMA	● 5.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 504m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.4km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1181m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 140m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 2m - Waterside and West Hill Gardens
Priority Habitats	● 30m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.60%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 279m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 700m - 800m - Westfield Playing Field
Closest Park	○ 10km - 15km - Newton Park, Prior Park
Green Belt Land	○ 4km
Health Facility	○ 1100m - 1200m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Westfield Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.7km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.5km - Babington House
Conservation Area	● 775m - Radstock (Somer Valley)
Registered Battlefield	● 16.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1940m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1489m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 471m - Barton Meade House
National Landscape (formerly AONB)	● 6.9km - Cotswolds
Ancient Woodland	● 539m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1255m - Silver Street
Tree Preservation Orders	○ 1026m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	955m
Mineral Search Area	● 10.6km - Stoke Hill Mine
Waterbodies	● 26m
Train Station	○ 1300m - 1400m - Midsomer Norton South
Bus Station	○ 600m - 700m - Charlton Park
Cycle Station	○ 1300m - 1400m - The Five Arches Route
Public Right of Way	○ 300m - 400m
Historic Landfill	● 31% Overlap - Waterside Tip

WF36c Waterside Farm Area



Criteria / Constraint	Score Answer
AQMA	● 5.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 733m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.3km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1050m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 40m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● <1% Overlap - Waterside and West Hill Gardens
Priority Habitats	● 1m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 2.90%
Brownfield Land Use	● 490m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 600m - 700m - Westfield Allotments
Closest Park	○ 10km - 15km - Newton Park, Prior Park, Widcombe Manor, Abbey Cemetery
Green Belt Land	○ 3.9km
Health Facility	○ 1600m - 1700m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Westfield Primary
Distance to nearest Secondary School	○ 1600m - 1700m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.7km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1893m - Babington House
Conservation Area	● 844m - Radstock (Somer Valley)
Registered Battlefield	● 16.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1345m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1262m - The Manor House, Forecourt Wall With Piers And Steps
Listed Building - Grade II	● 227m - L-Shaped Barn/Outbuilding To South Of Barton Meade House
National Landscape (formerly AONB)	● 6.8km - Cotswolds
Ancient Woodland	● 433m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1486m - Silver Street
Tree Preservation Orders	○ 1241m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1130m
Mineral Search Area	● 10.5km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 1900m - 2000m - Midsomer Norton South
Bus Station	○ 600m - 700m - Redwood Close
Cycle Station	○ 1600m - 1700m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 46m - Waterside Tip

WF36d East of Westfield Industrial Estate



Criteria / Constraint	Score Answer
AQMA	● 5.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 528m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.8km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1073m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 28m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 8m - Waterside and West Hill Gardens
Priority Habitats	● 27m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 212m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 600m - 700m - Westfield Playing Field
Closest Park	○ 10km - 15km - Widcombe Manor, Prior Park, Newton Park
Green Belt Land	○ 3.9km
Health Facility	○ 1300m - 1400m - Dragonfly Leisure, Norton Hill School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Westfield Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.6km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.5km - Babington House
Conservation Area	● 688m - Radstock (Somer Valley)
Registered Battlefield	● 16.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1940m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1464m - Midsomer Norton Bath And North East Somerset Council Offices
Listed Building - Grade II	● 417m - Barton Meade House
National Landscape (formerly AONB)	● 6.8km - Cotswolds
Ancient Woodland	● 427m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1363m - Silver Street
Tree Preservation Orders	○ 962m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	888m
Mineral Search Area	● 10.5km - Stoke Hill Mine
Waterbodies	● 38m
Train Station	○ 1500m - 1600m - Midsomer Norton South
Bus Station	○ 800m - 900m - Charlton Park, Westfield School
Cycle Station	○ 1400m - 1500m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 161m - Waterside Tip

E14X East of Combe Hay Lane



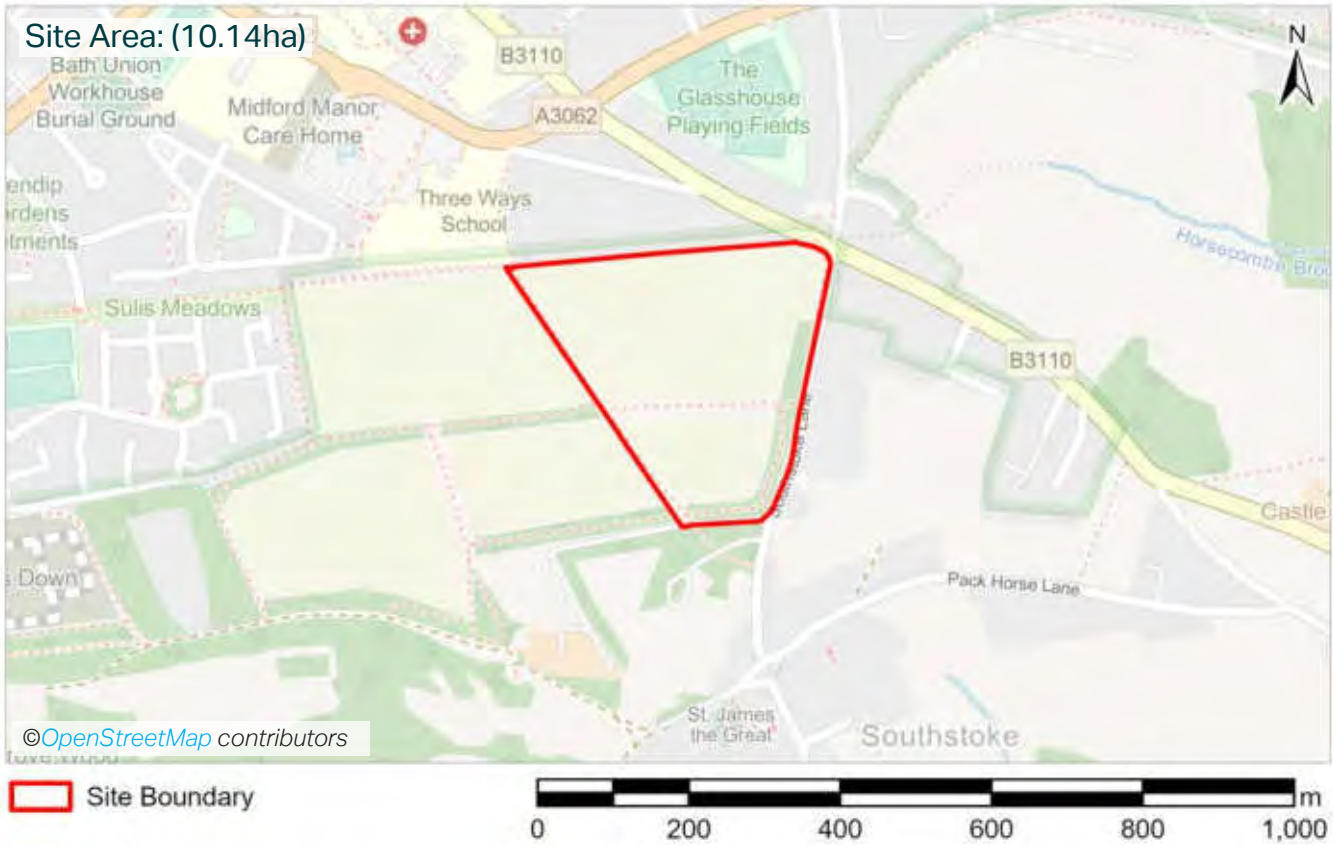
Criteria / Constraint	Score Answer
AQMA	● 2.8km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 103m
International Ecological Sites (SAC,SPA,Ramsar)	● 1624m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1624m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 9m - Combe Hay Mines
Site of Nature Conservation Interest	● 97% Overlap - Fuller's Earth Works - Southstoke complex
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 690m - 478 Wellsway, Bath
Local Greenspace	○ 600m - 700m - Mendip Gardens Allotments, Banwell Road
Closest Park	○ 3km - 4km - Abbey Cemetery, Prior Park, Widcombe Manor
Green Belt Land	○ 99% Overlap
Health Facility	○ 1200m - 1300m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 200m - 300m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 216m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 2.9km - Prior Park
Conservation Area	● 898m - South Stoke (Rural)
Registered Battlefield	● 8.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1369m - Combe Hay Manor
Listed Building - Grade II*	● 1064m - Tithe Barn And Adjoining Stable And Dovecote And Horse Engine House
Listed Building - Grade II	● 171m - Boundary Post On A367 At National Grid Reference St 7338 6167
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 218m - Vernham Wood
Noise Impact - Distance to major roads and railway lines	● 1886m - Twerton Roundhill
Tree Preservation Orders	○ 968m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.1km
Mineral Search Area	● 3.2km - Upper Lawn Quarry
Waterbodies	● 637m
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 100m - 200m - St Gregory's School
Cycle Station	○ 2km - 2.5km - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 6m - Fullers Earth Tip

E14Y West of Old School Hill



Criteria / Constraint	Score Answer
AQMA	● 2.7km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 542m
International Ecological Sites (SAC,SPA,Ramsar)	● 1059m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1059m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 608m - Combe Hay Locks
Site of Nature Conservation Interest	● No Overlap
Priority Habitats	● 28m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 849m - 478 Wellsway, Bath
Local Greenspace	○ 1100m - 1200m - Foxhill Allotments
Closest Park	○ 2km - 2.5km - Prior Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 1700m - 1800m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 1100m - 1200m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 349m - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 2.1km - Prior Park
Conservation Area	● <1% Overlap - South Stoke (Rural)
Registered Battlefield	● 8.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1448m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 102m - Tithe Barn And Adjoining Stable And Dovecote And Horse Engine House
Listed Building - Grade II	● 118m - Manor Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 95m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 2.5km - Twerton Roundhill
Tree Preservation Orders	○ 170m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.2km
Mineral Search Area	● 2.2km - Stoke Hill Mine
Waterbodies	● 343m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Old School Hill, Southstoke Village
Cycle Station	○ 1900m - 2000m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 764m - Railway Cutting

E14Z West of Southstoke Lane



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 168m
International Ecological Sites (SAC,SPA,Ramsar)	● 582m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 582m - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● 529m - Springfield Quarry
Site of Nature Conservation Interest	● 4% Overlap - Wansdyke Footpath
Priority Habitats	● 3m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.60%
Surface Water Flooding (1 in 1000 Year)	● 3.80%
Brownfield Land Use	● 619m - 478 Wellsway, Bath
Local Greenspace	○ 700m - 800m - Mendip Gardens Allotments, Banwell Road, Foxhill Allotments
Closest Park	○ 1900m - 2000m - Prior Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 1100m - 1200m - Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Martin's Garden Primary
Distance to nearest Secondary School	○ 900m - 1000m - Saint Gregory's Catholic College
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 6% Overlap - Wansdyke: section 1230yds (1120m) eastwards from Burnt House Inn
Registered Parks and Gardens	● 1539m - Prior Park
Conservation Area	● 4m - South Stoke (Rural)
Registered Battlefield	● 8.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1247m - Midford Castle With Former Offices And Coach Houses
Listed Building - Grade II*	● 263m - Church Of St James
Listed Building - Grade II	● 22m - Group Of Three Boundary Posts At National Grid Reference St 7480 6186
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 360m - Grove Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Twerton Roundhill
Tree Preservation Orders	○ 24m
Agricultural Land Classification - Grades 1 to 3	● 76%
Mineral Safeguarded Areas	1776m
Mineral Search Area	● 1783m - Upper Lawn Quarry
Waterbodies	● 221m
Train Station	○ 3km - 4km - Bath Spa, Oldfield Park
Bus Station	○ 0m - 50m - Cross Keys
Cycle Station	○ 1700m - 1800m - Bath Two Tunnels Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 551m - Lower Barrack Farm

CAM01 Camelot, Red Hill



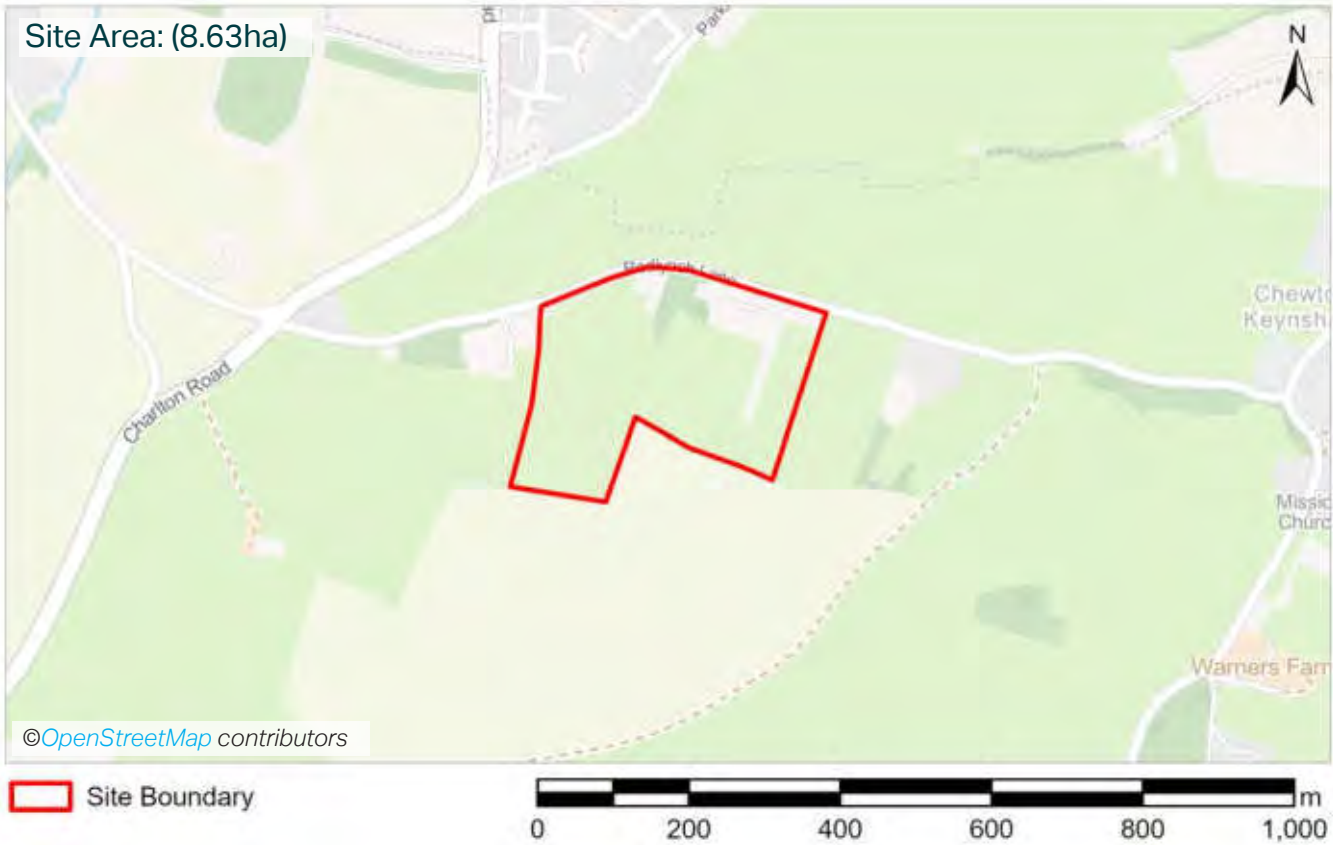
Criteria / Constraint	Score Answer
AQMA	● 5.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1893m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bowlditch Quarry
Regionally Important Geological Site	● 258m - Camerton Old Pit Tip
Site of Nature Conservation Interest	● 347m - Camerton New Pit Tip
Priority Habitats	● 125m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1448m - Wheeler's Yard
Local Greenspace	○ 300m - 400m - Camerton Batch Local Nature Reserve
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 37m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Writhlington School, Somervale School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 775m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5.2km - Newton Park
Conservation Area	● 1090m - Timsbury (Rural)
Registered Battlefield	● 12km - Lansdown Battlefield (part)
Listed Building - Grade I	● 933m - Church Of St Peter
Listed Building - Grade II*	● 868m - Parish'S House
Listed Building - Grade II	● 105m - Powderhouse 80 Metres North Of Downside House (At St 6820 5808)
National Landscape (formerly AONB)	● 4.8km - Cotswolds
Ancient Woodland	● 547m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 258m - Camerton Batch
Tree Preservation Orders	○ 1379m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1742m
Mineral Search Area	● 8.4km - Stoke Hill Mine
Waterbodies	● 357m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 0m - 50m - Travis Perkins
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 50m - 100m
Historic Landfill	● 393m - Splott Farm

K11 Land at Hawkeswell



Criteria / Constraint	Score Answer
AQMA	● 97m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 961m - Cleeve Wood, Hanham
Regionally Important Geological Site	● 372m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 264m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 111m - Coastal and floodplain grazing marsh
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2%
Surface Water Flooding (1 in 100 Year)	● 3.80%
Surface Water Flooding (1 in 1000 Year)	● 9.10%
Brownfield Land Use	● 219m - St Augustine's Surgery
Local Greenspace	○ 200m - 300m - The Paddock, Land west of St John's Court, Old Vicarage Green
Closest Park	○ 2km - 2.5km - Brislington House
Green Belt Land	○ 98% Overlap
Health Facility	○ 600m - 700m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Johns C of E Primary
Distance to nearest Secondary School	○ 500m - 600m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 98m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1878m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● <1% Overlap - Keynsham (Keynsham)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 342m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 219m - Church Of St John The Baptist
Listed Building - Grade II	● 24m - 26 And 28, Bristol Road
National Landscape (formerly AONB)	● 3.6km - Cotswolds
Ancient Woodland	● 873m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 1835m - Manor Road Community Woodland
Tree Preservation Orders	○ 961m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	263m
Mineral Search Area	● 12.9km - Upper Lawn Quarry
Waterbodies	● 165m
Train Station	○ 400m - 500m - Keynsham
Bus Station	○ 100m - 200m - Rugby Club
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 426m - Somerdale Landfill Site

CDAN36 Latchets Kennels and adjacent land, Redlynch Lane



Criteria / Constraint	Score Answer
AQMA	● 2km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.4km - Bickley Wood
Regionally Important Geological Site	● 1583m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 410m - Wooscombe complex
Priority Habitats	● 314m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 3.10%
Brownfield Land Use	● 1952m - Riverside
Local Greenspace	○ 1100m - 1200m - Abbots Wood
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - St Keyna Primary, Castle Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Broadlands Academy, Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 871m - Chewton Keynsham packhorse bridge
Registered Parks and Gardens	● 3.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 698m - Queen Charlton (Rural)
Registered Battlefield	● 7.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 905m - Church Of St Margaret
Listed Building - Grade II	● 457m - Parkhouse Farmhouse
National Landscape (formerly AONB)	● 4.2km - Cotswolds
Ancient Woodland	● 1286m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 1807m - Manor Road Community Woodland
Tree Preservation Orders	○ 2212m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	469m
Mineral Search Area	● 12.6km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 400m - 500m - Poplars Cottage
Cycle Station	○ 2km - 2.5km - Avon Cycleway
Public Right of Way	○ 200m - 300m
Historic Landfill	● 1704m - Land between Lye Hill and Burnett

CDAN02 Queen Charlton Quarry



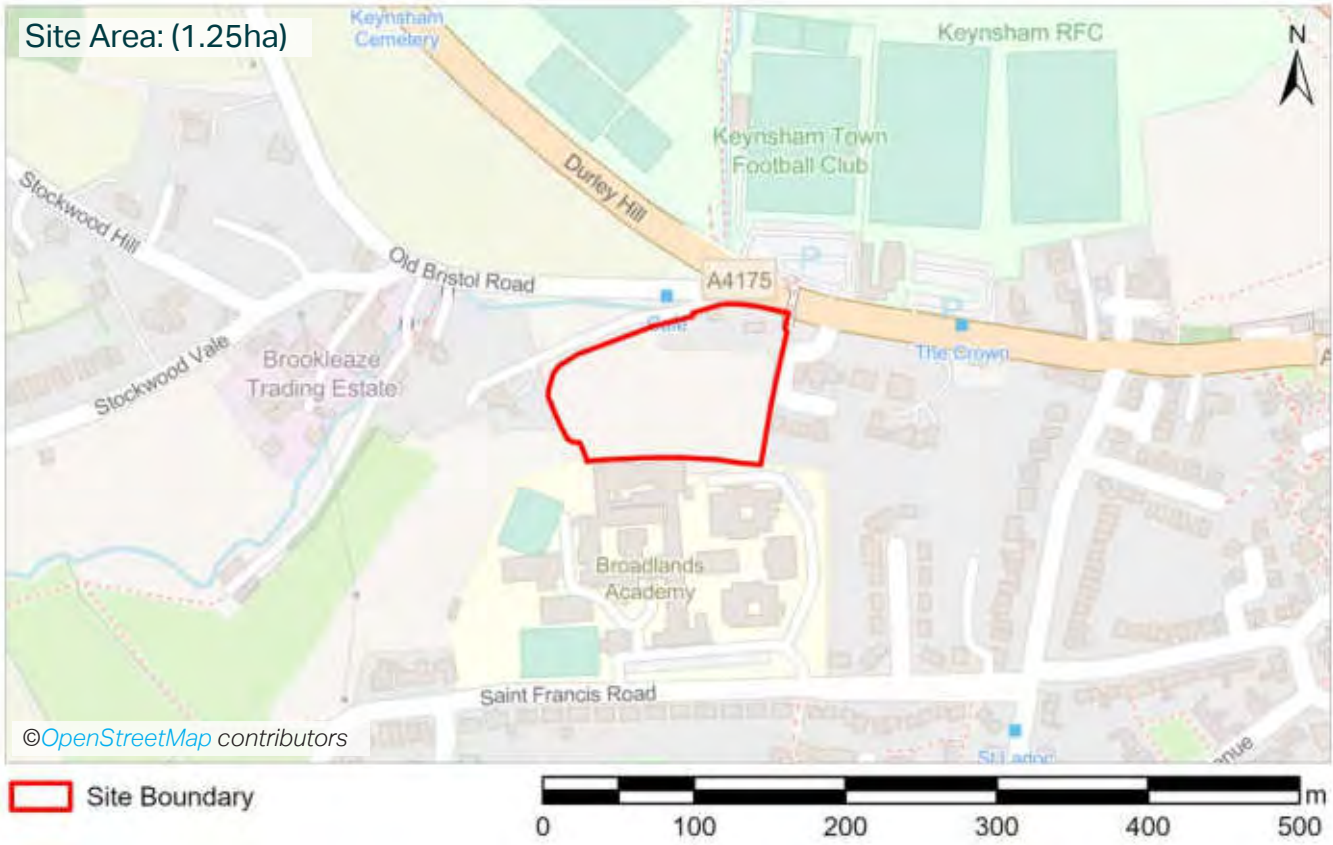
Criteria / Constraint	Score Answer
AQMA	● 3km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.3km - Bickley Wood
Regionally Important Geological Site	● 2.6km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 83% Overlap - Wooscombe complex
Priority Habitats	● 14% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.50%
Surface Water Flooding (1 in 100 Year)	● 1.90%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 2.5km - Pensford Garage
Local Greenspace	○ 1400m - 1500m - Abbots Wood
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - St Keyna Primary, Castle Primary, Pensford Primary
Distance to nearest Secondary School	○ 3km - 4km - Wellsway School, Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 985m - Part of the linear boundary known as the Wansdyke 375m south east of Knowle Farm
Registered Parks and Gardens	● 4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 876m - Queen Charlton (Rural)
Registered Battlefield	● 8.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1855m - Church Of All Saints
Listed Building - Grade II*	● 1027m - Manor House
Listed Building - Grade II	● 1010m - Garden Wall, Running To East From Centre And Rear Of Manor House
National Landscape (formerly AONB)	● 5km - Cotswolds
Ancient Woodland	● 839m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 2224m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	33m
Mineral Search Area	● 13.1km - Upper Lawn Quarry
Waterbodies	● 1% Overlap
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 700m - 800m - Poplars Cottage
Cycle Station	○ 1400m - 1500m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1380m - Priestdown Farm

CHEL01 Land opposite Rectory House



Criteria / Constraint	Score Answer
AQMA	● 3.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Folly Farm
Regionally Important Geological Site	● 2.4km - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 347m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 347m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.1km - Pensford Garage
Local Greenspace	○ 3km - 4km - Gastons, Bramble Cottage
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 7km - 8km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Pensford Primary
Distance to nearest Secondary School	○ 8km - 9km - Broadlands Academy, Wellsway School, IKB Academy, Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.3km - Round House
Registered Parks and Gardens	● 5.4km - Newton Park
Conservation Area	● 2.1km - Pensford (Rural)
Registered Battlefield	● 11.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 104m - Church Of St Leonard
Listed Building - Grade II	● 0m - Wall And Railings About 5 Metres North East Of Old School House And The Firs
National Landscape (formerly AONB)	● 4.9km - Mendip Hills
Ancient Woodland	● 411m
Noise Impact - Distance to major roads and railway lines	● 2.4km - Folly Farm
Tree Preservation Orders	○ 2096m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13km - Upper Lawn Quarry
Waterbodies	● 15m
Train Station	○ 8km - 9km - Keynsham
Bus Station	○ 0m - 50m - Chelwood Village
Cycle Station	○ 2.5km - 3km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1024m - Frys Bottom Landfill Site

K37 Land south of Bristol Road



Criteria / Constraint	Score Answer
AQMA	● 467m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.9km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1099m - Bickley Wood
Regionally Important Geological Site	● 865m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● <1% Overlap - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 26% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 684m - St Augustine's Surgery
Local Greenspace	○ 300m - 400m - Winscombe Close
Closest Park	○ 1900m - 2000m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1000m - 1100m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 200m - 300m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 462m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1660m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 363m - Keynsham (Keynsham)
Registered Battlefield	● 6.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 786m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 627m - Church Of St John The Baptist
Listed Building - Grade II	● 34m - Hamleaze
National Landscape (formerly AONB)	● 4.1km - Cotswolds
Ancient Woodland	● 1103m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Manor Road Community Woodland
Tree Preservation Orders	○ 1295m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	86m
Mineral Search Area	● 13.3km - Upper Lawn Quarry
Waterbodies	● 7m
Train Station	○ 900m - 1000m - Keynsham
Bus Station	○ 0m - 50m - Cafe
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 100m - 200m
Historic Landfill	● 588m - Rivevy Quarry

MSN14e Priory Nurseries,



Criteria / Constraint	Score Answer
AQMA	● 4.2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 11m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1196m - Bowlditch Quarry
Regionally Important Geological Site	● 1023m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 82m - Norton Radstock Disused railway line
Priority Habitats	● 85% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 3.10%
Surface Water Flooding (1 in 1000 Year)	● 18.20%
Brownfield Land Use	● 692m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 100m - 200m - Allotments
Closest Park	○ 10km - 15km - Abbey Cemetery, Parade Gardens, Widcombe Manor, Crowe Hall, Prior Park, Newton Park, Royal Victoria Park
Green Belt Land	○ 3.7km
Health Facility	○ 800m - 900m - High Energy Gym, Dragonfly Leisure Midsomer Norton
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - Welton Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.7km - Babington House
Conservation Area	● No Overlap
Registered Battlefield	● 15.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 432m - Welton Manor House
Listed Building - Grade II	● 342m - Crown Inn
National Landscape (formerly AONB)	● 6.9km - Cotswolds
Ancient Woodland	● 1126m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1073m - Silver Street
Tree Preservation Orders	○ 217m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 10.6km - Stoke Hill Mine
Waterbodies	● 3m
Train Station	○ 1400m - 1500m - Midsomer Norton South
Bus Station	○ 50m - 100m - Welton Primary School
Cycle Station	○ 400m - 500m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 9m - Land Near Ham Gardens

PEA12 Land off Church Road



Criteria / Constraint	Score Answer
AQMA	● 7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 519m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Writhlington
Regionally Important Geological Site	● 1059m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 62m - New Buildings field
Priority Habitats	● 97% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.1km - Derelict Yard, Bath Old Road
Local Greenspace	○ 500m - 600m - Frederick Close
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 534m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1047m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.4km - Ammerdown House
Conservation Area	● 1314m - Radstock (Somer Valley)
Registered Battlefield	● 12.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1021m - Church Of St Peter
Listed Building - Grade II*	● 2.2km - Church Of All Saints
Listed Building - Grade II	● 127m - Church Of St John Baptist
National Landscape (formerly AONB)	● 3.7km - Cotswolds
Ancient Woodland	● 184m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1307m - Camerton Batch
Tree Preservation Orders	○ 439m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.5km
Mineral Search Area	● 7.1km - Stoke Hill Mine
Waterbodies	● 215m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 500m - 600m - Red Post
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 166m - Peasdown St. John Cricket Club

PEA13 Land off Carlingcott Lane



Criteria / Constraint	Score Answer
AQMA	● 7km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 241m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1949m - Writhlington
Regionally Important Geological Site	● 1204m - Camerton New Pit Tip
Site of Nature Conservation Interest	● <1% Overlap - New Buildings field
Priority Habitats	● 10m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1829m - Derelict Yard, Bath Old Road
Local Greenspace	○ 400m - 500m - Frederick Close
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 656m
Health Facility	○ 2.5km - 3km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Peasedown St John Primary
Distance to nearest Secondary School	○ 3km - 4km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 879m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.2km - Ammerdown House
Conservation Area	● 1040m - Radstock (Somer Valley)
Registered Battlefield	● 12.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1024m - Church Of St Peter
Listed Building - Grade II*	● 2.4km - Church Of All Saints
Listed Building - Grade II	● 78m - Boundary Marker About 10 Metres South West Of Red Post Inn
National Landscape (formerly AONB)	● 3.6km - Cotswolds
Ancient Woodland	● 104m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1396m - Camerton Batch
Tree Preservation Orders	○ 367m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.3km
Mineral Search Area	● 7.1km - Stoke Hill Mine
Waterbodies	● 185m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 50m - 100m - Red Post
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 18m - Peasdown St. John Cricket Club

BWK02 Land at Mulberry House, Golf Course Road



Criteria / Constraint	Score Answer
AQMA	● 702m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 700m
International Ecological Sites (SAC,SPA,Ramsar)	● 1050m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 384m - North Road Quarry, Bath
Regionally Important Geological Site	● 1029m - Hampton Down Quarry
Site of Nature Conservation Interest	● <1% Overlap - Bathwick Slopes (part of) (part of Bathampton Down and Woodlands SNCI), Bathwick Wood (part of Bathampton Down and Woodlands SNCI)
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 11.40%
Surface Water Flooding (1 in 1000 Year)	● 23.70%
Brownfield Land Use	● 1187m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 1200m - 1300m - Land between Warminster Road and Bathampton Lane
Closest Park	○ 800m - 900m - Gardens at Oakwood, Bathwick Tower and Smallcombe House
Green Belt Land	○ 62% Overlap
Health Facility	○ 900m - 1000m - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1700m - 1800m - Bathwick St Mary Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Ralph Allen School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 484m - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 469m - Gardens At Oakwood/Bathwick Tower And Smallcombe House
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 807m - Nos. 93-103 (Consec) Including No 93A And Attached Forecourt And Railings
Listed Building - Grade II*	● 80m - Sham Castle
Listed Building - Grade II	● 192m - Lorraine House And Haisbro House
National Landscape (formerly AONB)	● 61% Overlap - Cotswolds
Ancient Woodland	● 95m - Bathwick Wood
Noise Impact - Distance to major roads and railway lines	● 1113m - Kensington Meadow
Tree Preservation Orders	○ 384m
Agricultural Land Classification - Grades 1 to 3	● 89%
Mineral Safeguarded Areas	2.1km
Mineral Search Area	● 2.3km - Upper Lawn Quarry
Waterbodies	● 508m
Train Station	○ 2.5km - 3km - Bath Spa
Bus Station	○ 100m - 200m - Golf Course Road
Cycle Station	○ 1200m - 1300m - Claverton Down
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1120m - Kensington Meadows

BIS06 Tennis court



Criteria / Constraint	Score Answer
AQMA	● 3.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 124m
International Ecological Sites (SAC,SPA,Ramsar)	● 300m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 300m - Chew Valley Lake
Regionally Important Geological Site	● 1448m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 300m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 194m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 3km - Newbridge Garage
Local Greenspace	○ 4km - 5km - Land south of Lower Road, The Glebe, Recreation Ground, Recreational Land
Closest Park	○ 10km - 15km - Brislington House, Newton Park
Green Belt Land	○ <1% Overlap
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1136m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 6.2km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 16.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of St Margaret
Listed Building - Grade II*	● 1306m - Sutton Court
Listed Building - Grade II	● 200m - Church Of Holy Trnity
National Landscape (formerly AONB)	● 54% Overlap - Mendip Hills
Ancient Woodland	● 1099m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1636m - Folly Farm
Tree Preservation Orders	○ 3115m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1044m
Mineral Search Area	● 18km - Stoke Hill Mine
Waterbodies	● 88m
Train Station	○ 10km - 15km - Keynsham, Bedminster, Midsomer Norton South, Parson Street
Bus Station	○ 600m - 700m - Butchers Arms, Hollow Brook, Rushgrove Gardens
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1220m - Sutton Hill

BIS01 Land west of Ham Lane



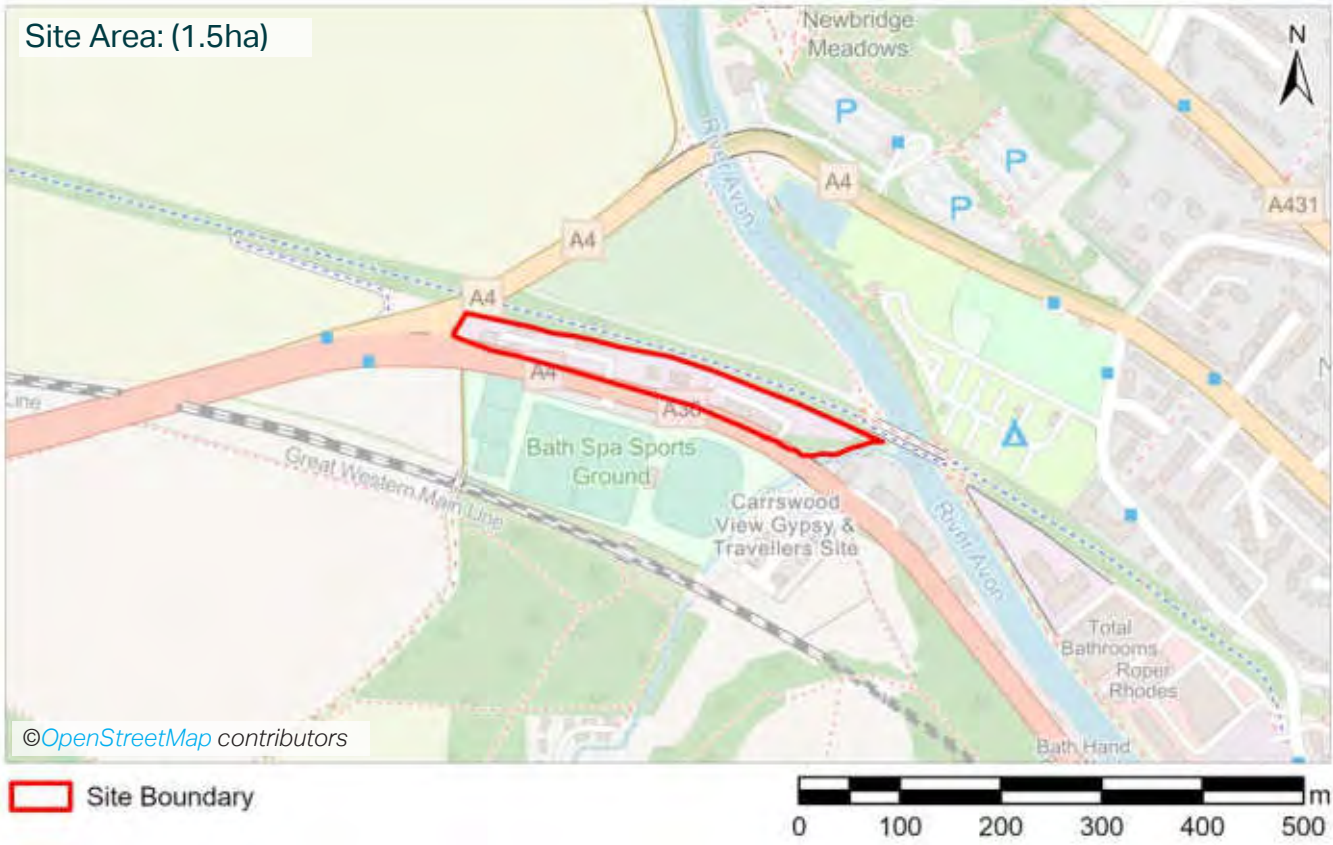
Criteria / Constraint	Score Answer
AQMA	● 3.8km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 89m
International Ecological Sites (SAC,SPA,Ramsar)	● 404m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 404m - Chew Valley Lake
Regionally Important Geological Site	● 1414m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 401m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 187m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.40%
Surface Water Flooding (1 in 1000 Year)	● 30.20%
Brownfield Land Use	● 3.1km - Newbridge Garage
Local Greenspace	○ 4km - 5km - Land south of Lower Road, The Glebe, Recreation Ground, Recreational Land
Closest Park	○ 10km - 15km - Newton Park, Brislington House
Green Belt Land	○ 34m
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1175m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 6.2km - Ston Easton Park
Conservation Area	● 2.8km - Hinton Blewett (Rural)
Registered Battlefield	● 16.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of St Margaret
Listed Building - Grade II*	● 1251m - Sutton Court
Listed Building - Grade II	● 197m - Church Of Holy Trnity
National Landscape (formerly AONB)	● 92m - Mendip Hills
Ancient Woodland	● 1057m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1582m - Folly Farm
Tree Preservation Orders	○ 3179m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1034m
Mineral Search Area	● 17.9km - Stoke Hill Mine
Waterbodies	● 57m
Train Station	○ 10km - 15km - Keynsham, Midsomer Norton South, Bedminster, Parson Street
Bus Station	○ 700m - 800m - Hollow Brook
Cycle Station	○ 2km - 2.5km - National Cycle Route 3
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1198m - Sutton Hill

WSTN07 Primrose Hill / Land north-east of Purlewent Drive



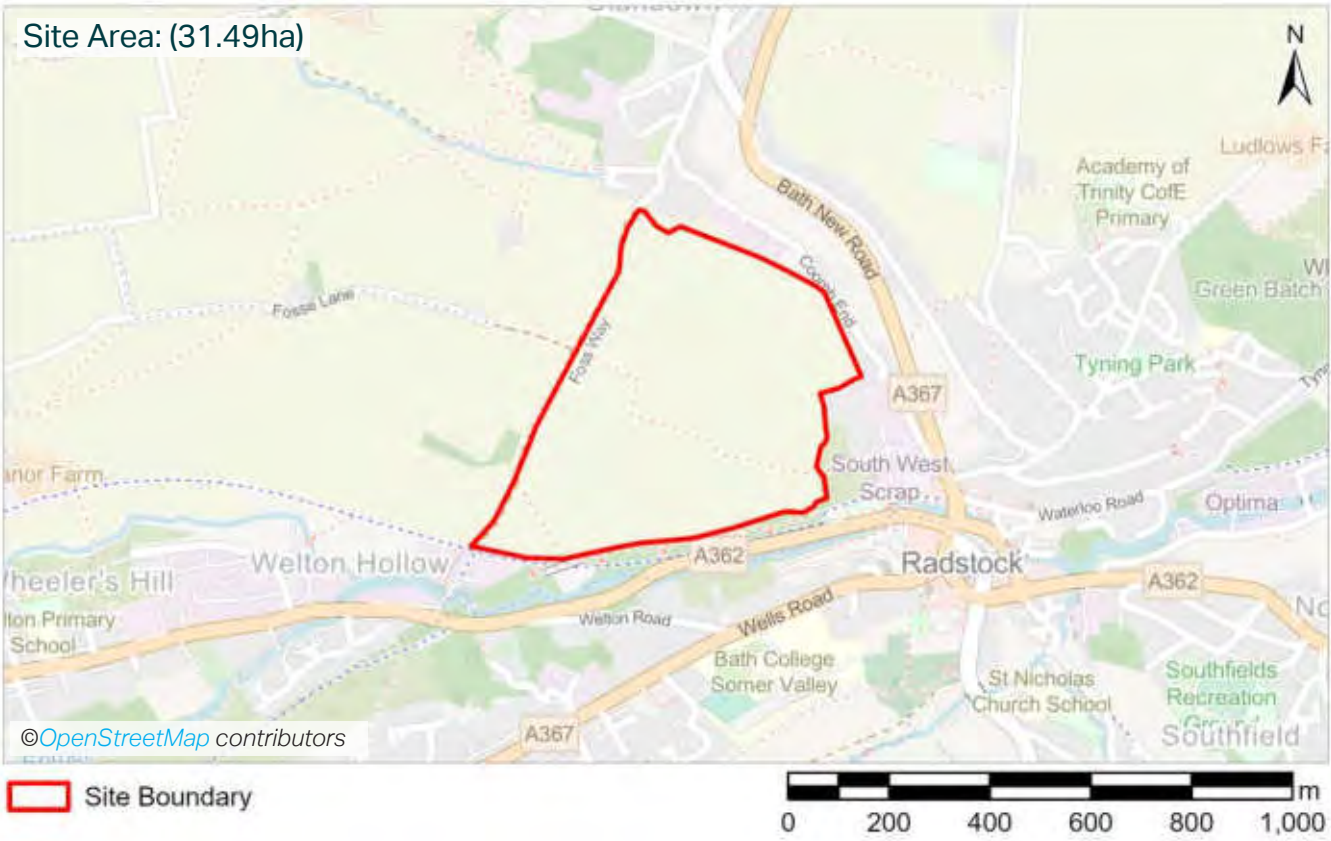
Criteria / Constraint	Score Answer
AQMA	● 994m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1017m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1925m - Newton St. Loe
Regionally Important Geological Site	● 1380m - Beacon Hill
Site of Nature Conservation Interest	● 16% Overlap - Primrose Hill (Weston Hill), Primrose Hill Farm Weston Park Field and Playing Field
Priority Habitats	● 67m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 328m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 0m - 50m - The Archery Field
Closest Park	○ 800m - 900m - Royal Victoria Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Body Development
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - St Mary's Catholic Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1810m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 615m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 3.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 520m - 1-9, Sion Hill Place
Listed Building - Grade II*	● 213m - Rear-Admiral Philip Affleck Tomb In Church Of All Saints Churchyard
Listed Building - Grade II	● 107m - 11-21, Church Road
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1603m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1800m - Carrs Wood
Tree Preservation Orders	○ 848m
Agricultural Land Classification - Grades 1 to 3	● 74%
Mineral Safeguarded Areas	4.5km
Mineral Search Area	● 4.7km - Upper Lawn Quarry
Waterbodies	● 90m
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 300m - 400m - Lucklands Road, Weston Park West
Cycle Station	○ 1400m - 1500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 90m - Land at Primrose Hill Farm

NSL04 Depot between Lawrence House and junction of LBR and Newbrid



Criteria / Constraint	Score Answer
AQMA	● 906m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 17m - Newton St. Loe
Regionally Important Geological Site	● 1008m - Pennyquick Bridge
Site of Nature Conservation Interest	● <1% Overlap - Bitton to Bath railway track, River Avon
Priority Habitats	● 15% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.80%
Brownfield Land Use	● 734m - Hartwells Garage
Local Greenspace	○ 900m - 1000m - Avon Park Allotments
Closest Park	○ 1200m - 1300m - Kelston Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1800m - 1900m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1400m - 1500m - Newbridge Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2.4km - Culverhay Castle
Registered Parks and Gardens	● 699m - Kelston Park
Conservation Area	● 2m - Bath (Bath)
Registered Battlefield	● 4.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 576m - Partis College
Listed Building - Grade II*	● 202m - Twerton Wood Tunnel West Portal (Mln110915)
Listed Building - Grade II	● 136m - Road Bridge Over The Railway
National Landscape (formerly AONB)	● 208m - Cotswolds
Ancient Woodland	● 1209m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 64m - Carrs Wood
Tree Preservation Orders	○ 1375m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.1km
Mineral Search Area	● 5.5km - Upper Lawn Quarry
Waterbodies	● 2m
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 100m - 200m - Twerton Fork
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 55m - Brassmill Lane

