

Pembrokeshire County Council  
Local Development Plan 2  
2017-2033

# **Candidate Sites' Register and Site Assessment (September 2024)**

**Settlements E-H**

# Candidate Sites' Register and Site Assessment – Deposit Plan 2 2024

## Background

Pembrokeshire County Council issued a call for Candidate Sites between 22<sup>nd</sup> March and the 14<sup>th</sup> August 2018 and between 17<sup>th</sup> December 2018 and the 4<sup>th</sup> February 2019. A further call for candidate sites took place between 20<sup>th</sup> July 2021 and 30<sup>th</sup> July 2021, due to a previously unforeseen administrative error in 2017 that resulted in a small number of individuals on the Pembrokeshire County Council LDP 1 database not being notified of the opportunity to register their interest for the LDP 2 database.

Candidate Sites are sites suggested by the public for inclusion in the LDP. 515 Candidate Sites were received by the Authority for consideration, with 457 submitted during the 1<sup>st</sup> call, 55 during the 2<sup>nd</sup> call and 3 during the 3<sup>rd</sup> call. All sites are published in the interactive map below.

## Initial assessment

All Candidate Sites were subjected to an initial compatibility test to identify sites that are compliant with the [Preferred Strategy, which was published in December 2018](#). A colour coding system was created to indicate the extent to which a site proposed was considered to comply with the Preferred Strategy. Details of the colour coding system for the Preferred Strategy compatibility can be found in the appendix.

## Deposit Plan 2 Site Assessment

The Candidate Sites Register has been updated for the second Deposit Plan to show which sites have been taken forward into the Deposit Plan 2. This included constraints such as Highways, ecology, landscape and deliverability. A full list of constraints and the manner in which they were assessed are set out in the [Candidate Site methodology](#).

A critical issue is the overall level of housing required in a location and whether or not there are already sites with planning permission in that area that could help to meet that need. It should be noted that in some instances a candidate site may be partly included in the Deposit Plan 2 and part not included. In these cases, the site has been sub-divided to show the elements which fall into different categories in terms of their suitability for development or protection (alongside colour coding to assist the reader's understanding). The register now also incorporates the site assessment report, which was previously a standalone document.

**Whilst the Candidate Sites Register provides the outcome at this stage of the plan replacement process, the outcomes can change at subsequent stages of the review process.** The outcomes are the view of the Council and if stakeholders have a view on these candidate sites, they must be submitted as a representation during the Deposit Plan consultation between 21st October and 16th December 2024. Please see the [Deposit Plan 2 webpage](#) for further information on how to make a representation.

The candidate site assessment colour categories are as follows:

### **Residential Categories**

**Red Category** = residential sites that are not considered suitable for residential development. These sites have not been allocated and are outside of a settlement boundary. This includes sites considered to be constrained that are within 250m of a settlement boundary of either a service village, service centre or a main town. In some instances, candidate site promoters made multiple submission on the same land for different uses, so the successful uses fall within this category. It also contains sites previously deemed unsuitable as part of the initial assessment undertaken for preferred strategy compatibility.

**Amber Category** = residential sites that were not constrained but were surplus to requirement, as a suitable level of housing growth could be achieved using an alternative site deemed to be better related to the built form of the settlement.

**Green Category** = residential sites that were successful and included in the redeposit plan as either a housing allocation within a settlement boundary, land not allocated but within a settlement boundary, or a housing commitment as a result of previously obtaining planning permission.

### **Non-Residential Categories (including mixed use proposals with an element of residential)**

**Blue Category** = non-residential sites that were successful and included in the redeposit plan as either an allocation, included within the settlement boundary but not allocated, safeguarded as a transport improvement or designated as open space.

**Pink Category** = non-residential sites that are not considered suitable for development due to a constraint. These sites have not been allocated and are outside of a settlement boundary.

**Yellow Category** = a proposed use that the Local Development Plan does not specifically allocate land for. This largely includes holiday accommodation along with leisure and tourism proposals. In addition, sites that were withdrawn from consideration are in this category. Criteria based policies have been included in the Local Development Plan to assess these proposals following adoption of the plan. The category also includes sites suggested to remain as countryside.

Details of the various reasons sites have been categorised into the different colour codes and the numbers in each category are set out in the below sub-categories.

<b>Criteria colour and number</b>	<b>Criteria Summary</b>	<b>Detailed Description</b>
Green 3	Land not allocated as a Residential development but is within a settlement boundary	These sites were deemed to be suitable for inclusion within a settlement boundary but due to a specific issue it was not considered appropriate to identify it as a Residential Allocation. Criteria based policies can be used to assess these sites for development suitability, which could be a non-residential use.
Green 4	Residential Allocation	These sites were deemed to be suitable as a Residential Allocation that can contribute to the housing requirement that has been identified.
Green 5	Housing Commitment	This is a site that has already obtained planning permission for Residential development.
Amber 4	Residential proposal not required at this stage	A site which is not constrained but is surplus to requirement, as a suitable level of housing growth could be achieved using an alternative site deemed to be better related to the built form of the settlement.
Red 1	Residential proposal 80% within C2 Flood Zone or 80% within the 200metre SSSI/SAC buffer	Proposal is for residential use where the site area is 80% within C2 floodzone or 80% within a 200 metre buffer of a SSSI/SAC area – this is not an acceptable location for this use. This category has been carried forward from the preferred strategy initial assessment.
Red 2	Residential adjacent to a Local Village Boundary	Proposal is adjacent to a Local Village boundary. Significant development is not being sought in settlements in this position in the Settlement Hierarchy. This category has been carried forward from the preferred strategy initial assessment.



Criteria colour and number	Criteria Summary	Detailed Description
Red 3	Any Residential proposal not within 250m of a Service Village, Service Centre, Main Town or adjacent to a Cluster Local Village	This is not within 250m of a Service Village, Service Centre, Rural Town or Main Town or adjacent to a Cluster Local Village and hence proposals for larger residential development are not supported by the Preferred Strategy in this location. This category has been carried forward from the preferred strategy initial assessment.
Red 4	A Residential proposal within 250m of a Service Village, Service Centre, Main Town or adjacent to a Cluster Local Village, which was considered to be constrained.	Following the initial assessment, the detailed assessment revealed a constraint that deemed the site to be unsuitable for Residential development. These sites remain outside of a settlement boundary.
Red 5	Residential proposal below 0.15Ha not adjacent to a settlement boundary.	A policy included in the preferred strategy has since been removed, so these sites were no longer required to be assessed.
Red 6	A residential site allocated for an alternative use.	In some instances, candidate site promoters made multiple submission on the same land for different uses, so the unsuccessful residential use fall within this category.
Blue 1	Non-Residential Allocation	These sites were deemed to be suitable to be allocated for a specific type of development. This includes Community Facility, Employment, Gypsy & Traveller, Solar Array, Strategic Employment, Specialist and Supported Accommodation.
Blue 2	Transport Safeguarded, Strategy Employment Safeguarded or Open Space Designation	These sites were deemed to be suitable to be safeguarded for a proposed transport scheme, safeguarded due to an existing Employment use or designated to protect an existing Open Space.
Blue 3	A site not allocated for non-residential development (including mixed use with an element of residential) but is within a settlement boundary	These sites were deemed to be suitable for inclusion within a settlement boundary but due to a specific issue it was not considered appropriate to identify it as an Allocation. Criteria based policies can be used to assess these sites for development suitability, which could be a non-residential or potentially a residential use.

Criteria colour and number	Criteria Summary	Detailed Description
Blue 4	A Proposal for Transport Safeguarding that has since been completed	A Proposal for Transport Safeguarding that has since been completed.
Pink 1	A non-residential proposal or mixed use including an element of residential, which was considered to be constrained.	Following the initial assessment, the detailed assessment revealed a constraint that deemed the site to be unsuitable for non-residential development. These sites remain outside of a settlement boundary.
Pink 2	A non-residential or mixed-use proposal allocated/safeguarded for an alternative use.	A site that as been allocated/safeguarded for a use not proposed in the candidate site submission.
Yellow 1	A proposed use that the Local Development Plan does not specifically allocate land for.	This largely includes holiday accommodation along with leisure and tourism proposals. Criteria based policies have been included in the Local Development Plan to assess development proposals following adoption of the plan.
Yellow 2	Sites suggested to be retained as countryside, which remain as countryside. Also includes withdraw submissions	These sites are in the countryside outside settlement boundaries. Sites that were withdrawn from consideration are also in this category.

The Deposit 2 LDP 2 Settlement boundaries have been included on the maps for information only. Red boundaries indicate Service Villages, Service Centres and Towns. Blue boundaries indicate Local Villages and Cluster Local Villages. Please see the [Deposit Plan 2 webpage](#) for further information.

### Candidate Site Register Key

LDP2 Deposit V2 Settlement Boundary

 Main Town

 Service Centre

 Service Village

 Cluster Local Village

 Local Village

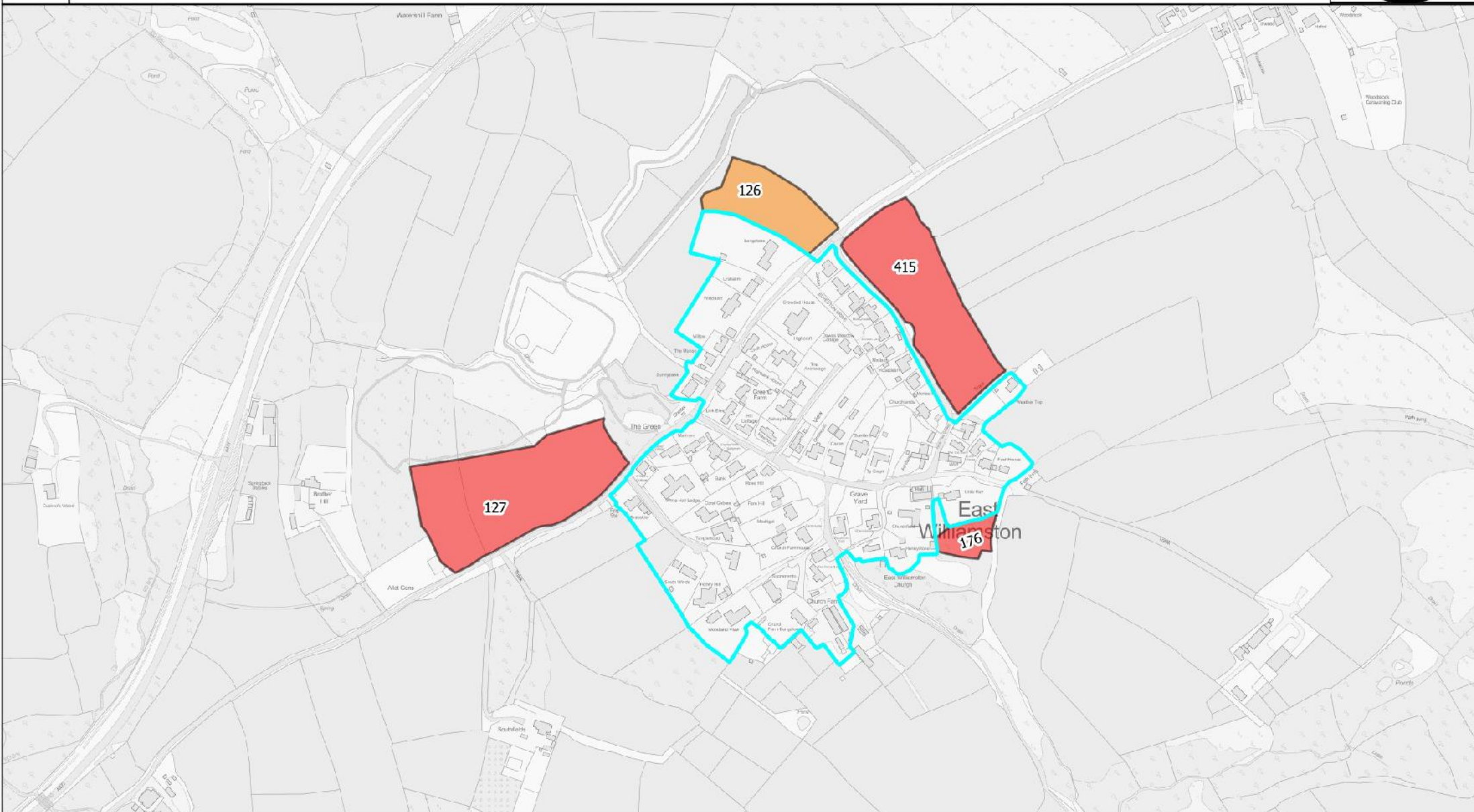
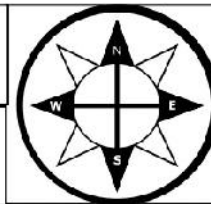
 Neighbouring Planning Authority

