

Initial Sustainability Appraisal  
Review

**WAKEFIELD METROPOLITAN DISTRICT  
COUNCIL SITE SPECIFIC POLICIES  
AND PROPOSALS DPD**

# Initial Sustainability Appraisal Review

## **WAKEFIELD METROPOLITAN DISTRICT COUNCIL SITE SPECIFIC POLICIES AND PROPOSALS DPD**

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## Site Specific Policies And Proposals DPD

# WAKEFIELD METROPOLITAN DISTRICT COUNCIL – SITE SPECIFIC POLICIES AND PROPOSALS DPD

## SUSTAINABILITY APPRAISAL REVIEW

### BACKGROUND

Wakefield Metropolitan District Council's (WMDC) Local Development Framework (LDF) forms part of a structured hierarchy of land use development plans in England. It provides detailed objectives and policies to guide development at the District level. The LDF consists of a series of Development Plan Documents (DPDs); one of which is the Site Specific Policies and Proposals DPD, which is currently being prepared by the Council and will include land allocations to meet anticipated development needs relating to:

- Housing;
- Employment; and
- Mixed Use Development.

149 alternative sites have been identified by the Council and out of consultation with the public, as possible options for accommodating these development needs in Wakefield District. Sites of less than 1 acre (0.4 hectares) have not been considered.

The names, sizes and locations of each of the 149 sites are listed in the Council's Site Specific Policies and Proposals DPD Preferred Options Report. A separate Issues and Options paper has not been produced as the Issues and Options for the Site Specific Policies and Proposals DPD were included in the Issues and Options paper for the LDF, published by WMDC in December 2004. As public consultation is ongoing, it is anticipated that further sites will be identified and appraised as the preparation of the DPD continues.

The Planning and Compulsory Purchase Act 2004 and the Environmental Assessment of Plans and Programmes Regulations 2004 require a Strategic Environmental Assessment (SEA) and Sustainability Appraisal (SA) to be carried out to assess the environmental, economic and social effects of the Site Specific Policies and Proposals DPD.

An SA Framework was developed during the scoping stage, when the extent of the appraisal was determined, and is included in the Scoping Report, published by Wakefield Metropolitan District Council and Waterman Environmental, in November 2004. The SA Framework consists of 15 Sustainability Objectives which ensure the DPD is assessed against environmental, economic and social criteria. When considered together, the Objectives provide an overall indication of the sustainability of the DPD.

Given the large number of sites, appraising each site against the full SA Framework was deemed inappropriate and unnecessary. Instead, an initial strategic-level review has been carried out, which has enabled less sustainable sites or those which contradict other Council policies, to be easily identified.

The review methodology satisfies the requirements of the Environmental Assessment of Plans and Programmes Regulations 2004, and through these, the requirements of European Directive 2001/42/EC, known as the Strategic Environmental Assessment Directive. By undertaking the strategic level review, Wakefield Metropolitan District Council is also complying with the requirements of Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Flora and Fauna (the Habitats Directive).

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This document describes the strategic level review, which was carried out on behalf of Wakefield Metropolitan District Council by Waterman Environmental and the Centre for Sustainability at TRL Ltd, in February and March 2006.

### METHODOLOGY

The initial strategic-level review comprised a set of twelve criteria, which were derived from the SA Framework. The review criteria provide an abridged version of the economic, social and environmental sustainability principles of the 15 Sustainability Objectives, to ensure consistency in the SA process and with appraisals that have been previously carried out on other Local Development Documents of the LDF. Wakefield Metropolitan District Council and Waterman Environmental regard the methodology of the Sustainability Appraisals carried out to date as compliant with the requirements of the Environmental Assessment of Plans and Programmes Regulations 2004, and of European Directive 2001/42/EC.

The criteria, together with the Sustainability Objective they are relevant to, are provided below:

- 1) The location of proposed employment sites in relation to areas of deprivation and need (SA1, SA2, SA3);
- 2) The location of proposed housing sites in relation to areas of housing need (SA9);
- 3) The accessibility of employment sites by public transport (SA1, SA5, SA10, SA11);
- 4) The location of housing sites in relation to community facilities including education and healthcare facilities (SA4, SA6, SA7, SA8);
- 5) Whether the site is located within a floodplain (SA11, SA14);
- 6) Whether the site is located within the greenbelt (SA11, SA12);
- 7) The landscape designation of the site (SA11);
- 8) If the site is located within a locally, nationally or internationally designated ecological area (SA12);
- 9) If the site is located within an Area of Archaeological Importance (SA11);
- 10) If the site is on or within the immediate vicinity of Scheduled Ancient Monuments, listed buildings or conservation areas (SA11);
- 11) Whether the site is located on brownfield or greenfield land (SA 11, SA15) ; and
- 12) If the site is located within an Air Quality Management Area (SA13, SA14).