RAD36 Land west of Combe End



Criteria / Constraint	Score Answer
AQMA	● 5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 44m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 742m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 99m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 16% Overlap - Norton Radstock Disused railway line
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.40%
Surface Water Flooding (1 in 100 Year)	● 0.50%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 4m - ACL House
Local Greenspace	○ 50m - 100m - Tom Huyton Play Area
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.3km
Health Facility	○ 0m - 50m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Nicholas Church School
Distance to nearest Secondary School	○ 2km - 2.5km - Writhlington School, Norton Hill School, Somerset Studio School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 601m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.9km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1943m - Church Of St Peter
Listed Building - Grade II*	● 938m - Welton Manor House
Listed Building - Grade II	● 0m - Powderhouse, 120 Metres East In Field (At 6851 5523)
National Landscape (formerly AONB)	● 5.3km - Cotswolds
Ancient Woodland	● 844m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1915m - Silver Street
Tree Preservation Orders	○ 1027m
Agricultural Land Classification - Grades 1 to 3	● 98%
Mineral Safeguarded Areas	340m
Mineral Search Area	● 9km - Stoke Hill Mine
Waterbodies	● 7m
Train Station	○ 2km - 2.5km - Midsomer Norton South
Bus Station	○ 200m - 300m - Welton Road
Cycle Station	○ 0m - 50m - National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 537m - Land Near Ham Gardens

PAU27



Criteria / Constraint	Score Answer
AQMA	● 2.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1256m - Bowlditch Quarry
Regionally Important Geological Site	● 5m - Old Mills Tip
Site of Nature Conservation Interest	● 6m - Old Mills Mine Tip
Priority Habitats	● 6m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1117m - Farthing & Short, The Island
Local Greenspace	○ 0m - 50m - Boxbury Hill
Closest Park	○ 10km - 15km - Prior Park, Widcombe Manor, Abbey Cemetery, Crowe Hall, Newton Park, Royal Victoria Park
Green Belt Land	○ 3.2km
Health Facility	○ 1300m - 1400m - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1200m - 1300m - Longvernal Primary
Distance to nearest Secondary School	○ 1300m - 1400m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.8km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.4km - Ston Easton Park
Conservation Area	● 686m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 15.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Ston Easton Park
Listed Building - Grade II*	● 810m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 782m - Vicarage
National Landscape (formerly AONB)	● 5.4km - Mendip Hills
Ancient Woodland	● 1078m
Noise Impact - Distance to major roads and railway lines	● 1435m - Silver Street
Tree Preservation Orders	○ 763m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.7km - Stoke Hill Mine
Waterbodies	● 237m
Train Station	○ 1800m - 1900m - Midsomer Norton South
Bus Station	○ 50m - 100m - Thicket Mead Rbt, Phillis Hill Bottom
Cycle Station	○ 200m - 300m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 296m - Land Sout East of Old Mills

K53 Hicks Gate



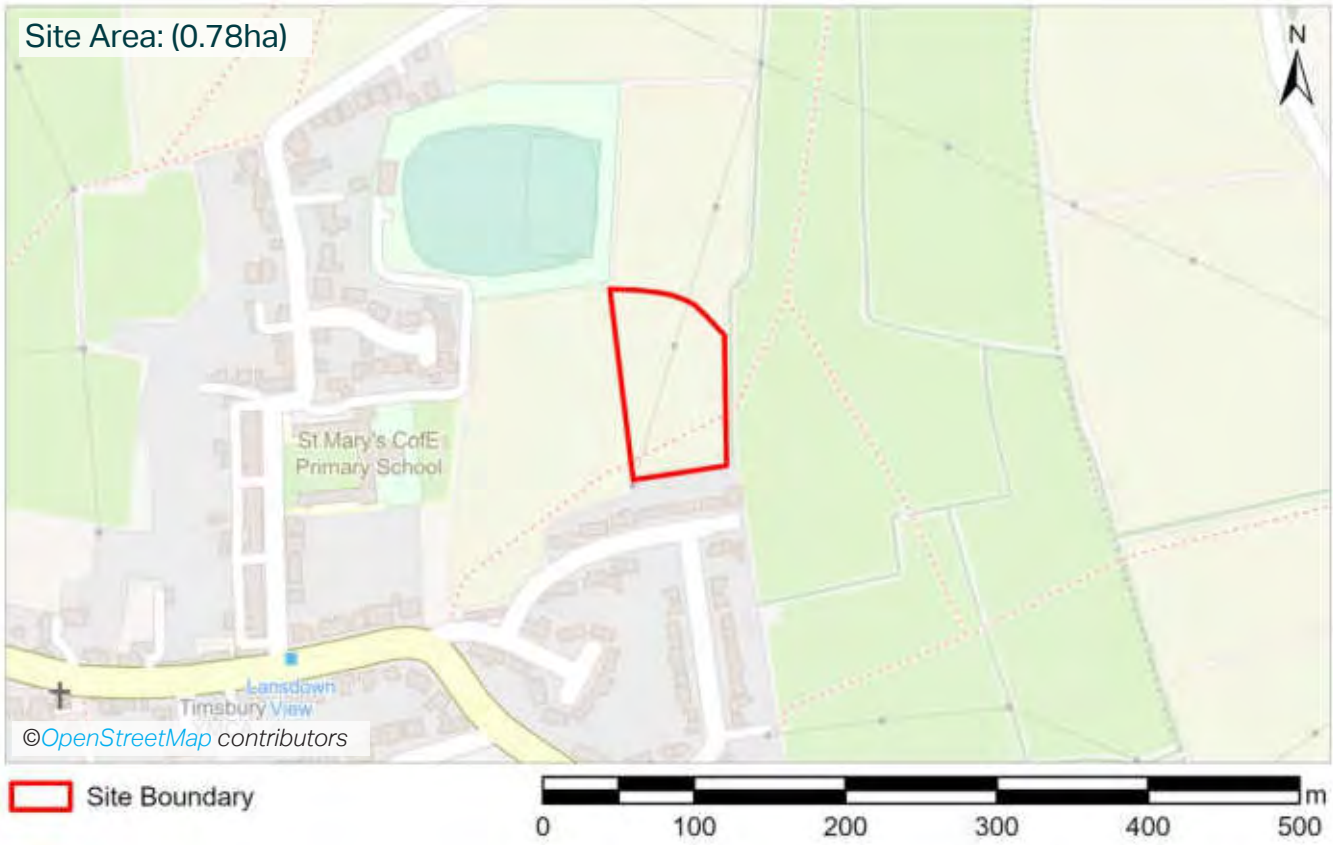
Criteria / Constraint	Score Answer
AQMA	● 723m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 24m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 182m - Bickley Wood
Regionally Important Geological Site	● 1718m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● <1% Overlap - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 7.60%
Brownfield Land Use	● 1602m - St Augustine's Surgery
Local Greenspace	○ 1600m - 1700m - Land west of St John's Court, Winscombe Close
Closest Park	○ 0m - 50m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 1500m - 1600m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1064m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 6m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1314m - Keynsham (Keynsham)
Registered Battlefield	● 7.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1724m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 771m - Hanham Court
Listed Building - Grade II	● 29m - Oakleigh
National Landscape (formerly AONB)	● 4.6km - Cotswolds
Ancient Woodland	● <1% Overlap
Noise Impact - Distance to major roads and railway lines	● 3.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2333m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 700m - 800m - Keynsham Cemetery
Cycle Station	○ 50m - 100m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 15% Overlap - Land North of Hicks Gate Farm

K59 Land between Stockwood Road and Durley Hill



Criteria / Constraint	Score Answer
AQMA	● 733m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 65m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 653m - Bickley Wood
Regionally Important Geological Site	● 1801m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 293m - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.50%
Surface Water Flooding (1 in 100 Year)	● 1.60%
Surface Water Flooding (1 in 1000 Year)	● 6.10%
Brownfield Land Use	● 1641m - St Augustine's Surgery
Local Greenspace	○ 1500m - 1600m - Land west of St John's Court, Winscombe Close
Closest Park	○ 700m - 800m - Brislington House
Green Belt Land	○ 99% Overlap
Health Facility	○ 2km - 2.5km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - St Keyna Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1186m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 200m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1321m - Keynsham (Keynsham)
Registered Battlefield	● 7.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1756m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1118m - Hanham Court
Listed Building - Grade II	● 158m - Oakleigh
National Landscape (formerly AONB)	● 4.8km - Cotswolds
Ancient Woodland	● 531m
Noise Impact - Distance to major roads and railway lines	● 3.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2312m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	99% Overlap
Mineral Search Area	● 14.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 200m - 300m - Oakleaze
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 13m - Stockwood Lane

TIM05 West of St Mary's School



Criteria / Constraint	Score Answer
AQMA	● 5.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.2km - Bowlditch Quarry
Regionally Important Geological Site	● 605m - Conygre Quarry
Site of Nature Conservation Interest	● 418m - Newton Brook
Priority Habitats	● 192m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 611m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Land east of St Mary's School
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 407m
Health Facility	○ 4km - 5km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 747m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.7km - Newton Park
Conservation Area	● 306m - Timsbury (Rural)
Registered Battlefield	● 11.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1980m - Church Of St Peter
Listed Building - Grade II*	● 272m - Parish'S House
Listed Building - Grade II	● 217m - Stables, 40 Metres North East Of Parish'S House
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 1130m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1241m - Camerton Batch
Tree Preservation Orders	○ 714m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1129m
Mineral Search Area	● 9.1km - Stoke Hill Mine
Waterbodies	● 402m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Lansdown View
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1135m - Radford Disposal Tip

K29Z Land between railway and R. Avon, North Keynsham



Criteria / Constraint	Score Answer
AQMA	● 724m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to Railway
International Ecological Sites (SAC,SPA,Ramsar)	● 8.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● <1% Overlap - Stidham Farm
Regionally Important Geological Site	● <1% Overlap - Stidham Farm
Site of Nature Conservation Interest	● 2% Overlap - Broad Mead field, River Avon, Stidham Farm SSSI
Priority Habitats	● 17% Overlap - Coastal and floodplain grazing marsh, Deciduous woodland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2.70%
Surface Water Flooding (1 in 100 Year)	● 5.80%
Surface Water Flooding (1 in 1000 Year)	● 19.30%
Brownfield Land Use	● 378m - Grange Hotel, keynsham
Local Greenspace	○ 700m - 800m - Teriot Playground
Closest Park	○ 1900m - 2000m - Kelston Park
Green Belt Land	○ 95% Overlap
Health Facility	○ 400m - 500m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 600m - 700m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 562m - The Abbey
Registered Parks and Gardens	● 1622m - Kelston Park
Conservation Area	● 353m - Keynsham (Keynsham)
Registered Battlefield	● 3.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 605m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 617m - The Grange, Gates And Gate Piers At The South East Corner Of The Grange
Listed Building - Grade II	● 7m - Pixash Lane Bridge (Mln111263)
National Landscape (formerly AONB)	● 929m - Cotswolds
Ancient Woodland	● 1127m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 713m - Manor Road Community Woodland
Tree Preservation Orders	○ 415m
Agricultural Land Classification - Grades 1 to 3	● 52%
Mineral Safeguarded Areas	1116m
Mineral Search Area	● 10km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 800m - 900m - Keynsham
Bus Station	○ 200m - 300m - Waitrose
Cycle Station	○ 100m - 200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 10m - Stidham Lane

K12 Keynsham Paper Mill



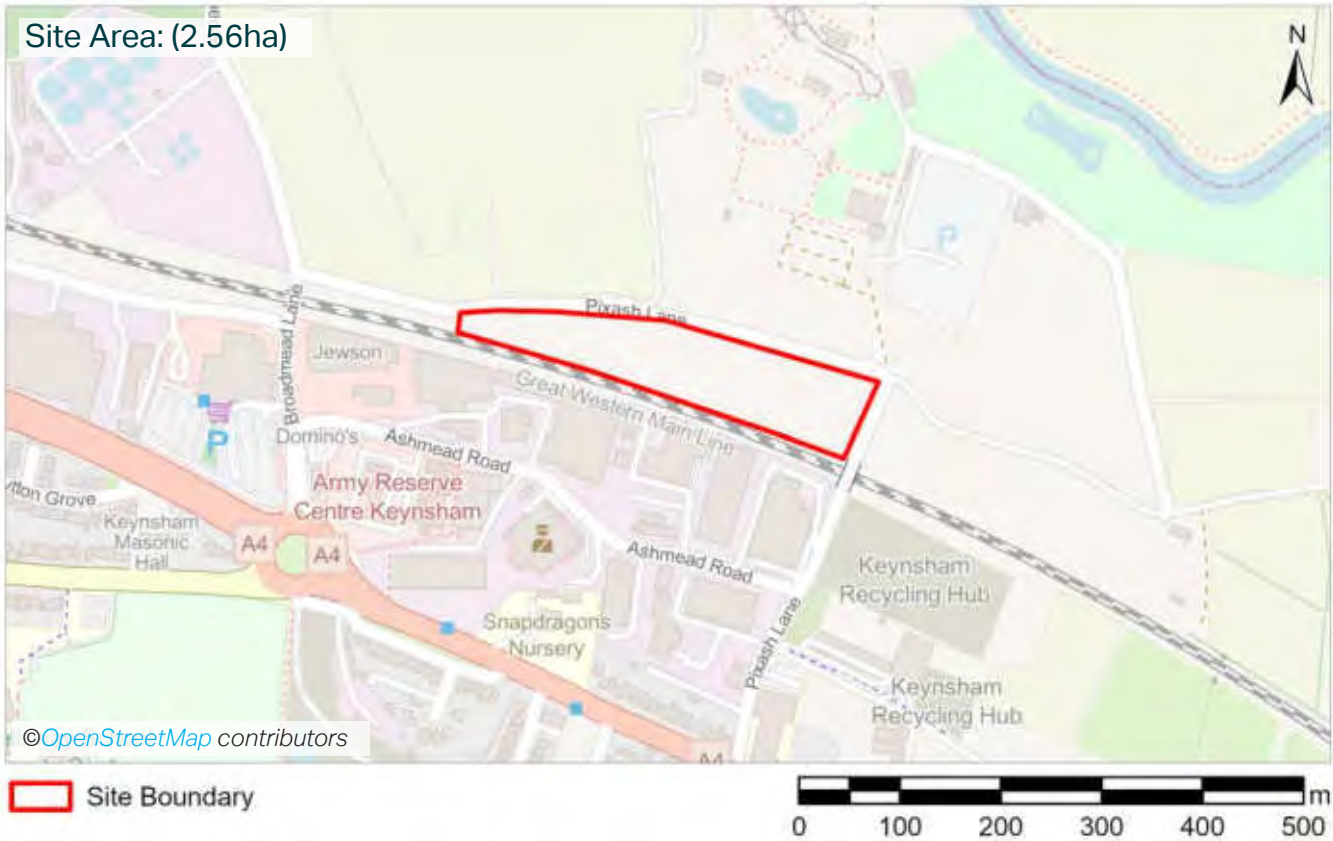
Criteria / Constraint	Score Answer
AQMA	● 400m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 10km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1057m - Cleeve Wood, Hanham
Regionally Important Geological Site	● 178m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 1% Overlap - River Avon
Priority Habitats	● 3% Overlap - Coastal and floodplain grazing marsh, Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.80%
Surface Water Flooding (1 in 100 Year)	● 2.30%
Surface Water Flooding (1 in 1000 Year)	● 18.20%
Brownfield Land Use	● 305m - St Augustine's Surgery
Local Greenspace	○ 200m - 300m - Avon Road
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ <1% Overlap
Health Facility	○ 500m - 600m - Wellsway Sports Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Somerdale Educate Together Primary
Distance to nearest Secondary School	○ 600m - 700m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 179m - The Abbey
Registered Parks and Gardens	● 2.7km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● <1% Overlap - Keynsham (Keynsham)
Registered Battlefield	● 5.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 234m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 328m - Archway On Street At The Entrance To Park House (Park House Not Included)
Listed Building - Grade II	● 9m - Avon House
National Landscape (formerly AONB)	● 2.8km - Cotswolds
Ancient Woodland	● 1234m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 972m - Manor Road Community Woodland
Tree Preservation Orders	○ 366m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1083m
Mineral Search Area	● 11.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 200m - 300m - Keynsham
Bus Station	○ 200m - 300m - Keynsham Station, Waitrose, Keynsham Rail Station
Cycle Station	○ 900m - 1000m - Sustrans Local Route
Public Right of Way	○ 400m - 500m
Historic Landfill	● 161m - Henly's (Bristol) Limited

K13 Broadmead Lane



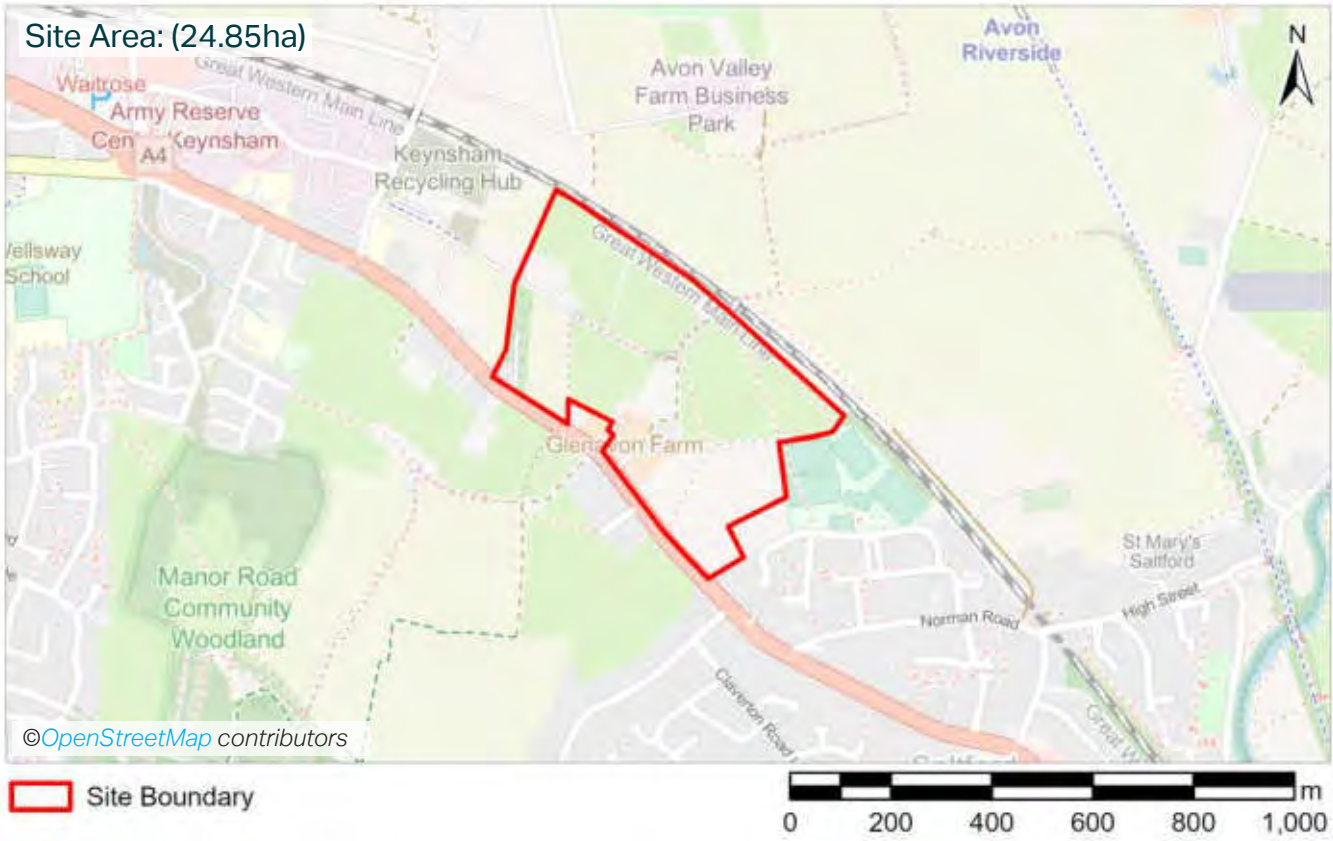
Criteria / Constraint	Score Answer
AQMA	● 753m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 148m
International Ecological Sites (SAC,SPA,Ramsar)	● 10.3km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1069m - Cleeve Wood, Hanham
Regionally Important Geological Site	● 510m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 33m - River Avon
Priority Habitats	● 72% Overlap - Coastal and floodplain grazing marsh, Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.60%
Surface Water Flooding (1 in 100 Year)	● 2.40%
Surface Water Flooding (1 in 1000 Year)	● 6.20%
Brownfield Land Use	● 513m - Grange Hotel, keynsham
Local Greenspace	○ 900m - 1000m - Avon Road, Fox and Hounds Green Space, Teriot Playground
Closest Park	○ 4km - 5km - Brislington House, Kelston Park
Green Belt Land	○ <1% Overlap
Health Facility	○ 700m - 800m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 700m - 800m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 575m - The Abbey
Registered Parks and Gardens	● 2.9km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 347m - Keynsham (Keynsham)
Registered Battlefield	● 5.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 628m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 707m - Archway On Street At The Entrance To Park House (Park House Not Included)
Listed Building - Grade II	● 270m - Causeway And Lockbridge North East Of Ile D'Avon
National Landscape (formerly AONB)	● 2.5km - Cotswolds
Ancient Woodland	● 1254m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 1066m - Manor Road Community Woodland
Tree Preservation Orders	○ 516m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1235m
Mineral Search Area	● 11.8km - Upper Lawn Quarry
Waterbodies	● 34m
Train Station	○ 1500m - 1600m - Keynsham
Bus Station	○ 400m - 500m - Waitrose
Cycle Station	○ 1900m - 2000m - Sustrans Local Route
Public Right of Way	○ 500m - 600m
Historic Landfill	● 162m - Henly's (Bristol) Limited

K30 Land south of Stidham Lane



Criteria / Constraint	Score Answer
AQMA	● 1166m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 5m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 906m - Stidham Farm
Regionally Important Geological Site	● 913m - Stidham Farm
Site of Nature Conservation Interest	● 8m - Broad Mead field
Priority Habitats	● 90m - Coastal and floodplain grazing marsh
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.70%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 3.70%
Brownfield Land Use	● 597m - Grange Hotel, keynsham
Local Greenspace	○ 800m - 900m - Teriot Playground
Closest Park	○ 3km - 4km - Kelston Park
Green Belt Land	○ 83% Overlap
Health Facility	○ 600m - 700m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 800m - 900m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1080m - The Abbey
Registered Parks and Gardens	● 2.7km - Kelston Park
Conservation Area	● 854m - Keynsham (Keynsham)
Registered Battlefield	● 4.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1138m - Keynsham Abbey Pier Base In The Garden Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1240m - Archway On Street At The Entrance To Park House (Park House Not Included)
Listed Building - Grade II	● 16m - Pixash Lane Bridge (Mln111263)
National Landscape (formerly AONB)	● 1964m - Cotswolds
Ancient Woodland	● 1877m - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 721m - Manor Road Community Woodland
Tree Preservation Orders	○ 733m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1283m
Mineral Search Area	● 11.1km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 1800m - 1900m - Keynsham
Bus Station	○ 400m - 500m - Waitrose
Cycle Station	○ 1500m - 1600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 37% Overlap - Stidham Lane

SAL27c Glenavon Farm



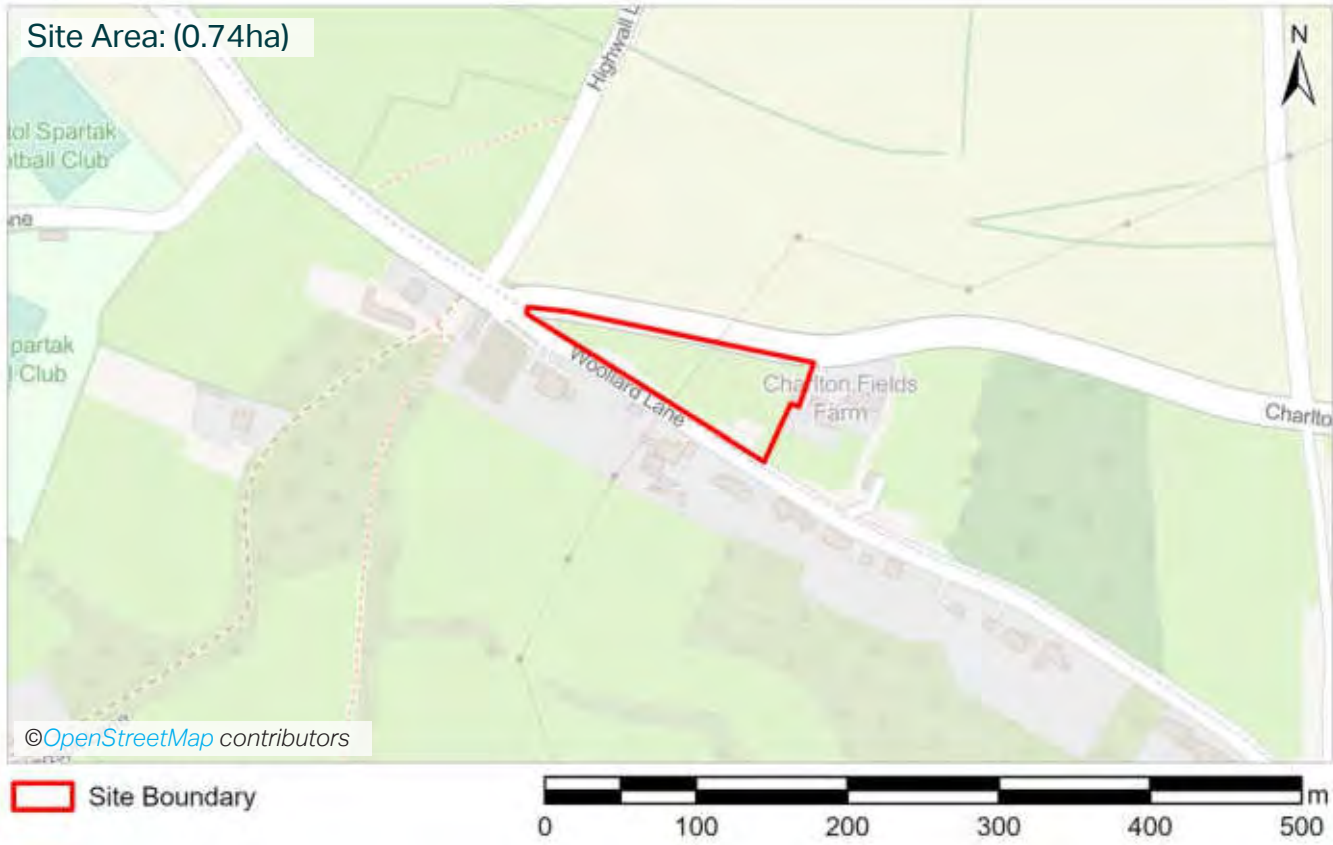
Criteria / Constraint	Score Answer
AQMA	● 653m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 11m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 386m - Stidham Farm
Regionally Important Geological Site	● 270m - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 384m - Stidham Farm SSSI
Priority Habitats	● 234m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 2%
Brownfield Land Use	● 1150m - Grange Hotel, keynsham
Local Greenspace	○ 600m - 700m - Land adjacent to Drake Close, Land adjacent to Saltford C of E Primary School, War Memorial Garden
Closest Park	○ 2km - 2.5km - Kelston Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1000m - 1100m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Two Rivers Cof E Primary, Saltford C of E Primary
Distance to nearest Secondary School	○ 1100m - 1200m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1043m - Saltford brass battery mill
Registered Parks and Gardens	● 1599m - Kelston Park
Conservation Area	● 490m - Saltford (Rural)
Registered Battlefield	● 4.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1393m - Parish Church Of St Mary
Listed Building - Grade II*	● 668m - Saltford Manor House
Listed Building - Grade II	● 1m - Milestone At Ngr St 674 678
National Landscape (formerly AONB)	● 953m - Cotswolds
Ancient Woodland	● 1208m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 393m - Manor Road Community Woodland
Tree Preservation Orders	○ 907m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1487m
Mineral Search Area	● 10km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Avon Riverside, Keynsham
Bus Station	○ 100m - 200m - Copse Road, Pixash Lane
Cycle Station	○ 700m - 800m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 519m - Stidham Lane

K60 Land at the Lodge Stable



Criteria / Constraint	Score Answer
AQMA	● 1325m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1224m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1930m - Bickley Wood
Regionally Important Geological Site	● 2.6km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 271m - Stockwood Golf Course
Priority Habitats	● 30m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.5km - Riverside
Local Greenspace	○ 2km - 2.5km - Millenium Green Garden
Closest Park	○ 1900m - 2000m - Brislington House
Green Belt Land	○ 93% Overlap
Health Facility	○ 3km - 4km - Somerdale Pavilion, Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Somerdale Educate Together Primary, St Johns C of E Primary, Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1595m - Queen Charlton village cross
Registered Parks and Gardens	● 1212m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1453m - Queen Charlton (Rural)
Registered Battlefield	● 8.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1644m - Church Of St Margaret
Listed Building - Grade II	● 28m - Gate Piers Approximately 40 Metres To North West Of St Keyna House
National Landscape (formerly AONB)	● 5.9km - Cotswolds
Ancient Woodland	● 1750m
Noise Impact - Distance to major roads and railway lines	● 3.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 2961m
Agricultural Land Classification - Grades 1 to 3	● 94%
Mineral Safeguarded Areas	94m
Mineral Search Area	● 14.8km - Upper Lawn Quarry
Waterbodies	● 31m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 600m - 700m - Oakleaze
Cycle Station	○ 1800m - 1900m - National Cycle Route 3
Public Right of Way	○ 1400m - 1500m
Historic Landfill	● 220m - Stockwood Lane

CDAN20 Land west of Charlton Fields Farm, Charlton Road



Criteria / Constraint	Score Answer
AQMA	● 3.7km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.6km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.5km - Bickley Wood
Regionally Important Geological Site	● 2.7km - Maes Knoll Tump
Site of Nature Conservation Interest	● 54m - Wooscombe complex
Priority Habitats	● 113m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.5km - Pensford Garage
Local Greenspace	○ 2km - 2.5km - Abbots Wood, Walnut Grove, Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Pensford Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 785m - Part of the linear boundary known as the Wansdyke 210m north west of Cottles
Registered Parks and Gardens	● 4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1056m - Queen Charlton (Rural)
Registered Battlefield	● 9.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1826m - Church Of All Saints
Listed Building - Grade II*	● 1195m - Manor House
Listed Building - Grade II	● 900m - Cottle'S Farmhouse
National Landscape (formerly AONB)	● 6.1km - Cotswolds
Ancient Woodland	● 1505m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 3.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 2048m
Agricultural Land Classification - Grades 1 to 3	● 48%
Mineral Safeguarded Areas	147m
Mineral Search Area	● 14.2km - Upper Lawn Quarry
Waterbodies	● 542m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 1400m - 1500m - Queen Charlton Church, Village
Cycle Station	○ 1300m - 1400m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 968m - Furthermead Farm

WCH04a Land South West of A37



Criteria / Constraint	Score Answer
AQMA	● 2.4km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.8km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4km - Bickley Wood
Regionally Important Geological Site	● 1817m - Maes Knoll Tump
Site of Nature Conservation Interest	● 361m - Sturminster Road
Priority Habitats	● 334m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 2.10%
Surface Water Flooding (1 in 1000 Year)	● 6.10%
Brownfield Land Use	● 3.4km - Pensford Garage
Local Greenspace	○ 800m - 900m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Castle Primary, St Johns C of E Primary, St Keyna Primary, Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1563m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1598m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of All Saints
Listed Building - Grade II*	● 441m - Church Of St Nicholas
Listed Building - Grade II	● 262m - Staunton Manor House Farmhouse And Adjoining House
National Landscape (formerly AONB)	● 6.9km - Mendip Hills
Ancient Woodland	● 3km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 2921m
Agricultural Land Classification - Grades 1 to 3	● 90%
Mineral Safeguarded Areas	1016m
Mineral Search Area	● 15.5km - Upper Lawn Quarry
Waterbodies	● 145m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 50m - 100m - Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 500m - 600m
Historic Landfill	● 442m - Dissused Railway Line Adjoining Royal British Legion Club

WCH13a Land south-east of Burfoot Rd



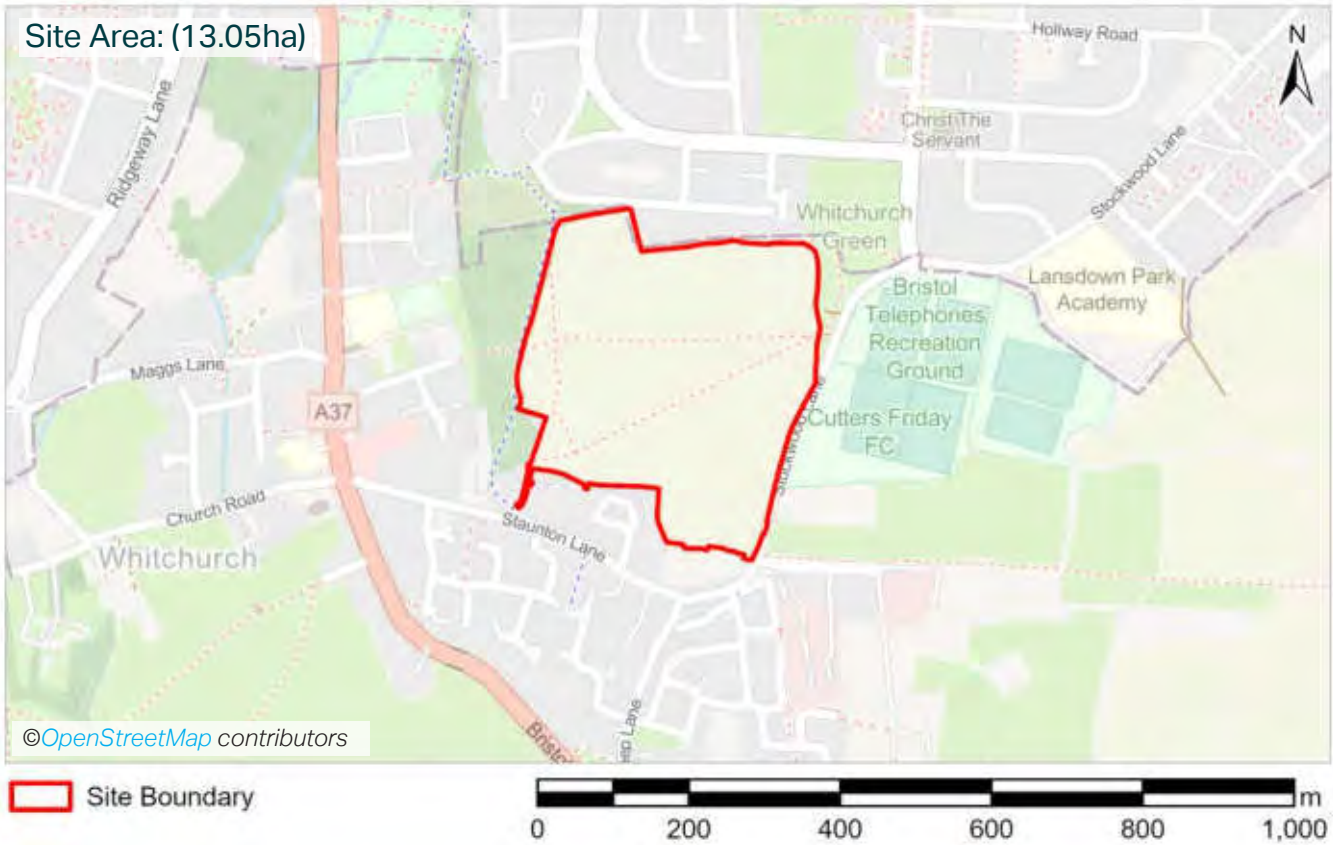
Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.9km - Bickley Wood
Regionally Important Geological Site	● 2.9km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 232m - Land at Whitchurch
Priority Habitats	● 378m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.9km - Riverside
Local Greenspace	○ 1300m - 1400m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Somerdale Pavilion, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Castle Primary, St Keyna Primary, Somerdale Educate Together Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1063m - Queen Charlton village cross
Registered Parks and Gardens	● 2.2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 923m - Queen Charlton (Rural)
Registered Battlefield	● 9.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1088m - Manor House
Listed Building - Grade II	● 744m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.1km - Cotswolds
Ancient Woodland	● 2.7km
Noise Impact - Distance to major roads and railway lines	● 3.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 3378m
Agricultural Land Classification - Grades 1 to 3	● 69%
Mineral Safeguarded Areas	1017m
Mineral Search Area	● 14.8km - Upper Lawn Quarry
Waterbodies	● 251m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 1100m - 1200m - Staunton Fields
Cycle Station	○ 900m - 1000m - National Cycle Route 3
Public Right of Way	○ 500m - 600m
Historic Landfill	● 522m - Furthermead Farm

WCH05 Land at Norton Lane



Criteria / Constraint	Score Answer
AQMA	● 2.9km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.4km - Bickley Wood
Regionally Important Geological Site	● 1540m - Maes Knoll Tump
Site of Nature Conservation Interest	● 379m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 422m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4.50%
Brownfield Land Use	● 2.9km - Pensford Garage
Local Greenspace	○ 1200m - 1300m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Castle Primary, Pensford Primary, Stanton Drew Primary, St Keyna Primary
Distance to nearest Secondary School	○ 5km - 6km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1068m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.6km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1625m - Queen Charlton (Rural)
Registered Battlefield	● 10.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 861m - Church Of St Nicholas
Listed Building - Grade II	● 522m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.5km - Mendip Hills
Ancient Woodland	● 2.6km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 2391m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	490m
Mineral Search Area	● 15.3km - Upper Lawn Quarry
Waterbodies	● 206m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 400m - 500m - Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 50m - 100m
Historic Landfill	● 445m - Norton Malreward Tip

WCH11 Land between Craydon Grove and Staunton Lane



Criteria / Constraint	Score Answer
AQMA	● 1771m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Bickley Wood
Regionally Important Geological Site	● 2.1km - Maes Knoll Tump
Site of Nature Conservation Interest	● <1% Overlap - Stockwood Open Space
Priority Habitats	● <1% Overlap - Deciduous woodland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.40%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 4.70%
Brownfield Land Use	● 3.6km - Riverside
Local Greenspace	○ 200m - 300m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1680m - Queen Charlton village cross
Registered Parks and Gardens	● 2.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1554m - Queen Charlton (Rural)
Registered Battlefield	● 9.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Church Of All Saints
Listed Building - Grade II*	● 259m - Church Of St Nicholas
Listed Building - Grade II	● 37m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.9km - Cotswolds
Ancient Woodland	● 3.1km
Noise Impact - Distance to major roads and railway lines	● 4.6km - Manor Road Community Woodland
Tree Preservation Orders	○ 3459m
Agricultural Land Classification - Grades 1 to 3	● 68%
Mineral Safeguarded Areas	1410m
Mineral Search Area	● 15.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 0m - 50m - Staunton Fields
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 39m - Dissused Railway Line Adjoining Royal British Legion Club

WCH14 Land south-east of Bifield Road



Criteria / Constraint	Score Answer
AQMA	● 1919m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1858m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Bickley Wood
Regionally Important Geological Site	● 2.7km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 155m - Land at Whitchurch
Priority Habitats	● 397m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.60%
Surface Water Flooding (1 in 100 Year)	● 2.60%
Surface Water Flooding (1 in 1000 Year)	● 7.60%
Brownfield Land Use	● 2.7km - Riverside
Local Greenspace	○ 1500m - 1600m - Millenium Green Garden
Closest Park	○ 2.5km - 3km - Brislington House
Green Belt Land	○ 94% Overlap
Health Facility	○ 4km - 5km - Keynsham Leisure Centre, Somerdale Pavilion, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - St Keyna Primary, Castle Primary, Somerdale Educate Together Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1112m - Queen Charlton village cross
Registered Parks and Gardens	● 1853m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 968m - Queen Charlton (Rural)
Registered Battlefield	● 9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1156m - Manor House
Listed Building - Grade II	● 424m - Barn Approximately 5 Metres South West Of Stockwood House
National Landscape (formerly AONB)	● 6km - Cotswolds
Ancient Woodland	● 2.4km
Noise Impact - Distance to major roads and railway lines	● 3.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 3157m
Agricultural Land Classification - Grades 1 to 3	● 62%
Mineral Safeguarded Areas	722m
Mineral Search Area	● 14.7km - Upper Lawn Quarry
Waterbodies	● 78m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 1300m - 1400m - Staunton Fields
Cycle Station	○ 1200m - 1300m - National Cycle Route 3
Public Right of Way	○ 800m - 900m
Historic Landfill	● 791m - Furthermead Farm

WCH13 Land south-east of Bifield Close



Criteria / Constraint	Score Answer
AQMA	● 2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bickley Wood
Regionally Important Geological Site	● 2.8km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 220m - Land at Whitchurch
Priority Habitats	● 496m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 2.8km - Riverside
Local Greenspace	○ 1500m - 1600m - Millenium Green Garden
Closest Park	○ 2.5km - 3km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre, Somerdale Pavilion
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Somerdale Educate Together Primary, St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1118m - Queen Charlton village cross
Registered Parks and Gardens	● 2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 977m - Queen Charlton (Rural)
Registered Battlefield	● 9.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 1153m - Manor House
Listed Building - Grade II	● 585m - Barn Approximately 5 Metres South West Of Stockwood House
National Landscape (formerly AONB)	● 6km - Cotswolds
Ancient Woodland	● 2.5km
Noise Impact - Distance to major roads and railway lines	● 3.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 3251m
Agricultural Land Classification - Grades 1 to 3	● 58%
Mineral Safeguarded Areas	880m
Mineral Search Area	● 14.8km - Upper Lawn Quarry
Waterbodies	● 217m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 1300m - 1400m - Staunton Fields
Cycle Station	○ 1200m - 1300m - National Cycle Route 3
Public Right of Way	○ 700m - 800m
Historic Landfill	● 690m - Furthermead Farm

WCH03 Land north-west of Whitchurch Cricket Club



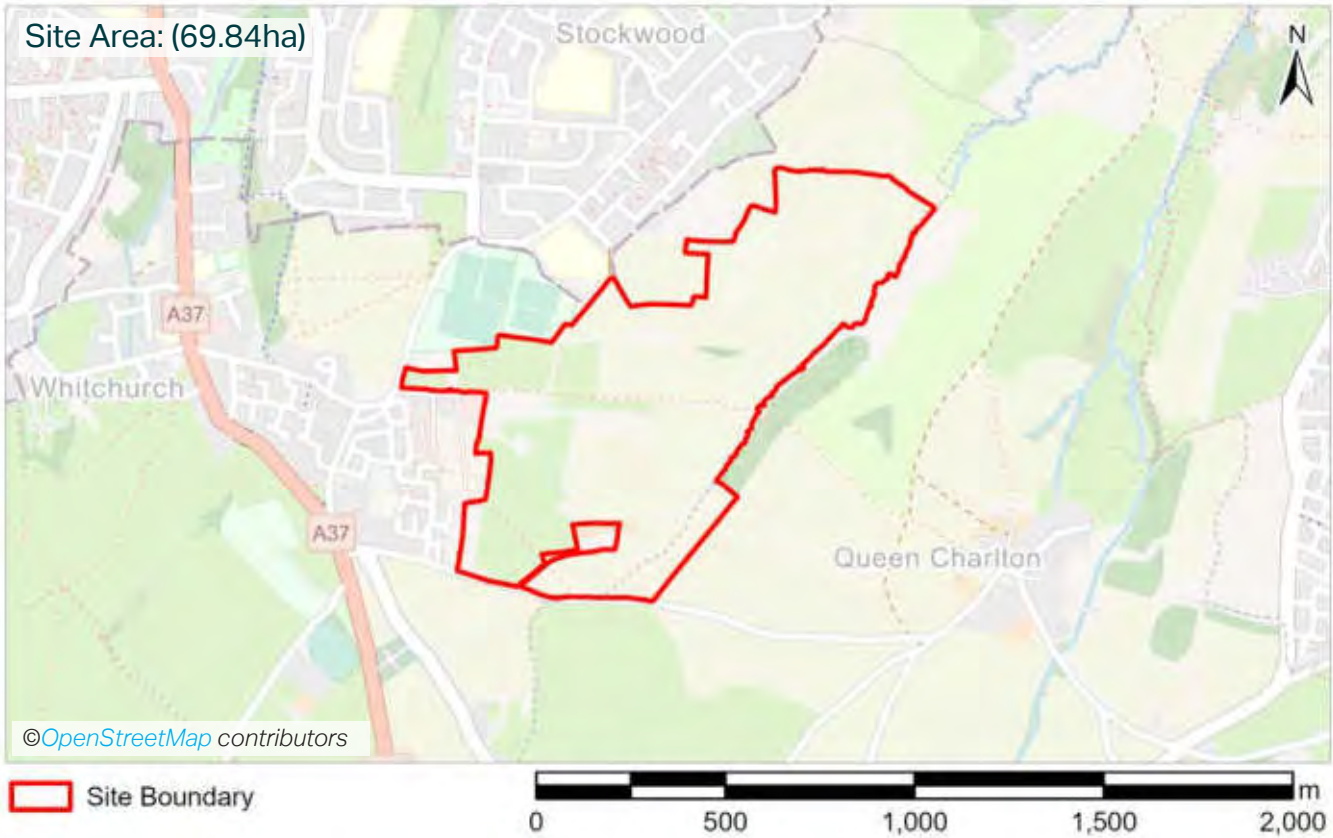
Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.8km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.2km - Bickley Wood
Regionally Important Geological Site	● 1479m - Maes Knoll Tump
Site of Nature Conservation Interest	● 541m - Sturminster Road
Priority Habitats	● 525m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 3.2km - Pensford Garage
Local Greenspace	○ 1000m - 1100m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Pensford Primary, St Johns C of E Primary, St Keyna Primary, Castle Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1259m - Maes Knoll camp
Registered Parks and Gardens	● 3.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1685m - Queen Charlton (Rural)
Registered Battlefield	● 10.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of All Saints
Listed Building - Grade II*	● 545m - Church Of St Nicholas
Listed Building - Grade II	● 440m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.6km - Mendip Hills
Ancient Woodland	● 2.9km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 2732m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	835m
Mineral Search Area	● 15.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 300m - 400m - Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 200m - 300m
Historic Landfill	● 331m - Norton Malreward Tip