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# East Williamston

Scale (A4 Print) / Graddfa (Argraffiad A4)  
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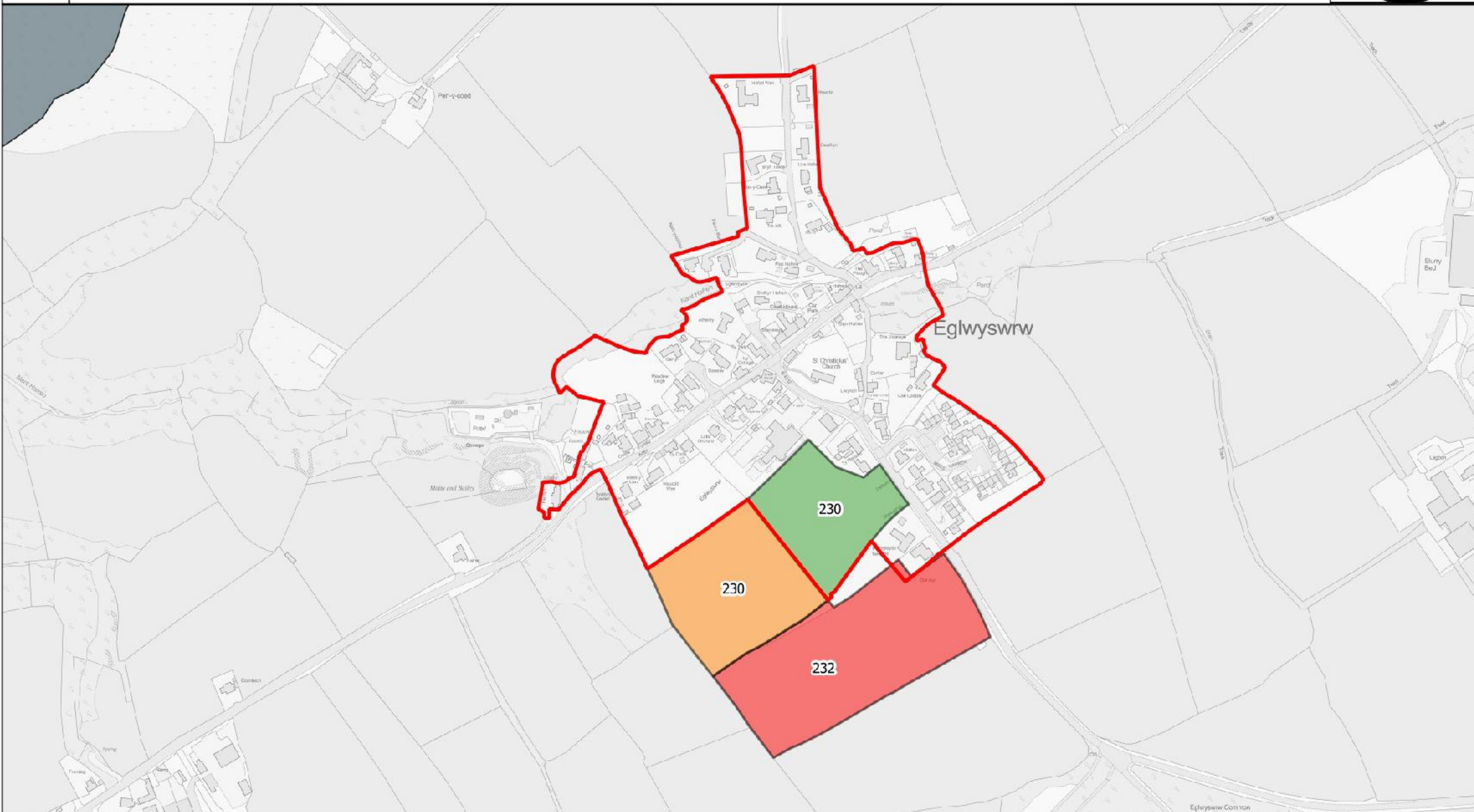
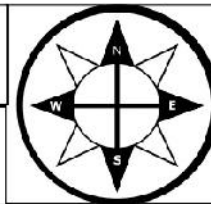
Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
126	Adjacent to Longstone / Cyfagos at Longstone	East Williamston	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.61	Passed all phases	Proposal is adjacent to a Cluster Local Village boundary (and larger than 0.15Ha). Significant development is not being sought in settlements in this position in the Settlement Hierarchy	Amber 4
127	Opposite Green Meadow Close / Cyferbyn â Green Meadow Close	East Williamston	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.74	Phase 4	Scale of development (more than 5 units) is not appropriate at this position in the settlement hierarchy and settlement boundary review concluded that no part of the site should be included.	Red 4
176	Land at Little Hay / Tir yn Little Hay	East Williamston	Garden / Gardd	Housing / Tai	Green 1	0.17	Phase 3	Landscape. Also DAT (Archaeology) and public rights of way concerns	Red 4
415	North of Elveston Drive / I'r Gogledd Elveston Drive	East Williamston	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.35	Phase 4	Scale of development (more than 5 units) is not appropriate at this position in the settlement hierarchy	Red 4





# Eglwyswrrw

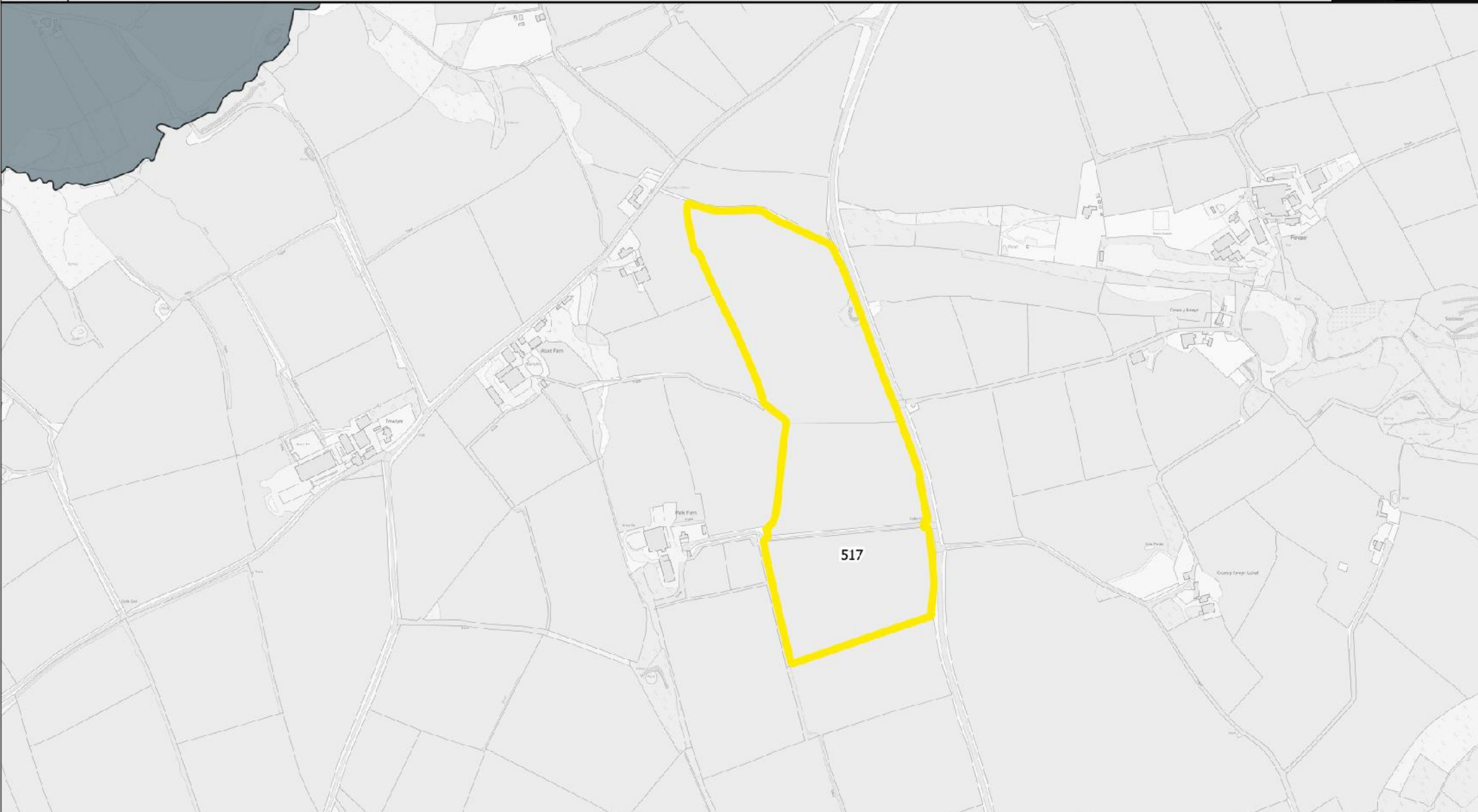
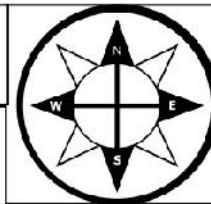
Scale (A4 Print) / Graddfa (Argraffiad A4)  
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# Eglwyswrw (Pallau Farm)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



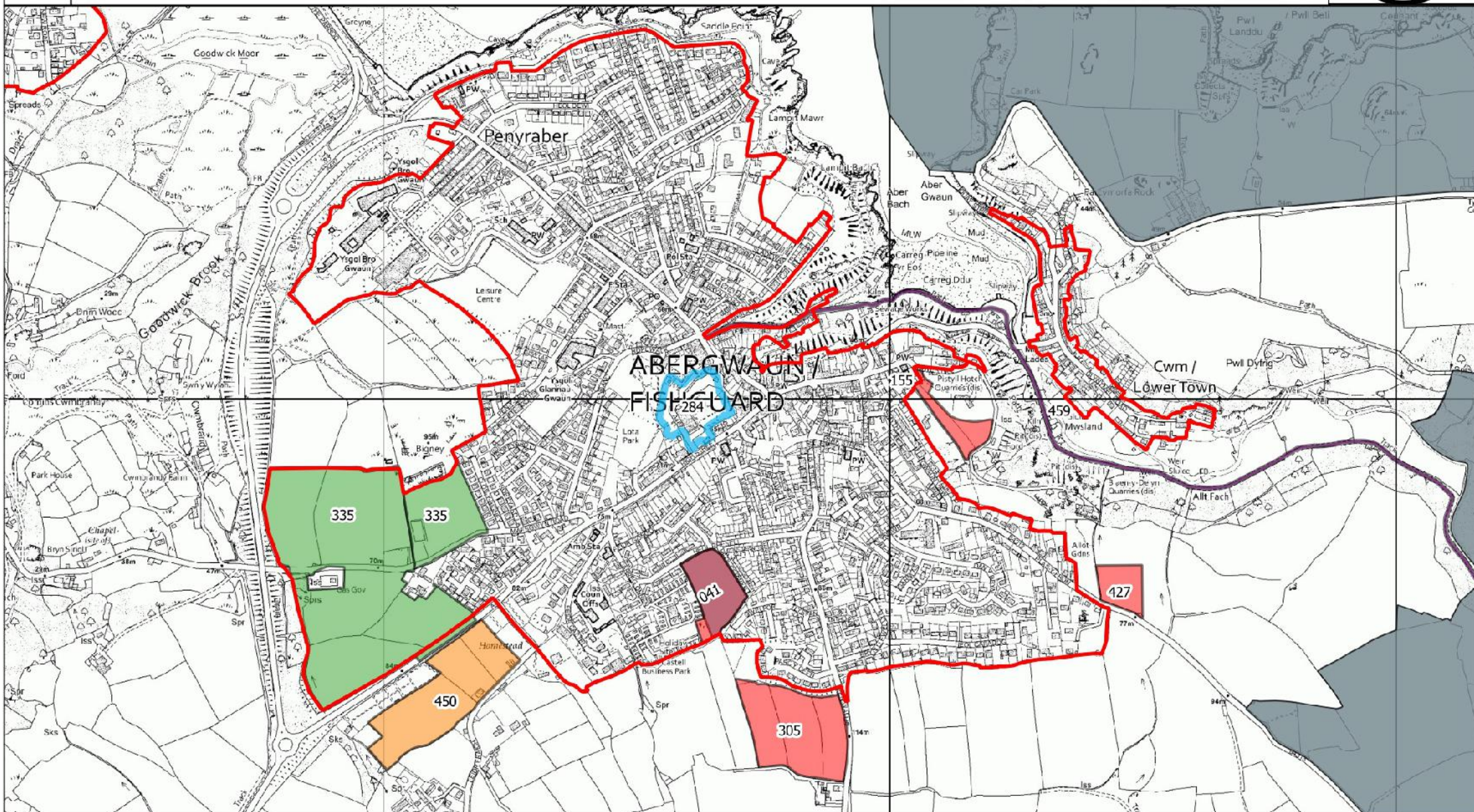
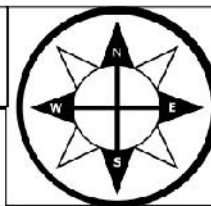
Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
230	South West of Eglwysrw School/ l'r de-orllewin o Ysgol Eglwysrw	Eglwysrw	Agriculture / Amaethyddiaeth	Housing / Tai	Green 2	1.66	Passed all phases	Part housing commitment to a greater extent than adopted LDP allocation. The entirety of the site would provide an inappropriate level of growth within the settlement.	Amber 4
230	South West of Eglwysrw School/ l'r de-orllewin o Ysgol Eglwysrw	Eglwysrw	Agriculture / Amaethyddiaeth	Housing / Tai	Green 2	1.23	Passed all phases	Part housing commitment to a greater extent than adopted LDP allocation. The entirety of the site would provide an inappropriate level of growth within the settlement.	Green 5
232	South of Heol yr Eglwys / l'r Dde o Heol yr Eglwys	Eglwysrw	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	2.61	Phase 3	Highway. Also, alternative site provides level of growth appropriate for settlement.	Red 4
517	Land at Pallau and Mount Farm / Tir yn Pallau a Mount Farm	Eglwysrw	Agriculture / Amaethyddiaeth	Sand and gravel quarry / Chwarel tywod a graean	Grey	13.3	Not applicable	Site withdrawn from consideration	Yellow 2