WCH17 Land east of Washing Pound Lane



Criteria / Constraint	Score Answer
AQMA	● 1851m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 4km - Bickley Wood
Regionally Important Geological Site	● 1641m - Maes Knoll Tump
Site of Nature Conservation Interest	● 431m - Sturminster Road
Priority Habitats	● 52m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 3.20%
Surface Water Flooding (1 in 100 Year)	● 4.60%
Surface Water Flooding (1 in 1000 Year)	● 8.70%
Brownfield Land Use	● 4.1km - Pensford Garage
Local Greenspace	○ 3km - 4km - Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 5km - 6km - Stanton Drew Primary, Pensford Primary
Distance to nearest Secondary School	○ 7km - 8km - Broadlands Academy, Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1523m - Maes Knoll camp
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 2.3km - Queen Charlton (Rural)
Registered Battlefield	● 10.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.7km - Church Of All Saints
Listed Building - Grade II*	● 131m - Lyons Court Farmhouse
Listed Building - Grade II	● 245m - Yew Tree Cottage
National Landscape (formerly AONB)	● 7km - Mendip Hills
Ancient Woodland	● 3.8km
Noise Impact - Distance to major roads and railway lines	● 5.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 3611m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1743m
Mineral Search Area	● 16.3km - Upper Lawn Quarry
Waterbodies	● 153m
Train Station	○ 5km - 6km - Bedminster, Parson Street
Bus Station	○ 200m - 300m - The Witheys
Cycle Station	○ 1600m - 1700m - National Cycle Route 3
Public Right of Way	○ 100m - 200m
Historic Landfill	● 422m - Dissused Railway Line Adjoining Royal British Legion Club

WCH22 Land at Horseworld



Criteria / Constraint	Score Answer
AQMA	● 1969m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1755m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Bickley Wood
Regionally Important Geological Site	● 2.2km - Maes Knoll Tump
Site of Nature Conservation Interest	● 12% Overlap - Charlton Bottom and Queen Charlton Watercourse, Land at Whitchurch
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.50%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 3%
Brownfield Land Use	● 2.3km - Riverside
Local Greenspace	○ 500m - 600m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 736m - Queen Charlton village cross
Registered Parks and Gardens	● 1857m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 596m - Queen Charlton (Rural)
Registered Battlefield	● 8.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 593m - Church Of St Nicholas
Listed Building - Grade II	● 2m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 5.6km - Cotswolds
Ancient Woodland	● 2.3km
Noise Impact - Distance to major roads and railway lines	● 3.3km - Manor Road Community Woodland
Tree Preservation Orders	○ 2769m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	762m
Mineral Search Area	● 14.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 300m - 400m - Staunton Fields
Cycle Station	○ 100m - 200m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 3% Overlap - Further Mead Farm, Furthermead Farm

WCH01d Land between East Dundry Road and Arrowfield Close



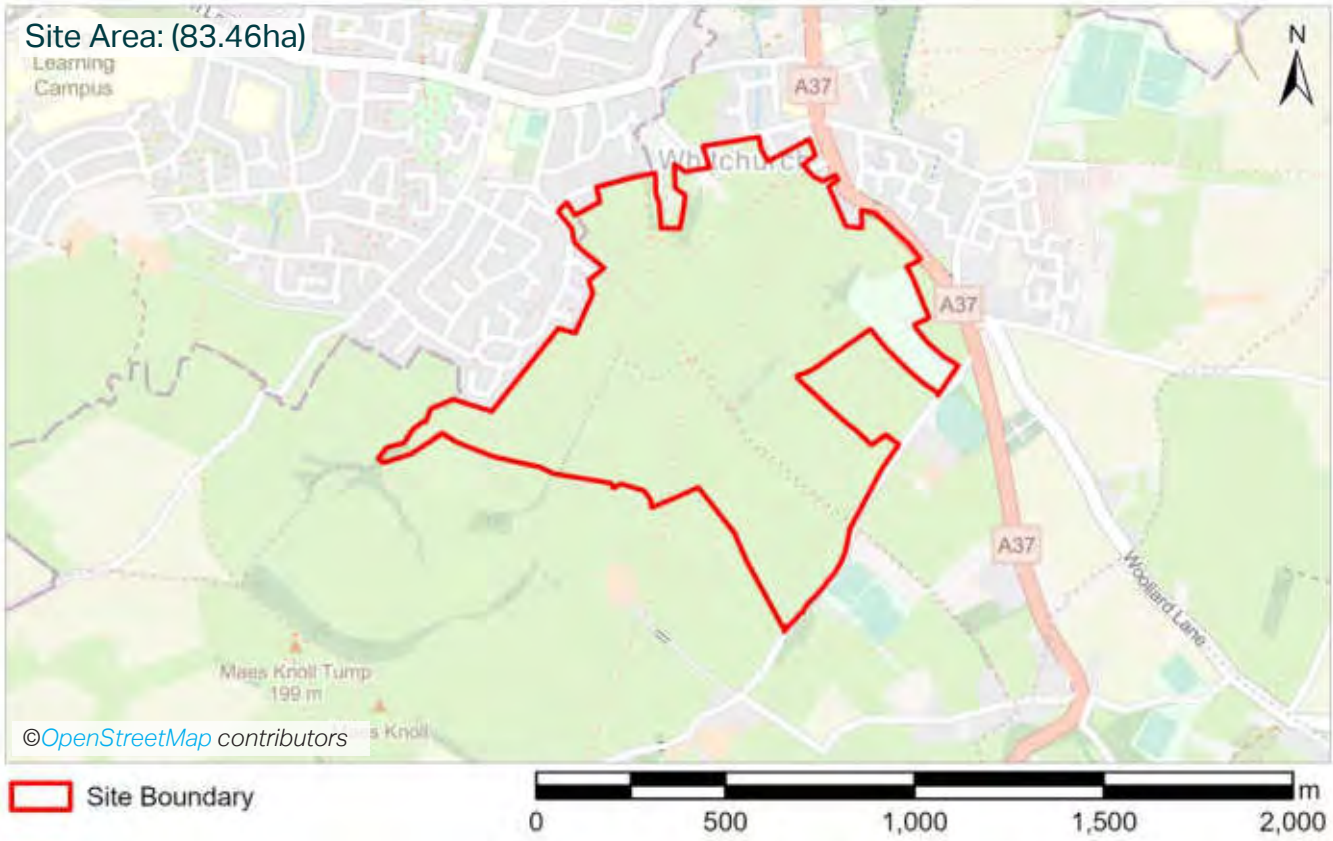
Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1969m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 433m - Maes Knoll Tump
Site of Nature Conservation Interest	● 34m - Maes Knoll
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.30%
Surface Water Flooding (1 in 100 Year)	● 1.80%
Surface Water Flooding (1 in 1000 Year)	● 3.80%
Brownfield Land Use	● 3.7km - Pensford Garage
Local Greenspace	○ 3km - 4km - Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 90% Overlap
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Chew Magna Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 427m - Maes Knoll camp
Registered Parks and Gardens	● 4.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 3km - Queen Charlton (Rural)
Registered Battlefield	● 11.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Church Of All Saints
Listed Building - Grade II*	● 736m - Lyons Court Farmhouse
Listed Building - Grade II	● 483m - Bridge Farmhouse
National Landscape (formerly AONB)	● 5.8km - Mendip Hills
Ancient Woodland	● 3.9km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 5.6km - Folly Farm
Tree Preservation Orders	○ 3186m
Agricultural Land Classification - Grades 1 to 3	● 41%
Mineral Safeguarded Areas	1540m
Mineral Search Area	● 16.8km - Upper Lawn Quarry
Waterbodies	● 10m
Train Station	○ 5km - 6km - Bedminster, Parson Street
Bus Station	○ 1300m - 1400m - The Witheys
Cycle Station	○ 1900m - 2000m - National Cycle Route 3
Public Right of Way	○ 200m - 300m
Historic Landfill	● 638m - Norton Malreward Tip

NM01c Land at Whitewood Farm



Criteria / Constraint	Score Answer
AQMA	● 2.9km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 5.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.5km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 356m - Maes Knoll Tump
Site of Nature Conservation Interest	● <1% Overlap - Maes Knoll
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 4.10%
Brownfield Land Use	● 2.7km - Pensford Garage
Local Greenspace	○ 1800m - 1900m - Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Keynsham Gym, Keynsham Leisure Centre, Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary
Distance to nearest Secondary School	○ 5km - 6km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 123m - Maes Knoll camp
Registered Parks and Gardens	● 4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 2.2km - Queen Charlton (Rural)
Registered Battlefield	● 11.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 767m - Lyons Court Farmhouse
Listed Building - Grade II	● 0m - Whitewood Farmhouse
National Landscape (formerly AONB)	● 5.6km - Mendip Hills
Ancient Woodland	● 2.8km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 5.1km - Folly Farm
Tree Preservation Orders	○ 2202m
Agricultural Land Classification - Grades 1 to 3	● 85%
Mineral Safeguarded Areas	464m
Mineral Search Area	● 15.8km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 6km - 7km - Bedminster, Keynsham, Parson Street
Bus Station	○ 1000m - 1100m - Gibbet Lane, Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 5% Overlap - Norton Malreward Tip

WCH26



Criteria / Constraint	Score Answer
AQMA	● 2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.6km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 495m - Maes Knoll Tump
Site of Nature Conservation Interest	● 197m - Sturminster Road
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.10%
Surface Water Flooding (1 in 100 Year)	● 5.40%
Surface Water Flooding (1 in 1000 Year)	● 15.70%
Brownfield Land Use	● 2.8km - Pensford Garage
Local Greenspace	○ 200m - 300m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 99% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Somerdale Pavilion, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - St Johns C of E Primary, St Keyna Primary, Stanton Drew Primary, Castle Primary, Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 494m - Maes Knoll camp
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1633m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 13m - Lyons Court Farmhouse
Listed Building - Grade II	● 22m - Unidentified Monument,In Churchyard 8 Metres To East Of Church Of St Nicholas
National Landscape (formerly AONB)	● 5.9km - Mendip Hills
Ancient Woodland	● 2.8km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 2318m
Agricultural Land Classification - Grades 1 to 3	● 89%
Mineral Safeguarded Areas	507m
Mineral Search Area	● 15.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Parson Street, Bedminster, Keynsham
Bus Station	○ 100m - 200m - The Witheys, Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● <1% Overlap - Norton Malreward Tip

WCH15 Land north of Maggs Lane



Criteria / Constraint	Score Answer
AQMA	● 1745m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.8km - Bickley Wood
Regionally Important Geological Site	● 1815m - Maes Knoll Tump
Site of Nature Conservation Interest	● 277m - Sturminster Road
Priority Habitats	● 4m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 6.80%
Surface Water Flooding (1 in 100 Year)	● 10.70%
Surface Water Flooding (1 in 1000 Year)	● 18.20%
Brownfield Land Use	● 4.3km - Pensford Garage
Local Greenspace	○ 3km - 4km - Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 5km - 6km - Pensford Primary, Stanton Drew Primary
Distance to nearest Secondary School	○ 7km - 8km - Broadlands Academy, Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1712m - Maes Knoll camp
Registered Parks and Gardens	● 2.9km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 2.3km - Queen Charlton (Rural)
Registered Battlefield	● 10.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.9km - Church Of All Saints
Listed Building - Grade II*	● 234m - Church Of St Nicholas
Listed Building - Grade II	● 191m - Yew Tree Cottage
National Landscape (formerly AONB)	● 7.2km - Mendip Hills
Ancient Woodland	● 3.6km
Noise Impact - Distance to major roads and railway lines	● 5.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 3802m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1914m
Mineral Search Area	● 16.3km - Upper Lawn Quarry
Waterbodies	● 2m
Train Station	○ 5km - 6km - Parson Street, Bedminster
Bus Station	○ 500m - 600m - The Witheys
Cycle Station	○ 1900m - 2000m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 291m - Dissused Railway Line Adjoining Royal British Legion Club

WCH01b Land west of Washing Pound Lane



Criteria / Constraint	Score Answer
AQMA	● 1974m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 4.2km - Bickley Wood
Regionally Important Geological Site	● 1567m - Maes Knoll Tump
Site of Nature Conservation Interest	● 541m - Sturminster Road
Priority Habitats	● 202m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 10.70%
Surface Water Flooding (1 in 100 Year)	● 15.70%
Surface Water Flooding (1 in 1000 Year)	● 23.60%
Brownfield Land Use	● 4.1km - Pensford Garage
Local Greenspace	○ 3km - 4km - Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 98% Overlap
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 5km - 6km - Pensford Primary, Stanton Drew Primary
Distance to nearest Secondary School	○ 7km - 8km - Broadlands Academy, Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1464m - Maes Knoll camp
Registered Parks and Gardens	● 3.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 2.4km - Queen Charlton (Rural)
Registered Battlefield	● 11km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.7km - Church Of All Saints
Listed Building - Grade II*	● 99m - Lyons Court Farmhouse
Listed Building - Grade II	● 332m - Unidentified Monument,In Churchyard 8 Metres To East Of Church Of St Nicholas
National Landscape (formerly AONB)	● 7km - Mendip Hills
Ancient Woodland	● 3.9km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 5.5km - Manor Road Community Woodland
Tree Preservation Orders	○ 3596m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1738m
Mineral Search Area	● 16.4km - Upper Lawn Quarry
Waterbodies	● 291m
Train Station	○ 5km - 6km - Bedminster, Parson Street
Bus Station	○ 300m - 400m - The Witheys
Cycle Station	○ 1500m - 1600m - National Cycle Route 3
Public Right of Way	○ 50m - 100m
Historic Landfill	● 534m - Dissused Railway Line Adjoining Royal British Legion Club

WCH06a Land south of Whitchurch Cricket Club



Criteria / Constraint	Score Answer
AQMA	● 2.9km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.3km - Bickley Wood
Regionally Important Geological Site	● 1732m - Maes Knoll Tump
Site of Nature Conservation Interest	● 309m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 429m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.10%
Surface Water Flooding (1 in 100 Year)	● 1.40%
Surface Water Flooding (1 in 1000 Year)	● 2.60%
Brownfield Land Use	● 2.9km - Pensford Garage
Local Greenspace	○ 1200m - 1300m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1178m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.5km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1546m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 925m - Church Of St Nicholas
Listed Building - Grade II	● 369m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.6km - Mendip Hills
Ancient Woodland	● 2.5km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.6km - Manor Road Community Woodland
Tree Preservation Orders	○ 2427m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	525m
Mineral Search Area	● 15.2km - Upper Lawn Quarry
Waterbodies	● 318m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 400m - 500m - Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 300m - 400m
Historic Landfill	● 617m - Norton Malreward Tip

WCH05a Land at Whitehall Garden Centre



Criteria / Constraint	Score Answer
AQMA	● 3km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.5km - Bickley Wood
Regionally Important Geological Site	● 1467m - Maes Knoll Tump
Site of Nature Conservation Interest	● 299m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 377m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.50%
Surface Water Flooding (1 in 100 Year)	● 3.30%
Surface Water Flooding (1 in 1000 Year)	● 11.30%
Brownfield Land Use	● 2.8km - Pensford Garage
Local Greenspace	○ 1400m - 1500m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Pensford Primary, St Keyna Primary, Stanton Drew Primary
Distance to nearest Secondary School	○ 5km - 6km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 946m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.8km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1557m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of All Saints
Listed Building - Grade II*	● 941m - Lyons Court Farmhouse
Listed Building - Grade II	● 564m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.4km - Mendip Hills
Ancient Woodland	● 2.5km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.6km - Manor Road Community Woodland
Tree Preservation Orders	○ 2308m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	412m
Mineral Search Area	● 15.2km - Upper Lawn Quarry
Waterbodies	● 312m
Train Station	○ 6km - 7km - Keynsham
Bus Station	○ 500m - 600m - Gibbet Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 424m - Norton Malreward Tip

WCH12 Land south-west of Stockwood Community Association



Criteria / Constraint	Score Answer
AQMA	● 1998m - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.1km - Bickley Wood
Regionally Important Geological Site	● 2.5km - Maes Knoll Tump
Site of Nature Conservation Interest	● 14m - Stockwood Open Space
Priority Habitats	● 13m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.3km - Riverside
Local Greenspace	○ 700m - 800m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre, Somerdale Pavilion
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Castle Primary, St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1305m - Queen Charlton village cross
Registered Parks and Gardens	● 2.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1169m - Queen Charlton (Rural)
Registered Battlefield	● 9.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.5km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 709m - Church Of St Nicholas
Listed Building - Grade II	● 352m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.4km - Cotswolds
Ancient Woodland	● 2.9km
Noise Impact - Distance to major roads and railway lines	● 4.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 3597m
Agricultural Land Classification - Grades 1 to 3	● 97%
Mineral Safeguarded Areas	1255m
Mineral Search Area	● 15.1km - Upper Lawn Quarry
Waterbodies	● 272m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 500m - 600m - Staunton Fields
Cycle Station	○ 300m - 400m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 464m - Dissused Railway Line Adjoining Royal British Legion Club

NM05b Land between Gibbet Lane, Norton Lane and Bristol Road



Criteria / Constraint	Score Answer
AQMA	● 3.2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.4km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 1170m - Maes Knoll Tump
Site of Nature Conservation Interest	● <1% Overlap - Hursley Hill road verge
Priority Habitats	● 2m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 2.5km - Pensford Garage
Local Greenspace	○ 1500m - 1600m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 486m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.8km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1523m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2km - Church Of All Saints
Listed Building - Grade II*	● 1043m - Lyons Court Farmhouse
Listed Building - Grade II	● 202m - Newbarn Farmhouse
National Landscape (formerly AONB)	● 5.9km - Mendip Hills
Ancient Woodland	● 2.1km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.5km - Manor Road Community Woodland
Tree Preservation Orders	○ 1987m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	104m
Mineral Search Area	● 15km - Upper Lawn Quarry
Waterbodies	● 244m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 500m - 600m - Gibbet Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 207m - Norton Malreward Tip

PEN10 Land between Ringspit Lane, Woollard Lane and Bristol Road



Criteria / Constraint	Score Answer
AQMA	● 3.1km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.3km - Bickley Wood
Regionally Important Geological Site	● 1912m - Maes Knoll Tump
Site of Nature Conservation Interest	● <1% Overlap - Wooscombe complex
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.50%
Brownfield Land Use	● 2.3km - Pensford Garage
Local Greenspace	○ 1200m - 1300m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Pensford Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 542m - Part of the linear boundary known as the Wansdyke 210m north west of Cottles
Registered Parks and Gardens	● 3.5km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1076m - Woollard (Rural)
Registered Battlefield	● 9.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1674m - Church Of All Saints
Listed Building - Grade II*	● 1071m - Church Of St Nicholas
Listed Building - Grade II	● 374m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 5.8km - Cotswolds
Ancient Woodland	● 1098m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 3.5km - Manor Road Community Woodland
Tree Preservation Orders	○ 1810m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	<1% Overlap
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● 155m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 50m - 100m - Gibbet Lane
Cycle Station	○ 400m - 500m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 576m - Furthermead Farm

Site Area: (3.55ha)

Map showing the site boundary (red outline) and surrounding areas. Key locations include:

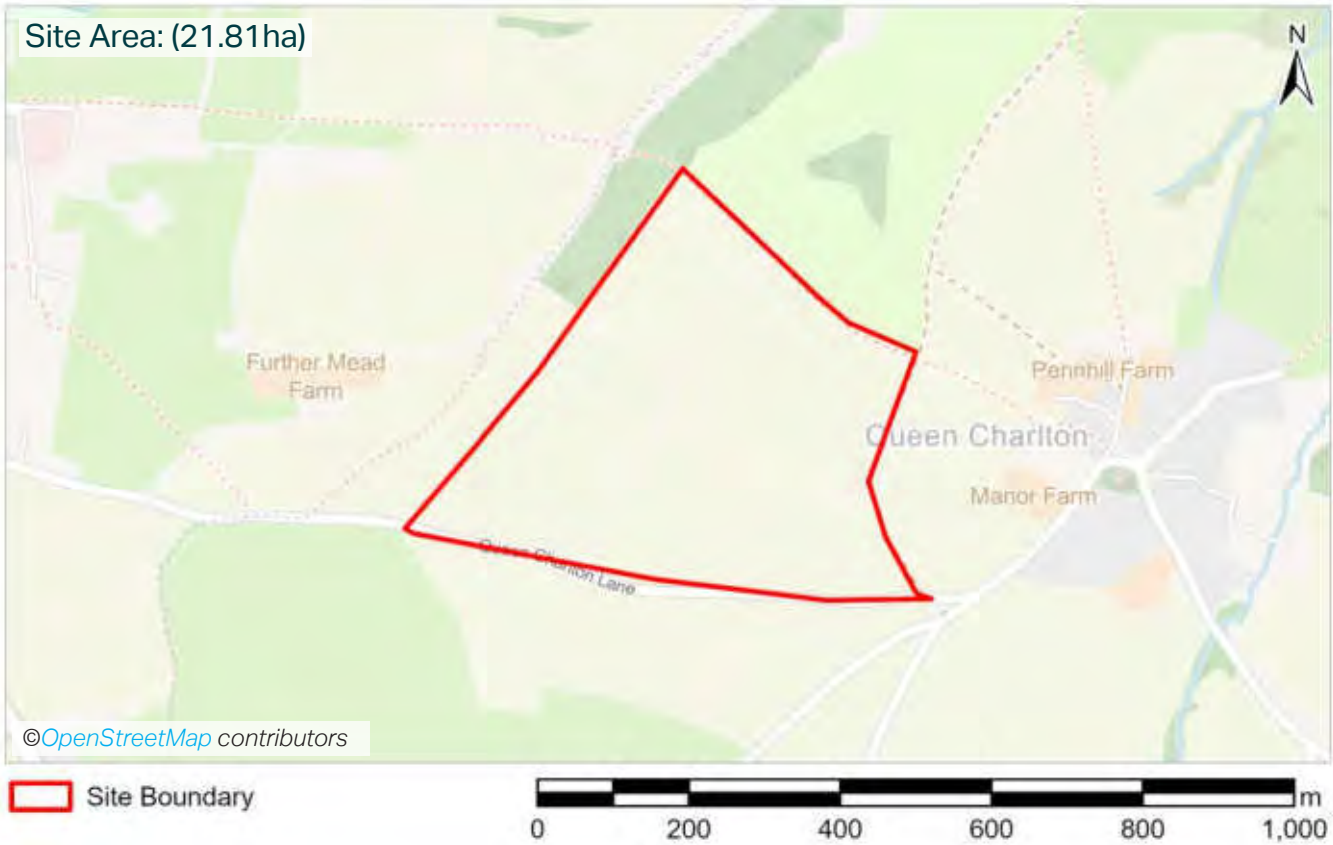
- Bristol Telephones Recreation Ground
- Cutters End Friday FC
- Lansdown Park Academy
- New Stockwood Community Association
- Whitchurch & Pensford Royal British Legion Social Club Ltd.
- Whitchurch Master Substation
- Zeal Green Business Park
- Craydon Grove
- Open Space
- Whitchurch Primary School
- Stanton Lane
- Cusset Road
- A37

Scale: 0 to 500m

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Criteria / Constraint	Score Answer
AQMA	● 2.1km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.3km - Bickley Wood
Regionally Important Geological Site	● 2.3km - Maes Knoll Tump
Site of Nature Conservation Interest	● 12m - Stockwood Open Space
Priority Habitats	● 103m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.50%
Brownfield Land Use	● 3.5km - Riverside
Local Greenspace	○ 600m - 700m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - St Keyna Primary, Castle Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1467m - Queen Charlton village cross
Registered Parks and Gardens	● 2.5km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1337m - Queen Charlton (Rural)
Registered Battlefield	● 9.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.4km - Church Of All Saints
Listed Building - Grade II*	● 604m - Church Of St Nicholas
Listed Building - Grade II	● 149m - Manor Farmhouse
National Landscape (formerly AONB)	● 6.7km - Cotswolds
Ancient Woodland	● 3.1km
Noise Impact - Distance to major roads and railway lines	● 4.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 3506m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	1412m
Mineral Search Area	● 15.3km - Upper Lawn Quarry
Waterbodies	● 161m
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 400m - 500m - Staunton Fields, Sleep Lane
Cycle Station	○ 100m - 200m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 396m - Dissused Railway Line Adjoining Royal British Legion Club

CDAN27 Land west of Queen Charlton



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.2km - Bickley Wood
Regionally Important Geological Site	● 2.5km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 60m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 165m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.6km - Riverside
Local Greenspace	○ 1300m - 1400m - Walnut Grove, Lilac Court
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 295m - Queen Charlton village cross
Registered Parks and Gardens	● 2.5km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 115m - Queen Charlton (Rural)
Registered Battlefield	● 8.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of All Saints
Listed Building - Grade II*	● 254m - Manor House
Listed Building - Grade II	● 207m - Manor Farmhouse
National Landscape (formerly AONB)	● 5.6km - Cotswolds
Ancient Woodland	● 2.1km - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 3.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2952m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1091m
Mineral Search Area	● 14km - Upper Lawn Quarry
Waterbodies	● 62m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 300m - 400m - Queen Charlton Church, Village
Cycle Station	○ 1000m - 1100m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 8m - Furthermead Farm

CDAN24 Land south east of Whitchurch Village (proposed SDL in former JSP)



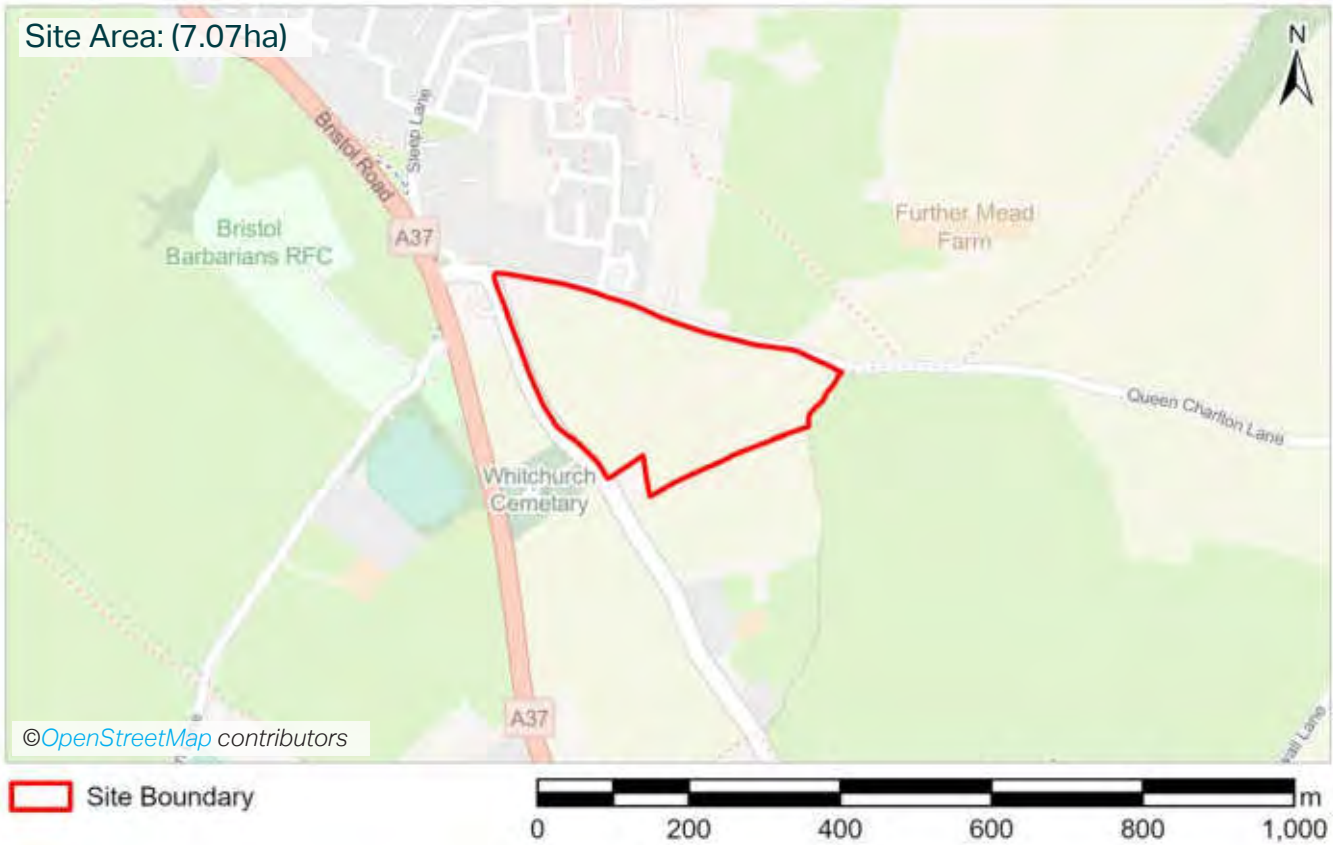
Criteria / Constraint	Score Answer
AQMA	● 2.8km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.6km - Bickley Wood
Regionally Important Geological Site	● 2.1km - Maes Knoll Tump
Site of Nature Conservation Interest	● 1% Overlap - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 0.70%
Brownfield Land Use	● 2.5km - Pensford Garage
Local Greenspace	○ 1300m - 1400m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Pensford Primary
Distance to nearest Secondary School	○ 3km - 4km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 343m - Queen Charlton village cross
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 146m - Queen Charlton (Rural)
Registered Battlefield	● 9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1911m - Church Of All Saints
Listed Building - Grade II*	● 284m - Manor House
Listed Building - Grade II	● 193m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 5.6km - Cotswolds
Ancient Woodland	● 1710m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 3.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2083m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	234m
Mineral Search Area	● 14km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 600m - 700m - Sleep Lane
Cycle Station	○ 500m - 600m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 52m - Furthermead Farm

CDAN25 Land at Woollard Lane/Charlton Road



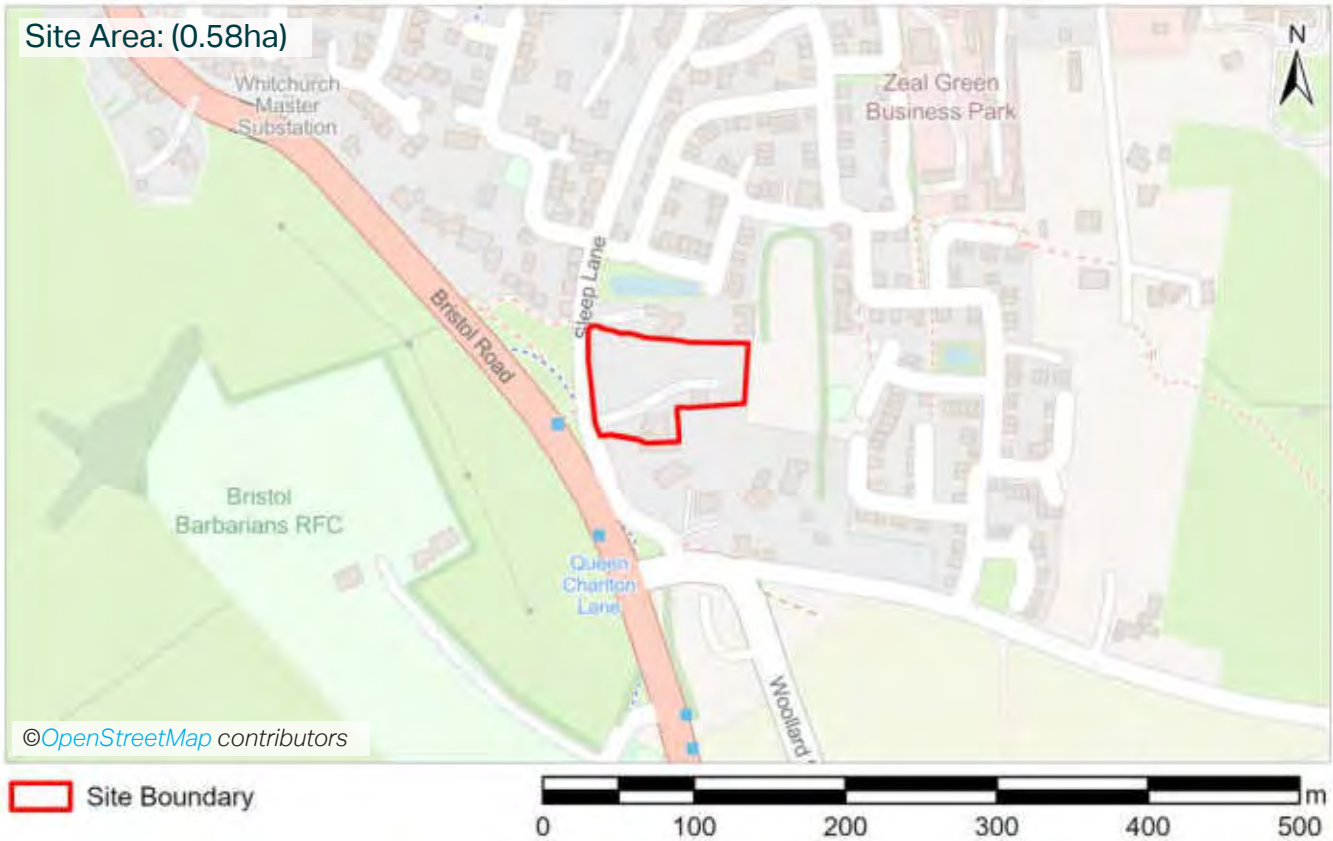
Criteria / Constraint	Score Answer
AQMA	● 2.7km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.6km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.6km - Bickley Wood
Regionally Important Geological Site	● 2.5km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 17% Overlap - Wooscombe complex
Priority Habitats	● 7% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.40%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 2.60%
Brownfield Land Use	● 2.4km - Pensford Garage
Local Greenspace	○ 1200m - 1300m - Walnut Grove
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 294m - Queen Charlton village cross
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 85m - Queen Charlton (Rural)
Registered Battlefield	● 8.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1711m - Church Of All Saints
Listed Building - Grade II*	● 229m - Manor House
Listed Building - Grade II	● 186m - Manor Farmhouse
National Landscape (formerly AONB)	● 5.5km - Cotswolds
Ancient Woodland	● 1106m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 3.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2027m
Agricultural Land Classification - Grades 1 to 3	● 98%
Mineral Safeguarded Areas	138m
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● 38m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 300m - 400m - Queen Charlton Church, Village
Cycle Station	○ 1300m - 1400m - National Cycle Route 3, Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 558m - Furthermead Farm

WCH08 Land at



Criteria / Constraint	Score Answer
AQMA	● 2.7km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Bickley Wood
Regionally Important Geological Site	● 2km - Maes Knoll Tump
Site of Nature Conservation Interest	● 1% Overlap - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 202m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.30%
Surface Water Flooding (1 in 1000 Year)	● 5.20%
Brownfield Land Use	● 3.2km - Pensford Garage
Local Greenspace	○ 900m - 1000m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1227m - Queen Charlton village cross
Registered Parks and Gardens	● 3.2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1066m - Queen Charlton (Rural)
Registered Battlefield	● 9.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Church Of All Saints
Listed Building - Grade II*	● 715m - Church Of St Nicholas
Listed Building - Grade II	● 7m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.5km - Cotswolds
Ancient Woodland	● 2.6km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2738m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	840m
Mineral Search Area	● 15km - Upper Lawn Quarry
Waterbodies	● 99m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 100m - 200m - Sleep Lane
Cycle Station	○ 50m - 100m - National Cycle Route 3
Public Right of Way	○ 50m - 100m
Historic Landfill	● 222m - Furthermead Farm

WCH09 South of The White House



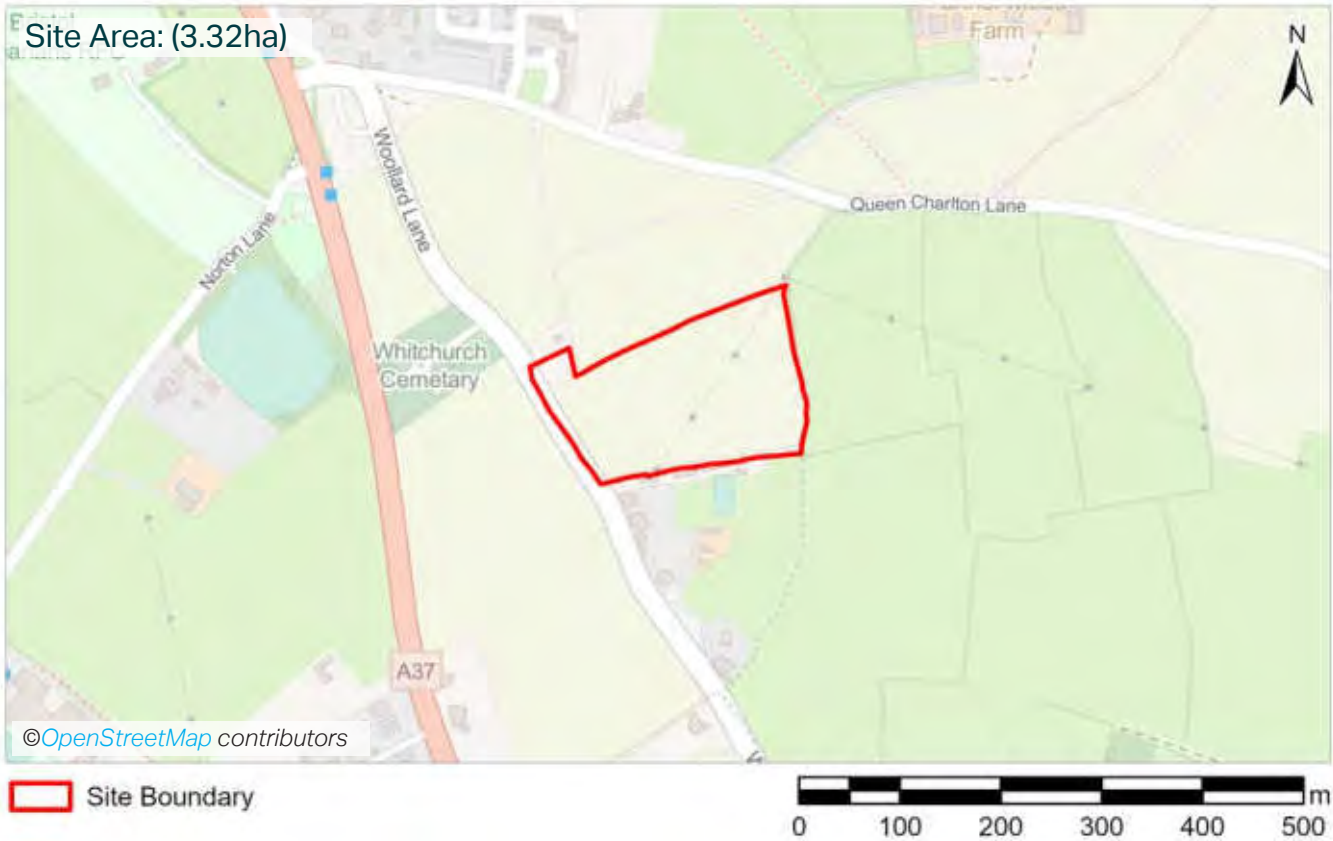
Criteria / Constraint	Score Answer
AQMA	● 2.5km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.9km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Bickley Wood
Regionally Important Geological Site	● 1971m - Maes Knoll Tump
Site of Nature Conservation Interest	● 400m - Sturminster Road
Priority Habitats	● 367m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.40%
Surface Water Flooding (1 in 100 Year)	● 3.50%
Surface Water Flooding (1 in 1000 Year)	● 4.30%
Brownfield Land Use	● 3.6km - Pensford Garage
Local Greenspace	○ 600m - 700m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Somerdale Pavilion, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Pensford Primary, Castle Primary, St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1693m - Queen Charlton village cross
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1544m - Queen Charlton (Rural)
Registered Battlefield	● 10.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Church Of All Saints
Listed Building - Grade II*	● 526m - Church Of St Nicholas
Listed Building - Grade II	● 206m - Staunton Manor House Farmhouse And Adjoining House
National Landscape (formerly AONB)	● 7km - Cotswolds
Ancient Woodland	● 3.1km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 3122m
Agricultural Land Classification - Grades 1 to 3	● 92%
Mineral Safeguarded Areas	1219m
Mineral Search Area	● 15.5km - Upper Lawn Quarry
Waterbodies	● 6m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 0m - 50m - Sleep Lane
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 300m - 400m
Historic Landfill	● 475m - Dissused Railway Line Adjoining Royal British Legion Club

WCH21 Land south of Greenacre, Staunton Lane



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.8km - Bickley Wood
Regionally Important Geological Site	● 2.2km - Maes Knoll Tump
Site of Nature Conservation Interest	● 270m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 363m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.6km - Pensford Garage
Local Greenspace	○ 900m - 1000m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Somerdale Pavilion, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Castle Primary, St Johns C of E Primary, St Keyna Primary, Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1442m - Queen Charlton village cross
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1293m - Queen Charlton (Rural)
Registered Battlefield	● 10km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of All Saints
Listed Building - Grade II*	● 812m - Church Of St Nicholas
Listed Building - Grade II	● 113m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.7km - Cotswolds
Ancient Woodland	● 2.9km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 3075m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1179m
Mineral Search Area	● 15.2km - Upper Lawn Quarry
Waterbodies	● 66m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 500m - 600m - Sleep Lane
Cycle Station	○ 300m - 400m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 429m - Furthermead Farm

WCH07 Land at Woollard Lane



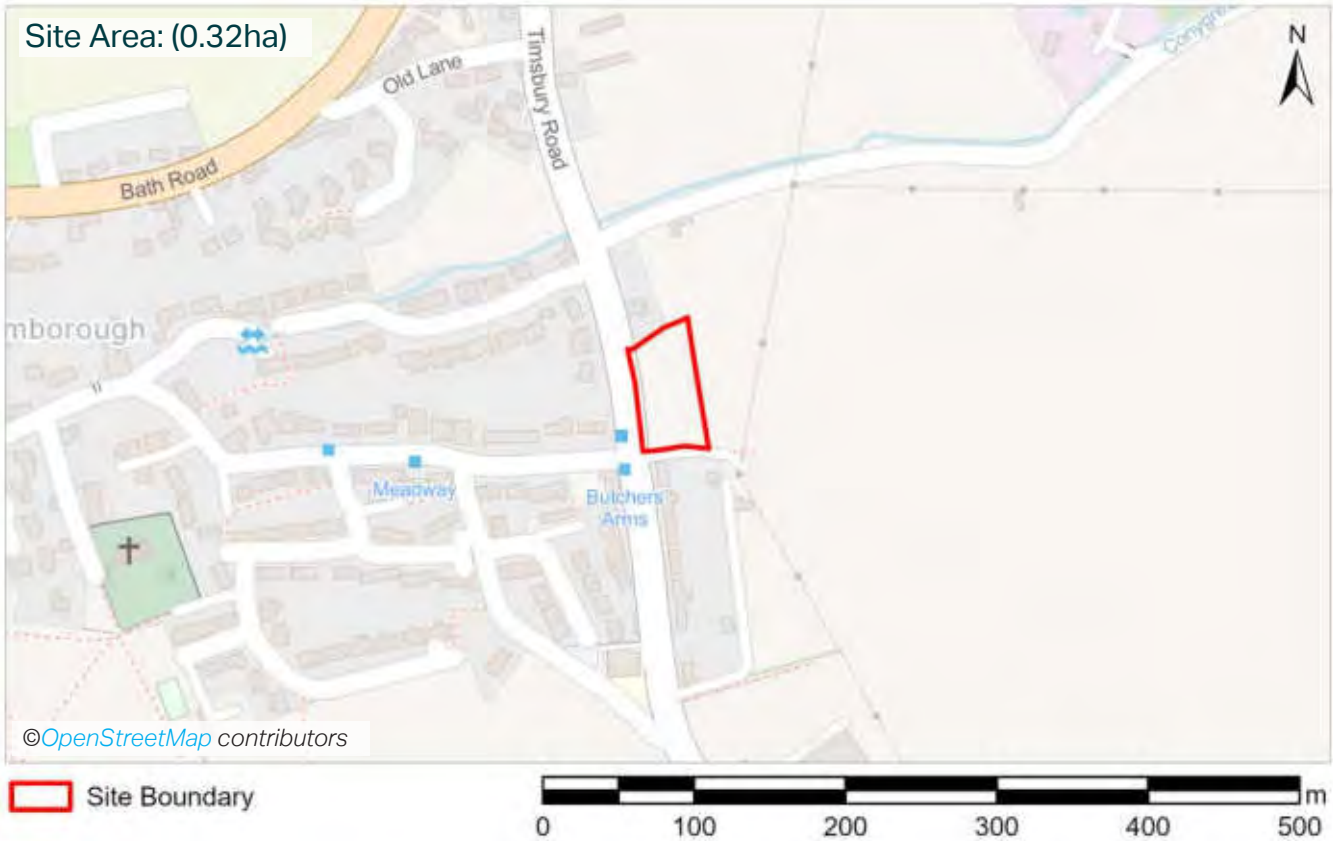
Criteria / Constraint	Score Answer
AQMA	● 3km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4km - Bickley Wood
Regionally Important Geological Site	● 2.1km - Maes Knoll Tump
Site of Nature Conservation Interest	● 3% Overlap - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 287m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 7.50%
Brownfield Land Use	● 3.1km - Pensford Garage
Local Greenspace	○ 1200m - 1300m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre, Somerdale Pavilion
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1281m - Queen Charlton village cross
Registered Parks and Gardens	● 3.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1113m - Queen Charlton (Rural)
Registered Battlefield	● 9.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Church Of All Saints
Listed Building - Grade II*	● 1032m - Church Of St Nicholas
Listed Building - Grade II	● 180m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.6km - Cotswolds
Ancient Woodland	● 2.4km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 2631m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	735m
Mineral Search Area	● 14.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 500m - 600m - Sleep Lane
Cycle Station	○ 300m - 400m - National Cycle Route 3
Public Right of Way	○ 700m - 800m
Historic Landfill	● 297m - Furthermead Farm

WCH06b Land south of cemetery, Woolard Lane



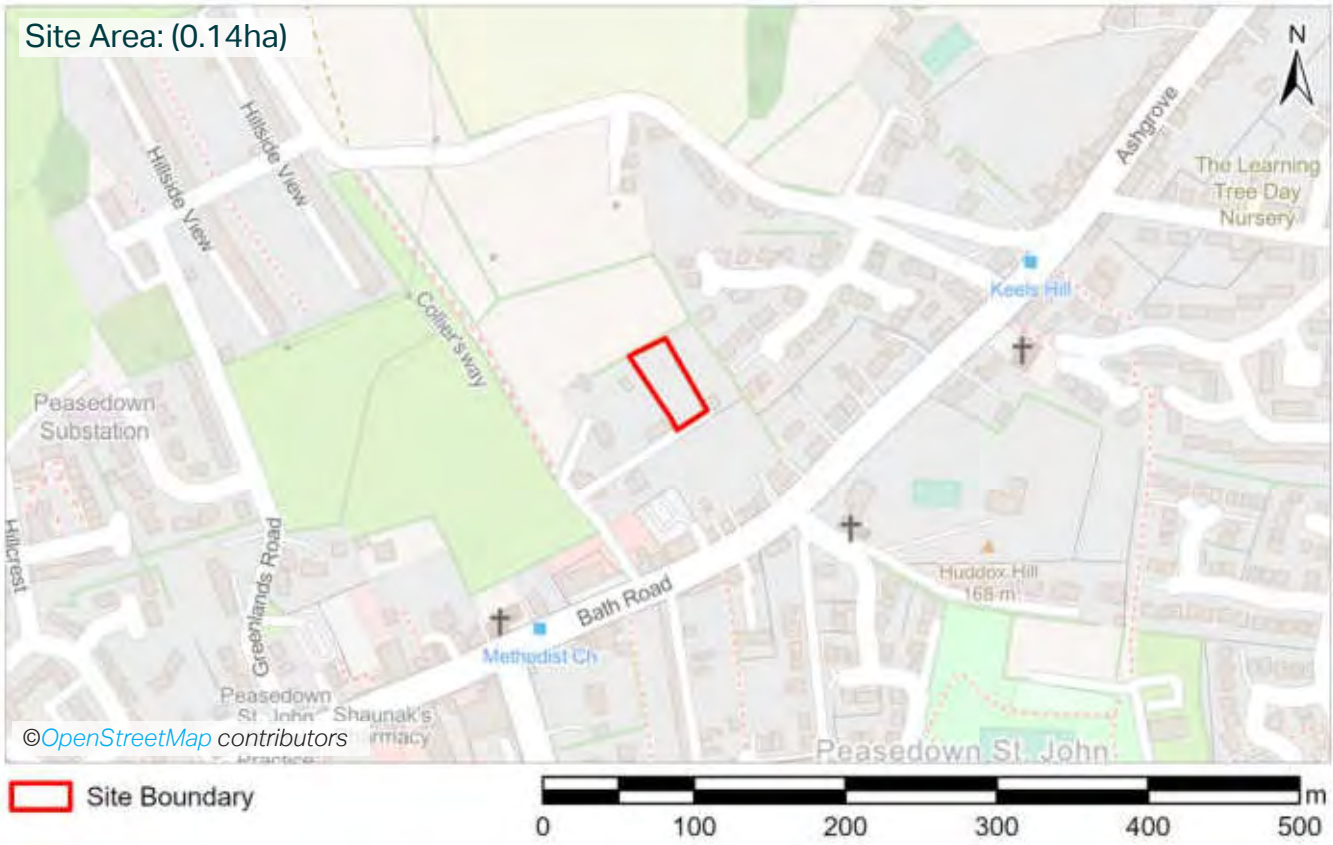
Criteria / Constraint	Score Answer
AQMA	● 3km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.2km - Bickley Wood
Regionally Important Geological Site	● 1921m - Maes Knoll Tump
Site of Nature Conservation Interest	● 167m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 466m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.80%
Brownfield Land Use	● 3km - Pensford Garage
Local Greenspace	○ 1100m - 1200m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Somerdale Pavilion, Wellsway Sports Centre, Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary, St Keyna Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1259m - Part of the linear boundary known as the Wansdyke 210m north west of Cottles
Registered Parks and Gardens	● 3.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1326m - Queen Charlton (Rural)
Registered Battlefield	● 10.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.5km - Church Of All Saints
Listed Building - Grade II*	● 1001m - Church Of St Nicholas
Listed Building - Grade II	● 239m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.8km - Cotswolds
Ancient Woodland	● 2.5km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 2503m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	603m
Mineral Search Area	● 15.1km - Upper Lawn Quarry
Waterbodies	● 172m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 400m - 500m - Sleep Lane
Cycle Station	○ 300m - 400m - National Cycle Route 3
Public Right of Way	○ 700m - 800m
Historic Landfill	● 565m - Furthermead Farm

FAR15 Brocks Farm



Criteria / Constraint	Score Answer
AQMA	● 4.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 263m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.8km - Bowlditch Quarry
Regionally Important Geological Site	● 1419m - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 64m - Congyre Brook and adjacent land
Priority Habitats	● 372m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 1297m - Westways Garage
Local Greenspace	○ 300m - 400m - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Farmborough Church Primary
Distance to nearest Secondary School	○ 7km - 8km - Norton Hill School, Somervale School, Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.2km - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.7km - Newton Park
Conservation Area	● 1806m - Timsbury (Rural)
Registered Battlefield	● 10.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 344m - Church Of All Saints
Listed Building - Grade II	● 325m - Group Of 4 Monuments To Tidcombe, Bush And Knight Families, In Churchyard 2 Metres East Of Chancel, Church Of All Saints
National Landscape (formerly AONB)	● 6.2km - Cotswolds
Ancient Woodland	● 1732m - Whidcombe Brake
Noise Impact - Distance to major roads and railway lines	● 3.1km - Camerton Batch
Tree Preservation Orders	○ 447m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1579m
Mineral Search Area	● 10km - Stoke Hill Mine
Waterbodies	● 72m
Train Station	○ 7km - 8km - Midsomer Norton South
Bus Station	○ 0m - 50m - Butchers Arms
Cycle Station	○ 4km - 5km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 491m - Tillay Farm

PEA14 North View



Criteria / Constraint	Score Answer
AQMA	● 7.4km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 702m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Writhlington
Regionally Important Geological Site	● 1668m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 597m - New Buildings field
Priority Habitats	● 231m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.5km - Derelict Yard, Bath Old Road
Local Greenspace	○ 300m - 400m - Beacon Hall Playground
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 119m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1671m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.4km - Ammerdown House
Conservation Area	● 1408m - Radstock (Somer Valley)
Registered Battlefield	● 12.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1751m - Church Of St Peter
Listed Building - Grade II*	● 1738m - Church Of All Saints
Listed Building - Grade II	● 537m - Church Of St John Baptist
National Landscape (formerly AONB)	● 3km - Cotswolds
Ancient Woodland	● 886m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1991m - Camerton Batch
Tree Preservation Orders	○ 370m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.1km
Mineral Search Area	● 6.4km - Stoke Hill Mine
Waterbodies	● 188m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 200m - 300m - Braysdown Lane
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 150m - Old quarry adjoining Ashgrove Farm

BES12 Eagle Farm



Criteria / Constraint	Score Answer
AQMA	● 2.1km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1252m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1600m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.3km - Swainswick Road Cutting, South
Site of Nature Conservation Interest	● 7% Overlap - St. Catherine's Brook
Priority Habitats	● <1% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 8.40%
Surface Water Flooding (1 in 100 Year)	● 10.20%
Surface Water Flooding (1 in 1000 Year)	● 12.70%
Brownfield Land Use	● 3.8km - E Block (part), MoD Ensleigh
Local Greenspace	○ 500m - 600m - Coalpit Road
Closest Park	○ 1500m - 1600m - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 979m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1390m - St Catherine'S Court
Conservation Area	● 320m - Batheaston (Rural)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1664m - St Catherine'S Court
Listed Building - Grade II*	● 121m - 108 And 110, Northend
Listed Building - Grade II	● 14m - Fairview
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1107m - Shockerwick/Tennygrove+
Noise Impact - Distance to major roads and railway lines	● 2.8km - Kensington Meadow
Tree Preservation Orders	○ 1939m
Agricultural Land Classification - Grades 1 to 3	● 90%
Mineral Safeguarded Areas	5.8km
Mineral Search Area	● 5.9km - Upper Lawn Quarry
Waterbodies	● 2% Overlap
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 100m - 200m - Northend, Catherine Way
Cycle Station	○ 1000m - 1100m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 521m - Land at The Recreation Grounds, Batheaston

SHAWS Eagle Farm



Criteria / Constraint	Score Answer
AQMA	● 2.1km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1252m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1600m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.3km - Swainswick Road Cutting, South
Site of Nature Conservation Interest	● 7% Overlap - St. Catherine's Brook
Priority Habitats	● <1% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 8.40%
Surface Water Flooding (1 in 100 Year)	● 10.20%
Surface Water Flooding (1 in 1000 Year)	● 12.70%
Brownfield Land Use	● 3.8km - E Block (part), MoD Ensleigh
Local Greenspace	○ 500m - 600m - Coalpit Road
Closest Park	○ 1500m - 1600m - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Batheaston Church School
Distance to nearest Secondary School	○ 3km - 4km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 979m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1390m - St Catherine'S Court
Conservation Area	● 320m - Batheaston (Rural)
Registered Battlefield	● 5.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1664m - St Catherine'S Court
Listed Building - Grade II*	● 121m - 108 And 110, Northend
Listed Building - Grade II	● 14m - Fairview
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1107m - Shockerwick/Tennygrove+
Noise Impact - Distance to major roads and railway lines	● 2.8km - Kensington Meadow
Tree Preservation Orders	○ 1939m
Agricultural Land Classification - Grades 1 to 3	● 90%
Mineral Safeguarded Areas	5.8km
Mineral Search Area	● 5.9km - Upper Lawn Quarry
Waterbodies	● 2% Overlap
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 100m - 200m - Catherine Way, Northend
Cycle Station	○ 1000m - 1100m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 521m - Land at The Recreation Grounds, Batheaston

RAD40 Linden' Frome Hill



Criteria / Constraint	Score Answer
AQMA	● 6.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 62m
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 493m - Huish Colliery Quarry
Regionally Important Geological Site	● 418m - Tynning Tip
Site of Nature Conservation Interest	● 455m - Wellow Brook
Priority Habitats	● 196m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 735m - Ryman Engineering
Local Greenspace	○ 600m - 700m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Claverton Manor, Parade Gardens, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemoor Park, Abbey Cemetery, Newton Park, Prior Park, Royal Victoria Park, Sydney Gardens, Crowe Hall, Widcombe Manor
Green Belt Land	○ 1782m
Health Facility	○ 400m - 500m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 600m - 700m - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1639m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1949m - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1829m - Church Of St James The Less
Listed Building - Grade II	● 327m - Fir Tree Inn
National Landscape (formerly AONB)	● 4.6km - Cotswolds
Ancient Woodland	● 1110m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 3.5km - Camerton Batch
Tree Preservation Orders	○ 586m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	2.2km
Mineral Search Area	● 8.3km - Stoke Hill Mine
Waterbodies	● 323m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 100m - 200m - Mount Pleasant
Cycle Station	○ 600m - 700m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1066m - Old Foxcote Quarry

CAM03 Bridge Place Farm,



Criteria / Constraint	Score Answer
AQMA	● 5.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1558m
International Ecological Sites (SAC,SPA,Ramsar)	● 8km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.3km - Bowlditch Quarry
Regionally Important Geological Site	● 44m - Camerton Old Pit Tip
Site of Nature Conservation Interest	● 12% Overlap - Cam Brook and adjacent land
Priority Habitats	● 22m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.90%
Surface Water Flooding (1 in 100 Year)	● 2.60%
Surface Water Flooding (1 in 1000 Year)	● 21.20%
Brownfield Land Use	● 1714m - Wheeler's Yard
Local Greenspace	○ 50m - 100m - Camerton Batch Local Nature Reserve, Coke Oven Copse
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 363m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Somerset Studio School, Writhlington School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1204m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 5.5km - Ammerdown House
Conservation Area	● 1345m - Timsbury (Rural)
Registered Battlefield	● 12.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 617m - Church Of St Peter
Listed Building - Grade II*	● 1186m - Parish'S House
Listed Building - Grade II	● 103m - Bridge Place Farmhouse
National Landscape (formerly AONB)	● 4.9km - Cotswolds
Ancient Woodland	● 852m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 61m - Camerton Batch
Tree Preservation Orders	○ 1589m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1862m
Mineral Search Area	● 8.5km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 0m - 50m - The Daglands
Cycle Station	○ 3km - 4km - National Cycle Route 24, National Cycle Route 24 Link, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 179m - Splott Farm

PEA15 Land adjacent to Bath Business Park



Criteria / Constraint	Score Answer
AQMA	● 7.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1354m - Writhlington
Regionally Important Geological Site	● 1288m - Lower Writhlington Tip
Site of Nature Conservation Interest	● 593m - Council Depot Wood
Priority Habitats	● 437m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.50%
Surface Water Flooding (1 in 1000 Year)	● 8.60%
Brownfield Land Use	● 1851m - Derelict Yard, Bath Old Road
Local Greenspace	○ 100m - 200m - Ecewiche Green, Land between Pippin Close and Russett Way
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 2.5km - 3km - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Peasedown St John Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Writhlington School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1334m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.4km - Ammerdown House
Conservation Area	● 524m - Radstock (Somer Valley)
Registered Battlefield	● 12.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1867m - Church Of St Peter
Listed Building - Grade II*	● 1406m - Church Of St James The Less
Listed Building - Grade II	● 301m - Shoscombe Farmhouse
National Landscape (formerly AONB)	● 2.5km - Cotswolds
Ancient Woodland	● 842m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 2.3km - Camerton Batch
Tree Preservation Orders	○ 533m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3.5km
Mineral Search Area	● 6.1km - Stoke Hill Mine
Waterbodies	● 325m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 200m - 300m - Brockley Road
Cycle Station	○ 1100m - 1200m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 346m - Woodborough

PEN11 Whitley Batts



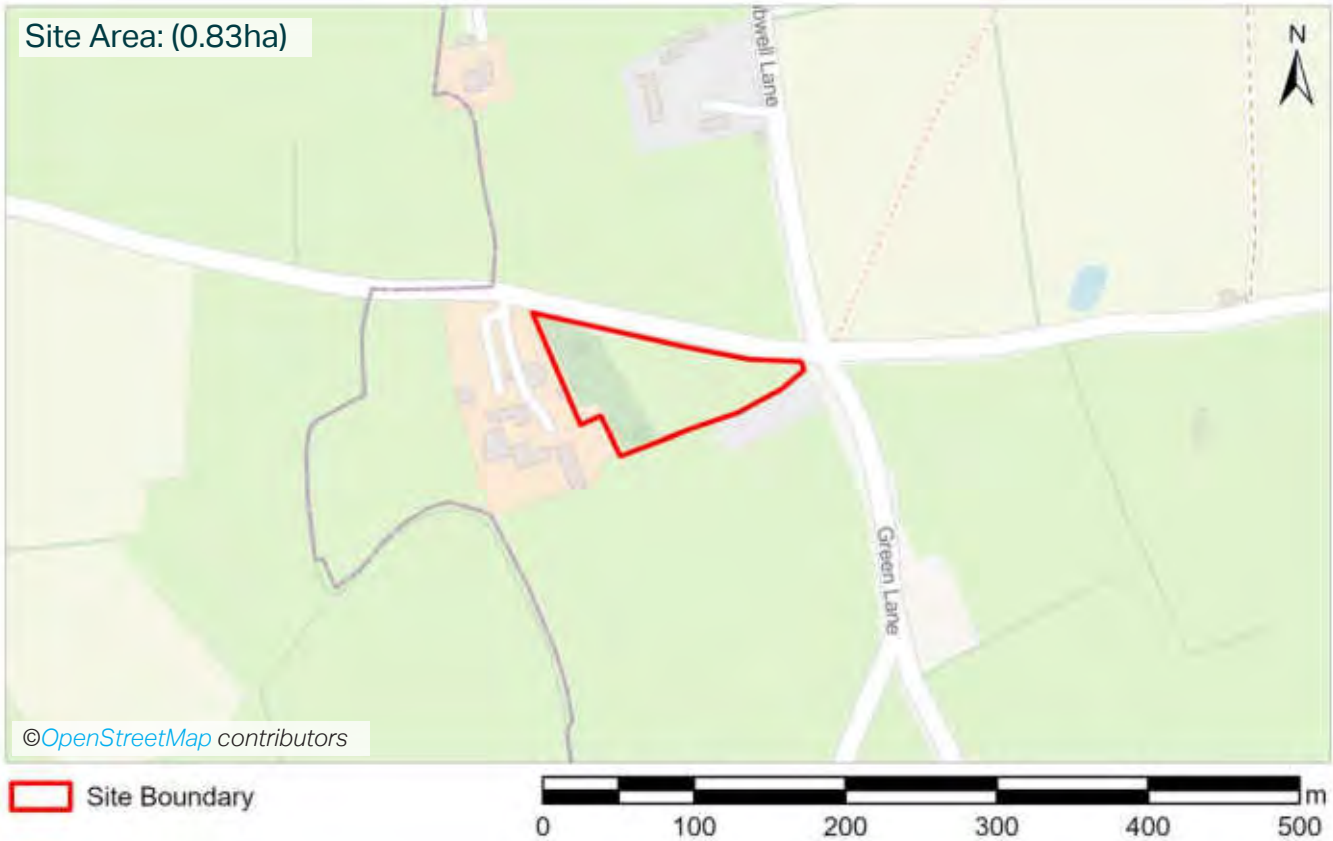
Criteria / Constraint	Score Answer
AQMA	● 4.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 862m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Folly Farm
Regionally Important Geological Site	● 3.7km - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 19m - Pensford complex
Priority Habitats	● 19m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 478m - Pensford Garage
Local Greenspace	○ 4km - 5km - Abbots Wood, Bramble Cottage, Gastons
Closest Park	○ 7km - 8km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 7km - 8km - Keynsham Leisure Centre, Chew Valley School, Somerdale Pavilion, Keynsham Gym, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Pensford Primary
Distance to nearest Secondary School	○ 6km - 7km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 744m - Round House
Registered Parks and Gardens	● 6.2km - Newton Park
Conservation Area	● 550m - Pensford (Rural)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1082m - Church Of All Saints
Listed Building - Grade II*	● 768m - Church Of St Thomas A Becket
Listed Building - Grade II	● 567m - Old School House
National Landscape (formerly AONB)	● 4.6km - Mendip Hills
Ancient Woodland	● 567m
Noise Impact - Distance to major roads and railway lines	● 2.2km - Folly Farm
Tree Preservation Orders	○ 543m
Agricultural Land Classification - Grades 1 to 3	● 99%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14km - Upper Lawn Quarry
Waterbodies	● 29m
Train Station	○ 7km - 8km - Keynsham
Bus Station	○ 200m - 300m - Haselbury Grove
Cycle Station	○ 700m - 800m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 553m - Railway Cutting off Wick Lane

CHM04 Land at Dark Lane



Criteria / Constraint	Score Answer
AQMA	● 6.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.8km
International Ecological Sites (SAC,SPA,Ramsar)	● 1821m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1772m - Dundry Main Road South Quarry
Regionally Important Geological Site	● 2.4km - Northwick Stream Section, Dundry
Site of Nature Conservation Interest	● 40m - Winford Brook and adjacent land
Priority Habitats	● 26m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.20%
Surface Water Flooding (1 in 100 Year)	● 0.80%
Surface Water Flooding (1 in 1000 Year)	● 4.10%
Brownfield Land Use	● 1469m - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 7km - 8km - Land south of Lower Road, The Mill Pond, Millenium Green Garden, Combe View, Gastons, The Amenity Field, The Batch, Allotments, Recreation Ground, The Glebe
Closest Park	○ 10km - 15km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1200m - 1300m - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Chew Magna Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 727m - Churchyard cross in St Andrew's churchyard
Registered Parks and Gardens	● 5.7km - Landscape At The Former Cegb Headquarters
Conservation Area	● <1% Overlap - Chew Magna (Rural)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 759m - Church Of St Andrew
Listed Building - Grade II*	● 149m - The Manor House (The Sacred Heart Convent High School)
Listed Building - Grade II	● 177m - Lodge About 80 Metres South West Of The Rookery
National Landscape (formerly AONB)	● 1728m - Mendip Hills
Ancient Woodland	● 672m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 4.1km - Folly Farm
Tree Preservation Orders	○ 4897m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.1km
Mineral Search Area	● 19.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 8km - 9km - Parson Street
Bus Station	○ 50m - 100m - Oakleaze
Cycle Station	○ 700m - 800m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 503m - Limeburn Hill

NT01 Meryhill Farm



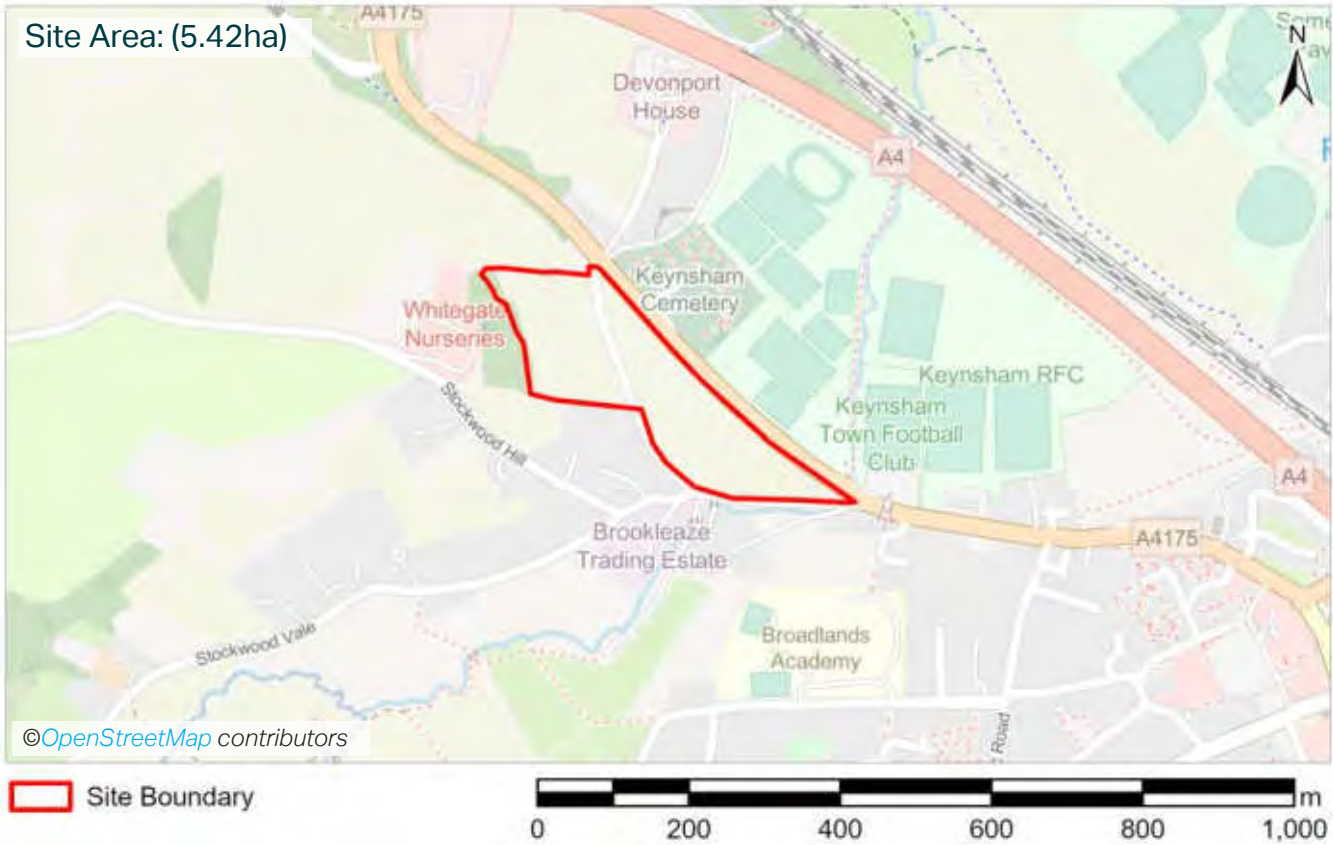
Criteria / Constraint	Score Answer
AQMA	● 8.8km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Lulsgate Quarry
Regionally Important Geological Site	● 2.3km - Butcombe, Roadside Exposure
Site of Nature Conservation Interest	● 2.6km - Plasters Green SSSI and adjacent field
Priority Habitats	● 311m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 4.4km - Newbridge Garage
Local Greenspace	○ 5km - 6km - The Glebe Field
Closest Park	○ 15km - 20km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 5km - 6km - Ubley C of E Primary, Chew Stoke Church School
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 651m - Bowl barrow 90m south-west of Bicknell Farm
Registered Parks and Gardens	● 3.5km - Barley Wood
Conservation Area	● 4km - Chew Stoke (Rural)
Registered Battlefield	● 20.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 5km - Church Of All Saints
Listed Building - Grade II*	● 1355m - The Parsonage
Listed Building - Grade II	● 290m - Thrubwell Farm
National Landscape (formerly AONB)	● 2km - Mendip Hills
Ancient Woodland	● 1197m - Lye Wood
Noise Impact - Distance to major roads and railway lines	● 8.6km - Folly Farm
Tree Preservation Orders	○ 3432m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	6.8km
Mineral Search Area	● 24.6km - Upper Lawn Quarry
Waterbodies	● 84m
Train Station	○ 10km - 15km - Bedminster, Nailsea and Backwell, Parson Street, Yatton
Bus Station	○ 100m - 200m - Oakleaze
Cycle Station	○ 3km - 4km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1539m - The Old Quarry

RAD41 Land West of Mells Lane



Criteria / Constraint	Score Answer
AQMA	● 6.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 229m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 12m - Huish Colliery Quarry
Regionally Important Geological Site	● 617m - Radstock Grove / Kilmerson Road Quarry
Site of Nature Conservation Interest	● <1% Overlap - Radstock Railway Cutting and adjacent fields
Priority Habitats	● 15m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 512m - Ryman Engineering
Local Greenspace	○ 1000m - 1100m - Tynning Hill Green Space, Memorial Garden
Closest Park	○ 10km - 15km - Abbey Cemetery, Parade Gardens, Prior Park, Widcombe Manor, Sydney Gardens, Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemoad Park, Newton Park, Royal Victoria Park, Crowe Hall
Green Belt Land	○ 2.1km
Health Facility	○ 600m - 700m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 700m - 800m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1816m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1802m - Ammerdown House
Conservation Area	● No Overlap
Registered Battlefield	● 15.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1925m - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1903m - Lych Gate, Flanking Walls And Gates On North Side Of Church Of St Peter And St Paul
Listed Building - Grade II	● 441m - Fir Tree Inn
National Landscape (formerly AONB)	● 4.9km - Cotswolds
Ancient Woodland	● 1144m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 3.2km - Silver Street
Tree Preservation Orders	○ 677m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1847m
Mineral Search Area	● 8.6km - Stoke Hill Mine
Waterbodies	● 151m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 1100m - 1200m - St Francis Road
Cycle Station	○ 800m - 900m - National Cycle Route 24
Public Right of Way	○ 300m - 400m
Historic Landfill	● 1406m - Old Foxcote Quarry

K64 Durley Hill



Criteria / Constraint	Score Answer
AQMA	● 509m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.4km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 858m - Bickley Wood
Regionally Important Geological Site	● 905m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 1m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2%
Surface Water Flooding (1 in 100 Year)	● 17.20%
Surface Water Flooding (1 in 1000 Year)	● 29.10%
Brownfield Land Use	● 724m - St Augustine's Surgery
Local Greenspace	○ 400m - 500m - Winscombe Close, Land west of St John's Court
Closest Park	○ 1400m - 1500m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1000m - 1100m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 400m - 500m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 476m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1143m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 402m - Keynsham (Keynsham)
Registered Battlefield	● 6.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 829m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 670m - Church Of St John The Baptist
Listed Building - Grade II	● 21m - Durley Hill House And The Annexe
National Landscape (formerly AONB)	● 4.2km - Cotswolds
Ancient Woodland	● 895m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.2km - Manor Road Community Woodland
Tree Preservation Orders	○ 1365m
Agricultural Land Classification - Grades 1 to 3	● 52%
Mineral Safeguarded Areas	89% Overlap
Mineral Search Area	● 13.4km - Upper Lawn Quarry
Waterbodies	● 9m
Train Station	○ 900m - 1000m - Keynsham
Bus Station	○ 100m - 200m - Sleep Lane
Cycle Station	○ 0m - 50m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 138m - Rivevy Quarry

K62 Devonport House



Criteria / Constraint	Score Answer
AQMA	● 898m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 107m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 552m - Bickley Wood
Regionally Important Geological Site	● 1197m - Fry's Factory Railway Siding
Site of Nature Conservation Interest	● 35m - East Wood and Keynsham Humpy Tumps complex
Priority Habitats	● <1% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ2.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.90%
Brownfield Land Use	● 1073m - St Augustine's Surgery
Local Greenspace	○ 1000m - 1100m - Land west of St John's Court
Closest Park	○ 1500m - 1600m - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - St Johns C of E Primary, St Keyna Primary
Distance to nearest Secondary School	○ 1000m - 1100m - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 546m - Roman Settlement at Keynsham Hams, former Cadbury's Factory
Registered Parks and Gardens	● 1126m - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 778m - Keynsham (Keynsham)
Registered Battlefield	● 7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1195m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 813m - Hanham Court
Listed Building - Grade II	● 105m - Durley Lane Bridge (Mln111439)
National Landscape (formerly AONB)	● 4.2km - Cotswolds
Ancient Woodland	● 587m - Bickley Wood
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 1798m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.8km - Upper Lawn Quarry
Waterbodies	● 45m
Train Station	○ 1300m - 1400m - Keynsham
Bus Station	○ 1400m - 1500m - Oakleaze
Cycle Station	○ 100m - 200m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 57m - Rivevy Quarry

CAM04 Purbeck House



Criteria / Constraint	Score Answer
AQMA	● 5.9km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1416m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Bowlditch Quarry
Regionally Important Geological Site	● 34m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 26% Overlap - Cam Brook and adjacent land
Priority Habitats	● 7m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 10%
Surface Water Flooding (1 in 100 Year)	● 18.80%
Surface Water Flooding (1 in 1000 Year)	● 28.50%
Brownfield Land Use	● 1933m - Old Pit Yard
Local Greenspace	○ 0m - 50m - New Pit Batch
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 7m
Health Facility	○ 3km - 4km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1900m - 2000m - Peasedown St John Primary
Distance to nearest Secondary School	○ 4km - 5km - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1098m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5.4km - Ammerdown House
Conservation Area	● 1593m - Timsbury (Rural)
Registered Battlefield	● 12.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 496m - Church Of St Peter
Listed Building - Grade II*	● 1392m - Parish'S House
Listed Building - Grade II	● 208m - Bridge Place Farmhouse
National Landscape (formerly AONB)	● 4.5km - Cotswolds
Ancient Woodland	● 473m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 51m - Camerton Batch
Tree Preservation Orders	○ 1673m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.2km
Mineral Search Area	● 8km - Stoke Hill Mine
Waterbodies	● 1% Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 100m - 200m - Saltwell Avenue, Staunton Fields
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link, National Cycle Route 24, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 4m - Splott Farm

EH05 Little Aden



Criteria / Constraint	Score Answer
AQMA	● 5.5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 840m
International Ecological Sites (SAC,SPA,Ramsar)	● 1382m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 437m - Harptree Combe
Regionally Important Geological Site	● 866m - Richmond Castle, Old Mines, Wansdyke
Site of Nature Conservation Interest	● 57m - Lakes north of Harptree Court
Priority Habitats	● 59m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 5.40%
Brownfield Land Use	● 598m - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 500m - 600m - East Harptree Green Space
Closest Park	○ 15km - 20km - Newton Park, Brislington House
Green Belt Land	○ 883m
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - East Harptree C of E Primary
Distance to nearest Secondary School	○ 7km - 8km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 854m - Richmond Castle
Registered Parks and Gardens	● 5.6km - Ston Easton Park
Conservation Area	● 45m - East Harptree (Rural)
Registered Battlefield	● 19.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1475m - Eastwood Manor Farm Steading
Listed Building - Grade II*	● 484m - Church Of St Laurence
Listed Building - Grade II	● 72m - Gates And Piers At Upper Lodge, North Of Harptree Court
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 448m - Harptree Combe Sssi
Noise Impact - Distance to major roads and railway lines	● 5.1km - Folly Farm
Tree Preservation Orders	○ 124m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.5km
Mineral Search Area	● 19.9km - Stoke Hill Mine
Waterbodies	● 78m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 500m - 600m - Hamilton House
Cycle Station	○ 900m - 1000m - National Cycle Route 3 Link
Public Right of Way	○ 200m - 300m
Historic Landfill	● 1809m - The Grove

HB01 Hinton Blewett 1



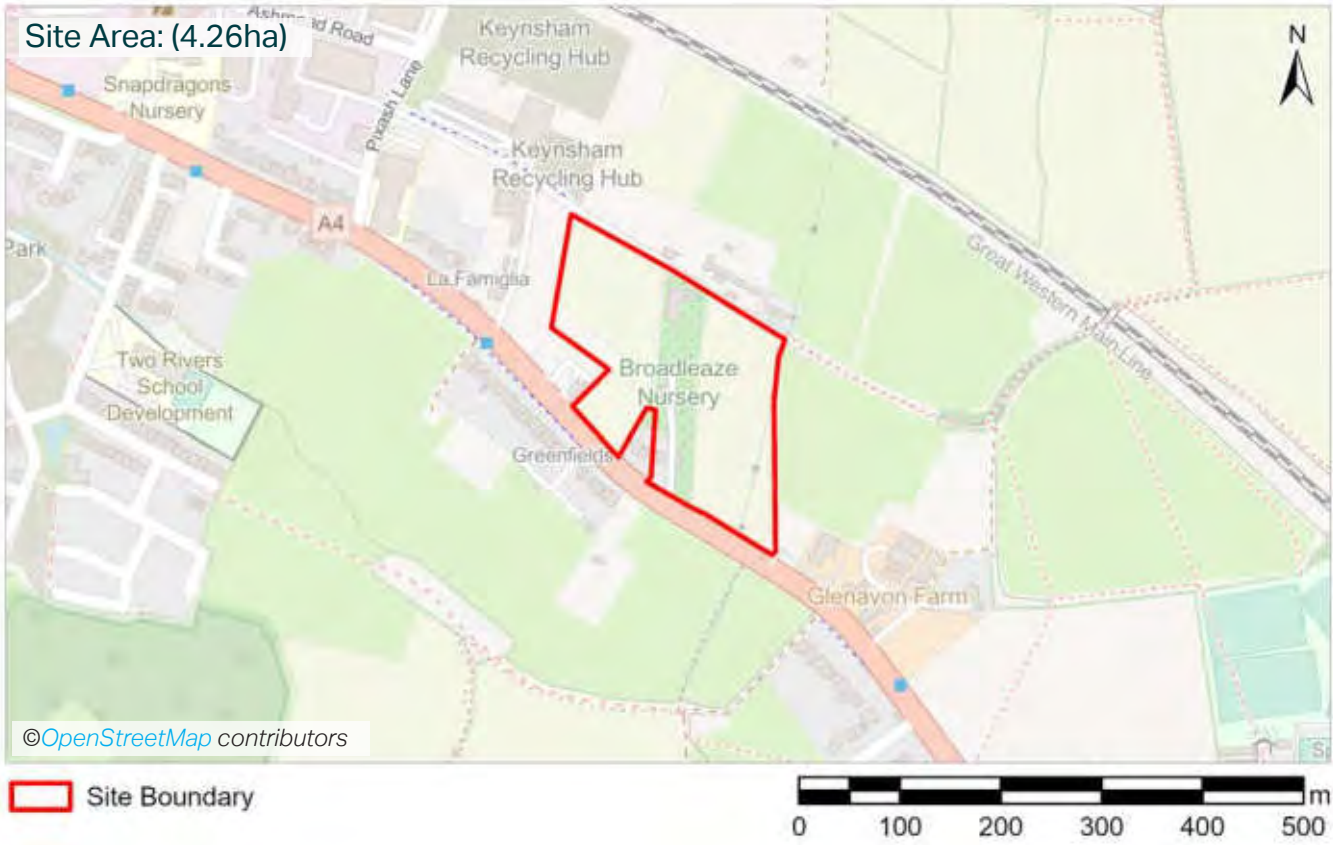
Criteria / Constraint	Score Answer
AQMA	● 3.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1050m - Burlledge Sidelands and Meadows
Regionally Important Geological Site	● 1815m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 198m - Cam Brook and adjacent land
Priority Habitats	● 306m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.7km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 50m - 100m - The Glebe
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1801m
Health Facility	○ 8km - 9km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - East Harptree C of E Primary, Bishop Sutton Primary
Distance to nearest Secondary School	○ 8km - 9km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1751m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 3.8km - Ston Easton Park
Conservation Area	● 94m - Hinton Blewett (Rural)
Registered Battlefield	● 18km - Lansdown Battlefield (part)
Listed Building - Grade I	● 231m - Church Of St Margaret
Listed Building - Grade II*	● 2.8km - Church Of St Laurence
Listed Building - Grade II	● 54m - Middle Road Farmhouse
National Landscape (formerly AONB)	● 126m - Mendip Hills
Ancient Woodland	● 1215m - Peaks Girt Wood
Noise Impact - Distance to major roads and railway lines	● 3.4km - Folly Farm
Tree Preservation Orders	○ 1073m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	821m
Mineral Search Area	● 17.5km - Stoke Hill Mine
Waterbodies	● 244m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 100m - 200m - Richmond Heights
Cycle Station	○ 3km - 4km - National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 605m - The Grove

HB03 Hinton Blewett 3



Criteria / Constraint	Score Answer
AQMA	● 3.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1002m - Burlledge Sidelands and Meadows
Regionally Important Geological Site	● 1852m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 206m - Cam Brook and adjacent land
Priority Habitats	● 272m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.7km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 100m - 200m - The Glebe
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1787m
Health Facility	○ 8km - 9km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - East Harptree C of E Primary
Distance to nearest Secondary School	○ 8km - 9km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1731m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 3.8km - Ston Easton Park
Conservation Area	● 159m - Hinton Blewett (Rural)
Registered Battlefield	● 18km - Lansdown Battlefield (part)
Listed Building - Grade I	● 296m - Church Of St Margaret
Listed Building - Grade II*	● 2.7km - Church Of St Laurence
Listed Building - Grade II	● 35m - Middle Road Farmhouse
National Landscape (formerly AONB)	● 94m - Mendip Hills
Ancient Woodland	● 1176m - Peaks Girt Wood
Noise Impact - Distance to major roads and railway lines	● 3.5km - Folly Farm
Tree Preservation Orders	○ 1023m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	837m
Mineral Search Area	● 17.6km - Stoke Hill Mine
Waterbodies	● 217m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 50m - 100m - Ferndale Road
Cycle Station	○ 3km - 4km - National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 561m - The Grove

K63 Land North of Bath Road



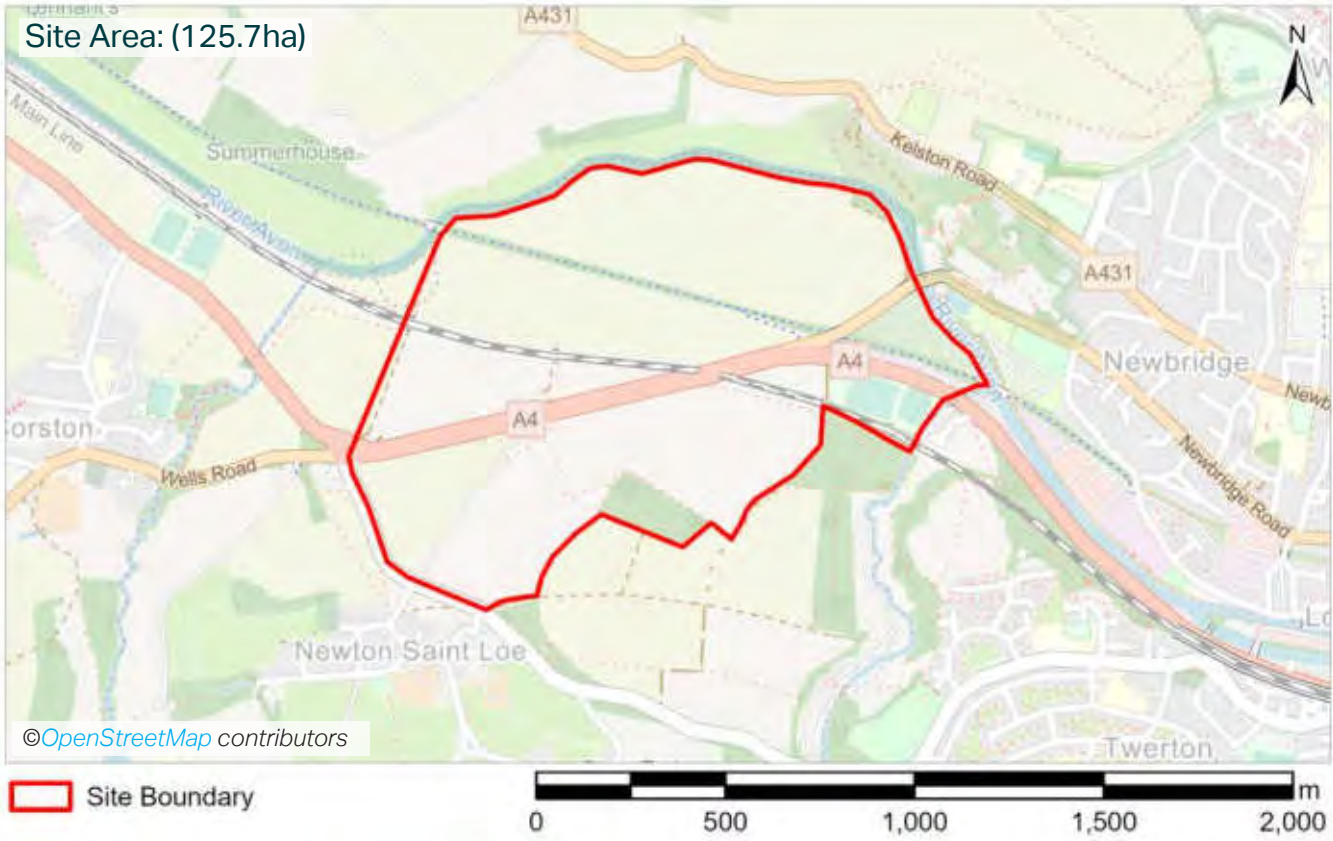
Criteria / Constraint	Score Answer
AQMA	● 1092m - Saltford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 205m
International Ecological Sites (SAC,SPA,Ramsar)	● 9.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 736m - Stidham Farm
Regionally Important Geological Site	● 763m - Saltford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 592m - River Avon
Priority Habitats	● 125m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.90%
Brownfield Land Use	● 1045m - Grange Hotel, keynsham
Local Greenspace	○ 900m - 1000m - Manor Road Community Woodland, Teriot Playground
Closest Park	○ 2.5km - 3km - Kelston Park
Green Belt Land	○ 61% Overlap
Health Facility	○ 900m - 1000m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Two Rivers Cof E Primary
Distance to nearest Secondary School	○ 1100m - 1200m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1470m - Round barrow 245m south of Barrow Lodge
Registered Parks and Gardens	● 2km - Kelston Park
Conservation Area	● 949m - Saltford (Rural)
Registered Battlefield	● 4.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1587m - Parish Church Of St Mary
Listed Building - Grade II*	● 1182m - Saltford Manor House
Listed Building - Grade II	● 1m - Milestone At Ngr St 674 678
National Landscape (formerly AONB)	● 1445m - Cotswolds
Ancient Woodland	● 1614m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 377m - Manor Road Community Woodland
Tree Preservation Orders	○ 1220m
Agricultural Land Classification - Grades 1 to 3	● 61%
Mineral Safeguarded Areas	1446m
Mineral Search Area	● 10.5km - Upper Lawn Quarry
Waterbodies	● 251m
Train Station	○ 2km - 2.5km - Keynsham
Bus Station	○ 200m - 300m - Bailbrook Lane
Cycle Station	○ 1100m - 1200m - Avon Cycleway
Public Right of Way	○ 200m - 300m
Historic Landfill	● 458m - Stidham Lane