# Fishguard

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:10,000



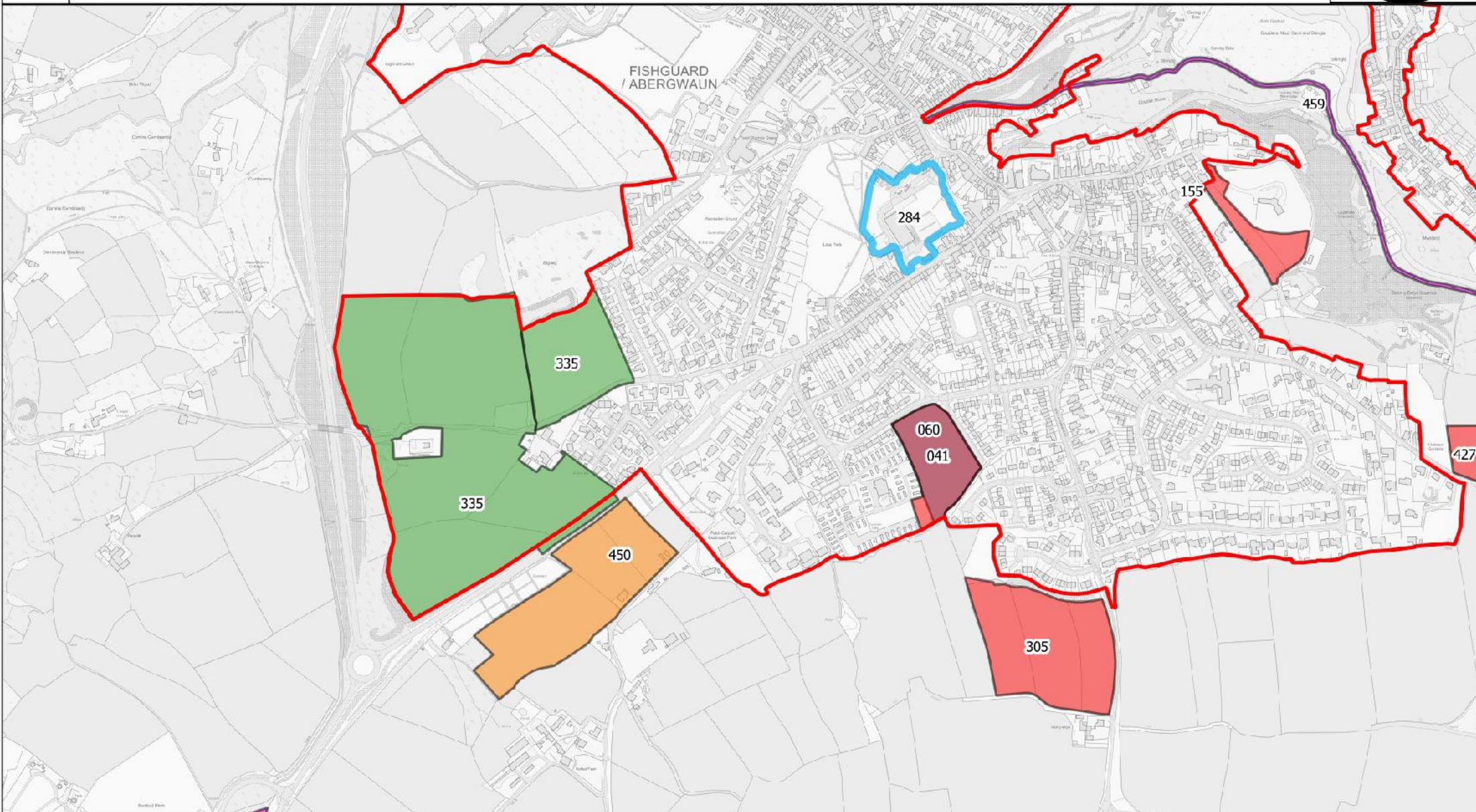
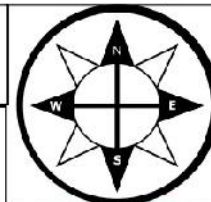
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# Fishguard (West)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
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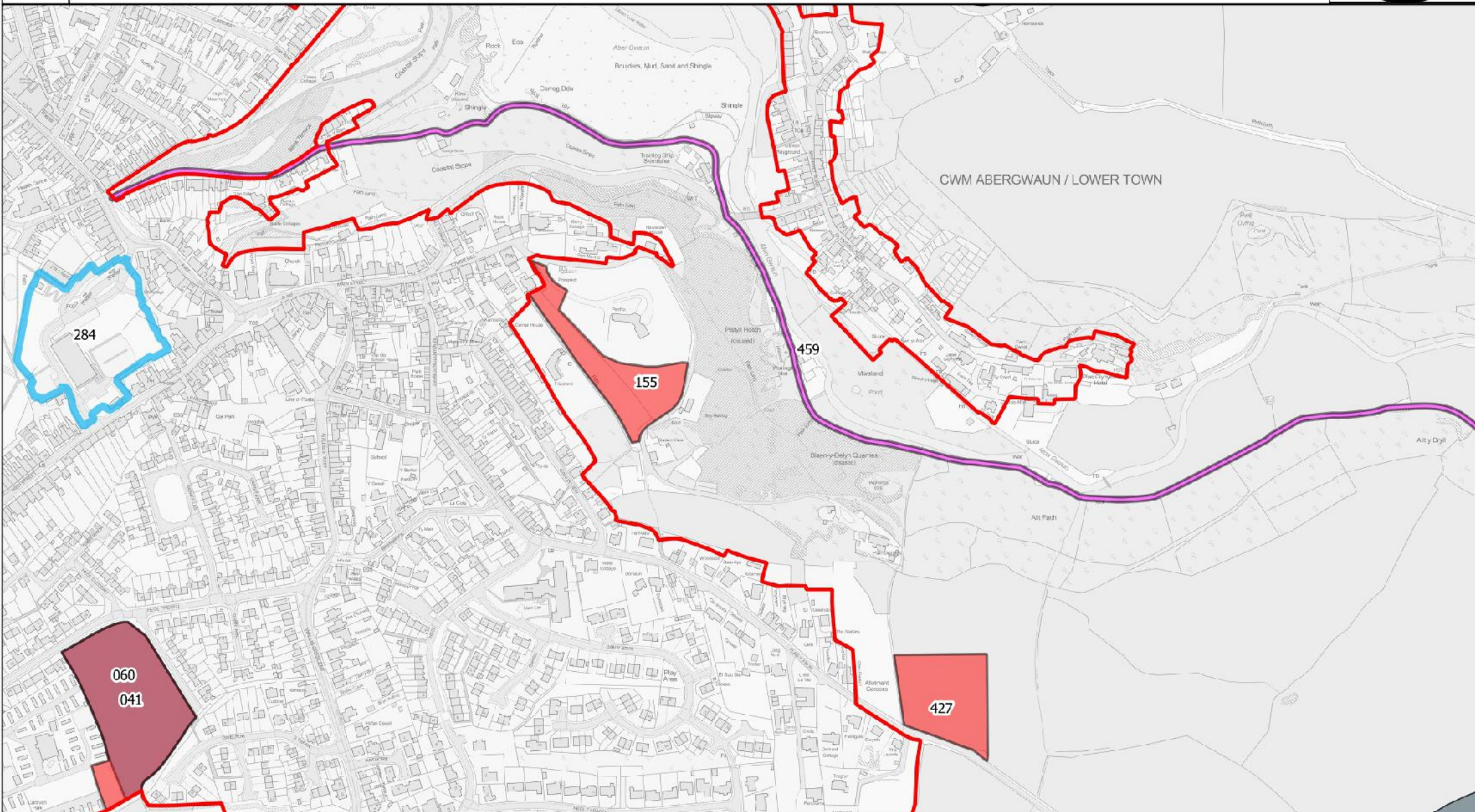
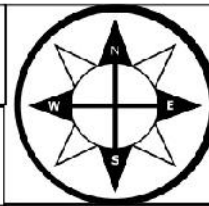






# Fishguard (East)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
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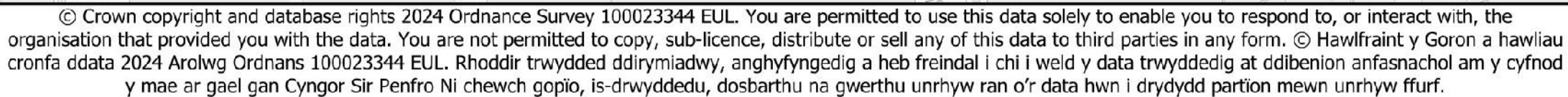
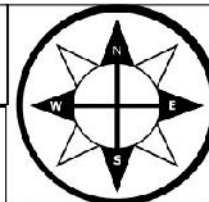


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Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
041	St Mary's Field	Fishguard / Abergwaun	Redundant Recreational Open Space / Lle Agored Hamddenol Ardddigonol	Housing and Open Space / Tai a Mannau Agored	Grey	1.31	Phase 4	Open Space assessment concluded that the area should be retained under this designation. Criteria based Open Space policy will be used to assess the residential element of this proposal.	Red 4
046	Opposite Tresior Farm, Tregroes / Cyferbyn â Tresior Farm, Tregroes	Fishguard / Abergwaun	Orchard / Berllan	Housing / Tai	Red 3	5.04	Phase 2	This is not within 250m of a Service Village, Service Centre or Main Town or adjacent to a Cluster Local Village and hence proposals for larger residential development are not supported by the Deposit Plan in this location.	Red 3
060	St Mary's Field	Fishguard / Abergwaun	Open Space - Recreation / Mannau Agored - Hamdden	Open Space - Village Green / Mannau Agored - Gwyrdd y Pentref	Grey	1.21	Not applicable	Retained under Open Space designation	Blue 2
155	Land at Penfro, Towerhill / Tir yn Penfro, Towerhill	Fishguard / Abergwaun	Residential Curtilage / Cwrtil Preswyl	Housing / Tai	Green 1	0.69	Phase 3	Highway. Also Landscape and Green Wedge	Red 4
284	Former Fishguard Primary School / Hen Ysgol Gynradd Abergwaun	Fishguard / Abergwaun	Former school, library and public house / Hen Ysgol, Llyfrygell a dafarn	Mixed Use - Housing, Employment, Retail/Food and Drink, Community / Defnydd Cymysg - Tai, cyflogaeth, manwerthu, bwyd a diod a chymuned	Grey/Green 2	1.61	Passed all phases	Site lies within the town centre where a range of uses may be appropriate, including retail and commercial uses. Not allocated but retained within settlement boundary.	Blue 3
305	North of Pen Y Bryn, Penwallis / I'r Gogledd Pen Y Bryn, Penwallis	Fishguard / Abergwaun	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	3.11	Phase 3	Highway. Also Trunk Road and Landscape	Red 4

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329	Adjoining A40, Tregroes / Cyfagos A40, Tregroes	Fishguard / Abergwaun	Grazing / Tir Pori	Mixed Use - Housing, Retail, Commercial / Defnydd Cymysg - Tai, manwerthu a masnachol	Grey/Red 3	8.7	Phase 3	Trunk Road. Also Landscape and poor relationship to settlement. No justification for retail at this location.	Pink 1
335	Land at Maesgwynne Farm / Tir yn Maesgwynne Farm	Fishguard / Abergwaun	Grazing / Tir Pori	Housing / Tai	Green 2	11.27	Passed all phases	Part allocated and part now a housing commitment.	Green 4
335	Land at Maesgwynne Farm / Tir yn Maesgwynne Farm	Fishguard / Abergwaun	Grazing / Tir Pori	Housing / Tai	Green 2	2	Passed all phases	Part allocated and part now a housing commitment.	Green 5
427	Opposite The Laurels Plas-Y-Fron / Cyferbyn â The Laurels Plas-Y-Fron	Fishguard / Abergwaun	Grazing (cattle) / Pori (gwartheg)	Housing / Tai	Green 1	0.73	Phase 4	SFCA yellow category, ALC Grade 3a and poor relationship to built form of settlement	Red 4
450	Between Glaneinon & Feidr Castell / Rhwng Glaneinon a Feidr Castell	Fishguard / Abergwaun	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	3.52	Passed all phases	Alternative site provides level of growth appropriate for settlement. Trunk road concerns over access may affect deliverability.	Amber 4
459	Fishguard to Llanychaer - Shared use path / Abergwaun i Llanychaer - Llwybr defnydd a rennir	Fishguard / Abergwaun	Existing Public Right of Way (PRoW) / Hawl Tramwy Cyhoeddus presennol	Shared use path / Llwybr defnydd a rennir	Grey	0.98	Phase 5	No finance or delivery timetable	Pink 1





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051	Between Targate Road and Moorland Road / Rhwng Targate Road a Moorland Road	Freystrop	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.92	Passed all phases	Not required. Alternative site with planning permission (housing commitment) provides level of growth appropriate for settlement	Amber 4
052	Adjacent to Priory View, Moorland Road / Cyfagos at Priory View, Moorland Road	Freystrop	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.42	Passed all phases	Alternative site provides level of growth appropriate for settlement. It is also less well related to the settlement by comparison to other candidate sites	Amber 4
053	North of St.Clements Park / I'r Gogledd St.Clements Park	Freystrop	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.11	Passed all phases	Not required. Alternative site with planning permission (housing commitment) provides level of growth appropriate for settlement	Amber 4
084	South of Bracknell Lodge / I'r Dde o Bracknell Lodge	Freystrop	Agricultural Buildings and Land / Tir ac Adeiladau Amaethyddol	Housing / Tai	Green 1	1.31	Passed all phases	Part retained within settlement boundary, with remainder excluded as the site is on the periphery of village and other, better located sites achieve the level of development suitable for the settlement	Amber 4
084	South of Bracknell Lodge / I'r Dde o Bracknell Lodge	Freystrop	Agricultural Buildings and Land / Tir ac Adeiladau Amaethyddol	Housing / Tai	Green 1	0.43	Passed all phases	Part retained within settlement boundary, with remainder excluded as the site is on the periphery of village and other, better located sites achieve the level of development suitable for the settlement	Green 3
098	Land at Playing Field, Targate Road / Tir yn Playing Field, Targate Road	Freystrop	Playing Field / Maes Chwarae	Village Hall / Neuadd Bantref	Grey	0.23	Not applicable	Criteria based policy can be used to assess community uses at this site, and which are likely to be acceptable in principle. Part designated open space	Pink 2A

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098	Land at Playing Field, Targate Road / Tir yn Playing Field, Targate Road	Freystrop	Playing Field / Maes Chwarae	Village Hall / Neuadd Bentref	Grey	0.54	Not applicable	Criteria based policy can be used to assess community uses at this site, and which are likely to be acceptable in principle. Part designated open space	Yellow 1
163	North of High Freystrop - option A / I'r Gogledd High Freystrop - opsiwn A	Freystrop	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.53	Phase 3	Highway. Not well related to the settlement	Red 4
164	North of High Freystrop - option B / I'r Gogledd High Freystrop - opsiwn B	Freystrop	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.36	Phase 3	Highway. Not well related to the settlement	Red 4
165	North of High Freystrop - option C / I'r Gogledd High Freystrop - opsiwn C	Freystrop	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.29	Phase 3	Highway	Red 4
189	Adjacent to Nash Grove / Cyfagos at Nash Grove	Freystrop	Vacant / Gwag	Housing / Tai	Red 3	2.17	Phase 2	This is not within 250m of a Service Village, Service Centre or Main Town or adjacent to a Cluster Local Village and hence proposals for larger residential development are not supported by the Deposit Plan in this location.	Red 3