BES13 Rear of 227-259 Bailbrook Lane



Criteria / Constraint	Score Answer
AQMA	● 879m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 721m
International Ecological Sites (SAC,SPA,Ramsar)	● 1852m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 764m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1827m - Hampton Down Quarry
Site of Nature Conservation Interest	● 220m - River Avon
Priority Habitats	● 1% Overlap - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3km - E Block (part), MoD Ensleigh
Local Greenspace	○ 1000m - 1100m - Batheaston Gardens
Closest Park	○ 3km - 4km - Royal Victoria Park, St Catherine's Court, Sydney Gardens, Lansdown Cemetery and Beckford's Tower, Hedgemoor Park
Green Belt Land	○ 98% Overlap
Health Facility	○ 3km - 4km - YMCA Gym, Livingwell Express Club (Bath), Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Batheaston Church School
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 620m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 2.3km - Sydney Gardens
Conservation Area	● 4m - Bath (Bath)
Registered Battlefield	● 5.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1602m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 478m - 15, The Batch
Listed Building - Grade II	● 55m - The Lodge Comprising North, South, East And West Lodges
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 1401m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 1568m - Kensington Meadow
Tree Preservation Orders	○ 660m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.6km
Mineral Search Area	● 4.7km - Upper Lawn Quarry
Waterbodies	● 233m
Train Station	○ 4km - 5km - Bath Spa
Bus Station	○ 300m - 400m - Northend
Cycle Station	○ 800m - 900m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 400m - 500m
Historic Landfill	● 717m - Land at The Recreation Grounds, Batheaston

NSL05 West of Bath



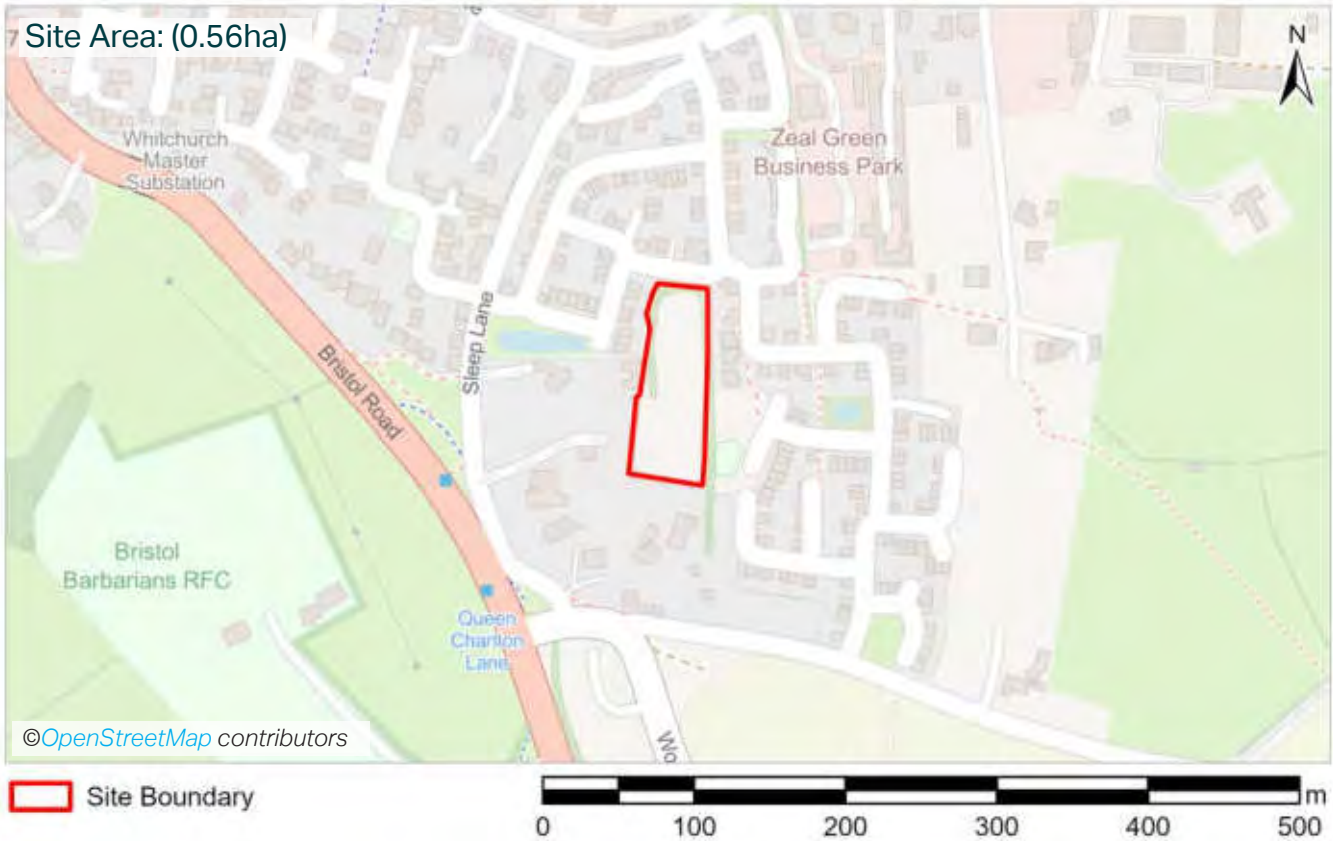
Criteria / Constraint	Score Answer
AQMA	● 903m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Site Intersects with both Railway and A-Roads
International Ecological Sites (SAC,SPA,Ramsar)	● 4.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2% Overlap - Newton St. Loe
Regionally Important Geological Site	● 745m - Pennyquick Bridge
Site of Nature Conservation Interest	● 5% Overlap - Bitton to Bath railway track, Newton Brook, Newton St. Loe SSSI, River Avon
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.60%
Surface Water Flooding (1 in 100 Year)	● 1.50%
Surface Water Flooding (1 in 1000 Year)	● 6.80%
Brownfield Land Use	● 730m - Hartwells Garage
Local Greenspace	○ 600m - 700m - Avon Park Allotments
Closest Park	○ 0m - 50m - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1600m - 1700m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1100m - 1200m - Newbridge Primary
Distance to nearest Secondary School	○ 700m - 800m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1307m - Castle (remains of)
Registered Parks and Gardens	● 14m - Newton Park
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 3.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 565m - Partis College
Listed Building - Grade II*	● 22m - New Bridge Or Newton Bridge
Listed Building - Grade II	● 0m - Road Bridge Over The Railway
National Landscape (formerly AONB)	● 10m - Cotswolds
Ancient Woodland	● 155m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 3m - Carrs Wood
Tree Preservation Orders	○ 1102m
Agricultural Land Classification - Grades 1 to 3	● 53%
Mineral Safeguarded Areas	3.8km
Mineral Search Area	● 5.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 0m - 50m - Catherine Way - Top
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 43m - Brassmill Lane

A02B Lansdown Grange Farm



Criteria / Constraint	Score Answer
AQMA	● 1884m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 987m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1425m - Newton St. Loe
Regionally Important Geological Site	● 2.2km - Piplely Bottom Catchment
Site of Nature Conservation Interest	● 343m - Weston Wood complex
Priority Habitats	● <1% Overlap - Deciduous woodland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1141m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 0m - 50m - The Orchard, Broadmoor Lane
Closest Park	○ 2km - 2.5km - Lansdown Cemetery and Beckford's Tower, Royal Victoria Park, Kelston Park
Green Belt Land	○ 93% Overlap
Health Facility	○ 2km - 2.5km - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Weston All Saints C of E Primary
Distance to nearest Secondary School	○ 1700m - 1800m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1558m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 1292m - Kelston Park
Conservation Area	● 400m - Bath (Bath)
Registered Battlefield	● 2.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1224m - Partis College
Listed Building - Grade II*	● 1027m - Manor House
Listed Building - Grade II	● 282m - Weston Lodge
National Landscape (formerly AONB)	● 94% Overlap - Cotswolds
Ancient Woodland	● 1272m - Weston Wood
Noise Impact - Distance to major roads and railway lines	● 1593m - Carrs Wood
Tree Preservation Orders	○ 2m
Agricultural Land Classification - Grades 1 to 3	● 89%
Mineral Safeguarded Areas	5.9km
Mineral Search Area	● 6.1km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 50m - 100m - High Bannerdown
Cycle Station	○ 2km - 2.5km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1149m - North side of River Avon

WCH27 Land North of Cranford House



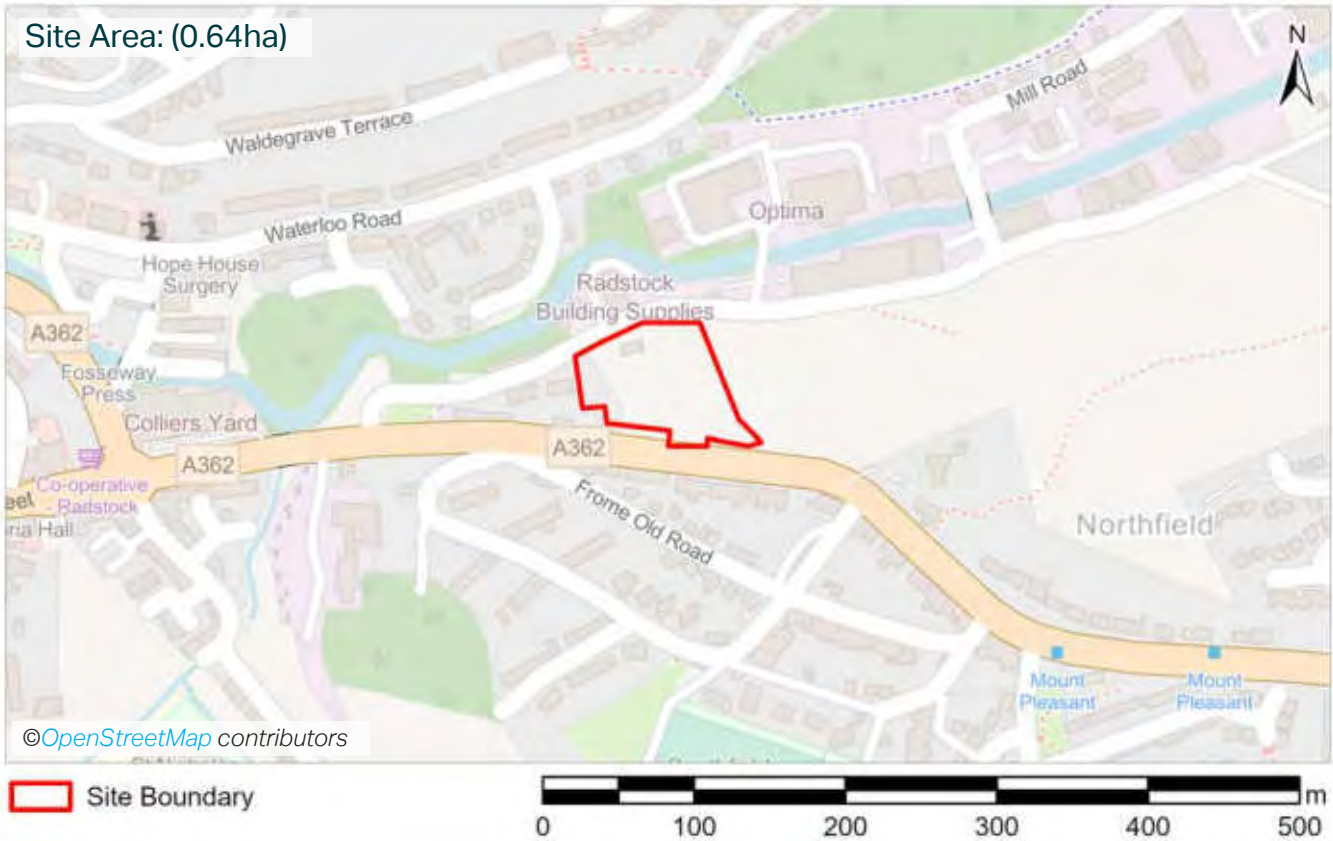
Criteria / Constraint	Score Answer
AQMA	● 2.5km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.9km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.8km - Bickley Wood
Regionally Important Geological Site	● 2.1km - Maes Knoll Tump
Site of Nature Conservation Interest	● 416m - Sturminster Road
Priority Habitats	● 378m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 8.50%
Surface Water Flooding (1 in 100 Year)	● 18.30%
Surface Water Flooding (1 in 1000 Year)	● 33.20%
Brownfield Land Use	● 3.6km - Pensford Garage
Local Greenspace	○ 600m - 700m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 99% Overlap
Health Facility	○ 4km - 5km - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - St Keyna Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1645m - Queen Charlton village cross
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1496m - Queen Charlton (Rural)
Registered Battlefield	● 10.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Church Of All Saints
Listed Building - Grade II*	● 589m - Church Of St Nicholas
Listed Building - Grade II	● 136m - Staunton Manor House Farmhouse And Adjoining House
National Landscape (formerly AONB)	● 6.9km - Cotswolds
Ancient Woodland	● 3km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.6km - Manor Road Community Woodland
Tree Preservation Orders	○ 3126m
Agricultural Land Classification - Grades 1 to 3	● 39%
Mineral Safeguarded Areas	1225m
Mineral Search Area	● 15.4km - Upper Lawn Quarry
Waterbodies	● 3% Overlap
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 0m - 50m - The Crown
Cycle Station	○ 100m - 200m - National Cycle Route 3
Public Right of Way	○ 50m - 100m
Historic Landfill	● 478m - Dissused Railway Line Adjoining Royal British Legion Club

RAD21b LAND ADJOINING FROME ROAD/MAPLE RISE/MILL ROAD



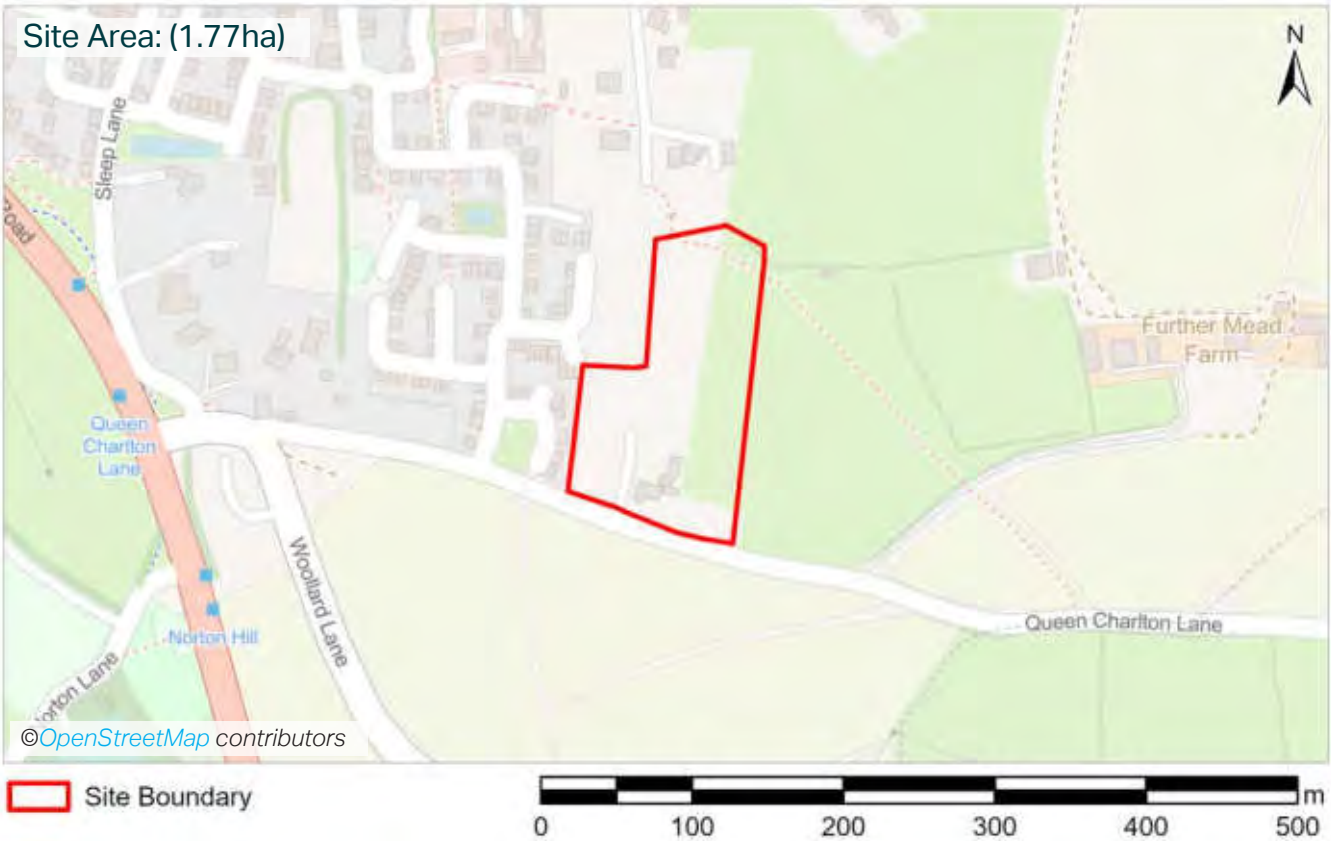
Criteria / Constraint	Score Answer
AQMA	● 6.4km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 13m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 418m - Huish Colliery Quarry
Regionally Important Geological Site	● 121m - Tynning Tip
Site of Nature Conservation Interest	● 210m - Radstock Railway Cutting and adjacent fields
Priority Habitats	● 100m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 1%
Surface Water Flooding (1 in 1000 Year)	● 7.50%
Brownfield Land Use	● 257m - Ryman Engineering
Local Greenspace	○ 100m - 200m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Abbey Cemetery, Crowe Hall, Parade Gardens, Prior Park, Widcombe Manor, Royal Victoria Park, Sydney Gardens, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Hedgemead Park, Newton Park, Claverton Manor
Green Belt Land	○ 1748m
Health Facility	○ 500m - 600m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 600m - 700m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1289m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 1998m - Church Of St James The Less
Listed Building - Grade II	● 442m - Radstock War Memorial
National Landscape (formerly AONB)	● 4.7km - Cotswolds
Ancient Woodland	● 1262m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 3.2km - Camerton Batch
Tree Preservation Orders	○ 749m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1704m
Mineral Search Area	● 8.4km - Stoke Hill Mine
Waterbodies	● 30m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - The Crown, Bathford Bridge
Cycle Station	○ 100m - 200m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1243m - Old Foxcote Quarry

RAD21a Land at Mill Road



Criteria / Constraint	Score Answer
AQMA	● 6.3km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.4km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 496m - Huish Colliery Quarry
Regionally Important Geological Site	● 139m - Tynning Tip
Site of Nature Conservation Interest	● 147m - Radstock Railway Cutting and adjacent fields
Priority Habitats	● 25m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 6.40%
Brownfield Land Use	● 167m - Ryman Engineering
Local Greenspace	○ 100m - 200m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Crowe Hall, Hedgemead Park, Newton Park, Prior Park, Widcombe Manor, Claverton Manor, Royal Victoria Park, Sydney Gardens, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Abbey Cemetery
Green Belt Land	○ 1942m
Health Facility	○ 900m - 1000m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St Nicholas Church School
Distance to nearest Secondary School	○ 1000m - 1100m - Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1279m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.3km - Ammerdown House
Conservation Area	● 100% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 15.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.4km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 2.3km - Church Of St James The Less
Listed Building - Grade II	● 364m - Radstock War Memorial
National Landscape (formerly AONB)	● 4.9km - Cotswolds
Ancient Woodland	● 1191m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 3.1km - Silver Street
Tree Preservation Orders	○ 1073m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	1617m
Mineral Search Area	● 8.6km - Stoke Hill Mine
Waterbodies	● 31m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 400m - 500m - Holcombe Vale
Cycle Station	○ 300m - 400m - National Cycle Route 24
Public Right of Way	○ 50m - 100m
Historic Landfill	● 1525m - Old Foxcote Quarry

WCH22b Mannings Mead



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.7km - Bickley Wood
Regionally Important Geological Site	● 2.2km - Maes Knoll Tump
Site of Nature Conservation Interest	● 151m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 284m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.90%
Surface Water Flooding (1 in 1000 Year)	● 1.50%
Brownfield Land Use	● 3.4km - Pensford Garage
Local Greenspace	○ 900m - 1000m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 98% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Somerdale Pavilion, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - St Johns C of E Primary, Pensford Primary, Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1365m - Queen Charlton village cross
Registered Parks and Gardens	● 3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1216m - Queen Charlton (Rural)
Registered Battlefield	● 9.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of All Saints
Listed Building - Grade II*	● 848m - Church Of St Nicholas
Listed Building - Grade II	● 3m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.7km - Cotswolds
Ancient Woodland	● 2.8km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.3km - Manor Road Community Woodland
Tree Preservation Orders	○ 2964m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1069m
Mineral Search Area	● 15.1km - Upper Lawn Quarry
Waterbodies	● 105m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 100m - 200m - Bailbrook House
Cycle Station	○ 200m - 300m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 351m - Furthermead Farm

WCH26a land south of Whitchurch



Criteria / Constraint	Score Answer
AQMA	● 2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.6km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 490m - Maes Knoll Tump
Site of Nature Conservation Interest	● 291m - Maes Knoll
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.20%
Surface Water Flooding (1 in 100 Year)	● 5.40%
Surface Water Flooding (1 in 1000 Year)	● 14.90%
Brownfield Land Use	● 3.2km - Pensford Garage
Local Greenspace	○ 2.5km - 3km - Millenium Green Garden
Closest Park	○ 5km - 6km - Brislington House
Green Belt Land	○ 99% Overlap
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Pensford Primary, Stanton Drew Primary
Distance to nearest Secondary School	○ 6km - 7km - Broadlands Academy, Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 488m - Maes Knoll camp
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1935m - Queen Charlton (Rural)
Registered Battlefield	● 10.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of All Saints
Listed Building - Grade II*	● 0m - Lyons Court Farmhouse
Listed Building - Grade II	● 137m - Unidentified Monument,In Churchyard 8 Metres To East Of Church Of St Nicholas
National Landscape (formerly AONB)	● 5.9km - Mendip Hills
Ancient Woodland	● 3.3km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 5.1km - Manor Road Community Woodland
Tree Preservation Orders	○ 2748m
Agricultural Land Classification - Grades 1 to 3	● 89%
Mineral Safeguarded Areas	964m
Mineral Search Area	● 15.9km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Bedminster, Parson Street
Bus Station	○ 200m - 300m - Foxhill House, Bradford Road Shops, Entry Hill
Cycle Station	○ 600m - 700m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● <1% Overlap - Norton Malreward Tip

WCH26b Land north of Norton Lane



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.4km - Bickley Wood
Regionally Important Geological Site	● 1284m - Maes Knoll Tump
Site of Nature Conservation Interest	● 662m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 670m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 2.60%
Surface Water Flooding (1 in 100 Year)	● 6%
Surface Water Flooding (1 in 1000 Year)	● 30.50%
Brownfield Land Use	● 3.1km - Pensford Garage
Local Greenspace	○ 1200m - 1300m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Pensford Primary, Stanton Drew Primary, Castle Primary, St Keyna Primary
Distance to nearest Secondary School	○ 5km - 6km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1065m - Maes Knoll camp
Registered Parks and Gardens	● 3.6km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1800m - Queen Charlton (Rural)
Registered Battlefield	● 10.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Church Of All Saints
Listed Building - Grade II*	● 506m - Lyons Court Farmhouse
Listed Building - Grade II	● 522m - Whitewood Farmhouse
National Landscape (formerly AONB)	● 6.4km - Mendip Hills
Ancient Woodland	● 2.9km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.9km - Manor Road Community Woodland
Tree Preservation Orders	○ 2555m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	677m
Mineral Search Area	● 15.6km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 200m - 300m - Old School Hill, Southstoke Village
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 135m - Norton Malreward Tip

WCH26c 0



Criteria / Constraint	Score Answer
AQMA	● 2.4km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4km - Bickley Wood
Regionally Important Geological Site	● 1687m - Maes Knoll Tump
Site of Nature Conservation Interest	● 364m - Sturminster Road
Priority Habitats	● 350m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.80%
Brownfield Land Use	● 3.4km - Pensford Garage
Local Greenspace	○ 1000m - 1100m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - St Keyna Primary, Castle Primary, Pensford Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1479m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1632m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of All Saints
Listed Building - Grade II*	● 362m - Church Of St Nicholas
Listed Building - Grade II	● 308m - Staunton Manor House Farmhouse And Adjoining House
National Landscape (formerly AONB)	● 6.8km - Mendip Hills
Ancient Woodland	● 3km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.8km - Manor Road Community Woodland
Tree Preservation Orders	○ 2859m
Agricultural Land Classification - Grades 1 to 3	● 96%
Mineral Safeguarded Areas	956m
Mineral Search Area	● 15.5km - Upper Lawn Quarry
Waterbodies	● 53m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 200m - 300m - Sainsbury's
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 400m - 500m
Historic Landfill	● 436m - Dissused Railway Line Adjoining Royal British Legion Club

WCH26d West of Bristol Road



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.6km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4km - Bickley Wood
Regionally Important Geological Site	● 1708m - Maes Knoll Tump
Site of Nature Conservation Interest	● 229m - Sturminster Road
Priority Habitats	● 219m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 4.30%
Surface Water Flooding (1 in 100 Year)	● 11.20%
Surface Water Flooding (1 in 1000 Year)	● 33.60%
Brownfield Land Use	● 3.7km - Pensford Garage
Local Greenspace	○ 200m - 300m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Somerdale Pavilion, Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Pensford Primary, St Johns C of E Primary, St Keyna Primary, Castle Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1512m - Maes Knoll camp
Registered Parks and Gardens	● 3.1km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1755m - Queen Charlton (Rural)
Registered Battlefield	● 10.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of All Saints
Listed Building - Grade II*	● 251m - Church Of St Nicholas
Listed Building - Grade II	● 247m - Unidentified Monument,In Churchyard 8 Metres To East Of Church Of St Nicholas
National Landscape (formerly AONB)	● 6.9km - Mendip Hills
Ancient Woodland	● 3.3km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.9km - Manor Road Community Woodland
Tree Preservation Orders	○ 3188m
Agricultural Land Classification - Grades 1 to 3	● 21%
Mineral Safeguarded Areas	1292m
Mineral Search Area	● 15.7km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 0m - 50m - Engliscombe Village
Cycle Station	○ 100m - 200m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 302m - Dissused Railway Line Adjoining Royal British Legion Club

DUN01 St6959 old colliery site



Criteria / Constraint	Score Answer
AQMA	● 6.3km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 4.2km - Writhlington
Regionally Important Geological Site	● 1226m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 407m - Priston Wood
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.5km - Wheeler's Yard
Local Greenspace	○ 200m - 300m - Recreation Ground
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Snap Fitness, Radstock, Odd Down Sports Ground, Culverhay Sports Centre, Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Peasedown St John Primary, St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 762m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 3.8km - Newton Park
Conservation Area	● 2.2km - Timsbury (Rural)
Registered Battlefield	● 10.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 837m - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 1795m - Church Of All Saints
Listed Building - Grade II	● 324m - Lower Tunley Farm And Yard Wall
National Landscape (formerly AONB)	● 3.5km - Cotswolds
Ancient Woodland	● 407m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1611m - Camerton Batch
Tree Preservation Orders	○ 2264m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	3km
Mineral Search Area	● 7.2km - Stoke Hill Mine
Waterbodies	● 426m
Train Station	○ 7km - 8km - Midsomer Norton South, Oldfield Park
Bus Station	○ 50m - 100m - Padleigh Hill
Cycle Station	○ 4km - 5km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 904m - Dunkerton Railway Cutting

B07 Sham Castle



Criteria / Constraint	Score Answer
AQMA	● 583m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 566m
International Ecological Sites (SAC,SPA,Ramsar)	● 1.55% overlapping - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2% Overlap - Combe Down and Bathampton Down Mines
Regionally Important Geological Site	● <1% Overlap - Bathampton Wood, Hampton Down Quarry
Site of Nature Conservation Interest	● 99% Overlap - Bath University (part) (part of Bathampton Down and Woodlands SNCI), Bathampton Down and Woodlands SNCI (part of), Bathwick Wood (part of Bathampton Down and Woodlands SNCI)
Priority Habitats	● 37% Overlap - Deciduous woodland, Lowland calcareous grassland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1%
Surface Water Flooding (1 in 100 Year)	● 1.20%
Surface Water Flooding (1 in 1000 Year)	● 3.70%
Brownfield Land Use	● 1355m - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 500m - 600m - Land between Warminster Road and Bathampton Lane
Closest Park	○ 600m - 700m - Gardens at Oakwood, Bathwick Tower and Smallcombe House
Green Belt Land	○ 100% Overlap
Health Facility	○ 300m - 400m - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1300m - 1400m - Bathampton Primary
Distance to nearest Secondary School	○ 2.5km - 3km - Ralph Allen School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 47% Overlap - Slight univallate hillfort called Bathampton Camp
Registered Parks and Gardens	● 506m - Gardens At Oakwood/Bathwick Tower And Smallcombe House
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 6.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 942m - Nos. 93-103 (Consec) Including No 93A And Attached Forecourt And Railings
Listed Building - Grade II*	● 34m - Sham Castle
Listed Building - Grade II	● 333m - Lorraine House And Haisbro House
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● <1% Overlap - Bathampton Down Wood, Bathampton/Hengrove Woods, Bathwick Wood
Noise Impact - Distance to major roads and railway lines	● 821m - Kensington Meadow
Tree Preservation Orders	○ TPO(s) On Site
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.1km
Mineral Search Area	● 2.3km - Upper Lawn Quarry
Waterbodies	● 112m
Train Station	○ 2.5km - 3km - Bath Spa
Bus Station	○ 200m - 300m - Kelston View
Cycle Station	○ 800m - 900m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 847m - Bath Football Club

LAM11 Land at Deadmill Lane



Criteria / Constraint	Score Answer
AQMA	● 539m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 1025m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1606m - Hampton Rocks Cutting
Regionally Important Geological Site	● 1491m - Beacon Hill
Site of Nature Conservation Interest	● 31m - Lam Brook
Priority Habitats	● 72m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1948m - E Block (part), MoD Ensleigh
Local Greenspace	○ 50m - 100m - Larkhall Park
Closest Park	○ 1900m - 2000m - Hedgemoor Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St. Saviour's Junior Church School
Distance to nearest Secondary School	○ 1000m - 1100m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 796m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 1651m - Sydney Gardens
Conservation Area	● No Overlap
Registered Battlefield	● 4.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 844m - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 576m - No. 39 Bailbrook House
Listed Building - Grade II	● 78m - Bladud Arms Public House
National Landscape (formerly AONB)	● 6m - Cotswolds
Ancient Woodland	● 1373m - Bathampton Down Wood
Noise Impact - Distance to major roads and railway lines	● 937m - Kensington Meadow
Tree Preservation Orders	○ 603m
Agricultural Land Classification - Grades 1 to 3	● 87%
Mineral Safeguarded Areas	4.3km
Mineral Search Area	● 4.5km - Upper Lawn Quarry
Waterbodies	● 39m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 200m - 300m - Bath Mill
Cycle Station	○ 1600m - 1700m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 100m - 200m
Historic Landfill	● 613m - Bath Football Club

WAL07 Cleveland Reach



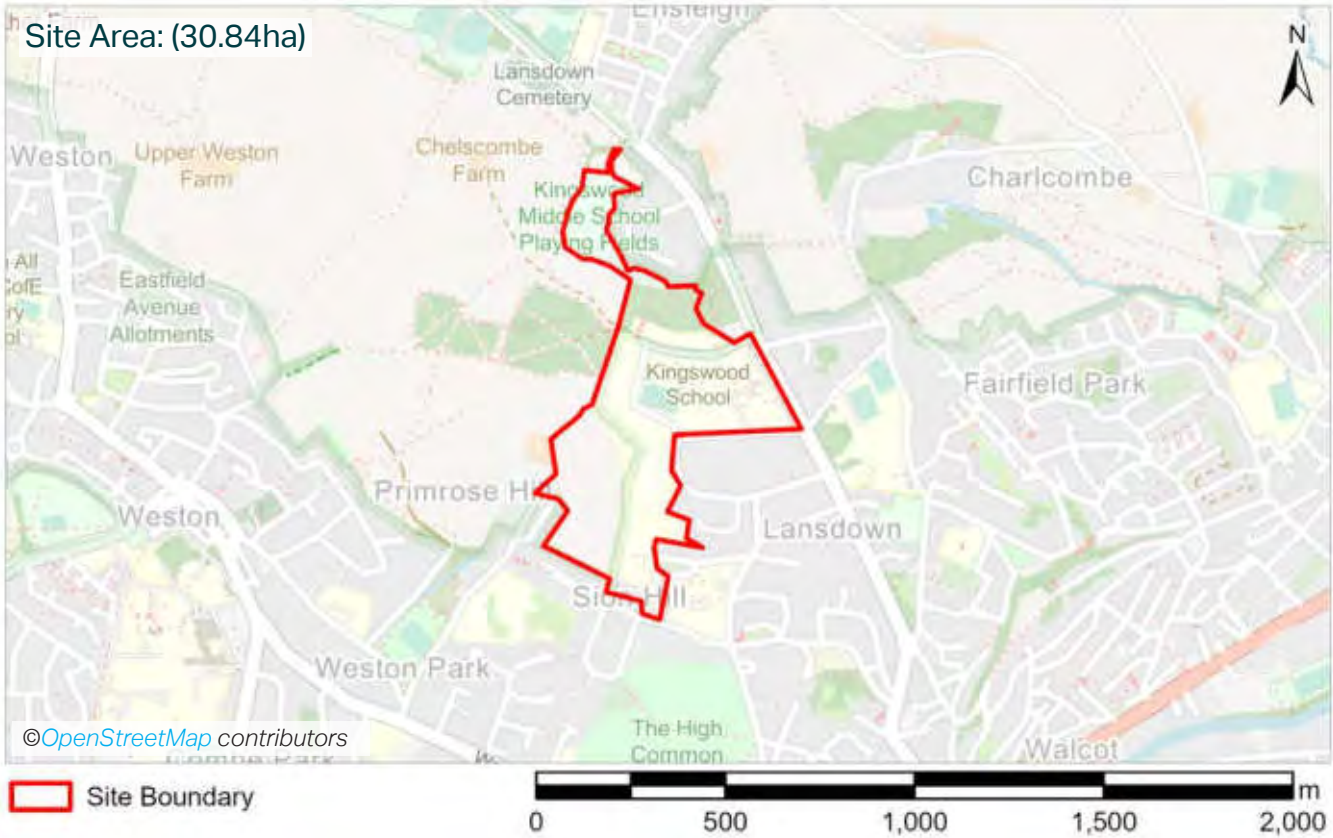
Criteria / Constraint	Score Answer
AQMA	● 100% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 21m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.2km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1798m - North Road Quarry, Bath
Regionally Important Geological Site	● 372m - Beacon Hill
Site of Nature Conservation Interest	● 38% Overlap - River Avon
Priority Habitats	● 89m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2%
Surface Water Flooding (1 in 100 Year)	● 8.20%
Surface Water Flooding (1 in 1000 Year)	● 14.30%
Brownfield Land Use	● 605m - Burlington Street
Local Greenspace	○ 400m - 500m - Wild Camden
Closest Park	○ 200m - 300m - Hedgemead Park
Green Belt Land	○ 900m
Health Facility	○ 600m - 700m - YMCA Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - St. Andrew’s Church School
Distance to nearest Secondary School	○ 1500m - 1600m - St Mark’s School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 797m - The Eastgate, Bath
Registered Parks and Gardens	● 167m - Hedgemead Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 5.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 371m - Nos. 6-21 And Attached Railings And Vaults
Listed Building - Grade II*	● 20m - Cleveland Bridge And Four Former Toll Houses
Listed Building - Grade II	● 12m - 8, Cleveland Place East
National Landscape (formerly AONB)	● 1040m - Cotswolds
Ancient Woodland	● 1290m - Bathwick Wood
Noise Impact - Distance to major roads and railway lines	● 411m - Kensington Meadow
Tree Preservation Orders	○ 653m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.2km
Mineral Search Area	● 3.4km - Upper Lawn Quarry
Waterbodies	● 0.26m
Train Station	○ 1600m - 1700m - Bath Spa
Bus Station	○ 0m - 50m - Redland Park
Cycle Station	○ 900m - 1000m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 2km - 2.5km
Historic Landfill	● 410m - Kensington Tip

LAN06 Kingswood School Middle Sports Playing Field



Criteria / Constraint	Score Answer
AQMA	● 1766m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.2km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Congrove Field and The Tumps
Regionally Important Geological Site	● 1814m - Swainswick Road Cutting
Site of Nature Conservation Interest	● 53% Overlap - Kingswood School Playing Field
Priority Habitats	● 84m - Lowland calcareous grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.20%
Surface Water Flooding (1 in 1000 Year)	● 0.60%
Brownfield Land Use	● 325m - E Block (part), MoD Ensleigh
Local Greenspace	○ 1500m - 1600m - St Stephen's Green
Closest Park	○ 0m - 50m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 55% Overlap
Health Facility	○ 1200m - 1300m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 50m - 100m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1284m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 19m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● <1% Overlap - Bath (Bath)
Registered Battlefield	● 2.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 64m - Beckford'S Tower With Attached Wall And Railings
Listed Building - Grade II*	● 24m - Lansdown Cemetery, Entrance Gates, Piers And Walls
Listed Building - Grade II	● 53m - Bell Or Charles Chest Tomb In Lansdown Cemetery
National Landscape (formerly AONB)	● 57% Overlap - Cotswolds
Ancient Woodland	● 248m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 2.5km - Kensington Meadow
Tree Preservation Orders	○ 1452m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.5km
Mineral Search Area	● 5.6km - Upper Lawn Quarry
Waterbodies	● 277m
Train Station	○ 3km - 4km - Bath Spa
Bus Station	○ 50m - 100m - Mico Bank
Cycle Station	○ 3km - 4km - Bath Two Tunnels Route, National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 337m - Land at Roman Lodge Farm

A03iiA Kingswood School and Kingswood Preparatory School



Criteria / Constraint	Score Answer
AQMA	● 596m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 890m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.4km - Newton St. Loe
Regionally Important Geological Site	● 726m - Beacon Hill
Site of Nature Conservation Interest	● 31% Overlap - Chelscombe and Lansdown Woods SNCI, Kingswood School Fields, Primrose Hill
Priority Habitats	● 23% Overlap - Deciduous woodland, Lowland calcareous grassland, No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0.10%
Surface Water Flooding (1 in 1000 Year)	● 2.20%
Brownfield Land Use	● 431m - E Block (part), MoD Ensleigh
Local Greenspace	○ 200m - 300m - Somerset Place, High Common Allotments, The Archery Field
Closest Park	○ 0m - 50m - Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 56% Overlap
Health Facility	○ 100m - 200m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Abbot Alphege Academy
Distance to nearest Secondary School	○ 1700m - 1800m - St Mark's School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1384m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 5m - Lansdown Cemetery And Beckford'S Tower
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 29m - 1-9, Sion Hill Place
Listed Building - Grade II*	● 14m - Summerhill And Attached Balustrades
Listed Building - Grade II	● 0m - Belvedere Tower To Summerhill Park (Blaine'S Folly), Chapel Of Kingswood School, Kingswood School, Lodge With Attached Walls, Gate-Piers And Gates To Kingswood School
National Landscape (formerly AONB)	● 45% Overlap - Cotswolds
Ancient Woodland	● 671m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1462m - Kensington Meadow
Tree Preservation Orders	○ 273m
Agricultural Land Classification - Grades 1 to 3	● 41%
Mineral Safeguarded Areas	4.1km
Mineral Search Area	● 4.3km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 0m - 50m - White Ox Mead Lane
Cycle Station	○ 1300m - 1400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● <1% Overlap - Land at Primrose Hill Farm

FSH01 Stoke Hill Mine



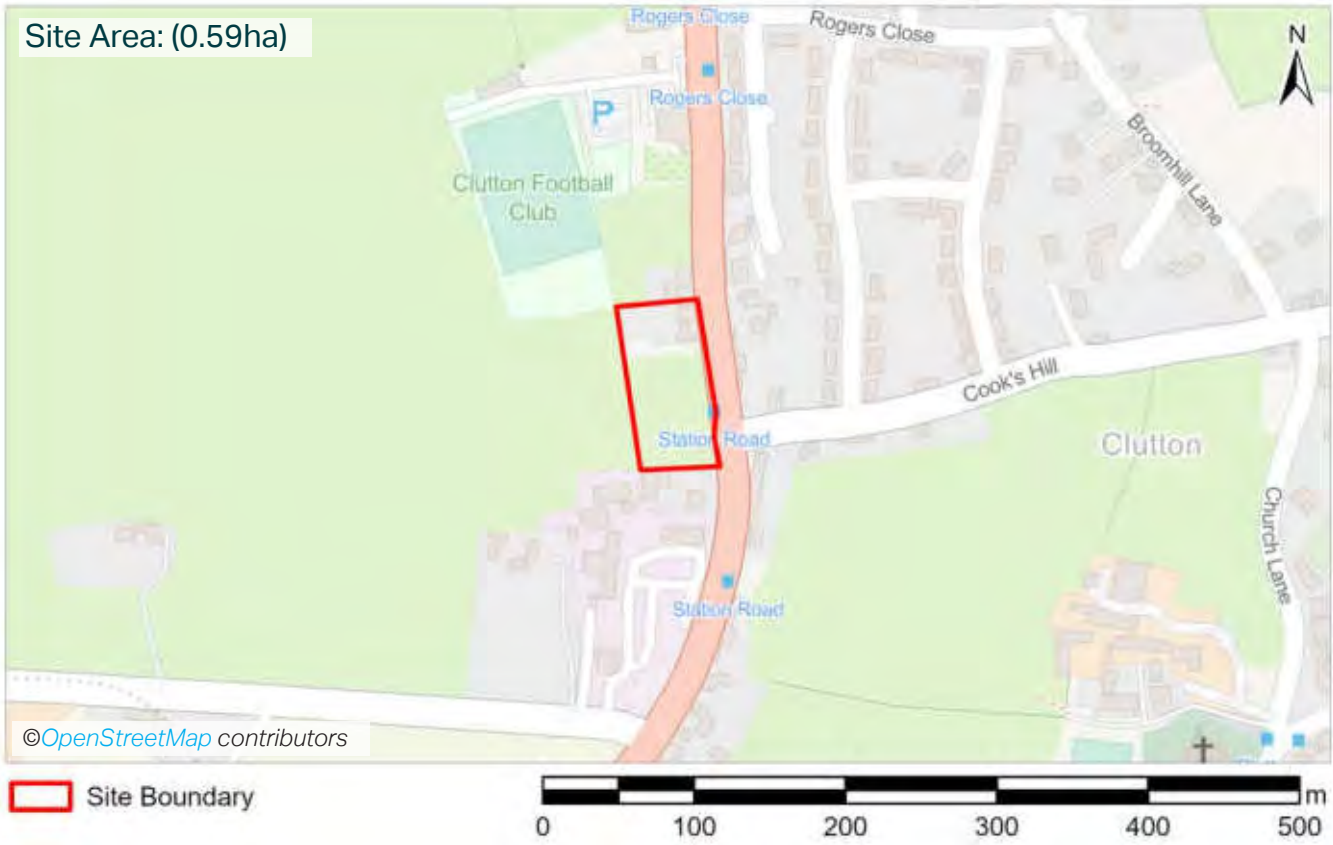
Criteria / Constraint	Score Answer
AQMA	● 4.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 370m
International Ecological Sites (SAC,SPA,Ramsar)	● 1396m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 711m - Midford Valley Woods
Regionally Important Geological Site	● 1399m - Midford Hill, Quarry "B"
Site of Nature Conservation Interest	● 192m - Hayes Wood
Priority Habitats	● 51% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 10.10%
Brownfield Land Use	● 4.3km - 478 Wellsway, Bath
Local Greenspace	○ 2km - 2.5km - Tynning Village Green
Closest Park	○ 5km - 6km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Combe Grove Manor Hotel and Country Club, Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Freshford Church School
Distance to nearest Secondary School	○ 5km - 6km - Saint Gregory's Catholic College, Ralph Allen School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 621m - Limpley Stoke Bridge (or Stokeford Bridge)
Registered Parks and Gardens	● 2.1km - Iford Manor
Conservation Area	● 858m - Freshford (Rural)
Registered Battlefield	● 10.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1352m - Hinton Priory
Listed Building - Grade II*	● 510m - Church Of St Mary
Listed Building - Grade II	● 104m - 28, Middle Stoke
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 190m - Hayes Wood
Noise Impact - Distance to major roads and railway lines	● 5.5km - Kensington Meadow
Tree Preservation Orders	○ 42m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	99% Overlap
Mineral Search Area	● 100% Overlap - Stoke Hill Mine
Waterbodies	● 200m
Train Station	○ 3km - 4km - Freshford
Bus Station	○ 0m - 50m - White Ox Mead Lane
Cycle Station	○ 2km - 2.5km - National Cycle Route 24
Public Right of Way	○ 100m - 200m
Historic Landfill	● 1209m - Hill Farm Landfill Site

LAN07 Bath Spa University



Criteria / Constraint	Score Answer
AQMA	● 458m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 872m
International Ecological Sites (SAC,SPA,Ramsar)	● 3.3km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.6km - Newton St. Loe
Regionally Important Geological Site	● 692m - Beacon Hill
Site of Nature Conservation Interest	● 105m - Lansdown Crescent Grasslands b
Priority Habitats	● 32% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.40%
Surface Water Flooding (1 in 100 Year)	● 1.50%
Surface Water Flooding (1 in 1000 Year)	● 5.90%
Brownfield Land Use	● 571m - Burlington Street
Local Greenspace	○ 0m - 50m - Somerset Place
Closest Park	○ 600m - 700m - Royal Victoria Park
Green Belt Land	○ 9m
Health Facility	○ 800m - 900m - Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - St. Andrew’s Church School
Distance to nearest Secondary School	○ 2km - 2.5km - St Mark’s School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1246m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 458m - Royal Victoria Park
Conservation Area	● 100% Overlap - Bath (Bath)
Registered Battlefield	● 4.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 58m - 1-9, Sion Hill Place
Listed Building - Grade II*	● 33m - Doric House And Attached Wall
Listed Building - Grade II	● 10m - Gate Piers At Sion Hill End Of The Entrance To Sion Hill Place
National Landscape (formerly AONB)	● 161m - Cotswolds
Ancient Woodland	● 1547m - Charlcombe/Sopers Woods
Noise Impact - Distance to major roads and railway lines	● 1460m - Kensington Meadow
Tree Preservation Orders	○ 155m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.9km
Mineral Search Area	● 4.1km - Upper Lawn Quarry
Waterbodies	● 390m
Train Station	○ 2km - 2.5km - Bath Spa, Oldfield Park
Bus Station	○ 0m - 50m - Crossways Park
Cycle Station	○ 1100m - 1200m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1000m - 1100m
Historic Landfill	● 417m - Land at Primrose Hill Farm

CLU12 Land at Hartwell House



Criteria / Constraint	Score Answer
AQMA	● 839m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 3.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1012m - Folly Farm
Regionally Important Geological Site	● 1398m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 643m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 273m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 734m - The Wharf
Local Greenspace	○ 50m - 100m - Gastons
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 294m
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Clutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.1km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 4.1km - Ston Easton Park
Conservation Area	● 3.1km - Hinton Blewett (Rural)
Registered Battlefield	● 14.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1771m - Church Of St James
Listed Building - Grade II*	● 373m - Church Of St Augustine
Listed Building - Grade II	● 8m - Methodist Church
National Landscape (formerly AONB)	● 2.7km - Mendip Hills
Ancient Woodland	● 1016m
Noise Impact - Distance to major roads and railway lines	● 1012m - Folly Farm
Tree Preservation Orders	○ 707m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	83% Overlap
Mineral Search Area	● 14.6km - Stoke Hill Mine
Waterbodies	● 157m
Train Station	○ 8km - 9km - Midsomer Norton South
Bus Station	○ 100m - 200m - Tiledown Close, Clutton Church
Cycle Station	○ 5km - 6km - National Cycle Route 3, Avon Cycleway
Public Right of Way	○ 200m - 300m
Historic Landfill	● 68m - Land Adjoining Warwick Arms

COM05 Land adjacent Treetops



Criteria / Constraint	Score Answer
AQMA	● 7.7km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 253m
International Ecological Sites (SAC,SPA,Ramsar)	● 242m - North Somerset & Mendip Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 242m - Compton Martin Ochre Mine
Regionally Important Geological Site	● 344m - Cliff Quarry
Site of Nature Conservation Interest	● 59m - Compton Wood and quarries
Priority Habitats	● 107m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 300m - 400m - The Batch, The Mill Pond
Closest Park	○ 15km - 20km - Newton Park, Brislington House
Green Belt Land	○ 478m
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Ubley C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1443m - Bowl barrow 250m west of Starve Lark Farm
Registered Parks and Gardens	● 8km - Ston Easton Park
Conservation Area	● 121m - Compton Martin (Rural)
Registered Battlefield	● 21.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 220m - Church Of St Michael And All Angels
Listed Building - Grade II*	● 1430m - Gournay Court
Listed Building - Grade II	● 150m - Parsons Hill And Old Rectory And Attached Stable Block
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 515m - Compton Wood
Noise Impact - Distance to major roads and railway lines	● 6.6km - Folly Farm
Tree Preservation Orders	○ 2248m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	4.4km
Mineral Search Area	● 22.2km - Stoke Hill Mine
Waterbodies	● 199m
Train Station	○ 15km - 20km - Parson Street, Midsomer Norton South, Yatton, Bedminster, Keynsham, Nailsea and Backwell
Bus Station	○ 700m - 800m - Cameley Surgery
Cycle Station	○ 800m - 900m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 733m - Butts Quarry

COM06 Land to the East of Manor House



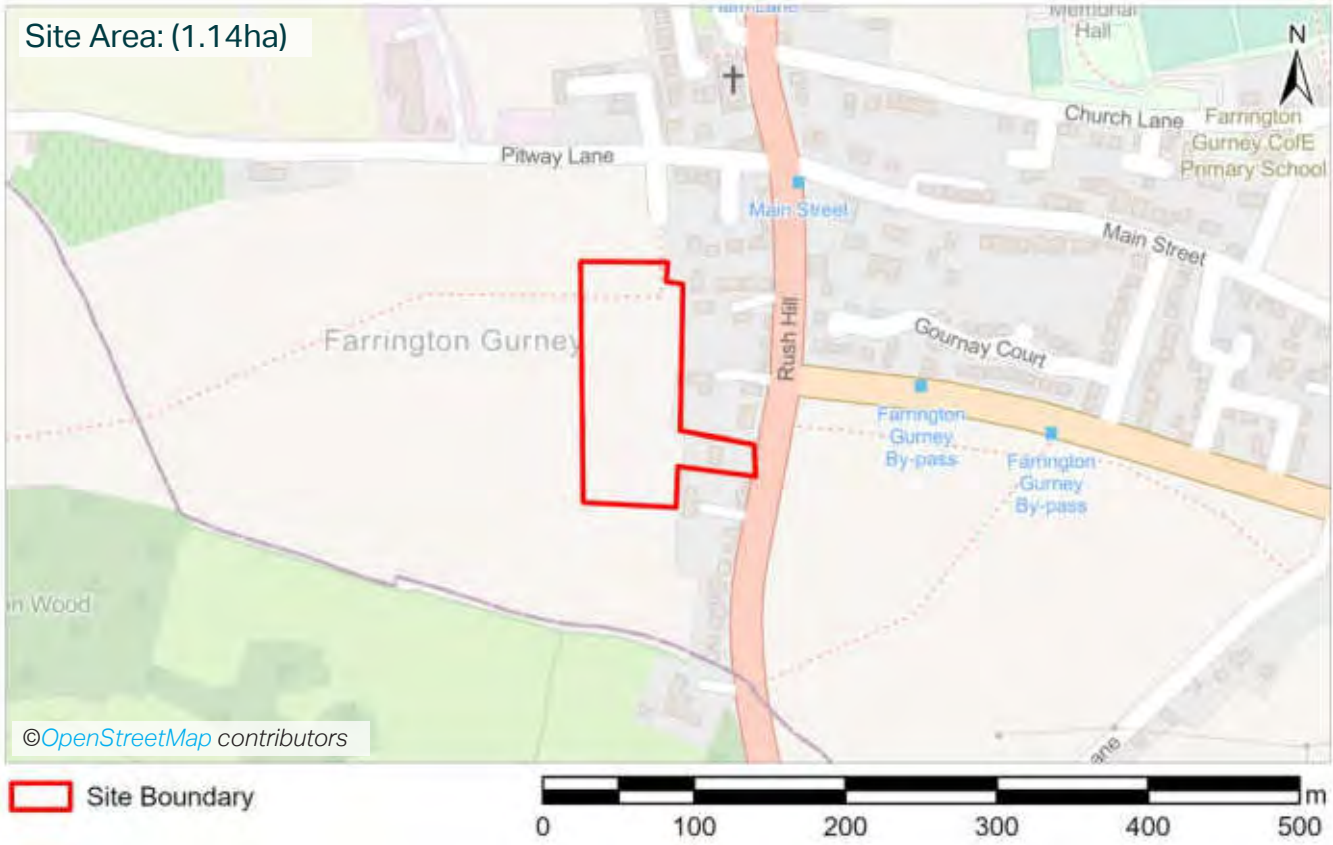
Criteria / Constraint	Score Answer
AQMA	● 7.3km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 648m - North Somerset & Mendip Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 648m - Compton Martin Ochre Mine
Regionally Important Geological Site	● 697m - Cliff Quarry
Site of Nature Conservation Interest	● 247m - Wood near Compton Martin
Priority Habitats	● 28m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.2km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 0m - 50m - Allotments
Closest Park	○ 15km - 20km - Brislington House, Newton Park
Green Belt Land	○ 151m
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - East Harptree C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1724m - Richmond Castle
Registered Parks and Gardens	● 7.8km - Ston Easton Park
Conservation Area	● 11m - Compton Martin (Rural)
Registered Battlefield	● 21km - Lansdown Battlefield (part)
Listed Building - Grade I	● 297m - Church Of St Michael And All Angels
Listed Building - Grade II*	● 1136m - Gournay Court
Listed Building - Grade II	● 40m - Highfield House
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 773m - Compton Wood
Noise Impact - Distance to major roads and railway lines	● 6.1km - Folly Farm
Tree Preservation Orders	○ 2052m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4km
Mineral Search Area	● 21.8km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 15km - 20km - Keynsham, Midsomer Norton South, Bedminster, Nailsea and Backwell, Parson Street, Yatton
Bus Station	○ 700m - 800m - Meadow Lea
Cycle Station	○ 400m - 500m - National Cycle Route 3, National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1172m - Butts Quarry

COM07 Land south of The Street



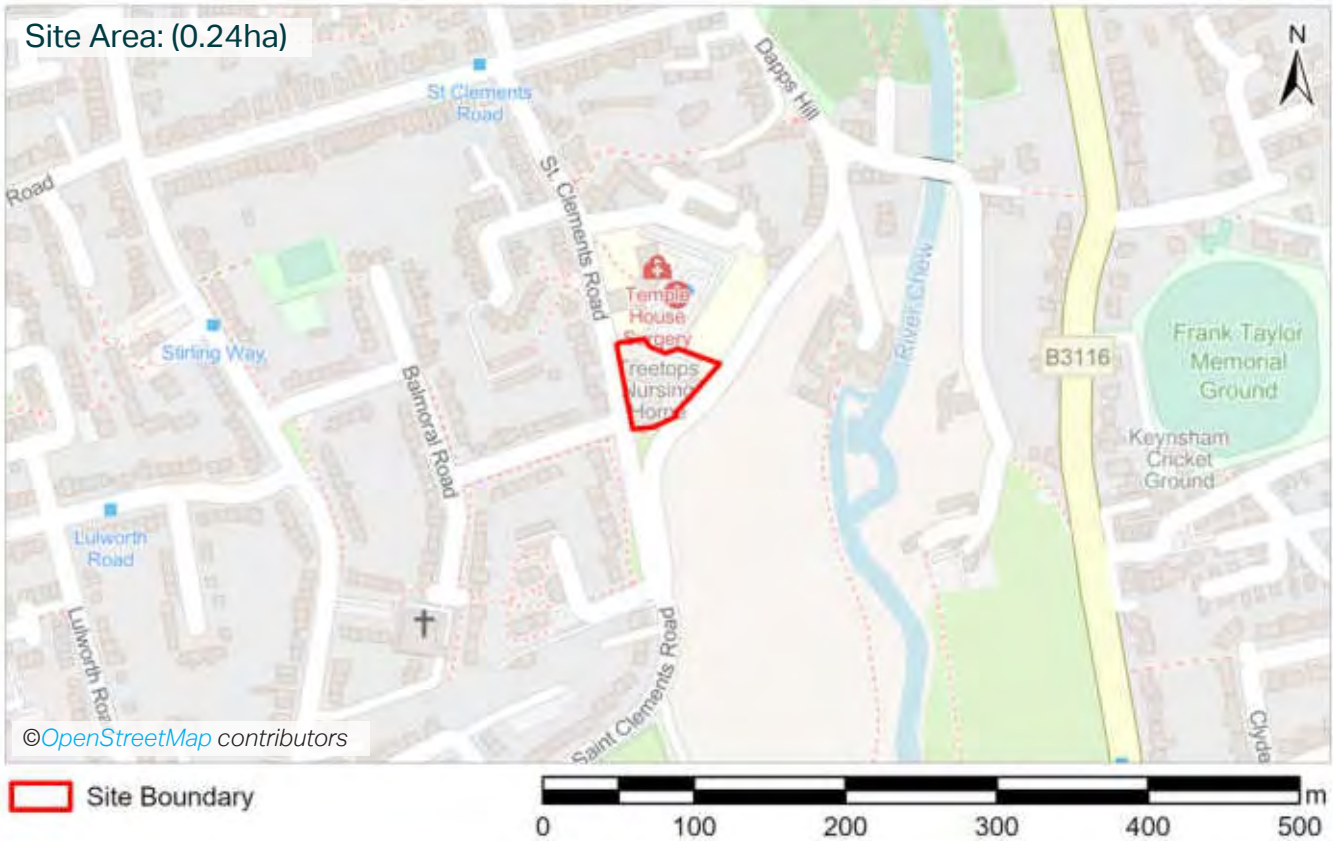
Criteria / Constraint	Score Answer
AQMA	● 7.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 4m
International Ecological Sites (SAC,SPA,Ramsar)	● 461m - North Somerset & Mendip Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 461m - Compton Martin Ochre Mine
Regionally Important Geological Site	● 541m - Cliff Quarry
Site of Nature Conservation Interest	● 230m - River Yeo and Villice Lane
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.60%
Brownfield Land Use	● 2.1km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 0m - 50m - Allotments
Closest Park	○ 15km - 20km - Newton Park, Brislington House
Green Belt Land	○ 166m
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Ubley C of E Primary, East Harptree C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1668m - Bowl barrow 250m west of Starve Lark Farm
Registered Parks and Gardens	● 7.9km - Ston Easton Park
Conservation Area	● <1% Overlap - Compton Martin (Rural)
Registered Battlefield	● 21.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 182m - Church Of St Michael And All Angels
Listed Building - Grade II*	● 1224m - Gournay Court
Listed Building - Grade II	● 64m - Highfield House
National Landscape (formerly AONB)	● 100% Overlap - Mendip Hills
Ancient Woodland	● 660m - Compton Wood
Noise Impact - Distance to major roads and railway lines	● 6.3km - Folly Farm
Tree Preservation Orders	○ 2096m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	4.1km
Mineral Search Area	● 21.9km - Stoke Hill Mine
Waterbodies	● 57m
Train Station	○ 15km - 20km - Bedminster, Keynsham, Midsomer Norton South, Nailsea and Backwell, Parson Street, Yatton
Bus Station	○ 200m - 300m - Temple Inn
Cycle Station	○ 500m - 600m - National Cycle Route 3, National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 942m - Butts Quarry

FAR16 Grovelands



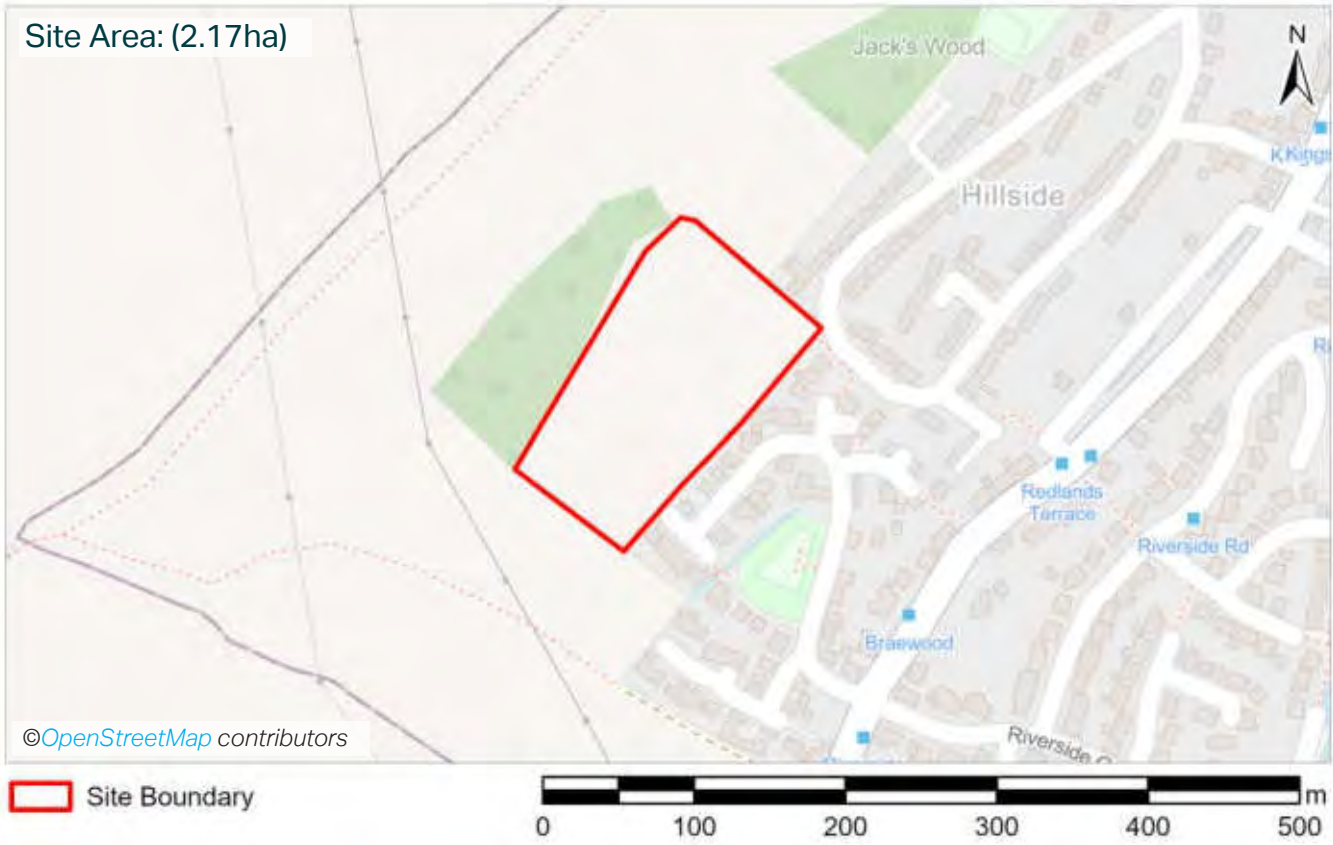
Criteria / Constraint	Score Answer
AQMA	● <1% Overlap - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 44m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1446m - Long Dole Wood and Meadows
Regionally Important Geological Site	● 325m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 324m - Marsh Lane Coal Tip
Priority Habitats	● 138m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 8%
Brownfield Land Use	● 3.6km - The Wharf
Local Greenspace	○ 4km - 5km - Recreational Land
Closest Park	○ 15km - 20km - Newton Park
Green Belt Land	○ 3.3km
Health Facility	○ 10km - 15km - Dragonfly Leisure Midsomer Norton, Chew Valley School, Paulton Swimming Pool, Snap Fitness, Radstock, Dragonfly Leisure, Norton Hill School, High Energy Gym, Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 7km - 8km - East Harptree C of E Primary
Distance to nearest Secondary School	○ 10km - 15km - Chew Valley School, Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1218m - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 313m - Ston Easton Park
Conservation Area	● 2km - Paulton (Somer Valley)
Registered Battlefield	● 16.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1324m - Ston Easton Park
Listed Building - Grade II*	● 127m - The Old Parsonage
Listed Building - Grade II	● 107m - Pitway Farmhouse
National Landscape (formerly AONB)	● 2.8km - Mendip Hills
Ancient Woodland	● 137m - Rush Hill Wood - East
Noise Impact - Distance to major roads and railway lines	● 3.8km - Silver Street
Tree Preservation Orders	○ 2079m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	341m
Mineral Search Area	● 14.3km - Stoke Hill Mine
Waterbodies	● 86m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 0m - 50m - Tesco
Cycle Station	○ 7km - 8km - National Cycle Route 3 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 771m - Disused Railway Cutting

K67 Former Nursing Home



Criteria / Constraint	Score Answer
AQMA	● 473m - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 911m
International Ecological Sites (SAC,SPA,Ramsar)	● 10.1km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Cleeve Wood, Hanham
Regionally Important Geological Site	● 7m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 73m - River Chew and adjacent land (north of lake: part b)
Priority Habitats	● 51m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 372m - Riverside
Local Greenspace	○ 200m - 300m - Park Road Playing Field
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 8m
Health Facility	○ 500m - 600m - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Castle Primary
Distance to nearest Secondary School	○ 800m - 900m - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 843m - The Abbey
Registered Parks and Gardens	● 2.9km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1m - Keynsham (Keynsham)
Registered Battlefield	● 6.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 895m - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 912m - Church Of St John The Baptist
Listed Building - Grade II	● 95m - Albert Mill
National Landscape (formerly AONB)	● 3.2km - Cotswolds
Ancient Woodland	● 2.1km - Cleeve Wood
Noise Impact - Distance to major roads and railway lines	● 1050m - Manor Road Community Woodland
Tree Preservation Orders	○ 585m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	292m
Mineral Search Area	● 12.2km - Upper Lawn Quarry
Waterbodies	● 81m
Train Station	○ 1300m - 1400m - Keynsham
Bus Station	○ 100m - 200m - Long Barnaby, Phillis Hill Bottom, Paulton Hospital
Cycle Station	○ 1300m - 1400m - Sustrans Local Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1178m - Somerdale Landfill Site

MSN44 Land at Oliver Brooks Road,



Criteria / Constraint	Score Answer
AQMA	● 2.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Railway - 795m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bowlditch Quarry
Regionally Important Geological Site	● 1367m - Old Mills Tip
Site of Nature Conservation Interest	● <1% Overlap - Redfield Wood
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1158m - Farthing & Short, The Island
Local Greenspace	○ 500m - 600m - Saddlestones
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 4.8km
Health Facility	○ 1400m - 1500m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1000m - 1100m - Longvernal Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 2km - Ston Easton Park
Conservation Area	● 800m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 17.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Abbey Church Of St Gregory The Great, Downside Abbey
Listed Building - Grade II*	● 1102m - 37, Priory Close
Listed Building - Grade II	● 671m - Redfield Farmhouse
National Landscape (formerly AONB)	● 5.2km - Mendip Hills
Ancient Woodland	● 1176m
Noise Impact - Distance to major roads and railway lines	● 863m - Silver Street
Tree Preservation Orders	○ 900m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	44% Overlap
Mineral Search Area	● 12.8km - Stoke Hill Mine
Waterbodies	● 367m
Train Station	○ 1700m - 1800m - Midsomer Norton South
Bus Station	○ 200m - 300m - Welton Road, Wheelers Road, Wheelers Hill
Cycle Station	○ 1600m - 1700m - The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 954m - Tunnel Lane

MSN45 Land to the south west of Wheelers Drive,



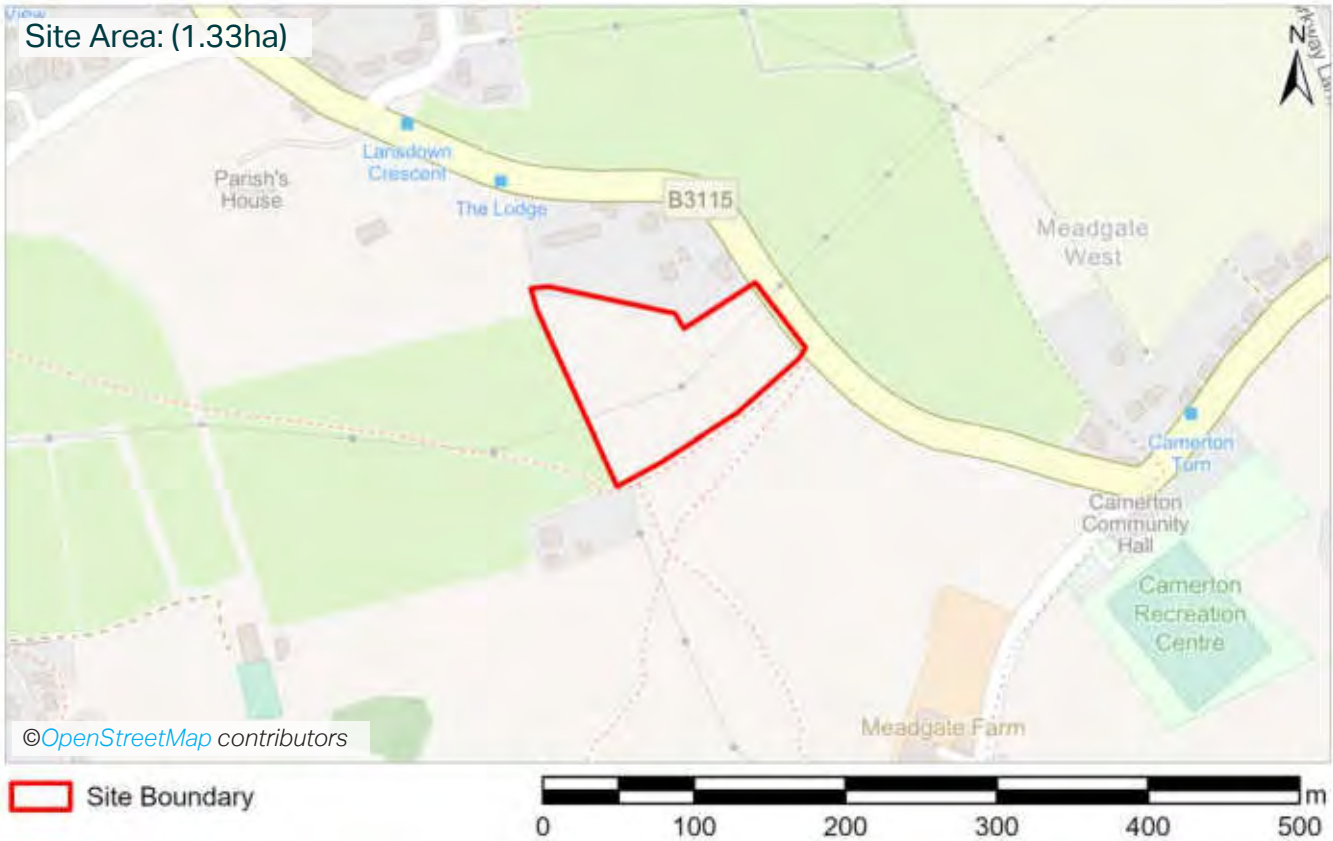
Criteria / Constraint	Score Answer
AQMA	● 4.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 172m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1346m - Kilmersdon Road Quarry
Regionally Important Geological Site	● 910m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● No Overlap
Priority Habitats	● 50m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 621m - St Peter's Factory, Cobblers Way
Local Greenspace	○ 500m - 600m - Allotments
Closest Park	○ 10km - 15km - Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Abbey Cemetery, Royal Victoria Park, Sydney Gardens, Crowe Hall, Hedgemead Park, Newton Park, Prior Park, Widcombe Manor
Green Belt Land	○ 3.6km
Health Facility	○ 800m - 900m - Dragonfly Leisure Midsomer Norton
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 900m - 1000m - Welton Primary
Distance to nearest Secondary School	○ 1400m - 1500m - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1864m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.5km - Ammerdown House
Conservation Area	● 219m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 15.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 691m - Welton Manor House
Listed Building - Grade II	● 434m - Westfield House
National Landscape (formerly AONB)	● 6.7km - Cotswolds
Ancient Woodland	● 966m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 1242m - Silver Street
Tree Preservation Orders	○ 354m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 10.4km - Stoke Hill Mine
Waterbodies	● 45m
Train Station	○ 1300m - 1400m - Midsomer Norton South
Bus Station	○ 50m - 100m - Clandown Village, Eastdown Road
Cycle Station	○ 0m - 50m - The Five Arches Route
Public Right of Way	○ 300m - 400m
Historic Landfill	● 14m - Land Near Ham Gardens

MSN46 Land to the South of Lilac Terrace



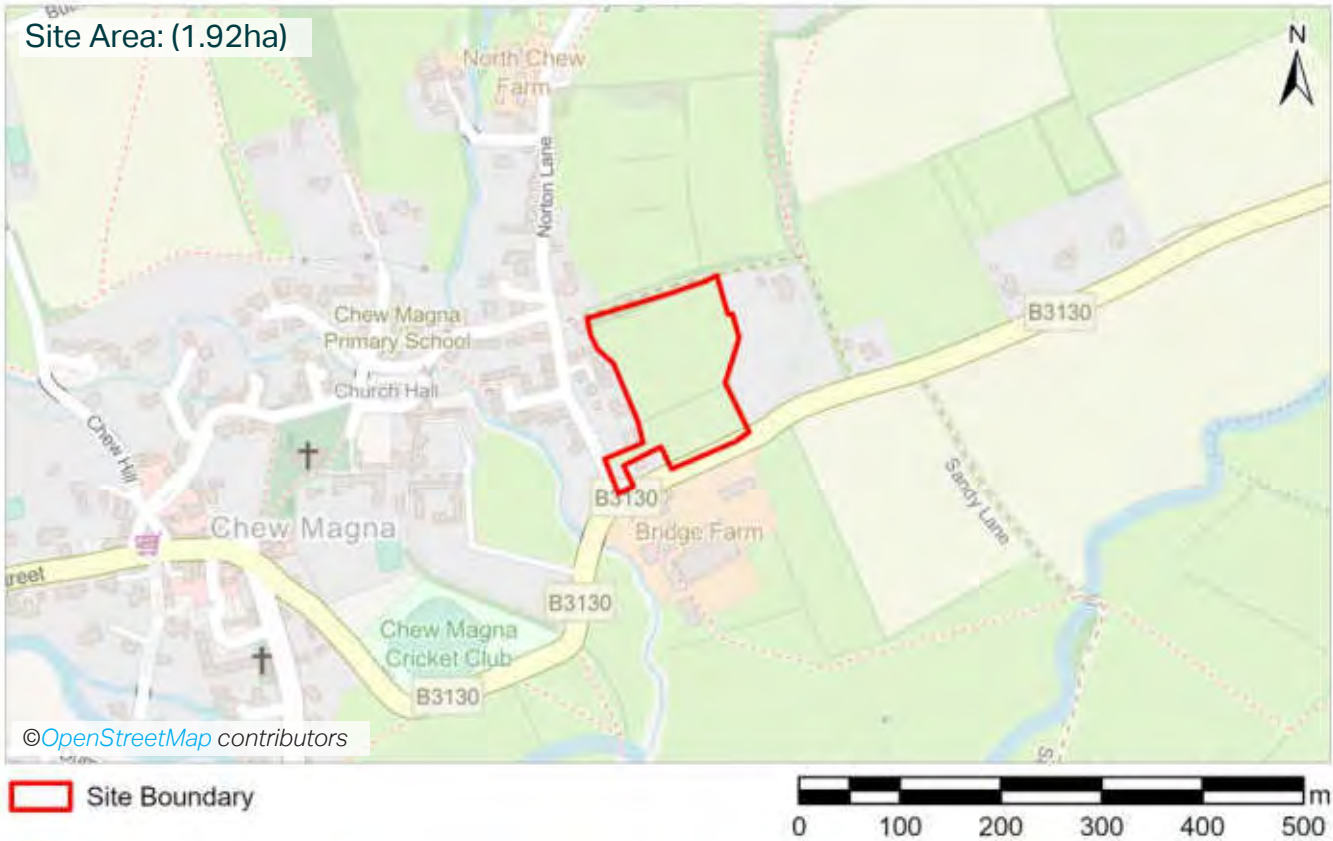
Criteria / Constraint	Score Answer
AQMA	● 4.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 119m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.6km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1304m - Bowlditch Quarry
Regionally Important Geological Site	● 1163m - Kilmersdon Coal Tip
Site of Nature Conservation Interest	● 162m - Norton Radstock Disused railway line
Priority Habitats	● 48m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 6.20%
Brownfield Land Use	● 745m - Designer Composites
Local Greenspace	○ 400m - 500m - Allotments
Closest Park	○ 10km - 15km - Crowe Hall, Parade Gardens, Prior Park, Widcombe Manor, Abbey Cemetery, Royal Victoria Park, Newton Park
Green Belt Land	○ 3.8km
Health Facility	○ 800m - 900m - High Energy Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Welton Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.2km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.8km - Babington House
Conservation Area	● 100% Overlap - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.2km - Church Of St Peter And St Paul
Listed Building - Grade II*	● 539m - Welton Manor House
Listed Building - Grade II	● 358m - Crown Inn
National Landscape (formerly AONB)	● 7km - Mendip Hills
Ancient Woodland	● 1307m - Radstock Grove
Noise Impact - Distance to major roads and railway lines	● 978m - Silver Street
Tree Preservation Orders	○ 196m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 10.8km - Stoke Hill Mine
Waterbodies	● 4m
Train Station	○ 1400m - 1500m - Midsomer Norton South
Bus Station	○ 0m - 50m - Smallcombe Road
Cycle Station	○ 600m - 700m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 8m - Land Near Ham Gardens

TIM15 Land at Parish’s House



Criteria / Constraint	Score Answer
AQMA	● 5.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bowlditch Quarry
Regionally Important Geological Site	● 193m - Conygre Quarry
Site of Nature Conservation Interest	● 186m - Land north of Radford
Priority Habitats	● 178m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 772m - Wheeler's Yard
Local Greenspace	○ 200m - 300m - Community Hall Recreation Area
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 370m
Health Facility	○ 4km - 5km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 750m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5.1km - Newton Park
Conservation Area	● 420m - Timsbury (Rural)
Registered Battlefield	● 11.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1538m - Church Of St Peter
Listed Building - Grade II*	● 188m - Parish'S House
Listed Building - Grade II	● 190m - Stables, 40 Metres North East Of Parish'S House
National Landscape (formerly AONB)	● 5.2km - Cotswolds
Ancient Woodland	● 925m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 788m - Camerton Batch
Tree Preservation Orders	○ 746m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1153m
Mineral Search Area	● 8.9km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 100m - 200m - Village Triangle
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link, The Five Arches Route, National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 687m - Radford Disposal Tip

CHM05 North of Stanton Road



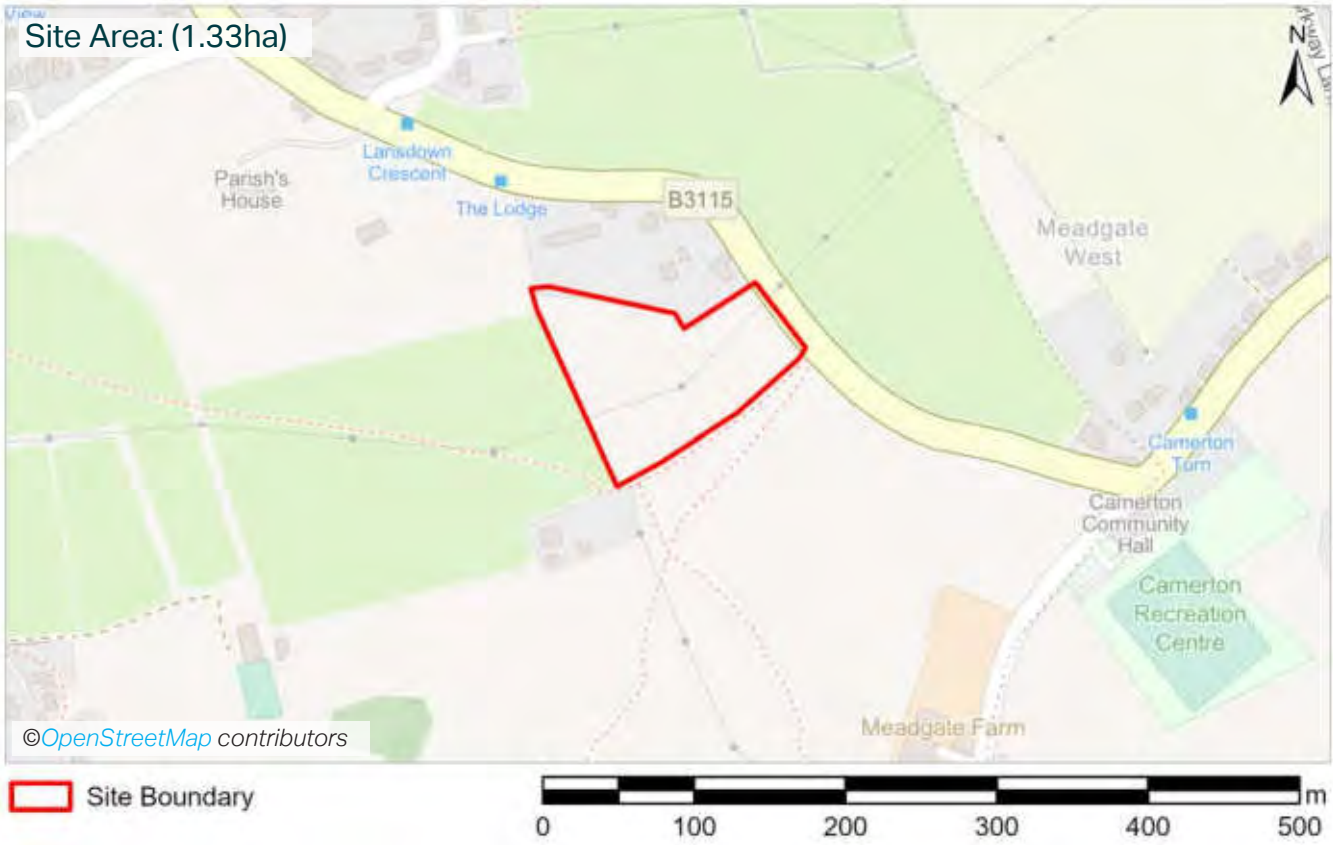
Criteria / Constraint	Score Answer
AQMA	● 6.4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.9km
International Ecological Sites (SAC,SPA,Ramsar)	● 1819m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1819m - Chew Valley Lake
Regionally Important Geological Site	● 2km - North Wick Clay Pit
Site of Nature Conservation Interest	● 37m - Winford Brook and adjacent land
Priority Habitats	● 143m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 0.10%
Surface Water Flooding (1 in 100 Year)	● 0.70%
Surface Water Flooding (1 in 1000 Year)	● 1.50%
Brownfield Land Use	● 2.1km - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 6km - 7km - Millenium Green Garden, Gastons
Closest Park	○ 9km - 10km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 1800m - 1900m - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - Chew Magna Primary
Distance to nearest Secondary School	○ 1800m - 1900m - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 323m - Churchyard cross in St Andrew's churchyard
Registered Parks and Gardens	● 6.2km - Landscape At The Former Cegb Headquarters
Conservation Area	● 31% Overlap - Chew Magna (Rural)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 290m - Church Of St Andrew
Listed Building - Grade II*	● 236m - Chew Court
Listed Building - Grade II	● 210m - Elm Farmhouse
National Landscape (formerly AONB)	● 1817m - Mendip Hills
Ancient Woodland	● 1844m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 3.1km - Folly Farm
Tree Preservation Orders	○ 3753m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1128m
Mineral Search Area	● 18.3km - Upper Lawn Quarry
Waterbodies	● 45m
Train Station	○ 8km - 9km - Parson Street
Bus Station	○ 50m - 100m - Montague Road
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1779m - Limeburn Hill

TIM16 Land North of Hook Hill



Criteria / Constraint	Score Answer
AQMA	● 5.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1991m
International Ecological Sites (SAC,SPA,Ramsar)	● 7.9km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Bowlditch Quarry
Regionally Important Geological Site	● 360m - Conygre Quarry
Site of Nature Conservation Interest	● 256m - Newton Brook
Priority Habitats	● 59m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.10%
Brownfield Land Use	● 617m - Wheeler's Yard
Local Greenspace	○ 0m - 50m - Land east of St Mary's School
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 190m
Health Facility	○ 4km - 5km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 527m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4.5km - Newton Park
Conservation Area	● 327m - Timsbury (Rural)
Registered Battlefield	● 11.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1384m - Church Of St Peter
Listed Building - Grade II*	● 106m - Parish'S House
Listed Building - Grade II	● 71m - Stables, 40 Metres North East Of Parish'S House
National Landscape (formerly AONB)	● 5km - Cotswolds
Ancient Woodland	● 738m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 656m - Camerton Batch
Tree Preservation Orders	○ 676m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1092m
Mineral Search Area	● 8.7km - Stoke Hill Mine
Waterbodies	● 149m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 400m - 500m - Mount Pleasant, Hanover Court
Cycle Station	○ 4km - 5km - The Five Arches Route, National Cycle Route 24, National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 775m - Radford Disposal Tip

TIM17 Land at Parish’s House



Criteria / Constraint	Score Answer
AQMA	● 5.2km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2.7km - Bowlditch Quarry
Regionally Important Geological Site	● 193m - Conygre Quarry
Site of Nature Conservation Interest	● 186m - Land north of Radford
Priority Habitats	● 178m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.20%
Brownfield Land Use	● 772m - Wheeler's Yard
Local Greenspace	○ 200m - 300m - Community Hall Recreation Area
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 370m
Health Facility	○ 4km - 5km - Paulton Swimming Pool, Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Norton Hill School, Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 750m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 5.1km - Newton Park
Conservation Area	● 420m - Timsbury (Rural)
Registered Battlefield	● 11.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1538m - Church Of St Peter
Listed Building - Grade II*	● 188m - Parish'S House
Listed Building - Grade II	● 190m - Stables, 40 Metres North East Of Parish'S House
National Landscape (formerly AONB)	● 5.2km - Cotswolds
Ancient Woodland	● 925m - Bengrove Wood
Noise Impact - Distance to major roads and railway lines	● 788m - Camerton Batch
Tree Preservation Orders	○ 746m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1153m
Mineral Search Area	● 8.9km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 100m - 200m - May Tree Road, Redwood Close
Cycle Station	○ 4km - 5km - National Cycle Route 24 Link, National Cycle Route 24, The Five Arches Route
Public Right of Way	○ 0m - 50m
Historic Landfill	● 687m - Radford Disposal Tip