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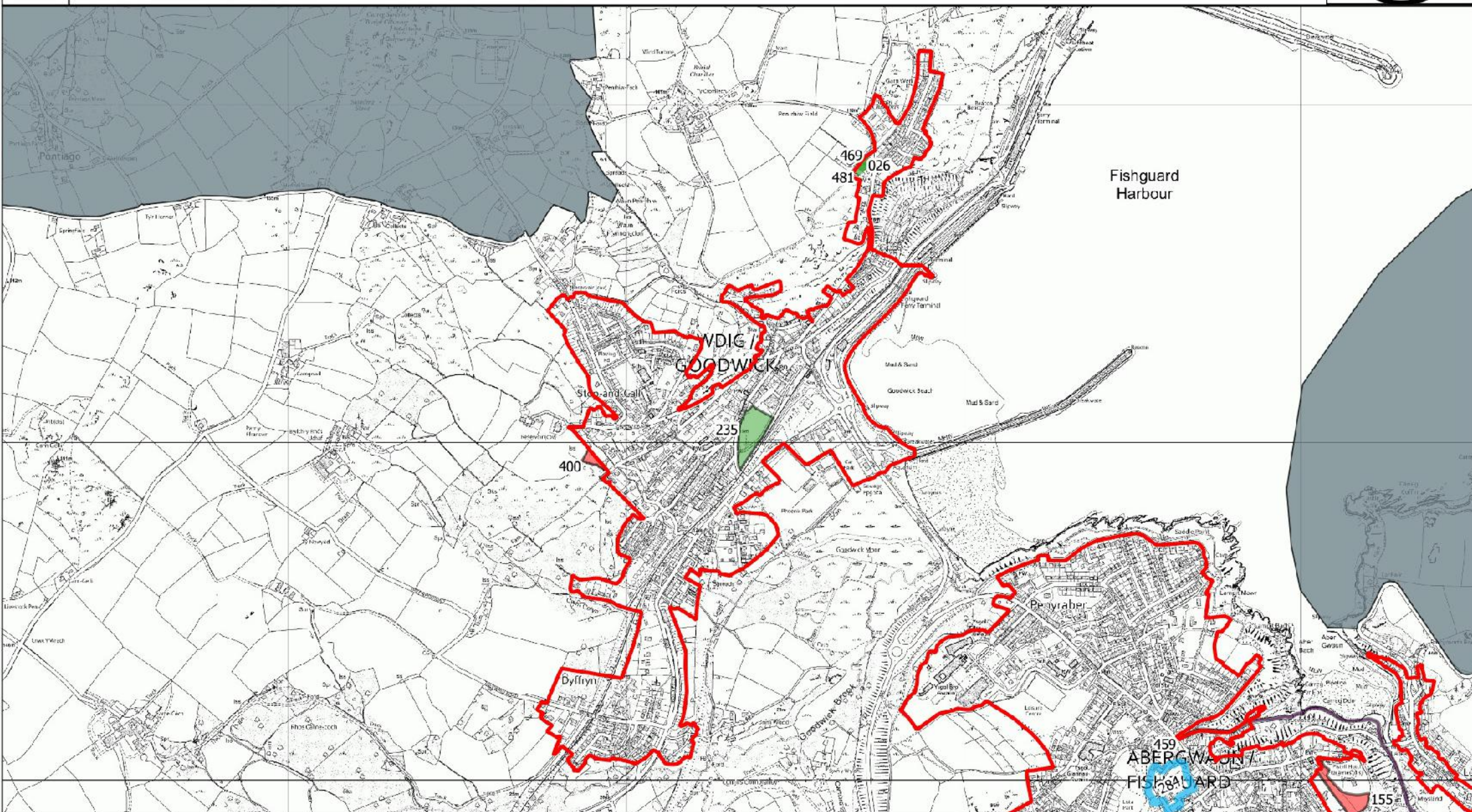
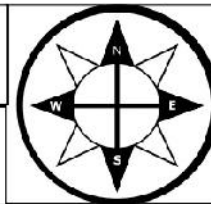
Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
101	Adjacent to Llain Delyn / Cyfagos at Llain Delyn	Glandwr	Part Residential, Part Scrubland / Rhan Datblygiad Preswyl, Rhan Tir Gwydd	Housing / Tai	Green 2	0.4	Passed all phases	Not allocated but retained within settlement boundary	Green 3





# Goodwick

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:15,000



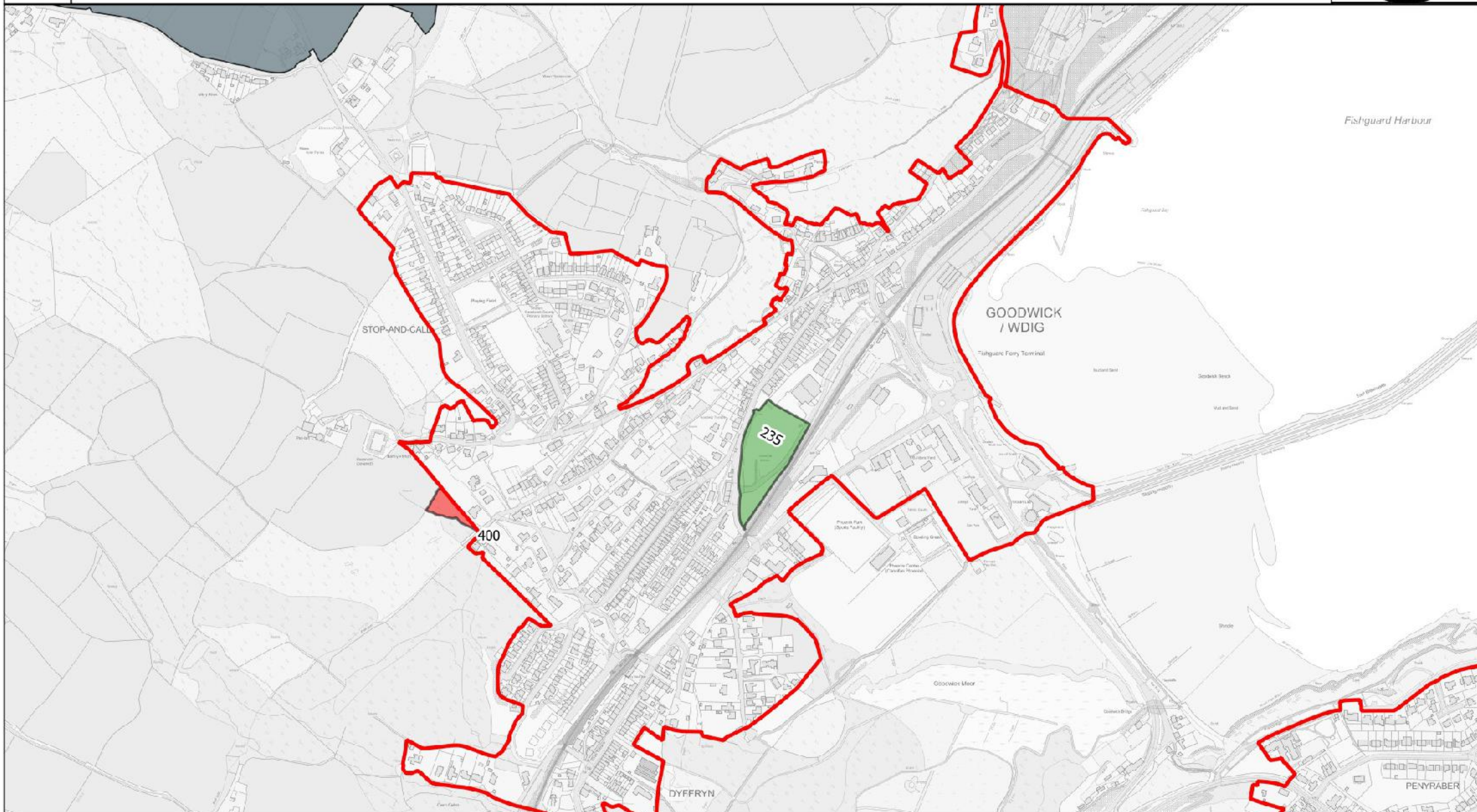
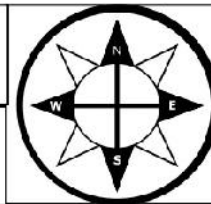
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## Goodwick (Centre)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500

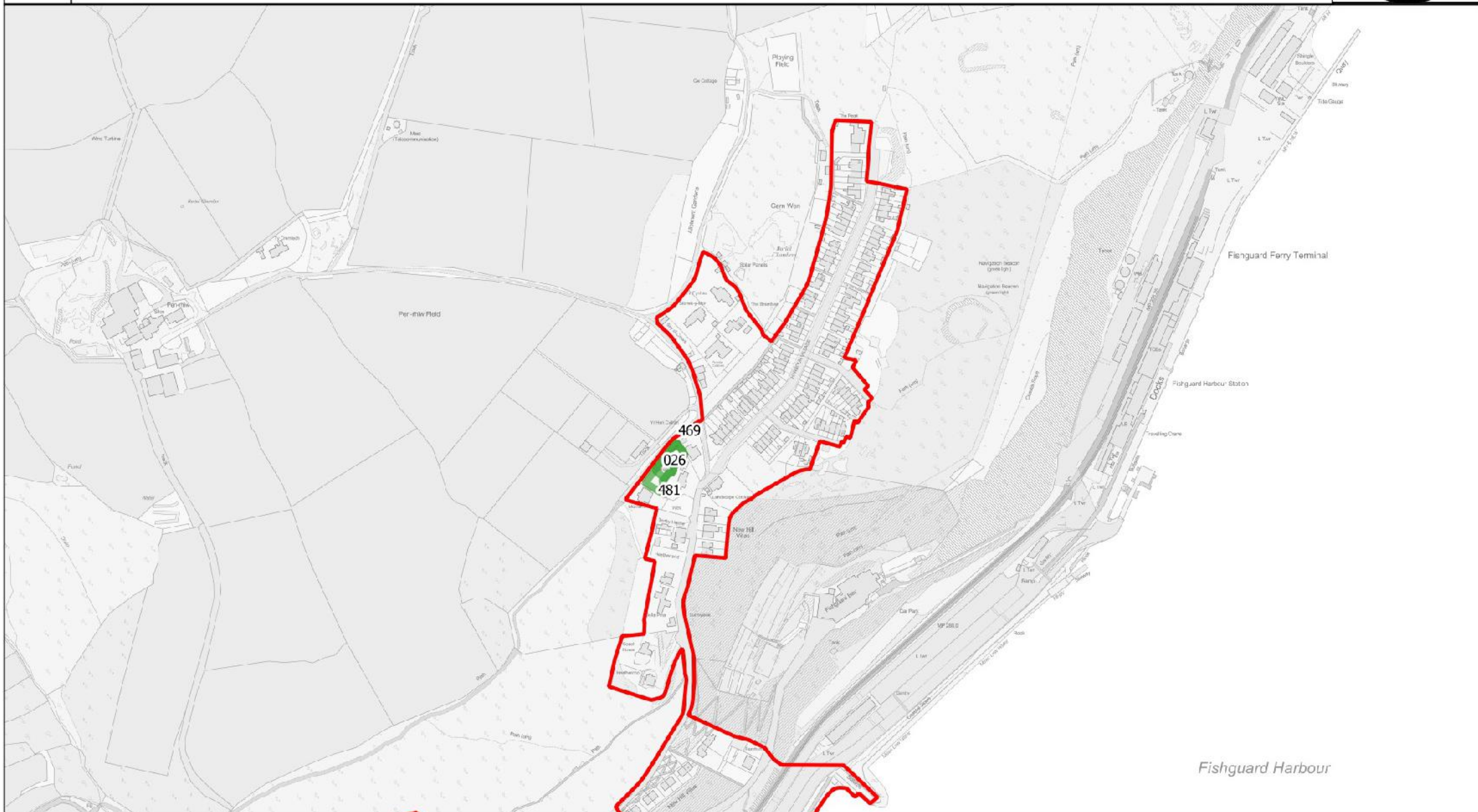
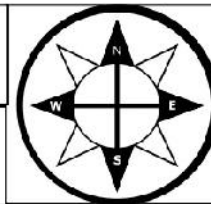






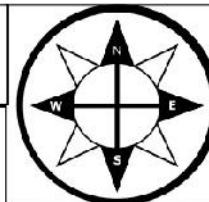
# Goodwick (Harbour Village)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:5,000



Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
026	Land at Villa Calabria / Tir yn Villa Calabria	Goodwick / Wdig	Former allotment / Rhandir blaenorol	Housing / Tai	Amber 1	0.04	Passed all phases	Not allocated due to scale of site but retained within settlement boundary.	Green 3
235	Land at Goodwick Industrial Estate Main Street / Tir yn Goodwick Industrial Estate Main Street	Goodwick / Wdig	Vacant / Gwag	Housing / Tai	Green 2	1.01	Passed all phases	Housing Commitment	Green 5
400	Adjacent to The Cedars, Glan Y Mor Road / Cyfagos at The Cedars, Glan Y Mor Road	Goodwick / Wdig	Scrubland / prysgwydd	Housing / Tai	Green 1	0.15	Phase 4	Landscape	Red 4
469	Adjacent to Yr Hen Cyfran / Cyfagos at Yr Hen Cyfran	Goodwick / Wdig	Vacant / Gwag	Housing / Tai	Amber 1	0.03	Passed all phases	Not allocated due to scale of site but retained within settlement boundary.	Green 3
481	North of Villa Calabria / I'r Gogledd Villa Calabria	Goodwick / Wdig	Allotments / Rhandiroedd	Housing / Tai	Amber 1	0.11	Passed all phases	Not allocated due to scale of site but retained within settlement boundary.	Green 3