CDAN28 Field opposite Hunstrete Cottage, Hunstrete Pensford



Criteria / Constraint	Score Answer
AQMA	● 5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 808m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.9km - Folly Farm
Regionally Important Geological Site	● 2.4km - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 205m - Lords Wood and Hunstrete Plantation complex
Priority Habitats	● 124m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1560m - Westways Garage
Local Greenspace	○ 2.5km - 3km - Bramble Cottage
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Keynsham Leisure Centre, Keynsham Gym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - Marksbury C of E Primary
Distance to nearest Secondary School	○ 6km - 7km - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1828m - Part of the linear boundary known as the Wansdyke 585m north of Tuckingmill Farm
Registered Parks and Gardens	● 3.9km - Newton Park
Conservation Area	● 2.2km - Woollard (Rural)
Registered Battlefield	● 9.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of All Saints
Listed Building - Grade II*	● 1413m - Church Of St Leonard
Listed Building - Grade II	● 187m - 10 And 11
National Landscape (formerly AONB)	● 5.8km - Cotswolds
Ancient Woodland	● 565m - Atgrove Wood
Noise Impact - Distance to major roads and railway lines	● 3.9km - Folly Farm
Tree Preservation Orders	○ 2248m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 11.6km - Upper Lawn Quarry
Waterbodies	● 222m
Train Station	○ 7km - 8km - Keynsham
Bus Station	○ 500m - 600m - Westfield School, Butchers Close
Cycle Station	○ 1700m - 1800m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 562m - Disused Quarry

WCH28 Avon Accident Repair Centre



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Avon Gorge Woodlands (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.5km - Bickley Wood
Regionally Important Geological Site	● 2.4km - Maes Knoll Tump
Site of Nature Conservation Interest	● 265m - Stockwood Open Space
Priority Habitats	● 381m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 11.30%
Brownfield Land Use	● 3.6km - Riverside
Local Greenspace	○ 700m - 800m - Millenium Green Garden
Closest Park	○ 3km - 4km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - St Keyna Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1445m - Queen Charlton village cross
Registered Parks and Gardens	● 2.7km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1318m - Queen Charlton (Rural)
Registered Battlefield	● 9.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.3km - Church Of All Saints
Listed Building - Grade II*	● 750m - Church Of St Nicholas
Listed Building - Grade II	● 266m - Staunton Manor House Farmhouse And Adjoining House
National Landscape (formerly AONB)	● 6.7km - Cotswolds
Ancient Woodland	● 3.1km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 3401m
Agricultural Land Classification - Grades 1 to 3	● 95%
Mineral Safeguarded Areas	1504m
Mineral Search Area	● 15.3km - Upper Lawn Quarry
Waterbodies	● 243m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 0m - 50m - Burnett Village, Two Headed Man
Cycle Station	○ 300m - 400m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 539m - Furthermead Farm

DUN02 Land at Crows Nest



Criteria / Constraint	Score Answer
AQMA	● 6.5km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 3.8km - Bowlditch Quarry
Regionally Important Geological Site	● 875m - Camerton New Pit Tip
Site of Nature Conservation Interest	● 377m - Priston Wood
Priority Habitats	● 40m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.1km - Wheeler's Yard
Local Greenspace	○ 300m - 400m - Recreation Ground
Closest Park	○ 4km - 5km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2km - 2.5km - St Mary's C of E Primary
Distance to nearest Secondary School	○ 5km - 6km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 401m - Slight univallate hillfort 125m west of Tunley Farm
Registered Parks and Gardens	● 4km - Newton Park
Conservation Area	● 1792m - Timsbury (Rural)
Registered Battlefield	● 10.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1066m - Church Of St Luke And St Andrew
Listed Building - Grade II*	● 1608m - Parish'S House
Listed Building - Grade II	● 232m - Lower Tunley Farm And Yard Wall
National Landscape (formerly AONB)	● 3.6km - Cotswolds
Ancient Woodland	● 377m - Priston Wood
Noise Impact - Distance to major roads and railway lines	● 1214m - Camerton Batch
Tree Preservation Orders	○ 2171m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 7.3km - Stoke Hill Mine
Waterbodies	● 374m
Train Station	○ 6km - 7km - Midsomer Norton South
Bus Station	○ 50m - 100m - Ascension Church
Cycle Station	○ 4km - 5km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 833m - Dunkerton Railway Cutting

CLU13 Land to south of former Warwick Arms Public House



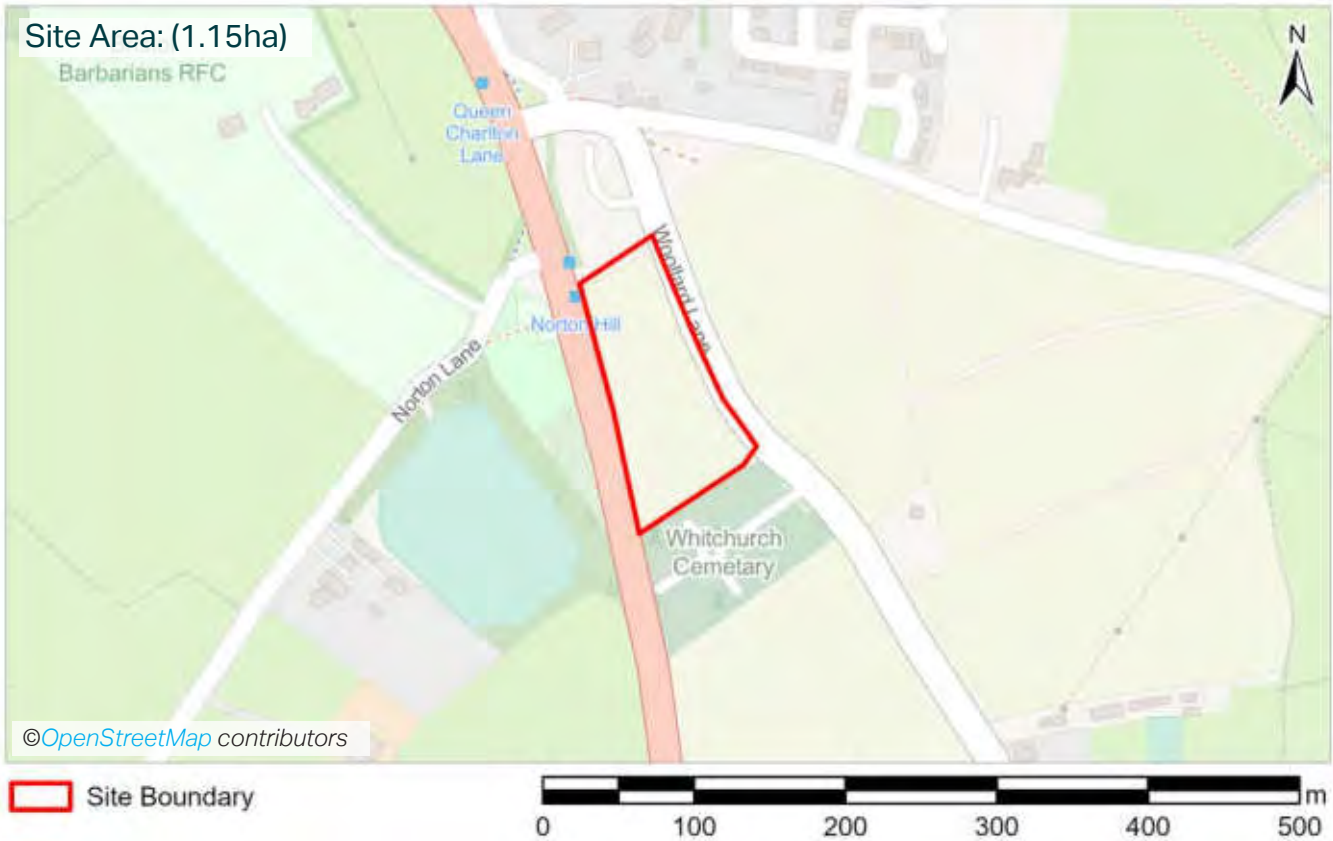
Criteria / Constraint	Score Answer
AQMA	● 957m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 3.7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 878m - Folly Farm
Regionally Important Geological Site	● 1368m - Stowey Quarry renamed 'Old Quarry near Stowey' by B&NES 2004
Site of Nature Conservation Interest	● 633m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 353m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 759m - The Wharf
Local Greenspace	○ 400m - 500m - Gastons
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 142m
Health Facility	○ 5km - 6km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Clutton Primary
Distance to nearest Secondary School	○ 8km - 9km - Somervale School, Chew Valley School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2km - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 4.3km - Ston Easton Park
Conservation Area	● 3.1km - Hinton Blewett (Rural)
Registered Battlefield	● 14.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1859m - Church Of St James
Listed Building - Grade II*	● 467m - Church Of St Augustine
Listed Building - Grade II	● 120m - Methodist Church
National Landscape (formerly AONB)	● 2.7km - Mendip Hills
Ancient Woodland	● 922m - Dowlings Wood
Noise Impact - Distance to major roads and railway lines	● 878m - Folly Farm
Tree Preservation Orders	○ 826m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	14% Overlap
Mineral Search Area	● 14.6km - Stoke Hill Mine
Waterbodies	● 209m
Train Station	○ 8km - 9km - Midsomer Norton South
Bus Station	○ 100m - 200m - Ascension Church, Bridge Road
Cycle Station	○ 5km - 6km - Avon Cycleway, National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 15% Overlap - Land Adjoining Warwick Arms

WCH29 Land at Woollard Lane



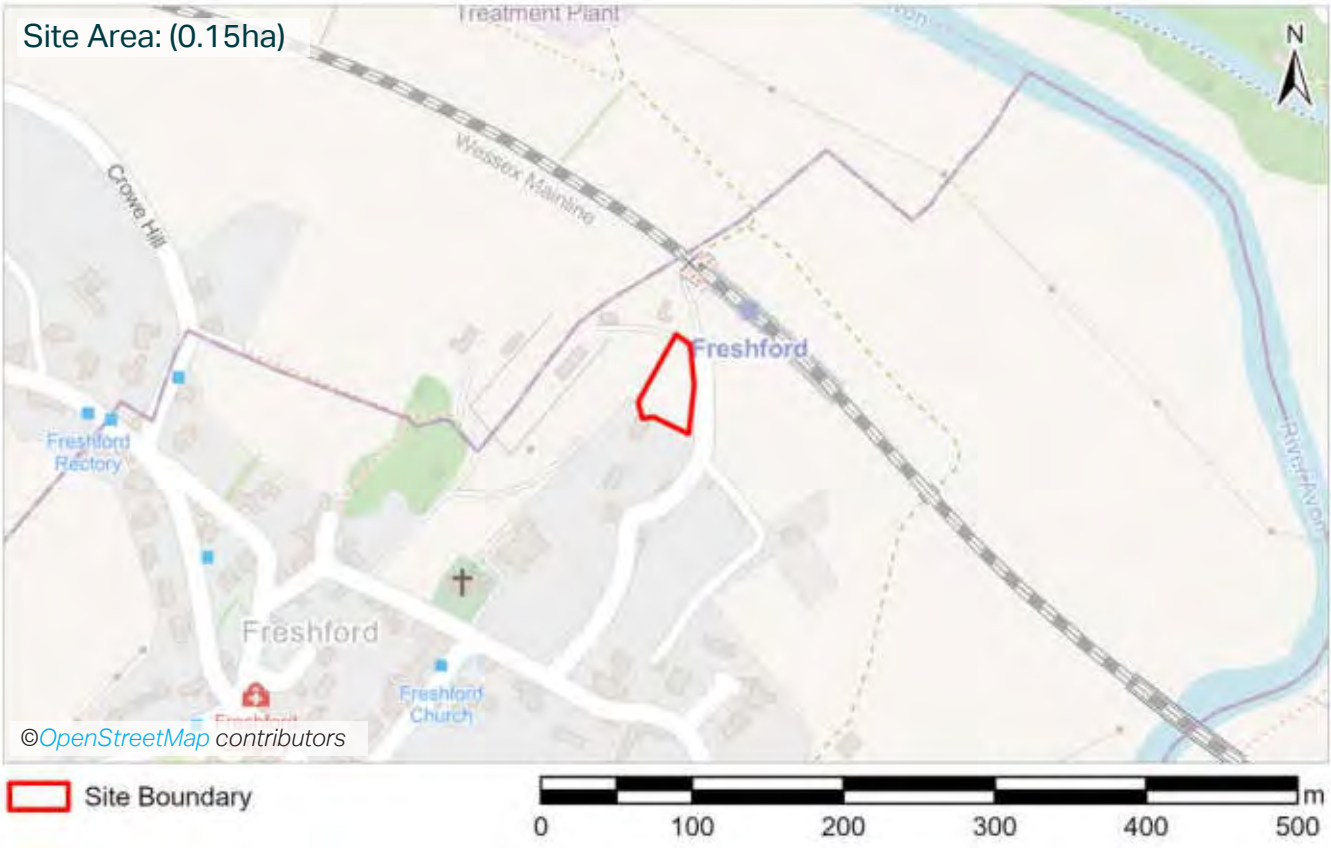
Criteria / Constraint	Score Answer
AQMA	● 2.7km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3km
International Ecological Sites (SAC,SPA,Ramsar)	● 7km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4km - Bickley Wood
Regionally Important Geological Site	● 1947m - Maes Knoll Tump
Site of Nature Conservation Interest	● 410m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 543m - No main habitat but additional habitats present
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.4km - Pensford Garage
Local Greenspace	○ 800m - 900m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 4km - 5km - Castle Primary, St Keyna Primary, Pensford Primary, St Johns C of E Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1599m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.2km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1513m - Queen Charlton (Rural)
Registered Battlefield	● 10.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.9km - Church Of All Saints
Listed Building - Grade II*	● 684m - Church Of St Nicholas
Listed Building - Grade II	● 254m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 7km - Cotswolds
Ancient Woodland	● 2.9km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.6km - Manor Road Community Woodland
Tree Preservation Orders	○ 2926m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1024m
Mineral Search Area	● 15.4km - Upper Lawn Quarry
Waterbodies	● 153m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 50m - 100m - Victoria Hall
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 400m - 500m
Historic Landfill	● 651m - Dissused Railway Line Adjoining Royal British Legion Club

WCH30 Land at Woollard Lane



Criteria / Constraint	Score Answer
AQMA	● 2.7km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.9km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.1km - Bickley Wood
Regionally Important Geological Site	● 1931m - Maes Knoll Tump
Site of Nature Conservation Interest	● 323m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 571m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.70%
Brownfield Land Use	● 3.2km - Pensford Garage
Local Greenspace	○ 900m - 1000m - Millenium Green Garden
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1470m - Part of the linear boundary known as the Wansdyke 425m south of New Barn Farm
Registered Parks and Gardens	● 3.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 1448m - Queen Charlton (Rural)
Registered Battlefield	● 10.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Church Of All Saints
Listed Building - Grade II*	● 771m - Church Of St Nicholas
Listed Building - Grade II	● 236m - Milestone At National Grid Reference St 6198 6703
National Landscape (formerly AONB)	● 6.9km - Mendip Hills
Ancient Woodland	● 2.8km - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4.6km - Manor Road Community Woodland
Tree Preservation Orders	○ 2761m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	859m
Mineral Search Area	● 15.3km - Upper Lawn Quarry
Waterbodies	● 221m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 100m - 200m - Manor Copse Road
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 500m - 600m
Historic Landfill	● 607m - Furthermead Farm

FH01 ST79117 60285



Criteria / Constraint	Score Answer
AQMA	● 3.4km - Bradford-on-Avon AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 41m
International Ecological Sites (SAC,SPA,Ramsar)	● 507m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 507m - Winsley Mines
Regionally Important Geological Site	● 1201m - Friary Wood
Site of Nature Conservation Interest	● 240m - River Frome
Priority Habitats	● 49% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 5.6km - 4 - 5 Railway Place, Bath, BA1 1TH
Local Greenspace	○ 400m - 500m - Tynning Village Green
Closest Park	○ 4km - 5km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Combe Grove Manor Hotel and Country Club
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Freshford Church School
Distance to nearest Secondary School	○ 4km - 5km - Ralph Allen School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 469m - Murhill tramway and wharf
Registered Parks and Gardens	● 988m - Iford Manor
Conservation Area	● 99% Overlap - Freshford (Rural)
Registered Battlefield	● 11.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1660m - Chapter House Of Hinton Priory
Listed Building - Grade II*	● 116m - Freshford Manor
Listed Building - Grade II	● 37m - Rose Cottage
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 466m - Avoncliff Wood
Noise Impact - Distance to major roads and railway lines	● 6.4km - Kensington Meadow
Tree Preservation Orders	○ 1146m
Agricultural Land Classification - Grades 1 to 3	● 12%
Mineral Safeguarded Areas	1071m
Mineral Search Area	● 1071m - Stoke Hill Mine
Waterbodies	● 248m
Train Station	○ 100m - 200m - Freshford
Bus Station	○ 0m - 50m - Brookside
Cycle Station	○ 2.5km - 3km - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 924m - Stone Quarry

CAM06 The Thynne Field



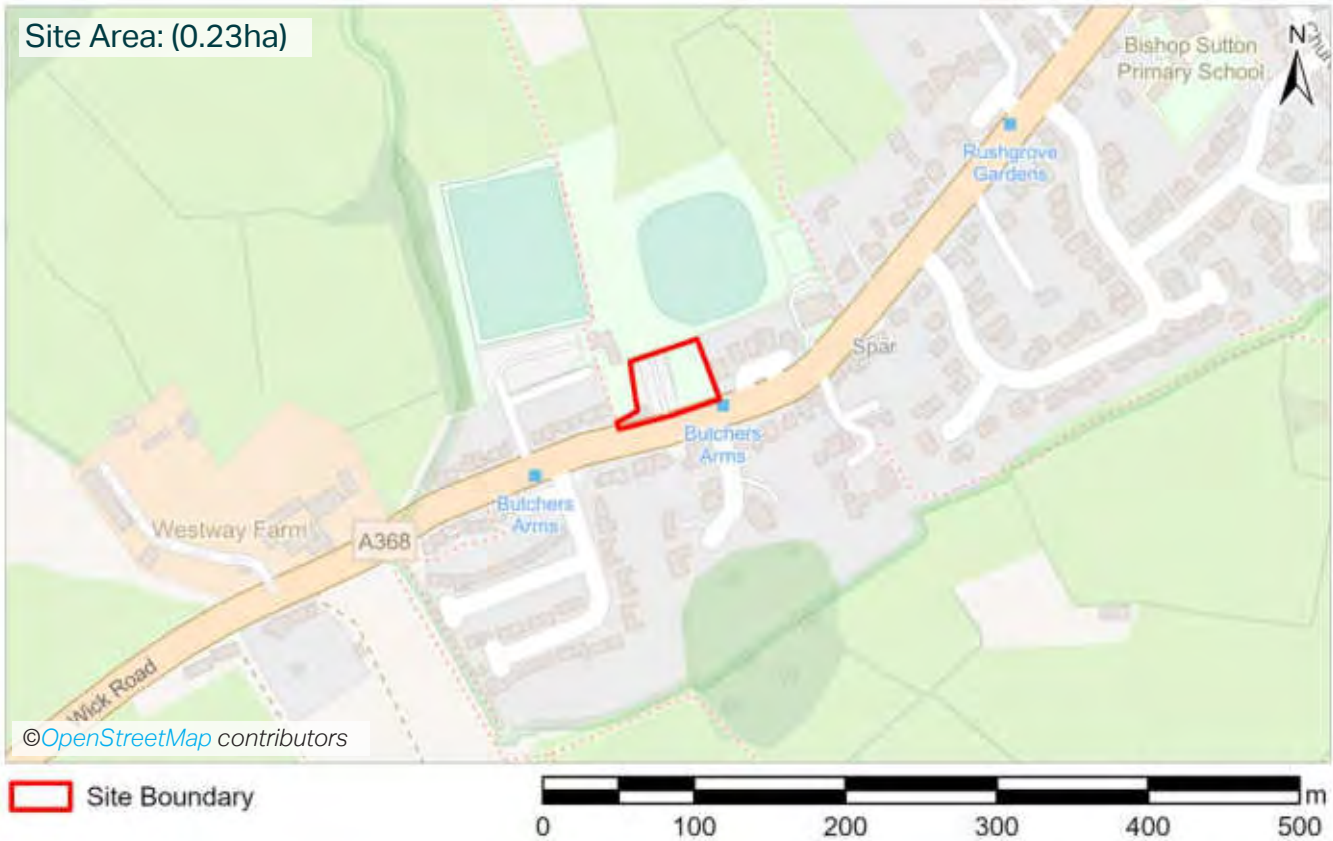
Criteria / Constraint	Score Answer
AQMA	● 5.1km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 492m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1252m - Bowlditch Quarry
Regionally Important Geological Site	● 654m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 536m - West Clandown field
Priority Habitats	● 117m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 350m - Old Pit Yard
Local Greenspace	○ 1500m - 1600m - Allotment Gardens
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1568m
Health Facility	○ 1200m - 1300m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1900m - 2000m - Trinity Church School
Distance to nearest Secondary School	○ 3km - 4km - Norton Hill School, Writhlington School, Somervale School, Somerset Studio School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 12m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4.2km - Ammerdown House
Conservation Area	● 226m - Radstock (Somer Valley)
Registered Battlefield	● 13.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1075m - Church Of St Peter
Listed Building - Grade II*	● 1691m - Welton Manor House
Listed Building - Grade II	● 323m - Church Of The Holy Trinity
National Landscape (formerly AONB)	● 5.4km - Cotswolds
Ancient Woodland	● 949m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1383m - Camerton Batch
Tree Preservation Orders	○ 2190m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1709m
Mineral Search Area	● 8.9km - Stoke Hill Mine
Waterbodies	● 407m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 0m - 50m - Specklemead
Cycle Station	○ 1600m - 1700m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1330m - Land Adjacent To Whitebrook Lane

BIS08 Land at Hollowbrook Lane



Criteria / Constraint	Score Answer
AQMA	● 4.1km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 586m
International Ecological Sites (SAC,SPA,Ramsar)	● 9m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 9m - Chew Valley Lake
Regionally Important Geological Site	● 1904m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 2m - Stowey Brook and adjacent land
Priority Habitats	● 2m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0.30%
Brownfield Land Use	● 2.6km - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 3km - 4km - The Glebe, Land south of Lower Road
Closest Park	○ 10km - 15km - Newton Park, Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 3km - 4km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1563m - Oval enclosure, possibly Iron Age, SW of Stowey House
Registered Parks and Gardens	● 6.7km - Ston Easton Park
Conservation Area	● 2.2km - Chew Magna (Rural)
Registered Battlefield	● 16.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.8km - Church Of St Andrew
Listed Building - Grade II*	● 1128m - Sutton Court
Listed Building - Grade II	● 95m - Parish Boundary Marker Opposite Hollow Brook Cottage
National Landscape (formerly AONB)	● 6m - Mendip Hills
Ancient Woodland	● 1476m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 1494m - Folly Farm
Tree Preservation Orders	○ 3782m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	917m
Mineral Search Area	● 18km - Stoke Hill Mine
Waterbodies	● 42m
Train Station	○ 10km - 15km - Keynsham, Bedminster, Midsomer Norton South, Parson Street
Bus Station	○ 600m - 700m - Victoria Hall, Clandown Village, Northfield
Cycle Station	○ 1400m - 1500m - National Cycle Route 3
Public Right of Way	○ 100m - 200m
Historic Landfill	● 802m - Land Adjacent to Newtown

BIS09 Butchers Arms



Criteria / Constraint	Score Answer
AQMA	● 4km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 6m
International Ecological Sites (SAC,SPA,Ramsar)	● 397m - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 397m - Chew Valley Lake
Regionally Important Geological Site	● 1448m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 381m - Chew Valley Lake SSSI and adjacent land
Priority Habitats	● 32m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 9.30%
Surface Water Flooding (1 in 1000 Year)	● 20.90%
Brownfield Land Use	● 3.2km - Newbridge Garage
Local Greenspace	○ 3km - 4km - Recreation Ground, Land south of Lower Road, The Glebe
Closest Park	○ 10km - 15km - Brislington House, Newton Park
Green Belt Land	○ 172m
Health Facility	○ 4km - 5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - Bishop Sutton Primary
Distance to nearest Secondary School	○ 4km - 5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 694m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 6.1km - Ston Easton Park
Conservation Area	● 2.5km - Hinton Blewett (Rural)
Registered Battlefield	● 17km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.6km - Church Of St Margaret
Listed Building - Grade II*	● 1799m - Sutton Court
Listed Building - Grade II	● 411m - Church Of Holy Trnity
National Landscape (formerly AONB)	● 104m - Mendip Hills
Ancient Woodland	● 1255m - Castle Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Folly Farm
Tree Preservation Orders	○ 2660m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	795m
Mineral Search Area	● 18.2km - Stoke Hill Mine
Waterbodies	● 192m
Train Station	○ 10km - 15km - Bedminster, Midsomer Norton South, Parson Street
Bus Station	○ 300m - 400m - Clandown Village
Cycle Station	○ 2.5km - 3km - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1067m - Sutton Hill

CDAN41 Poplars Cottage



Criteria / Constraint	Score Answer
AQMA	● 2.3km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.4km
International Ecological Sites (SAC,SPA,Ramsar)	● 8.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 3.5km - Bickley Wood
Regionally Important Geological Site	● 1954m - Keynsham Hospital Section
Site of Nature Conservation Interest	● 383m - Charlton Bottom and Queen Charlton Watercourse
Priority Habitats	● 477m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.3km - Riverside
Local Greenspace	○ 600m - 700m - Abbots Wood
Closest Park	○ 4km - 5km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2.5km - 3km - Keynsham Gym, Keynsham Leisure Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - Castle Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 668m - Queen Charlton village cross
Registered Parks and Gardens	● 3.3km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 427m - Queen Charlton (Rural)
Registered Battlefield	● 8.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.7km - Keynsham Abbey Remains To The South Of Number 3 (Number 3 Not Included)
Listed Building - Grade II*	● 637m - Church Of St Margaret
Listed Building - Grade II	● 614m - Diamond'S Cottage
National Landscape (formerly AONB)	● 4.7km - Cotswolds
Ancient Woodland	● 1547m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 2.4km - Manor Road Community Woodland
Tree Preservation Orders	○ 2586m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	824m
Mineral Search Area	● 13.1km - Upper Lawn Quarry
Waterbodies	● 351m
Train Station	○ 3km - 4km - Keynsham
Bus Station	○ 400m - 500m - Braysdown Lane
Cycle Station	○ 2km - 2.5km - Avon Cycleway
Public Right of Way	○ 700m - 800m
Historic Landfill	● 1405m - Furthermead Farm

MDP32 Land south of Frome Road



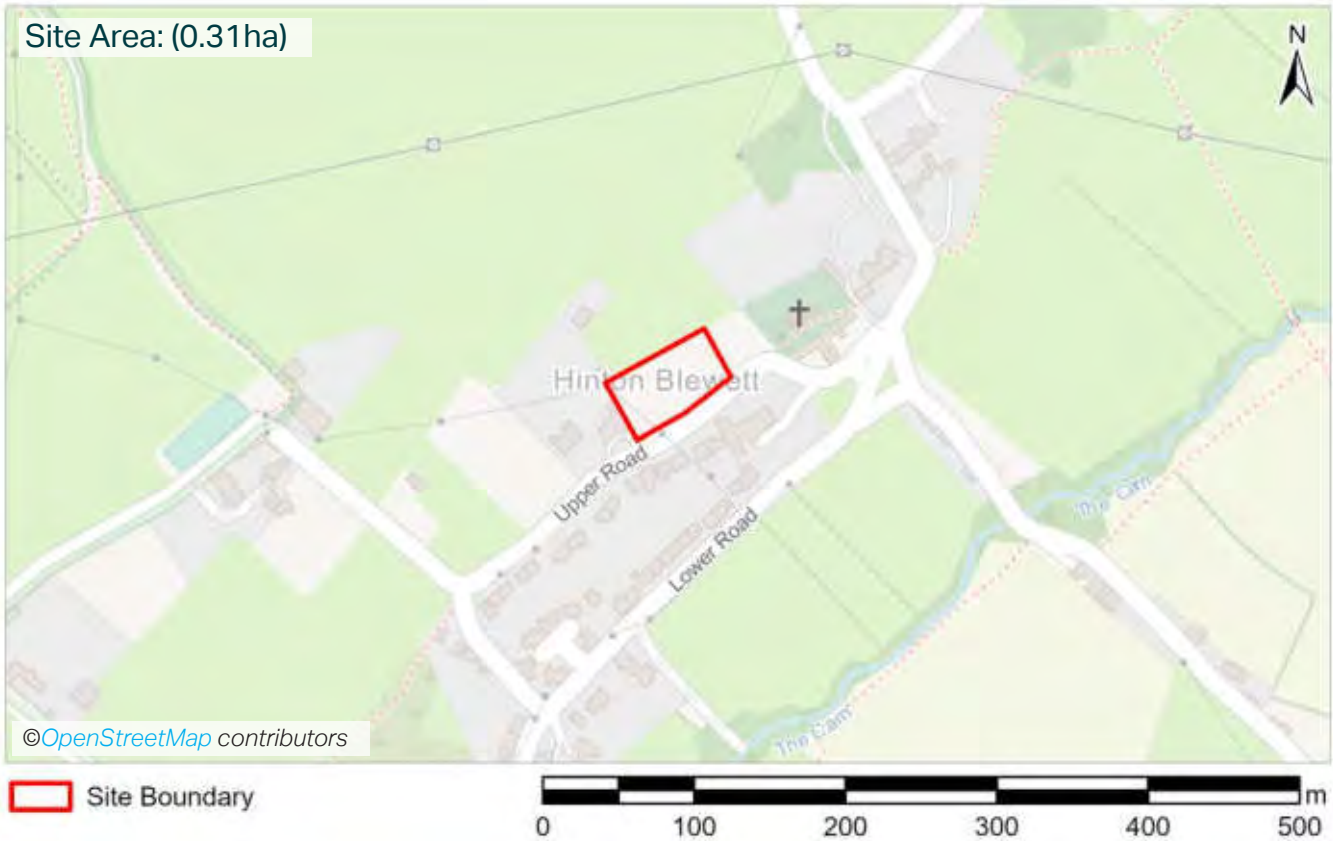
Criteria / Constraint	Score Answer
AQMA	● 7.5km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 7m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 784m - Huish Colliery Quarry
Regionally Important Geological Site	● 961m - Lower Writhlington Tip
Site of Nature Conservation Interest	● 479m - Writhlington Combe
Priority Habitats	● 240m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 1363m - Ryman Engineering
Local Greenspace	○ 1400m - 1500m - Tynning Hill Green Space
Closest Park	○ 10km - 15km - Claverton Manor, Gardens at Oakwood, Bathwick Tower and Smallcombe House, Parade Gardens, Hedgemoad Park, Newton Park, Royal Victoria Park, Widcombe Manor, Abbey Cemetery, Crowe Hall, Prior Park, Sydney Gardens
Green Belt Land	○ 1968m
Health Facility	○ 400m - 500m - Dragonfly Leisure Writhlington
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Mary's C of E Primary
Distance to nearest Secondary School	○ 600m - 700m - Somerset Studio School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.4km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 1108m - Ammerdown House
Conservation Area	● 601m - Radstock (Somer Valley)
Registered Battlefield	● 15.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1460m - Ammerdown House And Stables Now Known As Ammerdown Study Centre Ammerdown Study Centre
Listed Building - Grade II*	● 1379m - Orangery And Walled Garden At Rear Of Ammerdown House
Listed Building - Grade II	● 380m - Fir Tree Inn
National Landscape (formerly AONB)	● 4.6km - Cotswolds
Ancient Woodland	● 294m - Peaks Wood
Noise Impact - Distance to major roads and railway lines	● 4km - Silver Street
Tree Preservation Orders	○ 124m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.7km
Mineral Search Area	● 8.3km - Stoke Hill Mine
Waterbodies	● 244m
Train Station	○ 4km - 5km - Midsomer Norton South
Bus Station	○ 0m - 50m - The Hollies
Cycle Station	○ 1400m - 1500m - National Cycle Route 24
Public Right of Way	○ 600m - 700m
Historic Landfill	● 1096m - Old Foxcote Quarry

CDAN40 Land east of Church Lane



Criteria / Constraint	Score Answer
AQMA	● 3.8km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 7.5km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.9km - Stidham Farm
Regionally Important Geological Site	● 3.3km - Keynsham Hospital Section
Site of Nature Conservation Interest	● 8% Overlap - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 6m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 35.20%
Surface Water Flooding (1 in 100 Year)	● 47.80%
Surface Water Flooding (1 in 1000 Year)	● 66.20%
Brownfield Land Use	● 2.8km - Pensford Garage
Local Greenspace	○ 3km - 4km - Abbots Wood, Keynsham Town Cricket Field, Manor Road Community Woodland, Park Road Playing Field, Chalfield Close, Conway Green
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 4km - 5km - Keynsham Gym, Keynsham Leisure Centre, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - Castle Primary, Marksbury C of E Primary, Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - IKB Academy, Wellsway School, Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2m - Compton Dando Bridge
Registered Parks and Gardens	● 4km - Newton Park
Conservation Area	● 1 194m - Woollard (Rural)
Registered Battlefield	● 8.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of All Saints
Listed Building - Grade II*	● 20m - Church Of St Mary
Listed Building - Grade II	● 2m - K6 Telephone Kiosk
National Landscape (formerly AONB)	● 4.7km - Cotswolds
Ancient Woodland	● 278m - Pepper Shells
Noise Impact - Distance to major roads and railway lines	● 2.7km - Manor Road Community Woodland
Tree Preservation Orders	○ 2725m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 4km - 5km - Keynsham
Bus Station	○ 100m - 200m - Victoria Hall
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1047m - Land between Lye Hill and Burnett

HB04 Land north of Upper Road



Criteria / Constraint	Score Answer
AQMA	● 3km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.3km
International Ecological Sites (SAC,SPA,Ramsar)	● 2.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 1002m - Burledge Sidelands and Meadows
Regionally Important Geological Site	● 1661m - Sutton Hill Quarry renamed 'Stowey Quarry' by B&NES 2004
Site of Nature Conservation Interest	● 188m - Cam Brook and adjacent land
Priority Habitats	● 359m - Good quality semi improved grassland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.9km - Employment building, Unit 2, Chew Stoke, Land to the rear of Yearton House
Local Greenspace	○ 0m - 50m - The Glebe
Closest Park	○ 10km - 15km - Newton Park
Green Belt Land	○ 1748m
Health Facility	○ 7km - 8km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 3km - 4km - East Harptree C of E Primary, Bishop Sutton Primary
Distance to nearest Secondary School	○ 7km - 8km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1721m - Large univallate hillfort with outworks 800m west of White Cross
Registered Parks and Gardens	● 3.7km - Ston Easton Park
Conservation Area	● 98% Overlap - Hinton Blewett (Rural)
Registered Battlefield	● 17.8km - Lansdown Battlefield (part)
Listed Building - Grade I	● 59m - Church Of St Margaret
Listed Building - Grade II*	● 2.9km - Church Of St Laurence
Listed Building - Grade II	● 34m - The Old Rectory
National Landscape (formerly AONB)	● 206m - Mendip Hills
Ancient Woodland	● 1309m - Peaks Girt Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Folly Farm
Tree Preservation Orders	○ 1216m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	688m
Mineral Search Area	● 17.4km - Stoke Hill Mine
Waterbodies	● 199m
Train Station	○ 10km - 15km - Midsomer Norton South
Bus Station	○ 300m - 400m - Methodist Church, The Star Inn
Cycle Station	○ 3km - 4km - National Cycle Route 3 Link
Public Right of Way	○ 100m - 200m
Historic Landfill	● 746m - The Grove

CHEL02 Land north of A368



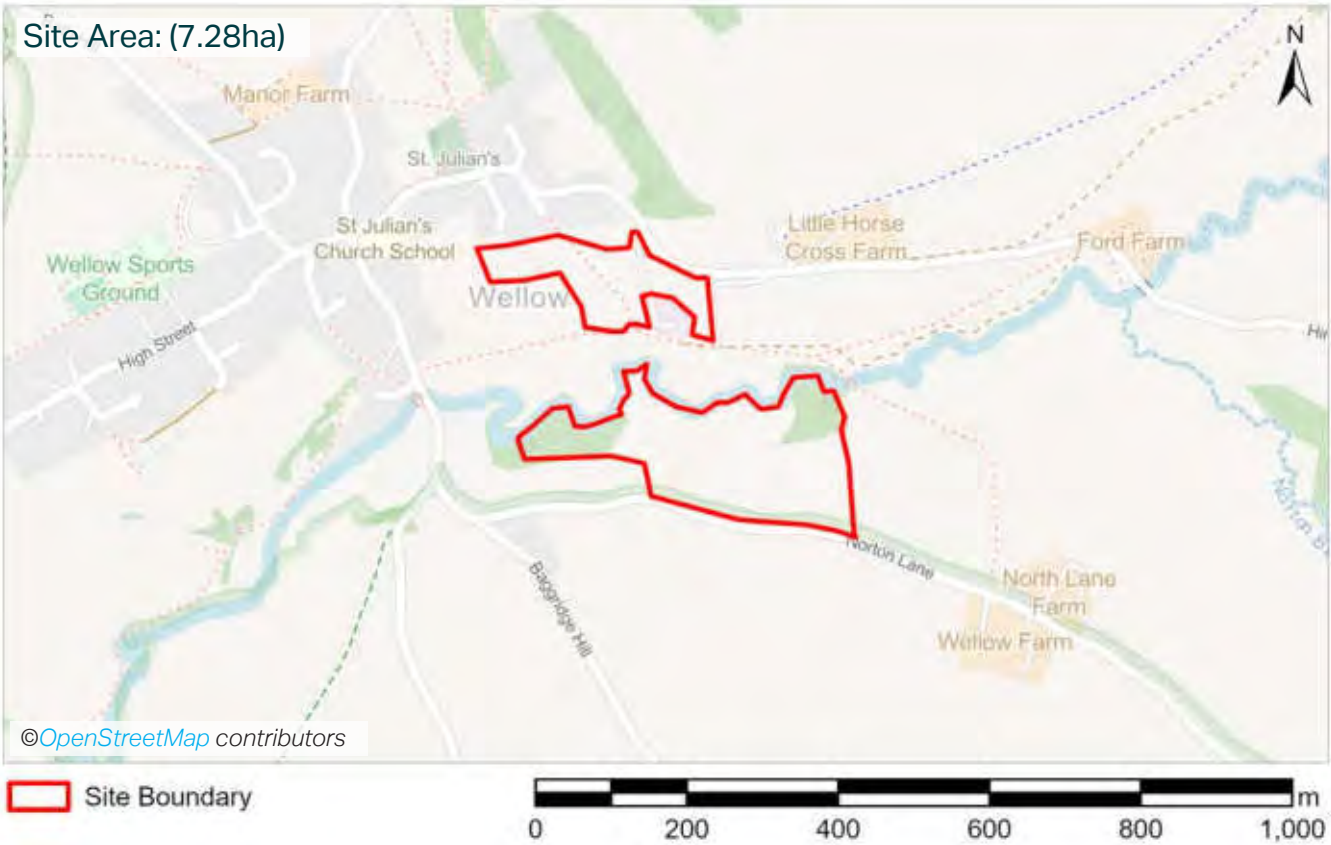
Criteria / Constraint	Score Answer
AQMA	● 3.9km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● Site Intersects or Adjacent to A-Road
International Ecological Sites (SAC,SPA,Ramsar)	● 5.4km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.5km - Folly Farm
Regionally Important Geological Site	● 2.1km - Hobb's Wall Quarry
Site of Nature Conservation Interest	● 207m - Lords Wood and Hunstrete Plantation complex
Priority Habitats	● 2% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 1.60%
Surface Water Flooding (1 in 100 Year)	● 2%
Surface Water Flooding (1 in 1000 Year)	● 3.20%
Brownfield Land Use	● 1994m - Pensford Garage
Local Greenspace	○ 2.5km - 3km - Bramble Cottage
Closest Park	○ 5km - 6km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 7km - 8km - Keynsham Gym, Keynsham Leisure Centre, Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 2.5km - 3km - Farmborough Church Primary, Pensford Primary
Distance to nearest Secondary School	○ 7km - 8km - Wellsway School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 2.2km - Round House
Registered Parks and Gardens	● 5km - Newton Park
Conservation Area	● 2km - Pensford (Rural)
Registered Battlefield	● 11km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of All Saints
Listed Building - Grade II*	● 68m - Church Of St Leonard
Listed Building - Grade II	● 16m - Wall And Railings About 5 Metres North East Of Old School House And The Firs
National Landscape (formerly AONB)	● 5.1km - Mendip Hills
Ancient Woodland	● 337m
Noise Impact - Distance to major roads and railway lines	● 2.5km - Folly Farm
Tree Preservation Orders	○ 2016m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 8km - 9km - Keynsham
Bus Station	○ 50m - 100m - Manor Copse Road
Cycle Station	○ 2.5km - 3km - Avon Cycleway
Public Right of Way	○ 0m - 50m
Historic Landfill	● 918m - Disused Quarry

WELL05 Land North of Bull's Hill



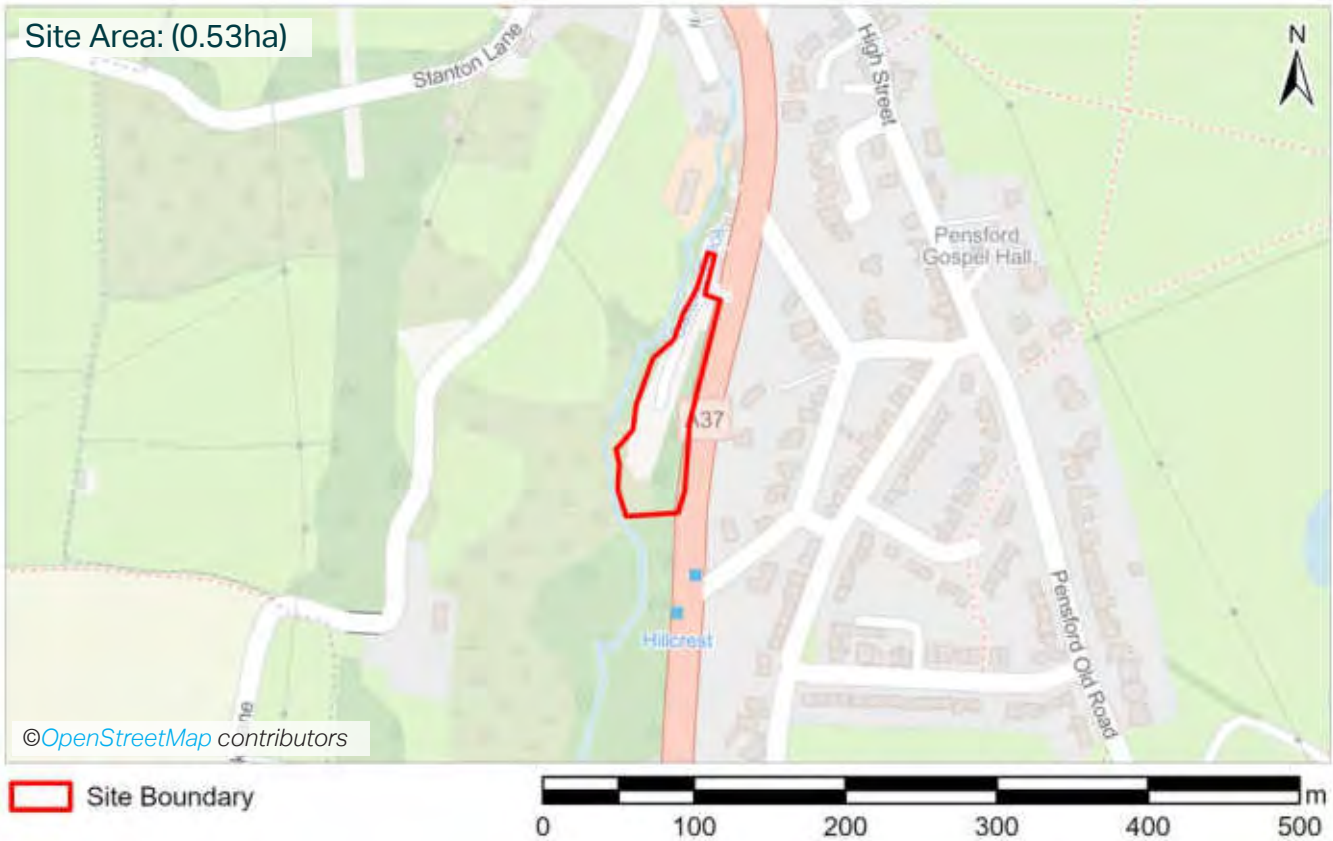
Criteria / Constraint	Score Answer
AQMA	● 5.7km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1092m - Cleaves Wood
Regionally Important Geological Site	● 1716m - Combe Hay Locks
Site of Nature Conservation Interest	● 109m - Wellow Spinney
Priority Habitats	● 4m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 3.7km - 478 Wellsway, Bath
Local Greenspace	○ 3km - 4km - Ecewiche Green, Eckweek Lane Play Area
Closest Park	○ 5km - 6km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Culverhay Sports Centre, Odd Down Sports Ground
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 200m - 300m - St Julian's Church School
Distance to nearest Secondary School	○ 4km - 5km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1378m - Stoney Littleton long barrow
Registered Parks and Gardens	● 4.6km - Prior Park
Conservation Area	● 99% Overlap - Wellow (Rural)
Registered Battlefield	● 11.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 27m - Parish Church Of St Julian
Listed Building - Grade II*	● 171m - Dovecote, 100 Yards To Rear Of Manor House
Listed Building - Grade II	● 12m - Chest Tomb, 3 Yards To East Of Chancel Of Parish Church
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 839m - Underdown Wood
Noise Impact - Distance to major roads and railway lines	● 5km - Twerton Roundhill
Tree Preservation Orders	○ 2890m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.6km
Mineral Search Area	● 2.6km - Stoke Hill Mine
Waterbodies	● 220m
Train Station	○ 6km - 7km - Freshford
Bus Station	○ 0m - 50m - Paulton Hospital
Cycle Station	○ 0m - 50m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 732m - Old Disused Railway Cutting