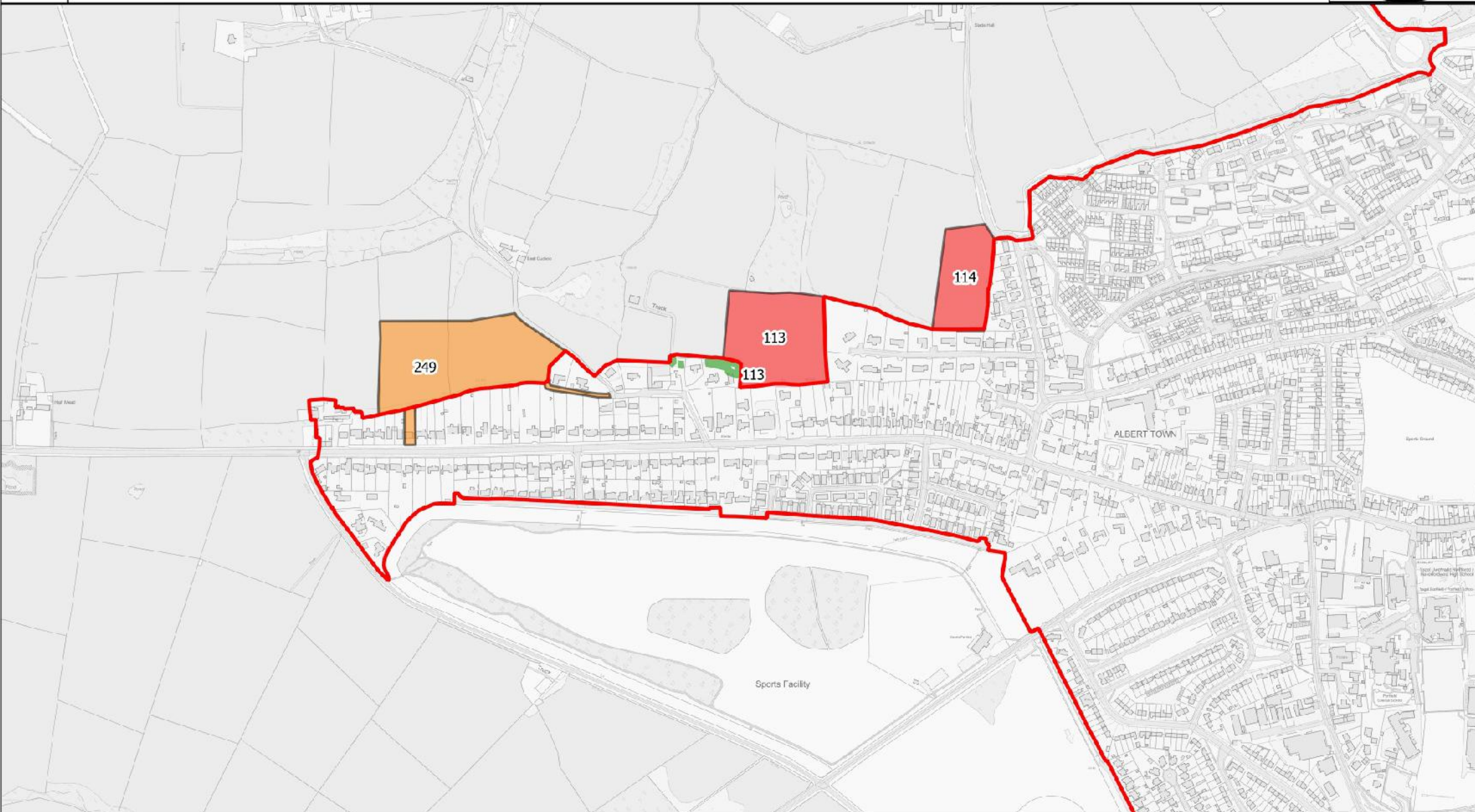
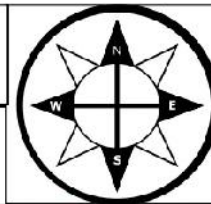
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# Haverfordwest (Albert Town)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



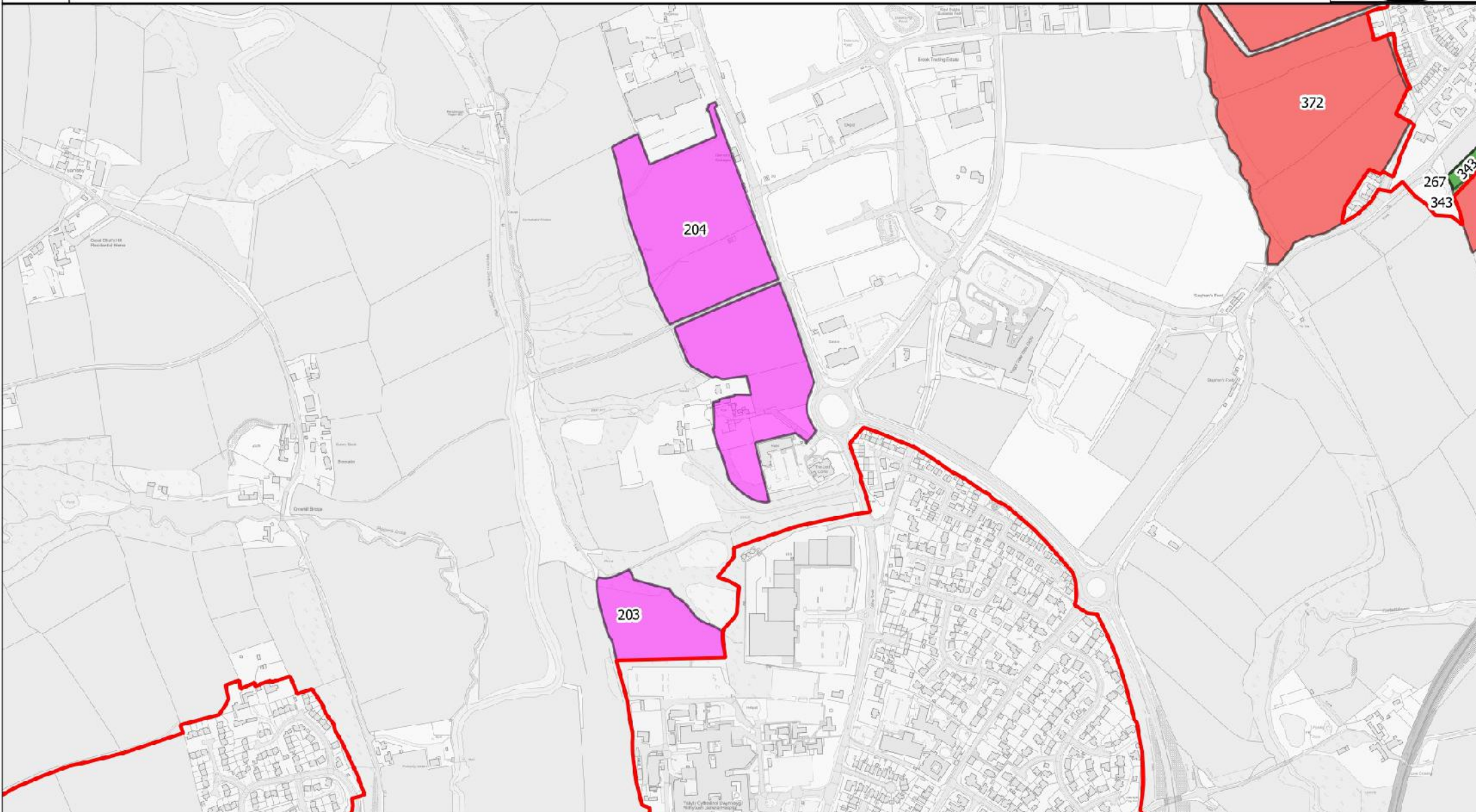
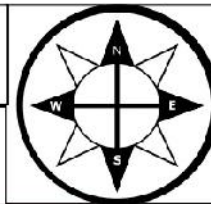
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# Haverfordwest (North)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



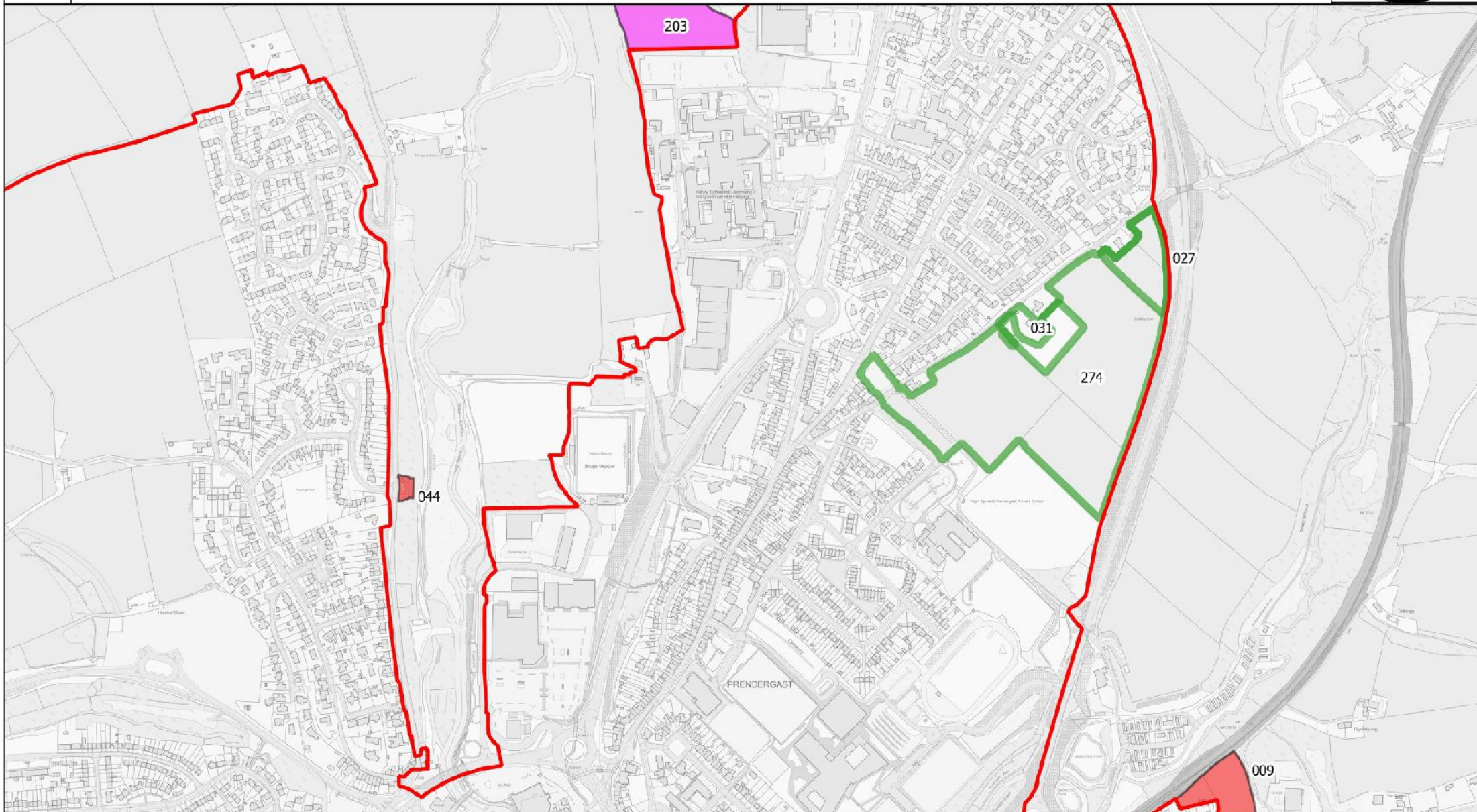
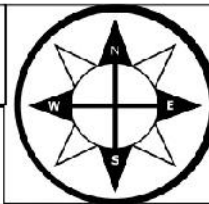
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# Haverfordwest (Prendergast)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



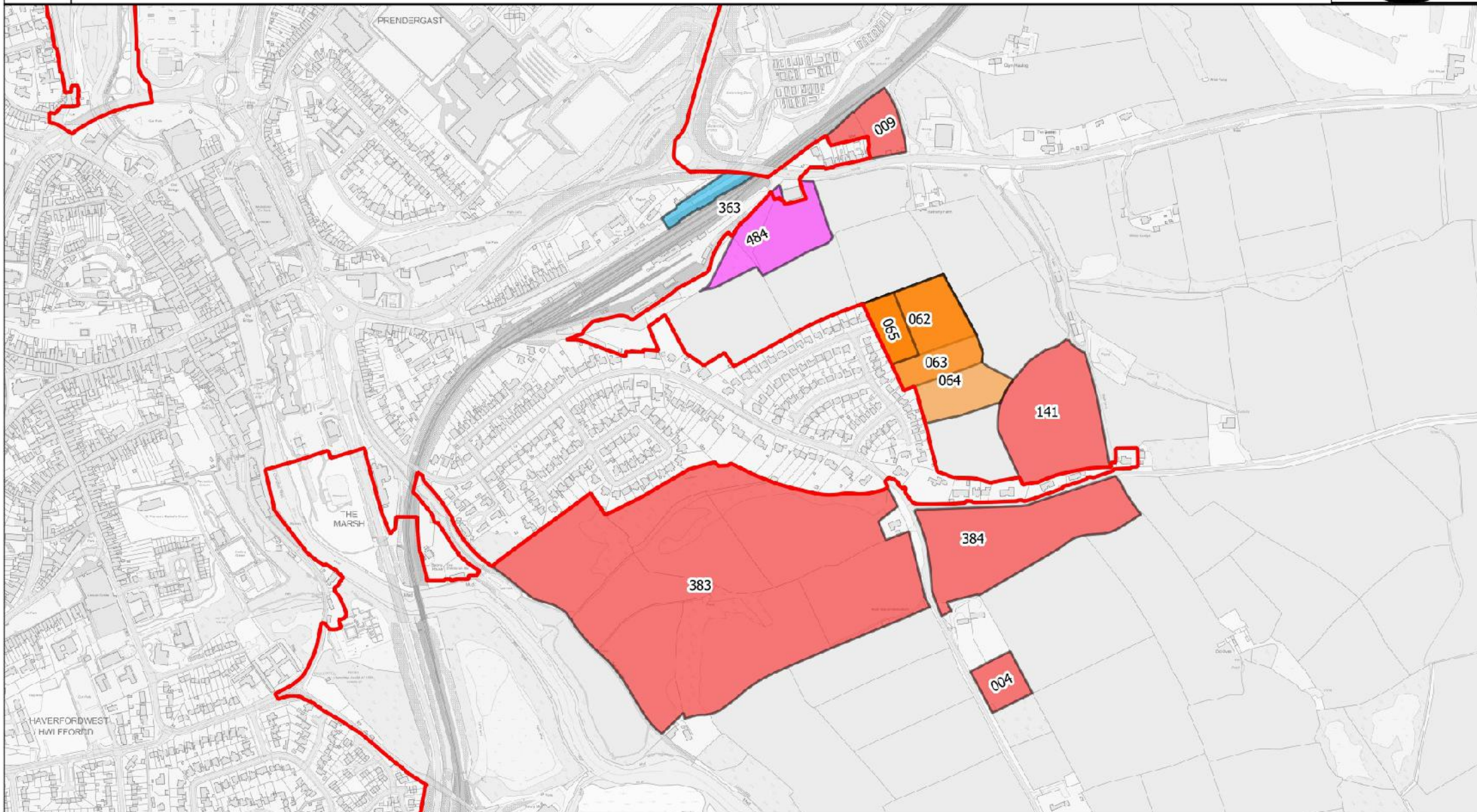
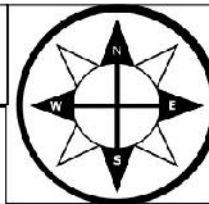
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# Haverfordwest (Southeast)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



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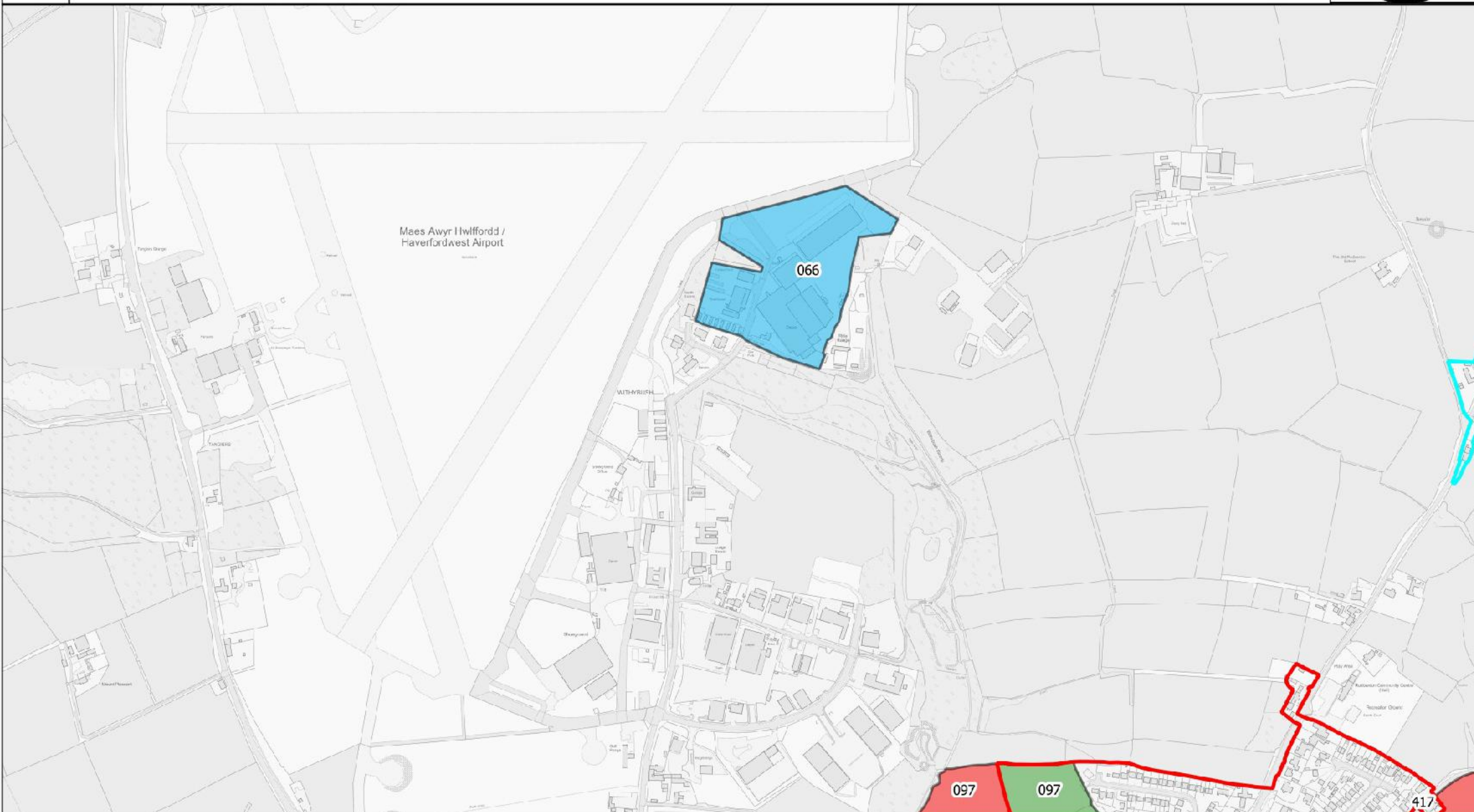
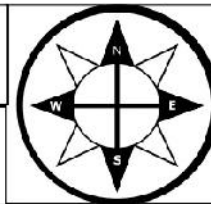
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# Haverfordwest (Withybush Road)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
004	Land at Linden House / Tir yn Linden House	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 3	0.46	Phase 4	Not well related to built form of settlement	Red 4
009	Adjacent to Toyota Garage, Narberth Road / Cyfagos at Toyota Garage, Narberth Road	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.65	Phase 3	Highway	Red 4
027	Adjacent to Fox Chase, Shool's Hook Lane / Cyfagos at Fox Chase, Shool's Hook Lane	Haverfordwest / Hwlfordd	Recreation / Hamdden	Housing / Tai	Green 2	0.88	Phase 5	Not allocated due to uncertainty of delivery, but retained in settlement boundary	Green 3
031	Land at Greenways, Shool's Hook Lane / Tir yn Greenways, Shool's Hook Lane	Haverfordwest / Hwlfordd	Garden / Gardd	Housing / Tai	Green 2	0.81	Phase 5	No allocation due to uncertainty of delivery, but retained in settlement boundary	Green 3
044	Opposite St. Martin's Park / Cyferbyn â St. Martin's Park	Haverfordwest / Hwlfordd	Woodland Storage Yard / Iard Storfa Coetir	Housing / Tai	Amber 1	0.07	Phase 4	Landscape. Also designated as Open Space.	Red 4
062	Adjacent to Clover Park, Bethany Fields (option 1) / Cyfagos at Clover Park, Bethany Fields (opsiwn 1)	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.3	Passed all phases	Not required. Level of growth required in settlement met by preferred sites	Amber 4
063	Adjacent to Clover Park, Bethany Fields (option 2) / Cyfagos at Clover Park, Bethany Fields (opsiwn 2)	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.84	Passed all phases	Not required. Level of growth required in settlement met by preferred sites	Amber 4
064	Adjacent to Clover Park, Bethany Fields (option 3) / Cyfagos at Clover Park, Bethany Fields (opsiwn 3)	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	2.62	Passed all phases	Not required. Level of growth required in settlement met by preferred sites	Amber 4



Candidate Site Number / Nifer Safleoedd Ymgeisio	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
065	Adjacent to Clover Park, Bethany Fields (option 4) / Cyfagos at Clover Park, Bethany Fields (opsiwn 4)	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.45	Passed all phases	Not required. Level of growth required in settlement met by preferred sites	Amber 4
066	Puffin Produce, Withybush Road	Haverfordwest / Hwlfordd	Employment / Cyflogaeth	Protect existing use / Amddifyn defnydd presennol	Grey	4.51	Passed all phases	Safeguarded. Two County Economic Study concluded that the site should be part of Haverfordwest Employment cluster to facilitate economic growth.	Blue 2
113	Rear of Cuckoo Lane / Wrth gefn Cuckoo Lane	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.13	Part passed all phases, part phase 3	Highway. Boundary review concluded curtilage of dwelling should be included in the settlement boundary	Green 3
113	Rear of Cuckoo Lane / Wrth gefn Cuckoo Lane	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.91	Part passed all phases, part phase 3	Highway. Boundary review concluded curtilage of dwelling should be included in the settlement boundary	Red 4
114	West of Douglas James Way / I'r Gorllewin o Douglas James Way	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.15	Phase 3	Highway	Red 4
137	Land at Freemans Way / Tir yn Freemans Way	Haverfordwest / Hwlfordd	Vacant / Gwag	Mixed Use - Housing, Food and Drink, Retail / Defnydd Cymysg - Tai, bwyd a diod a manwerthu	Grey/Green 1	7.72	Phase 3	Highway. Landscape Officer objection and within the Green Wedge. No need for commercial or retail development.	Pink 2A
141	Adjacent to Skerrylake, Creamston Road / Cyfagos at Skerrylake, Creamston Road	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	2.45	Phase 3	Highway.	Red 4
203	North of Withybush Hospital / I'r Gogledd Withybush Hospital	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Hospital extension / Estyniad ysbyty	Grey	1.66	Phase 5	No evidence of need for this proposal.	Pink 1

Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
204	Land at Glanafon Farm / Tir yn Glanafon Farm	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Mixed Use - Housing, Retail, Professional Services, Food and Drink, Offices / Defnydd Cymysg - Tai, manwerthu, gwasanaethu proffesiynol, bwyd a diod a swyddfeydd	Grey/Amber 3	7.79	Phase 3	Highway. Concerns regarding impact on listed buildings. There is no need or justification for retail or commercial development at this location.	Pink 1
249	Between South Cuckoo Farm & Cuckoo Lane / Rhwng South Cuckoo Farm a Cuckoo Lane	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	2.94	Passed all phases	Not required. Level of growth required in settlement met by preferred sites	Amber 4
262	Former Library Dew Street - option 1 / Gwag Llyfrgell Dew Street - opsiwn 1	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Mixed use - Housing, Retail, Food & Drink, Offices, Leisure / Defnydd Cymysg - Tai, manwerthu, bwyd a diod, swyddfeydd a hamdden	Grey/Green 2	0.36	Part passed all phases, part phase 4	Part designated open space, part white land within the settlement and part allocated for alternative use as suggested by Candidate Site 263	Blue 3
262	Former Library Dew Street - option 1 / Gwag Llyfrgell Dew Street - opsiwn 1	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Mixed use - Housing, Retail, Food & Drink, Offices, Leisure / Defnydd Cymysg - Tai, manwerthu, bwyd a diod, swyddfeydd a hamdden	Grey/Green 2	0.19	Part passed all phases, part phase 4	Part designated open space, part white land within the settlement and part allocated for alternative use as suggested by Candidate Site 263	Blue 3

Candidate Site Number / Nifer Safleoedd Ymgeisio	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
262	Former Library Dew Street - option 1 / Gwag Llyfrgell Dew Street - opsiwn 1	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Mixed use - Housing, Retail, Food & Drink, Offices, Leisure / Defnydd Cymysg - Tai, manwerthu, bwyd a diod, swyddfeydd a hamdden	Grey/Green 2	0.18	Part passed all phases, part phase 4	Part designated open space, part white land within the settlement and part allocated for alternative use as suggested by Candidate Site 263	Pink 2A
262	Former Library Dew Street - option 1 / Gwag Llyfrgell Dew Street - opsiwn 1	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Mixed use - Housing, Retail, Food & Drink, Offices, Leisure / Defnydd Cymysg - Tai, manwerthu, bwyd a diod, swyddfeydd a hamdden	Grey/Green 2	0.63	Part passed all phases, part phase 4	Part designated open space, part white land within the settlement and part allocated for alternative use as suggested by Candidate Site 263	Pink 2B
263	Former Library Dew Street - option 2 / Gwag Llyfrgell Dew Street - opsiwn 2	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Housing / Tai	Green 2	0.36	Part passed all phases, part phase 4	Part allocated, part designated open space, part white land within the settlement and part of site granted planning permission for alternative use as suggested by Candidate Site 262	Green 3
263	Former Library Dew Street - option 2 / Gwag Llyfrgell Dew Street - opsiwn 2	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Housing / Tai	Green 2	0.63	Part passed all phases, part phase 4	Part allocated, part designated open space, part white land within the settlement and part of site granted planning permission for alternative use as suggested by Candidate Site 262	Green 4
263	Former Library Dew Street - option 2 / Gwag Llyfrgell Dew Street - opsiwn 2	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Housing / Tai	Green 2	0.18	Part passed all phases, part phase 4	Part allocated, part designated open space, part white land within the settlement and part of site granted planning permission for alternative use as suggested by Candidate Site 262	Red 4

Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
263	Former Library Dew Street - option 2 / Gwag Llyfrgell Dew Street - opsiwn 2	Haverfordwest / Hwlfordd	Former library & Adult learning centre / Llyfrgell a chanolfan dysgu i oedolion flaenorol	Housing / Tai	Green 2	0.19	Part passed all phases, part phase 4	Part allocated, part designated open space, part white land within the settlement and part of site granted planning permission for alternative use as suggested by Candidate Site 262	Red 6
274	Land at Shoals Hook Lane / Tir yn Shoals Hook Lane	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 2	9.27	Phase 5	No allocation due to uncertainty of delivery, but retained in settlement boundary	Green 3
363	Haverfordwest bus & rail interchange / Cyfnewidfa bws a rheilffyrdd Hwlfordd	Haverfordwest / Hwlfordd	Road / Ffordd	Car park extension to serve train station / Estyniad maes parcio i wasanaethu orsaf drenau	Grey	0.31	Passed all phases	Safeguarded	Blue 2
383	Between Creamston Road and The Frolic / Rhwng Creamston Road a The Frolic	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	14.68	Phase 3	Highway. Also Ecology and Historic Building concerns	Red 4
384	Between Feidr Groes and Foxlea Creamston Road / Rhwng Feidr Groes a Foxlea Creamston Road	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	3.05	Phase 3	Highway	Red 4
484	South of Coastal House / I'r Dde o Coastal House	Haverfordwest / Hwlfordd	Agriculture / Amaethyddiaeth	Mixed Use - Housing & Employment / Defnydd Cymysg	Grey/Green 1	1.39	Phase 3	Trunk Road. Also Highways	Pink 1