WELL06 Land south of Ford Road



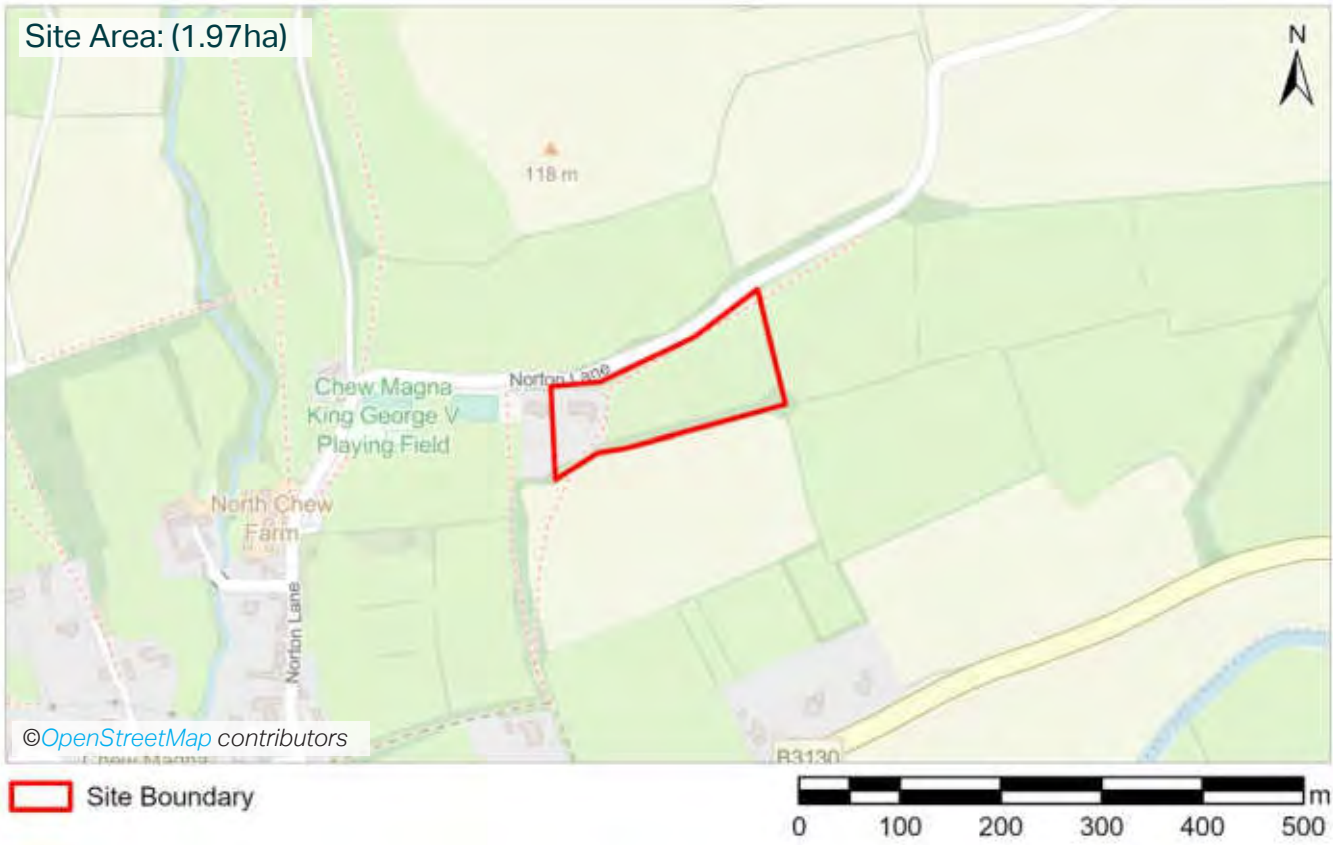
Criteria / Constraint	Score Answer
AQMA	● 5.9km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.7km
International Ecological Sites (SAC,SPA,Ramsar)	● 4.1km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 564m - Cleaves Wood
Regionally Important Geological Site	● 1543m - Stony Littleton Eastern Quarry
Site of Nature Conservation Interest	● 41% Overlap - Wellow Brook
Priority Habitats	● 15% Overlap - Deciduous woodland, Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 4.80%
Surface Water Flooding (1 in 100 Year)	● 7.40%
Surface Water Flooding (1 in 1000 Year)	● 17.30%
Brownfield Land Use	● 3.9km - 478 Wellsway, Bath
Local Greenspace	○ 3km - 4km - Ecewiche Green, Eckweek Lane Play Area
Closest Park	○ 5km - 6km - Prior Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Odd Down Sports Ground, Culverhay Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - St Julian's Church School
Distance to nearest Secondary School	○ 4km - 5km - Saint Gregory's Catholic College
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1095m - Stoney Littleton long barrow
Registered Parks and Gardens	● 4.7km - Prior Park
Conservation Area	● <1% Overlap - Wellow (Rural)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 121m - Parish Church Of St Julian
Listed Building - Grade II*	● 187m - Manor House
Listed Building - Grade II	● 44m - Glebe Cottage
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 735m - Cleaves Wood
Noise Impact - Distance to major roads and railway lines	● 5.2km - Twerton Roundhill
Tree Preservation Orders	○ 2959m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	2.5km
Mineral Search Area	● 2.5km - Stoke Hill Mine
Waterbodies	● <1% Overlap
Train Station	○ 6km - 7km - Freshford
Bus Station	○ 0m - 50m - Ashton Way
Cycle Station	○ 0m - 50m - National Cycle Route 24
Public Right of Way	○ 0m - 50m
Historic Landfill	● 589m - Old Disused Railway Cutting

PEN13 New Road



Criteria / Constraint	Score Answer
AQMA	● 5km - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1531m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.6km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.8km - Folly Farm
Regionally Important Geological Site	● 3.4km - Maes Knoll Tump
Site of Nature Conservation Interest	● 38% Overlap - Pensford complex
Priority Habitats	● <1% Overlap - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 4.10%
Brownfield Land Use	● 5% Overlap - Pensford Garage
Local Greenspace	○ 4km - 5km - Abbots Wood
Closest Park	○ 8km - 9km - Brislington House, Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 6km - 7km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 800m - 900m - Pensford Primary
Distance to nearest Secondary School	○ 6km - 7km - Chew Valley School, Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 272m - Round House
Registered Parks and Gardens	● 6.6km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 65m - Pensford (Rural)
Registered Battlefield	● 11.6km - Lansdown Battlefield (part)
Listed Building - Grade I	● 760m - Church Of All Saints
Listed Building - Grade II*	● 246m - Church Of St Thomas A Becket
Listed Building - Grade II	● 169m - Old School House
National Landscape (formerly AONB)	● 4.6km - Mendip Hills
Ancient Woodland	● 1187m
Noise Impact - Distance to major roads and railway lines	● 2.5km - Folly Farm
Tree Preservation Orders	○ 124m
Agricultural Land Classification - Grades 1 to 3	● 7%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 14.5km - Upper Lawn Quarry
Waterbodies	● 1m
Train Station	○ 7km - 8km - Keynsham
Bus Station	○ 0m - 50m - White Cross
Cycle Station	○ 600m - 700m - Avon Cycleway
Public Right of Way	○ 300m - 400m
Historic Landfill	● 118m - Railway Cutting off Wick Lane

CHM06 Land south of Norton Lane



Criteria / Constraint	Score Answer
AQMA	● 6.2km - Bristol AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 3.1km
International Ecological Sites (SAC,SPA,Ramsar)	● 2.3km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Dundry Main Road South Quarry
Regionally Important Geological Site	● 1570m - North Wick Clay Pit
Site of Nature Conservation Interest	● 473m - Winford Brook and adjacent land
Priority Habitats	● 452m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 2.6km - Employment building, Unit 2, Chew Stoke
Local Greenspace	○ 5km - 6km - Millenium Green Garden
Closest Park	○ 9km - 10km - Brislington House
Green Belt Land	○ 100% Overlap
Health Facility	○ 2km - 2.5km - Chew Valley School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Chew Magna Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Chew Valley School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 696m - Churchyard cross in St Andrew's churchyard
Registered Parks and Gardens	● 5.9km - Landscape At The Former Cegb Headquarters
Conservation Area	● 234m - Chew Magna (Rural)
Registered Battlefield	● 14.5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 649m - Church Of St Andrew
Listed Building - Grade II*	● 620m - Chew Court
Listed Building - Grade II	● 439m - Elm Farmhouse
National Landscape (formerly AONB)	● 2.3km - Mendip Hills
Ancient Woodland	● 1911m - Bithams Wood
Noise Impact - Distance to major roads and railway lines	● 3.3km - Folly Farm
Tree Preservation Orders	○ 3434m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1444m
Mineral Search Area	● 18.1km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 8km - 9km - Parson Street
Bus Station	○ 400m - 500m - Victoria Hall
Cycle Station	○ 0m - 50m - National Cycle Route 3
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1926m - Limeburn Hill

B06



Criteria / Constraint	Score Answer
AQMA	● 1257m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 486m
International Ecological Sites (SAC,SPA,Ramsar)	● 4.5km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 964m - Newton St. Loe
Regionally Important Geological Site	● 1957m - Pennyquick Bridge
Site of Nature Conservation Interest	● <1% Overlap - Pen Hill, west and east
Priority Habitats	● 93m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 704m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 400m - 500m - The Orchard, Broadmoor Lane
Closest Park	○ 1600m - 1700m - Kelston Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1900m - 2000m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 400m - 500m - St Mary's Catholic Primary
Distance to nearest Secondary School	○ 900m - 1000m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2km - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 1105m - Kelston Park
Conservation Area	● 171m - Bath (Bath)
Registered Battlefield	● 3.1km - Lansdown Battlefield (part)
Listed Building - Grade I	● 589m - Partis College
Listed Building - Grade II*	● 562m - Manor House
Listed Building - Grade II	● 149m - Weston Lodge
National Landscape (formerly AONB)	● 91% Overlap - Cotswolds
Ancient Woodland	● 1746m - Weston Wood
Noise Impact - Distance to major roads and railway lines	● 1024m - Carrs Wood
Tree Preservation Orders	○ 121m
Agricultural Land Classification - Grades 1 to 3	● 86%
Mineral Safeguarded Areas	5.5km
Mineral Search Area	● 5.6km - Upper Lawn Quarry
Waterbodies	● 72m
Train Station	○ 2.5km - 3km - Oldfield Park
Bus Station	○ 200m - 300m - Backhouse
Cycle Station	○ 1500m - 1600m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 645m - North side of Upper Bristol Road

B05



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 1042m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1547m - Newton St. Loe
Regionally Important Geological Site	● 1845m - Piplely Bottom Catchment
Site of Nature Conservation Interest	● 119m - Weston Wood complex
Priority Habitats	● 64m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 1.60%
Surface Water Flooding (1 in 100 Year)	● 2.50%
Surface Water Flooding (1 in 1000 Year)	● 3.40%
Brownfield Land Use	● 1467m - Field between Manor Road Memorial Cottages
Local Greenspace	○ 300m - 400m - The Orchard, Broadmoor Lane
Closest Park	○ 2.5km - 3km - Royal Victoria Park, Kelston Park, Lansdown Cemetery and Beckford's Tower
Green Belt Land	○ 100% Overlap
Health Facility	○ 3km - 4km - BASE Gym, Body Development, Genesis, Phase One Health and Fitness Gym, PureGym, The Royal Crescent Spa and Bath House, Kingswood School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 600m - 700m - Weston All Saints C of E Primary
Distance to nearest Secondary School	○ 2km - 2.5km - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1368m - Two round barrows N of Blathwayt Arms
Registered Parks and Gardens	● 1251m - Kelston Park
Conservation Area	● 647m - Bath (Bath)
Registered Battlefield	● 2.3km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1493m - Partis College
Listed Building - Grade II*	● 1352m - Manor House
Listed Building - Grade II	● 530m - Barn,Attached To Heather Farmhouse
National Landscape (formerly AONB)	● 100% Overlap - Cotswolds
Ancient Woodland	● 921m - Weston Wood
Noise Impact - Distance to major roads and railway lines	● 1780m - Carrs Wood
Tree Preservation Orders	○ 328m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	5.7km
Mineral Search Area	● 6.5km - Upper Lawn Quarry
Waterbodies	● <1% Overlap
Train Station	○ 3km - 4km - Oldfield Park
Bus Station	○ 100m - 200m - Woodview
Cycle Station	○ 2.5km - 3km - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1290m - North side of River Avon

WES23



Criteria / Constraint	Score Answer
AQMA	● 36% Overlap - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 102m
International Ecological Sites (SAC,SPA,Ramsar)	● 2.7km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 2km - Newton St. Loe
Regionally Important Geological Site	● 1793m - Pennyquick Bridge
Site of Nature Conservation Interest	● 18m - River Avon
Priority Habitats	● 303m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 7.30%
Surface Water Flooding (1 in 100 Year)	● 8.20%
Surface Water Flooding (1 in 1000 Year)	● 49.70%
Brownfield Land Use	● 106m - Bath Press
Local Greenspace	○ 500m - 600m - Dorset Close Play Area
Closest Park	○ 600m - 700m - Royal Victoria Park
Green Belt Land	○ 1100m
Health Facility	○ 50m - 100m - PureGym
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 500m - 600m - Oldfield Park Infant
Distance to nearest Secondary School	○ 1200m - 1300m - Hayesfield Girls' School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 1362m - The Roman Baths and site of Roman town, Bath
Registered Parks and Gardens	● 516m - Royal Victoria Park
Conservation Area	● 20m - Bath (Bath)
Registered Battlefield	● 5km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1167m - Nos. 1-30, Royal Crescent
Listed Building - Grade II*	● 673m - Victoria Bridge
Listed Building - Grade II	● 26m - Charlton House
National Landscape (formerly AONB)	● 1362m - Cotswolds
Ancient Woodland	● 2.1km
Noise Impact - Distance to major roads and railway lines	● 988m - Carrs Wood
Tree Preservation Orders	○ 100m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	3.7km
Mineral Search Area	● 3.8km - Upper Lawn Quarry
Waterbodies	● 20m
Train Station	○ 400m - 500m - Oldfield Park
Bus Station	○ 50m - 100m - Abbots Farm Close
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 1800m - 1900m
Historic Landfill	● 414m - Victoria Brick and Tile Works

MSN49



Criteria / Constraint	Score Answer
AQMA	● 2.6km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 240m
International Ecological Sites (SAC,SPA,Ramsar)	● 6.7km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1574m - Bowlditch Quarry
Regionally Important Geological Site	● 353m - Old Mills Tip
Site of Nature Conservation Interest	● 8% Overlap - Wellow Brook
Priority Habitats	● 7m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 4.20%
Surface Water Flooding (1 in 100 Year)	● 24.20%
Surface Water Flooding (1 in 1000 Year)	● 48.60%
Brownfield Land Use	● 902m - Farthing & Short, The Island
Local Greenspace	○ 200m - 300m - Hayes Park
Closest Park	○ 10km - 15km - Prior Park, Newton Park
Green Belt Land	○ 3.7km
Health Facility	○ 1200m - 1300m - Dragonfly Leisure, Somervale School
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Longvernal Primary
Distance to nearest Secondary School	○ 1200m - 1300m - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 2.4km - Ston Easton Park
Conservation Area	● 417m - Midsomer Norton (Somer Valley)
Registered Battlefield	● 16.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 3.1km - Ston Easton Park
Listed Building - Grade II*	● 612m - Norman Archway In Garden Wall To Rear Of Number 83 (Vicarage)
Listed Building - Grade II	● 587m - Vicarage
National Landscape (formerly AONB)	● 5.5km - Mendip Hills
Ancient Woodland	● 1070m
Noise Impact - Distance to major roads and railway lines	● 1160m - Silver Street
Tree Preservation Orders	○ 522m
Agricultural Land Classification - Grades 1 to 3	● 27%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 12km - Stoke Hill Mine
Waterbodies	● 0.06m
Train Station	○ 1700m - 1800m - Midsomer Norton South
Bus Station	○ 200m - 300m - Woodcroft, Butchers Arms
Cycle Station	○ 300m - 400m - National Cycle Route 24 Link
Public Right of Way	○ 200m - 300m
Historic Landfill	● 242m - Land Sout East of Old Mills

WLD01



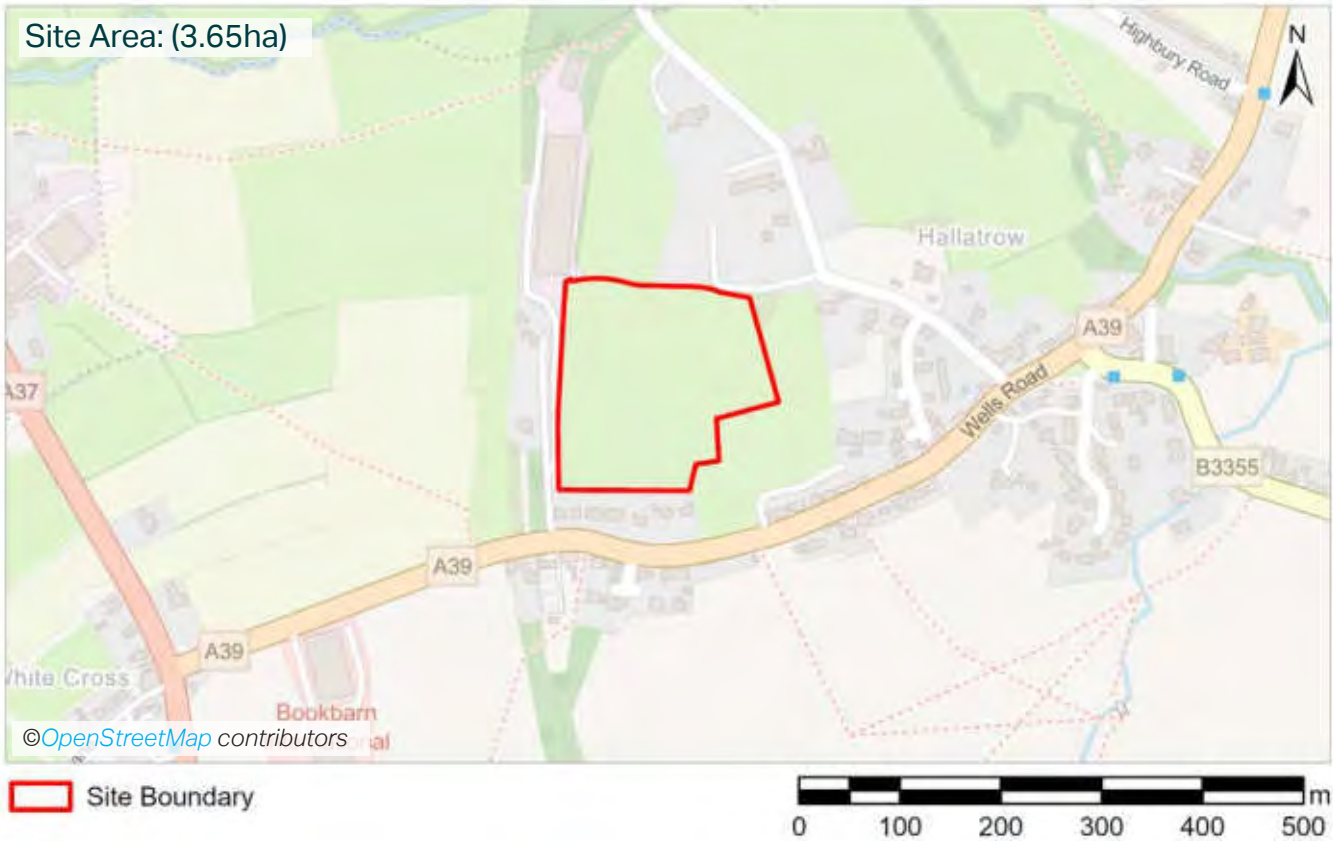
Criteria / Constraint	Score Answer
AQMA	● 4.5km - Keynsham AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 2.5km
International Ecological Sites (SAC,SPA,Ramsar)	● 6.2km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 4.3km - Folly Farm
Regionally Important Geological Site	● 3.6km - Maes Knoll Tump
Site of Nature Conservation Interest	● 89m - River Chew and adjacent land (north of lake: part a)
Priority Habitats	● 39% Overlap - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 9.90%
Surface Water Flooding (1 in 100 Year)	● 13%
Surface Water Flooding (1 in 1000 Year)	● 23.50%
Brownfield Land Use	● 1438m - Pensford Garage
Local Greenspace	○ 3km - 4km - Walnut Grove, Birch Court, Elm Court, Firs Court, Lilac Court, Oak Tree Walk, Abbots Wood, Acacia Court, Lime Court, Pine Court
Closest Park	○ 6km - 7km - Newton Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Keynsham Gym, Keynsham Leisure Centre, Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1700m - 1800m - Pensford Primary
Distance to nearest Secondary School	○ 4km - 5km - Broadlands Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 1078m - Part of the linear boundary known as the Wansdyke 210m north west of Cottles
Registered Parks and Gardens	● 5.4km - The Park And Garden To Brislington House (Known As Long Fox Manor)
Conservation Area	● 4% Overlap - Woollard (Rural)
Registered Battlefield	● 10km - Lansdown Battlefield (part)
Listed Building - Grade I	● 824m - Church Of All Saints
Listed Building - Grade II*	● 1453m - Church Of St Mary
Listed Building - Grade II	● 21m - 182-185
National Landscape (formerly AONB)	● 6.2km - Cotswolds
Ancient Woodland	● 455m - Catsley Wood
Noise Impact - Distance to major roads and railway lines	● 4km - Manor Road Community Woodland
Tree Preservation Orders	○ 1305m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.5km - Upper Lawn Quarry
Waterbodies	● 97m
Train Station	○ 5km - 6km - Keynsham
Bus Station	○ 50m - 100m - Bath Old Road
Cycle Station	○ 0m - 50m - Avon Cycleway
Public Right of Way	○ 50m - 100m
Historic Landfill	● 555m - Priestdown Farm

BES14



Criteria / Constraint	Score Answer
AQMA	● 1447m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 743m
International Ecological Sites (SAC,SPA,Ramsar)	● 1743m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 862m - Hampton Rocks Cutting
Regionally Important Geological Site	● 2.1km - Hampton Down Quarry
Site of Nature Conservation Interest	● 119m - River Avon
Priority Habitats	● No Overlap
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 1.40%
Brownfield Land Use	● 3.5km - E Block (part), MoD Ensleigh
Local Greenspace	○ 200m - 300m - Batheaston Gardens
Closest Park	○ 2.5km - 3km - St Catherine's Court
Green Belt Land	○ 61m
Health Facility	○ 3km - 4km - Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 300m - 400m - Batheaston Church School
Distance to nearest Secondary School	○ 2.5km - 3km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 892m - Slight univallate hillfort 190m north west of Westleigh
Registered Parks and Gardens	● 2.4km - St Catherine'S Court
Conservation Area	● 100% Overlap - Batheaston (Rural)
Registered Battlefield	● 5.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Nos. 1-41 And Attached Area Railings
Listed Building - Grade II*	● 60m - 15, The Batch
Listed Building - Grade II	● 9m - The Clergyhouse The Penthouse
National Landscape (formerly AONB)	● 61m - Cotswolds
Ancient Woodland	● 1743m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.1km - Kensington Meadow
Tree Preservation Orders	○ 1212m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	5km
Mineral Search Area	● 5.1km - Upper Lawn Quarry
Waterbodies	● 103m
Train Station	○ 5km - 6km - Bath Spa
Bus Station	○ 300m - 400m - Springfield Crest
Cycle Station	○ 300m - 400m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 139m - Land at The Recreation Grounds, Batheaston

HAL06



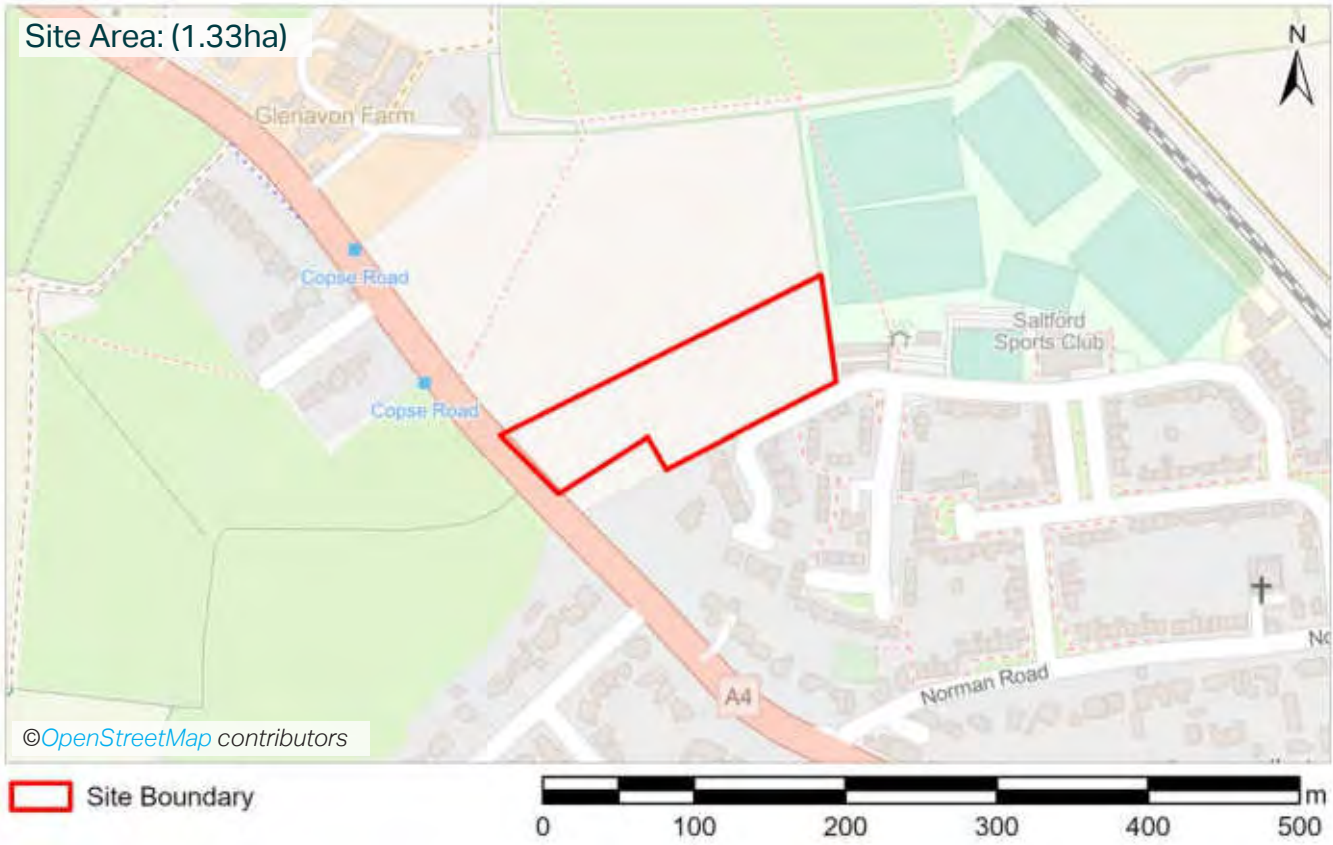
Criteria / Constraint	Score Answer
AQMA	● 889m - Temple Cloud Air Quality Management Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 51m
International Ecological Sites (SAC,SPA,Ramsar)	● 5.8km - Chew Valley Lake (SPA site)
SSSI (Sites of Special Scientific Interest)	● 2.2km - Long Dole Wood and Meadows
Regionally Important Geological Site	● 1713m - Marsh Lane Coal Tip
Site of Nature Conservation Interest	● 227m - Clutton dismantled railway and Fry's Bottom
Priority Habitats	● 97m - Traditional orchard
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0.30%
Surface Water Flooding (1 in 100 Year)	● 0.50%
Surface Water Flooding (1 in 1000 Year)	● 2.30%
Brownfield Land Use	● 1958m - The Wharf
Local Greenspace	○ 300m - 400m - The Triangle
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 1533m
Health Facility	○ 2km - 2.5km - Paulton Swimming Pool
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1500m - 1600m - High Littleton Church of England Primary
Distance to nearest Secondary School	○ 5km - 6km - Somervale School, Norton Hill School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 3km - Bowl barrow 100m north east of Home Farm Cottage
Registered Parks and Gardens	● 1947m - Ston Easton Park
Conservation Area	● 1412m - Paulton (Somer Valley)
Registered Battlefield	● 15km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.3km - Church Of St James
Listed Building - Grade II*	● 1503m - The Old Parsonage
Listed Building - Grade II	● 84m - Meadow Lea And Garden Railings
National Landscape (formerly AONB)	● 3.8km - Mendip Hills
Ancient Woodland	● 1849m - Rush Hill Wood - East
Noise Impact - Distance to major roads and railway lines	● 3.4km - Folly Farm
Tree Preservation Orders	○ 500m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	100% Overlap
Mineral Search Area	● 13.3km - Stoke Hill Mine
Waterbodies	● 4m
Train Station	○ 5km - 6km - Midsomer Norton South
Bus Station	○ 100m - 200m - Central Garage
Cycle Station	○ 3km - 4km - National Cycle Route 24 Link
Public Right of Way	○ 50m - 100m
Historic Landfill	● 65m - Land Adjoining Station House

BFD04



Criteria / Constraint	Score Answer
AQMA	● 2.2km - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 24m
International Ecological Sites (SAC,SPA,Ramsar)	● 819m - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 819m - Brown's Folly
Regionally Important Geological Site	● 2km - Hampton Down Quarry
Site of Nature Conservation Interest	● 41m - By Brook and associated marginal habitats
Priority Habitats	● 30m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 2.80%
Surface Water Flooding (1 in 100 Year)	● 6.70%
Surface Water Flooding (1 in 1000 Year)	● 50.80%
Brownfield Land Use	● 4.4km - Burlington Street
Local Greenspace	○ 1400m - 1500m - Coalpit Road, Batheaston Gardens
Closest Park	○ 3km - 4km - St Catherine's Court
Green Belt Land	○ 100% Overlap
Health Facility	○ 5km - 6km - Vital Health, Fitness and Beauty (Bath Spa Hotel), YMCA Gym, Team Bath Gym and Fitness Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - Batheaston Church School
Distance to nearest Secondary School	○ 4km - 5km - St Mark's School
World Hertiage Site	● Site lies within WHS indicative extent (buffer zone)
Scheduled Monument	● 228m - Multi-span bridge called Bathford Bridge
Registered Parks and Gardens	● 2.7km - Claverton Manor
Conservation Area	● 250m - Bathford (Rural)
Registered Battlefield	● 6.7km - Lansdown Battlefield (part)
Listed Building - Grade I	● 2.2km - Shockerwick House
Listed Building - Grade II*	● 360m - Whitehaven
Listed Building - Grade II	● 229m - Railway Bridge For Underpass, 10 Metres To East Of No 35
National Landscape (formerly AONB)	● 156m - Cotswolds
Ancient Woodland	● 819m - Prigley/Mountain Wood
Noise Impact - Distance to major roads and railway lines	● 2.8km - Kensington Meadow
Tree Preservation Orders	○ 1934m
Agricultural Land Classification - Grades 1 to 3	● No Overlap
Mineral Safeguarded Areas	5km
Mineral Search Area	● 5.2km - Upper Lawn Quarry
Waterbodies	● 49m
Train Station	○ 6km - 7km - Bath Spa
Bus Station	○ 100m - 200m - Alexandra Park, Central Garage
Cycle Station	○ 1400m - 1500m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 0m - 50m
Historic Landfill	● 393m - Bathford Paper Mills

SAL27d



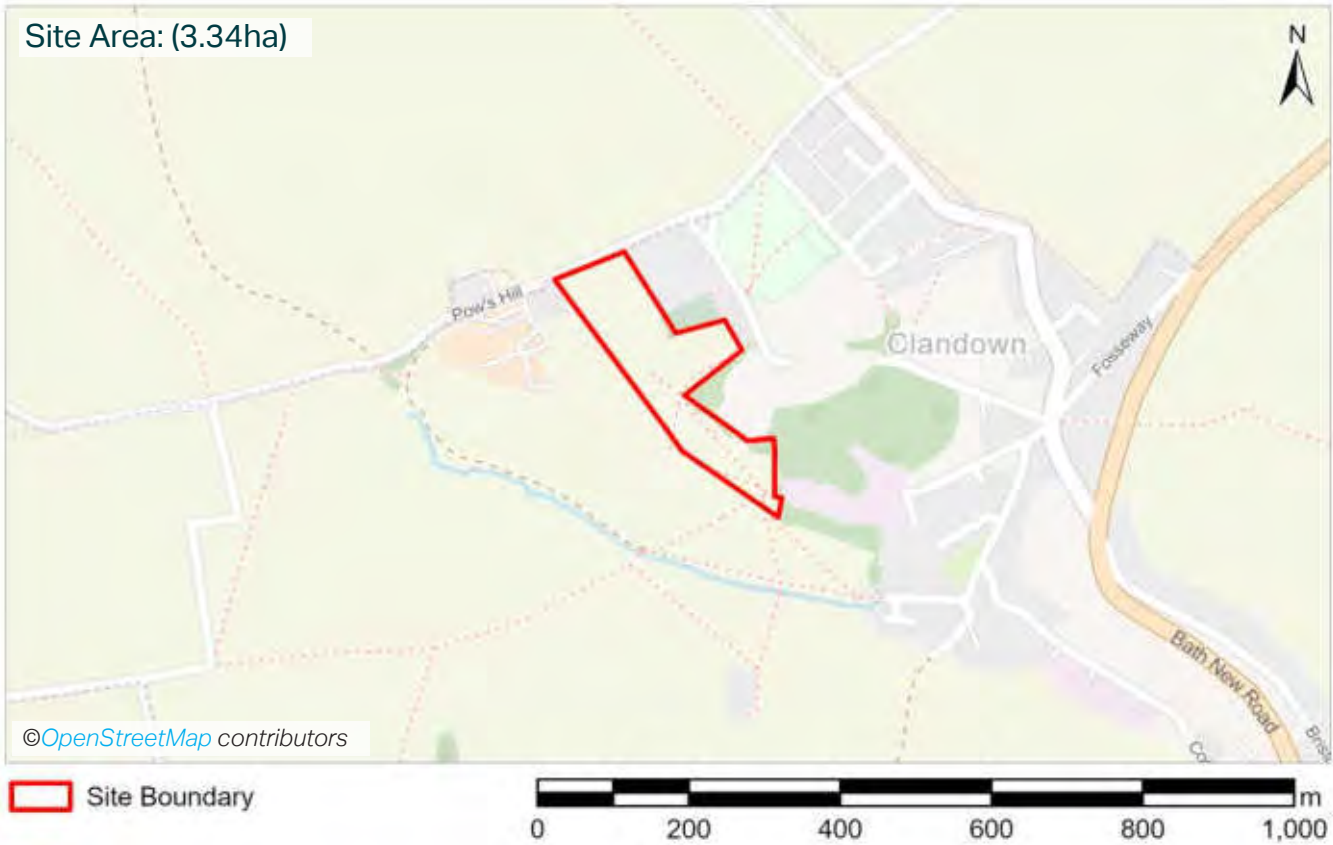
Criteria / Constraint	Score Answer
AQMA	● 611m - Salford AQMA
Noise Impact - Distance to major roads and railway lines	● Railway - 221m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.6km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 596m - Stidham Farm
Regionally Important Geological Site	● 302m - Salford railway cutting, north-west of tunnel
Site of Nature Conservation Interest	● 595m - Stidham Farm SSSI
Priority Habitats	● 601m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 3.30%
Surface Water Flooding (1 in 100 Year)	● 8.50%
Surface Water Flooding (1 in 1000 Year)	● 35.40%
Brownfield Land Use	● 1630m - Grange Hotel, keynsham
Local Greenspace	○ 600m - 700m - Land adjacent to Salford C of E Primary School
Closest Park	○ 1900m - 2000m - Kelston Park
Green Belt Land	○ 100% Overlap
Health Facility	○ 1500m - 1600m - Wellsway Sports Centre
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Salford C of E Primary
Distance to nearest Secondary School	○ 1600m - 1700m - IKB Academy
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 998m - Salford brass battery mill
Registered Parks and Gardens	● 1552m - Kelston Park
Conservation Area	● 457m - Salford (Rural)
Registered Battlefield	● 4.4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1770m - Parish Church Of St Mary
Listed Building - Grade II*	● 709m - Salford Manor House
Listed Building - Grade II	● 34m - Wick House Farmhouse
National Landscape (formerly AONB)	● 954m - Cotswolds
Ancient Woodland	● 1214m - Folly Wood
Noise Impact - Distance to major roads and railway lines	● 719m - Manor Road Community Woodland
Tree Preservation Orders	○ 868m
Agricultural Land Classification - Grades 1 to 3	● 100%
Mineral Safeguarded Areas	1829m
Mineral Search Area	● 10km - Upper Lawn Quarry
Waterbodies	● 392m
Train Station	○ 2km - 2.5km - Avon Riverside
Bus Station	○ 50m - 100m - Central Garage
Cycle Station	○ 600m - 700m - Avon Cycleway
Public Right of Way	○ 50m - 100m
Historic Landfill	● 744m - Land Adjacent To Manor Road

CAM07



Criteria / Constraint	Score Answer
AQMA	● 5.2km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 245m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.5km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 1305m - Bowlditch Quarry
Regionally Important Geological Site	● 413m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 455m - West Clandown field
Priority Habitats	● 223m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 0%
Brownfield Land Use	● 197m - Old Pit Yard
Local Greenspace	○ 1200m - 1300m - Allotment Gardens
Closest Park	○ 8km - 9km - Newton Park
Green Belt Land	○ 1680m
Health Facility	○ 900m - 1000m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1600m - 1700m - Trinity Church School
Distance to nearest Secondary School	○ 3km - 4km - Somerset Studio School, Somervale School, Norton Hill School, Writhlington School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● <1% Overlap - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 4km - Ammerdown House
Conservation Area	● 197m - Radstock (Somer Valley)
Registered Battlefield	● 13.9km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1162m - Church Of St Peter
Listed Building - Grade II*	● 1684m - Welton Manor House
Listed Building - Grade II	● 306m - Church Of The Holy Trinity
National Landscape (formerly AONB)	● 5.2km - Cotswolds
Ancient Woodland	● 905m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1513m - Camerton Batch
Tree Preservation Orders	○ 2127m
Agricultural Land Classification - Grades 1 to 3	● 88%
Mineral Safeguarded Areas	1607m
Mineral Search Area	● 8.8km - Stoke Hill Mine
Waterbodies	● 133m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 200m - 300m - Abbotts Farm Close, Woodview
Cycle Station	○ 1300m - 1400m - National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1360m - Land Adjacent To Whitebrook Lane

RAD15



Criteria / Constraint	Score Answer
AQMA	● 4.8km - Farrington Gurney Air Quality Mangement Area Order 2018
Noise Impact - Distance to major roads and railway lines	● A-Roads - 421m
International Ecological Sites (SAC,SPA,Ramsar)	● 8.1km - Mells Valley (SAC site)
SSSI (Sites of Special Scientific Interest)	● 871m - Bowlditch Quarry
Regionally Important Geological Site	● 318m - Clandown Old Pit Quarry
Site of Nature Conservation Interest	● 2% Overlap - West Clandown field
Priority Habitats	● 1m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ1/ Site does not fall within an area at risk.
Surface Water Flooding (1 in 30 Year)	● 0%
Surface Water Flooding (1 in 100 Year)	● 0%
Surface Water Flooding (1 in 1000 Year)	● 2%
Brownfield Land Use	● 4% Overlap - Old Pit Yard
Local Greenspace	○ 1300m - 1400m - Memorial Garden
Closest Park	○ 9km - 10km - Newton Park
Green Belt Land	○ 2.1km
Health Facility	○ 800m - 900m - Snap Fitness, Radstock
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 1800m - 1900m - St Nicholas Church School
Distance to nearest Secondary School	○ 2.5km - 3km - Somervale School
World Hertiage Site	● Site lies outside of the WHS and its indicative extent
Scheduled Monument	● 459m - Camerton Romano-British town and associated Prehistoric and early medieval monuments
Registered Parks and Gardens	● 3.8km - Ammerdown House
Conservation Area	● 18% Overlap - Radstock (Somer Valley)
Registered Battlefield	● 14.2km - Lansdown Battlefield (part)
Listed Building - Grade I	● 1606m - Church Of St Peter
Listed Building - Grade II*	● 1200m - Welton Manor House
Listed Building - Grade II	● 33m - Clandown Farmhouse
National Landscape (formerly AONB)	● 5.7km - Cotswolds
Ancient Woodland	● 1391m - Camerton Wood
Noise Impact - Distance to major roads and railway lines	● 1834m - Camerton Batch
Tree Preservation Orders	○ 1746m
Agricultural Land Classification - Grades 1 to 3	● 90%
Mineral Safeguarded Areas	1137m
Mineral Search Area	● 9.3km - Stoke Hill Mine
Waterbodies	● 95m
Train Station	○ 3km - 4km - Midsomer Norton South
Bus Station	○ 100m - 200m - Rogers Close
Cycle Station	○ 1000m - 1100m - The Five Arches Route, National Cycle Route 24 Link
Public Right of Way	○ 0m - 50m
Historic Landfill	● 1271m - Land Near Ham Gardens

NEW08



Criteria / Constraint	Score Answer
AQMA	● 704m - Bath AQMA
Noise Impact - Distance to major roads and railway lines	● A-Roads - 9m
International Ecological Sites (SAC,SPA,Ramsar)	● 4km - Bath & Bradford on Avon Bats (SAC site)
SSSI (Sites of Special Scientific Interest)	● 186m - Newton St. Loe
Regionally Important Geological Site	● 1023m - Pennyquick Bridge
Site of Nature Conservation Interest	● 2m - River Avon
Priority Habitats	● 44m - Deciduous woodland
Future Flood Risk (Fluvial)	● Site intersects or lies adjacent to FRZ3a and b.
Surface Water Flooding (1 in 30 Year)	● 3.40%
Surface Water Flooding (1 in 100 Year)	● 19.30%
Surface Water Flooding (1 in 1000 Year)	● 51.80%
Brownfield Land Use	● 531m - Hartwells Garage
Local Greenspace	○ 400m - 500m - Avon Park Allotments
Closest Park	○ 1300m - 1400m - Kelston Park
Green Belt Land	○ 99% Overlap
Health Facility	○ 1400m - 1500m - Genesis
Loss of Allotment Land	○ No Overlap
Distance to nearest Primary School	○ 700m - 800m - Newbridge Primary
Distance to nearest Secondary School	○ 600m - 700m - Oldfield School
World Hertiage Site	● Site lies within or immediately adjacent to WHS
Scheduled Monument	● 2.4km - Culverhay Castle
Registered Parks and Gardens	● 807m - Kelston Park
Conservation Area	● 20m - Bath (Bath)
Registered Battlefield	● 4km - Lansdown Battlefield (part)
Listed Building - Grade I	● 376m - Partis College
Listed Building - Grade II*	● 40m - New Bridge Or Newton Bridge
Listed Building - Grade II	● 239m - Newbridge House
National Landscape (formerly AONB)	● 11m - Cotswolds
Ancient Woodland	● 1469m - Kelston Park Wood
Noise Impact - Distance to major roads and railway lines	● 112m - Carrs Wood
Tree Preservation Orders	○ 1170m
Agricultural Land Classification - Grades 1 to 3	● 3%
Mineral Safeguarded Areas	5.2km
Mineral Search Area	● 5.3km - Upper Lawn Quarry
Waterbodies	● 8% Overlap
Train Station	○ 2km - 2.5km - Oldfield Park
Bus Station	○ 0m - 50m - Rogers Close
Cycle Station	○ 0m - 50m - National Cycle Route 4 including the Bristol and Bath Railway Path and Bath River Line
Public Right of Way	○ 50m - 100m
Historic Landfill	● 59% Overlap - Brassmill Lane