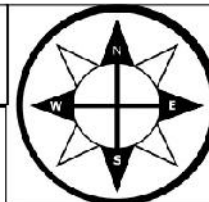


Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
478	Between Pen-Y-Daith and Glasfryn / Between Pen-Y-Daith and Glasfryn	Hayscastle Cross / Croes Cas-lai	Agriculture / Amaethyddiaeth	Mixed Use - Housing and Employment / Defnydd Cymysg - Tai a cyflogaeth	Grey/Red 2	5	Phase 2	Proposal is adjacent to a Local Village boundary (and larger than 0.15Ha). Significant development is not being sought in settlements in this position in the Settlement Hierarchy, and settlement boundary review also concluded that no part of the site shou	Pink 1

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Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
190	West of Bromeini / I'r Gorllewin o Bromeini	Hermon	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.84	Passed all phases	Alternative site provides level of growth appropriate for settlement and is better related to built form by comparison.	Amber 4
225	Adjacent to Panteg / Cyfagos at Panteg	Hermon	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.69	Passed all phases	Alternative site provides level of growth appropriate for settlement and is better related to built form by comparison.	Amber 4
226	North of Parc Yr Eos / I'r Gogledd Parc Yr Eos	Hermon	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.41	Passed all phases	Alternative site provides level of growth appropriate for settlement and is better related to built form by comparison.	Amber 4
227	West of Parc Yr Eos / I'r Gorllewin o Parc Yr Eos	Hermon	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.42	Passed all phases	Alternative site provides level of growth appropriate for settlement and is better related to built form by comparison.	Amber 4
228	North of Cartref / I'r Gogledd Cartref	Hermon	Vacant / Gwag	Housing / Tai	Green 2	0.78	Passed all phases	Housing Commitment	Green 5
229	South of Cae Bach / I'r Dde o Cae Bach	Hermon	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.66	Phase 3	Highway	Red 4
514	South and East of Llandre Uchaf / I'r de a'r dwyrain o Llandre Uchaf	Hermon	Farmyard, meadow and garden / Fferm, dolydd a gardd	Housing / Tai	Green 1	0.38	Passed all phases	Alternative site provides level of growth appropriate for settlement and is better related to built form by comparison.	Amber 4



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Candidate Site Number / Nifer Safleoedd Ymgeisio	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
419	Adjacent to Rose Cottage / Cyfagos at Rose Cottage	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.26	Phase 4	Not well related to built form of settlement	Red 4
420	Adjacent to Rose Cottage & Kythria Hill / Cyfagos at Rose Cottage ac Kythria Hill	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.7	Phase 4	Not well related to built form of settlement	Red 4
421	South of Driftwood Lodge / I'r Dde o Driftwood Lodge	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.24	Phase 3	Highway	Red 4
422	South of The Burgage / I'r Dde o The Burgage	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.12	Part passed all phases, part phase 4	Part allocated	Green 4
422	South of The Burgage / I'r Dde o The Burgage	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.27	Part passed all phases, part phase 4	Part allocated	Red 4
423	South and West of Driftwood Lodge / I'r de a'r gorllewin o Driftwood Lodge	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.58	Phase 3	Highway	Red 4
424	Adjacent to Brackenhurst / Cyfagos at Brackenhurst	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.59	Passed all phases	Part allocated	Amber 4
424	Adjacent to Brackenhurst / Cyfagos at Brackenhurst	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.39	Part passed all phases, part phase 4	Part allocated	Green 4
425	South of The Burgage & No.68 / I'r Dde o The Burgage a Rhif.68	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.47	Part passed all phases, part phase 4	Part allocated	Green 4
425	South of The Burgage & No.68 / I'r Dde o The Burgage a Rhif.68	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	1.01	Part passed all phases, part phase 4	Part allocated	Red 4

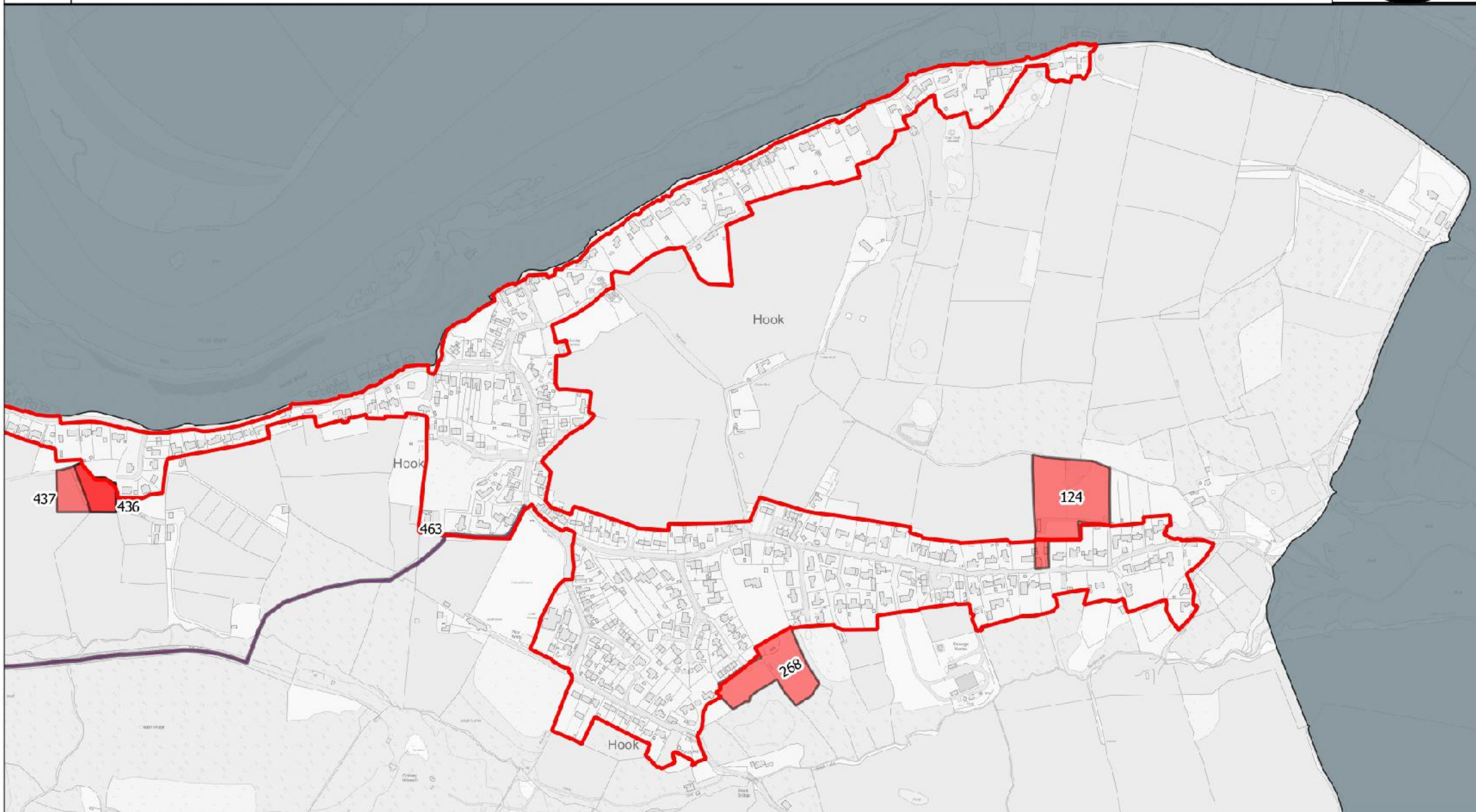
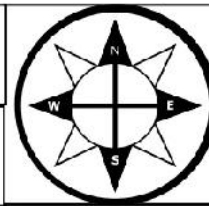


Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
426	South and South-West of Driftwood Lodge / I'r de a'r de-orllewin o Driftwood Lodge	Hill Mountain	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 2	0.76	Phase 3	Highway	Red 4



## Hook (East)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
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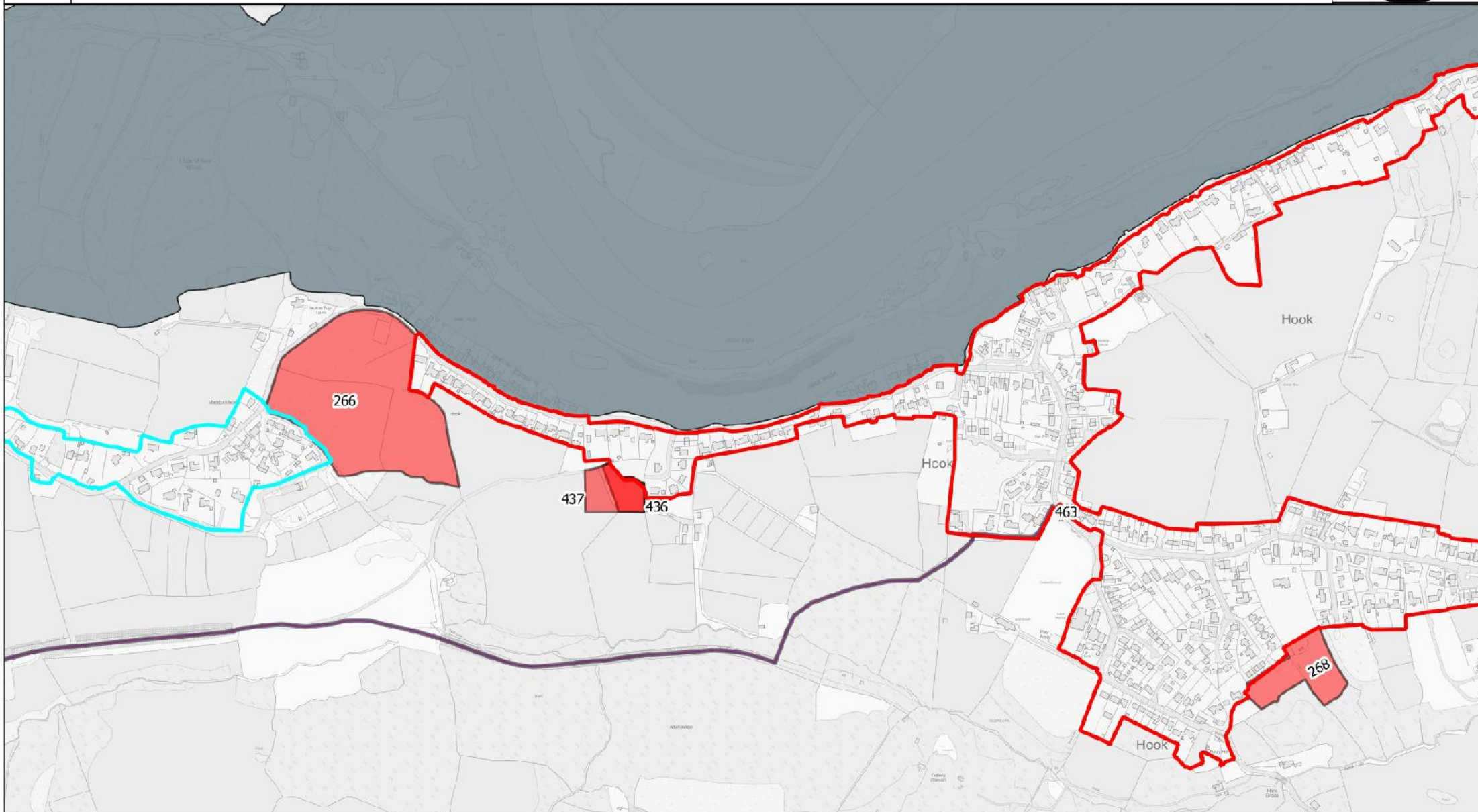
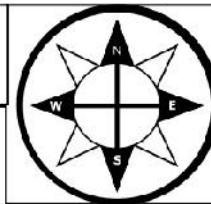






# Hook (West)

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:7,500



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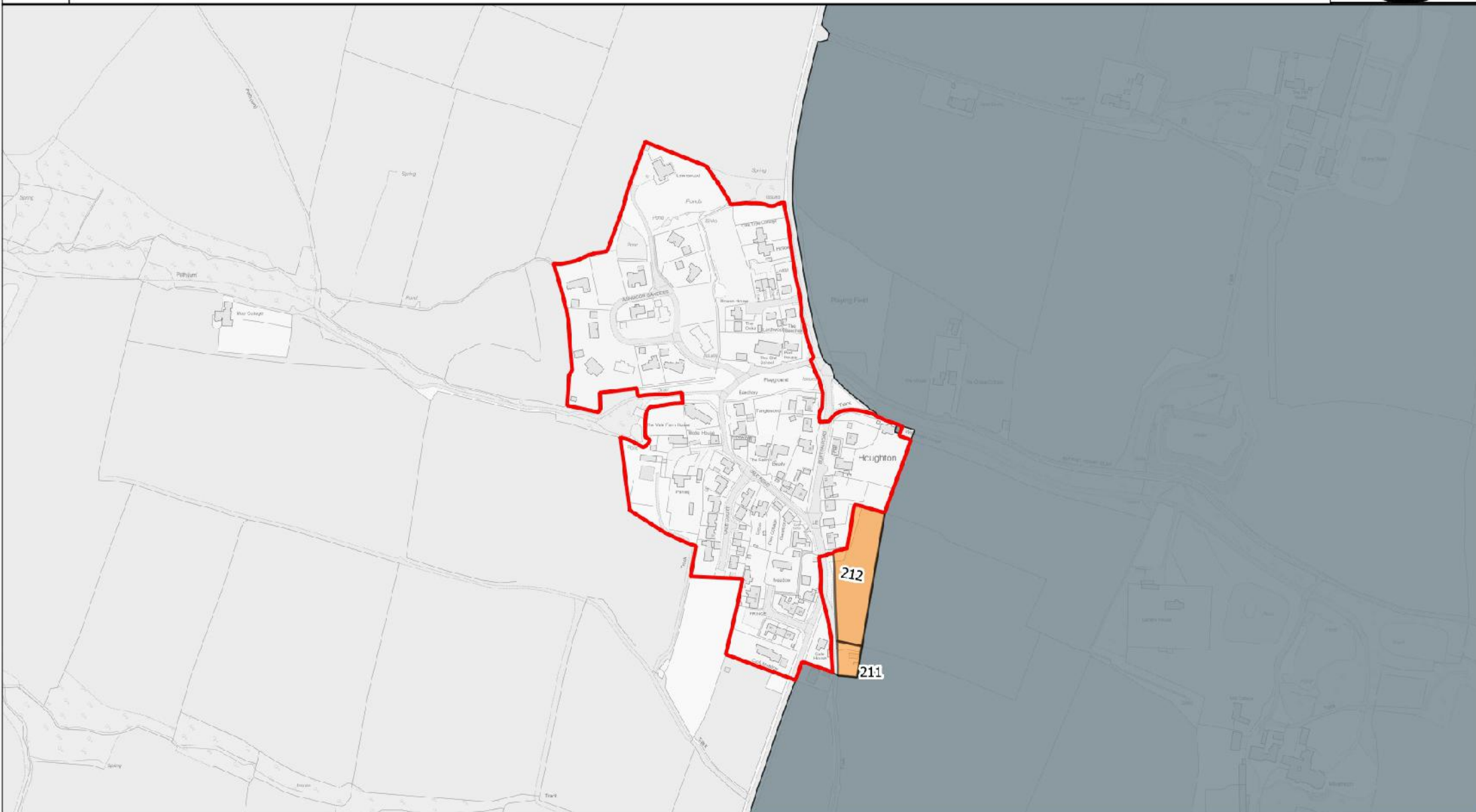
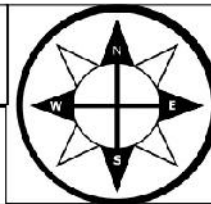


Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
124	Rear of 57 Pill Road / Wrth gefn 57 Pill Road	Hook	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.3	Phase 3	Highway. Unacceptable impact on the landscape	Red 4
266	Opposite The Larches, New Road / Cyferbyn â The Larches, New Road	Hook	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	4.64	Phase 3	Highway. Unacceptable impact on the landscape and would create an unacceptable coalescence of Hook and Maddox Moor settlements.	Red 4
268	Adjacent to Leven Close / Cyfagos at Leven Close	Hook	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.88	Phase 3	Highway	Red 4
436	West of Cyffin Barn / I'r Gorllewin o Cyffin Barn	Hook	Storage / Storio	Housing / Tai	Green 1	0.27	Phase 3	Highway	Red 4
437	West of Cyffin Barn / I'r Gorllewin o Cyffin Barn	Hook	Storage / Storio	Housing / Tai	Green 1	0.52	Phase 3	Highway	Red 4



# Houghton

Scale (A4 Print) / Graddfa (Argraffiad A4)  
1:5,000



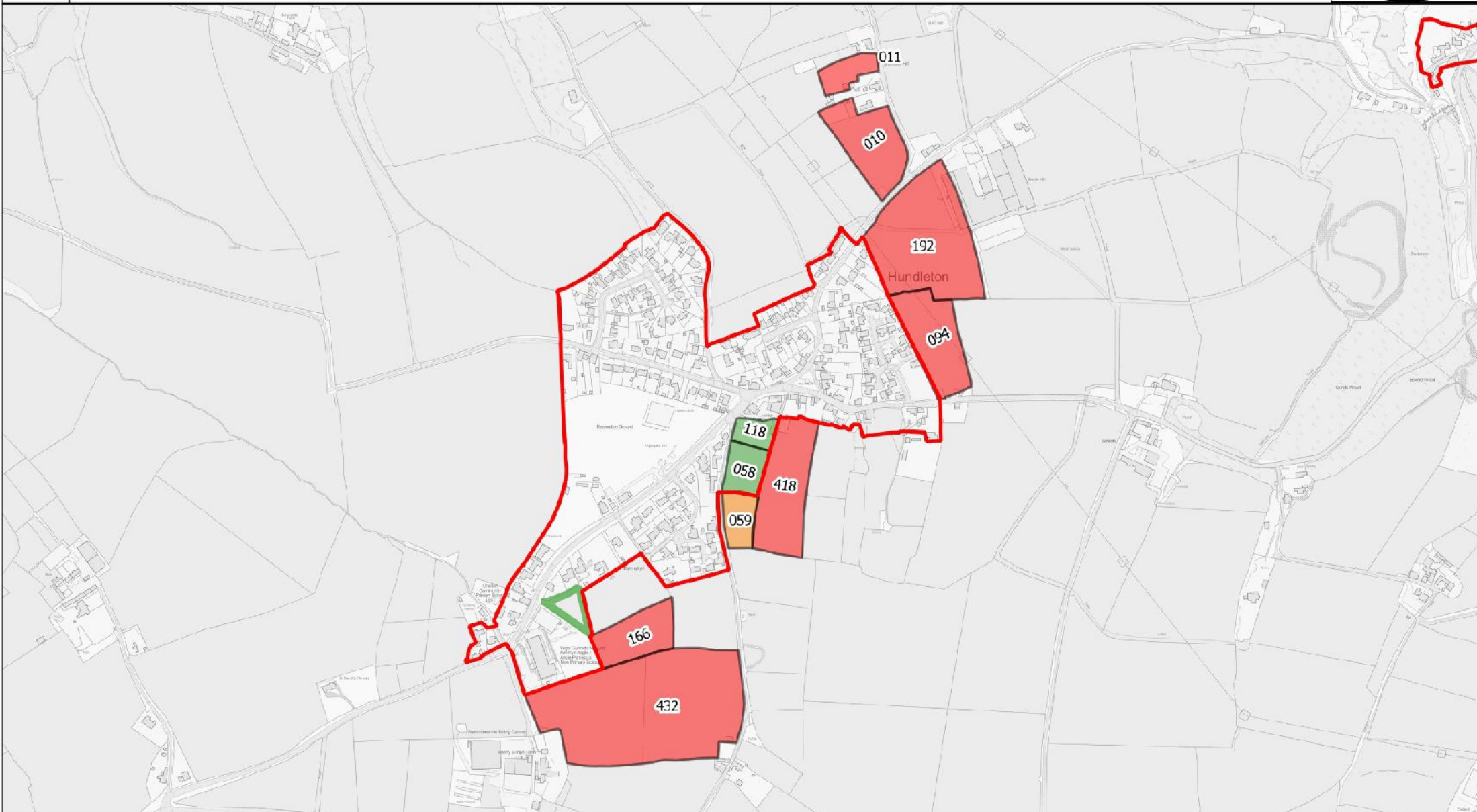
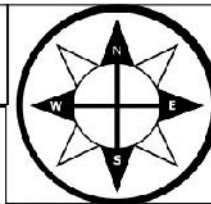


Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
211	Opposite Sakatoski / Cyferbyn â Sakatoski	Houghton	Former haulage yard / Yr iard cludo flaenorol	Housing / Tai	Amber 1	0.07	Passed all phases	Proposal is for a residential use below 0.15ha (too small for an allocation). Site not required within settlement due to level of growth from existing development site.	Amber 4
212	Adjacent to 21, Burton Road / Cyfagos at 21, Burton Road	Houghton	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.45	Passed all phases	Site not required within settlement due to level of growth from existing development site.	Amber 4



# Hundleton

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1:7,500





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Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
010	South of Hill House / I'r Dde o Hill House	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 3	1.04	Phase 3	Highway. Also, not well related to built form of settlement	Red 4
011	North of Hill House / I'r Gogledd Hill House	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Amber 3	0.32	Phase 3	Highway. Also, not well related to built form of settlement	Red 4
058	South of West End / I'r Dde o West End	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.41	Passed all phases	Allocated	Green 4
059	South of West End / I'r Dde o West End	Hundleton	Grazing (cattle) / Pori (gwartheg)	Housing / Tai	Green 1	0.36	Passed all phases	Not needed for development within the plan period.	Amber 4
094	Opposite Enfield House / Cyferbyn â Enfield House	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	1.09	Phase 3	National Grid. Power lines exclude site from development.	Red 4
118	Land at West End Cottages / Tir yn West End Cottages	Hundleton	Housing under construction & storage / Tai sy'sn cael ei adeiladu a storio	Housing / Tai	Green 2	0.24	Passed all phases	Allocated	Green 4
166	Adjacent to Penrhyn School / Cyfagos at Penrhyn School	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.26	Part passed all phases, part phase 4	Part included within settlement boundary following review, but remainder excluded since not well related to built form of settlement	Green 3
166	Adjacent to Penrhyn School / Cyfagos at Penrhyn School	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	0.75	Part passed all phases, part phase 4	Part included within settlement boundary following review, but remainder excluded since not well related to built form of settlement	Red 4
192	Adjacent to Tideswell / Cyfagos at Tideswell	Hundleton	Agriculture / Amaethyddiaeth	Housing / Tai	Green 1	2.37	Phase 3	Highway	Red 4
418	East of West End Cottages / I'r Ddwyrain o West End Cottages	Hundleton	Equestrian / Marchogol	Housing / Tai	Green 1	1.36	Phase 3	Highway. Not needed for development within the plan period.	Red 4
432	Between Penny Bridge Farm & Highgate Lane / Rhwng Penny Bridge Farm a Highgate Lane	Hundleton	Grazing / Tir Pori	Housing / Tai	Amber 3	4.25	Phase 3	Highway	Red 4



Candidate Site Number / Nifer Safleoedd Ymgeisol	Name of Site/ Enw Safle	Nearest Settlement / Aneddiad Agosad	Current Use / Defnydd Presenol	Proposed Use / Defnydd Arfaethedig	Preferred Strategy Compatibility Category / Categori Cydweddiadau Strategaeth Ddewisol	Site Area (Ha) / Arwynebedd Safle (Ha)	Deposit V2 Candidate Site Assessment Phase	Deposit V2 Reason For Outcome	Deposit V2 Outcome Category
495	Upper Castleton	Hundleton	Residential & General Commercial / Preswyl a Masnachol Gyffredinol	Housing / Tai	Red 3	0.75	Phase 2	This is not within 250m of a Service Village, Service Centre or Main Town or adjacent to a Cluster Local Village and hence proposals for larger residential development are not supported by the Deposit Plan in this location.	Red 3

## Candidate Sites' Register and Site Assessment Appendix - Preferred Strategy Compatibility 2019

### Initial assessment for preferred strategy compatibility

All Candidate Sites were subjected to an initial compatibility test to identify sites that are compliant with the [Preferred Strategy](#). A colour coding system was created in 2019 which indicated the extent to which a site proposed is considered to comply with the Preferred Strategy:

**Red Category** = residential sites that are not considered compatible with the Preferred Strategy. These are proposals for sites in locations which are not considered suitable for residential development. These sites are unlikely to be included in the Deposit Plan.

**Amber Category** = residential sites which to some extent comply with the strategy. These may be in locations where only very low levels of growth are sought (and therefore potentially only a part of a site might be considered), or may be in locations not immediately adjoining a settlement boundary. These sites could be included in part in the Deposit Plan, but it is less likely that they will be included than Green sites.

**Green Category** = residential sites that are compatible with the Preferred Strategy. These sites are in locations where residential development will be sought to support the LDP Strategy. Sites in these locations could be included in the Deposit Plan, but there is no guarantee that this will happen. This will depend on the number of houses required and further more detailed assessments.

**Grey Category** = Initially all non-residential sites have been placed into a category (coloured grey), as these submissions will require detailed assessment, specific to the evidence relating to the use identified, which will take place in 2019.

**Grey category with coloured hatching** = Mixed use sites with a residential element. The hatching indicates the residential use categorisation (see Red, Amber and Green above).

Details of the various reasons sites have been categorised into the different colour codes and the numbers in each category are set out in the below sub categories.

Criteria colour and number	Criteria Summary	Detailed Description
Grey	Proposal is for a non-residential use	Further evidence-base work assessment required to assess this sites.
Grey with coloured hatching	Proposal is for mixed use including residential use.	Further evidence base work is required to assess the non-residential element. The residential element has been coded in the hatching (green, amber or red).



Criteria colour and number	Criteria Summary	Detailed Description
Green 1	Residential proposal adjacent to a Service Village, Service Centre or Main Town Boundary	Proposal is adjacent to a Service Village, Service Centre or Main Town boundary and could contribute to meeting housing need, dependent on further detailed assessments.
Green 2	Residential use proposed within an existing settlement boundary	Proposal is within an existing settlement boundary for a Local Village, Cluster Local Village, Service Village, Service Centre or Main Town and could contribute to meeting housing need, dependent on further detailed assessments.
Amber 1	Residential but below 0.15 ha	Proposal is for a residential use below 0.15ha (too small for an allocation). Later assessment will consider potential for infill/inclusion within the boundary.
Amber 2	Residential adjacent to a Cluster Local Village Boundary	Proposal is adjacent to a Cluster Local Village boundary. Some limited development opportunities could be identified here, dependent on further detailed assessments.
Amber 3	Residential within 250m of a Service Village, Service Centre or Main Town	Proposal is within 250m of a Service Village, Service Centre or Main Town but does not adjoin the current settlement boundary. It could contribute to meeting housing need, but dependent on further detailed assessments
Red 1	Residential proposal 80% within C2 Flood Zone or 80% within the 200metre SSSI/SAC buffer	Proposal is for residential use where the site area is 80% within C2 floodzone or 80% within a 200 metre buffer of a SSSI/SAC area – this is not an acceptable location for this use
Red 2	Residential adjacent to a Local Village Boundary	Proposal is adjacent to a Local Village boundary. Significant development is not being sought in settlements in this position in the Settlement Hierarchy.
Red 3	Any Residential proposal not within 250m of a Service Village, Service Centre, Main Town or adjacent to a Cluster Local Village	This is not within 250m of a Service Village, Service Centre, Main Town or adjacent to a Cluster Local Village and hence proposals for larger residential development are not supported by the Preferred Strategy in this location

The adopted LDP 1 Settlement boundaries have been included on the interactive map for information only. Red boundaries indicate Service Villages, Service Centres and Towns. Blue boundaries indicate Local Villages and Cluster Local Villages. These boundaries will be reviewed as part of the development of LDP2.

**Note:** The categories below only indicate how sites proposed for residential use or with an element of residential use performed against the Preferred Strategy (2019) and initial constraints (flood risk and nature designations). Whilst some categories have been carried forward, this has since been superseded by the detailed site assessment and re-publication

of the Candidate Site Register for the Re-Deposit Plan in 2024, which now includes the Site Assessment Report.

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