Each site has been assessed against the above criteria with the exception of criterion 7, as there was a lack of data on landscape designations in the District. The criteria have been divided into social and economic, environmental (transport) and environmental (other) sustainability categories, with the results: '✓✓' to indicate a major positive effect or no environmental constraints; '✓' to indicate a minor positive effect or very limited environmental constraints; '-' to indicate a neutral effect or some limited environmental constraints; '✖' to indicate a minor negative effect or several environmental constraints; '✖✖' to indicate a major negative effect or substantial environmental constraints; and '?' to indicate an uncertain effect.

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### KEY

Magnitude of Effect	Criteria
<b>Economic</b>	
✓✓	Allocation of employment land of a suitable scale to size of settlement AND in an area falling within the 10% most deprived Super Output Areas (SOA) in terms of employment or income deprivation.
✓	Allocation of employment land of a suitable scale to the size of the settlement AND in an area falling within the 20% most deprived SOAs in terms of employment or income deprivation.  OR  Allocation of employment land of a suitable scale to the size of the settlement AND accessible to more than 30% of people in Wakefield.  OR  Allocation of employment land that is suitable to the size of the settlement AND is location specific, such as river-based activity.  OR  Indirect benefit from housing allocations of >200 houses in a Principal Service Centre, 100-200 houses in other Urban Areas, 50-100 houses in a Local Service Centre or 10 to 20 houses in villages.
-	Allocation of employment land of sufficient scale to size of settlement OR in an area falling within the 20% most deprived SOAs in terms of employment OR income deprivation.  OR  Indirect effect of an inappropriate amount of housing such as an oversupply of housing in a village or an undersupply of housing in a Principal Service Centre having a - or x/xx social effect.
x	Allocation of employment land in an area of no need.
xx	N/A.
<b>Social</b>	
✓✓	Housing allocation in an area of need as defined by the 'Housing Needs Statement 2005/6' AND identified within the Core Strategy Settlement Hierarchy AND with access to four of the following in a Principal Service Centre, Urban Area or Local Service Centre, or three of the following in a village: employment sites (within 40mins), GPs (within 15 mins), hospitals (within 60mins), senior schools (within 40 mins), primary schools (within 15mins)*.  OR  Allocation of land for community, culture, leisure and recreational facilities (if culture, leisure and recreation (CLR) facilities are provided together with housing in an area of need and accessible to two or three other community facilities.
✓	Housing allocation in an area of need as defined by the 'Housing Needs Statement 2005/6' with access to three of the following in a Principal Service Centre, Urban Area or Local Service Centre or two of the following in a village: employment sites (within 40mins), GPs (within 15 mins), hospitals (within 60mins), senior schools

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Magnitude of Effect	Criteria
	<p>(within 40 mins), primary schools (within 15mins)*.</p> <p>OR</p> <p>Allocation of land for community, culture, leisure and recreational facilities.</p> <p>OR</p> <p>Social benefits associated with allocation of employment land achieving ✓✓ in the economic sector.</p>
-	<p>Housing allocation in an area of need as defined by the 'Housing Needs Statement 2005/6' with access to only one of the following: employment sites (within 40mins), GPs (within 15 mins), hospitals (within 60mins), senior schools (within 40 mins), primary schools (within 15mins).</p> <p>OR</p> <p>Indirect benefit from employment allocations achieving ✓ in the economic sector.</p>
x	<p>&gt;10 houses in a village.</p> <p>OR</p> <p>Housing allocation in an area of no defined need.</p>
xx	<p>&gt;20 houses in a village.</p> <p>OR</p> <p>Housing allocation in an area of no defined need and with poor access to community facilities.</p>
<b>Environmental (Transport)</b>	
✓✓	<p>Employment allocations accessible to more than 30% of the Wakefield population by public transport (within 40 mins) and within 0.5km of a bus stop.</p> <p>OR</p> <p>Housing allocations with access to four of the following: employment sites (within 40mins), GPs (within 15 mins), hospitals (within 60mins), senior schools (within 40 mins), primary schools (within 15mins).</p>
✓	<p>Employment allocations accessible to between 10% and 29% of the Wakefield population by public transport (within 40 mins) and within 0.5km of a bus stop.</p> <p>OR</p> <p>Housing allocations with access to three of the following: employment sites (within 40mins), GPs (within 15 mins), hospitals (within 60mins), senior schools (within 40 mins), primary schools (within 15mins).</p>
-	<p>Employment allocations accessible to between 5% and 9% of the Wakefield population by public transport (within 40 mins) and within 0.5km of a bus stop.</p> <p>OR</p> <p>Housing allocations with access to at least one of the following: employment sites (within 40mins), GPs (within 15 mins), hospitals (within 60mins), senior schools (within 40 mins), primary schools (within 15mins).</p>
x	<p>Employment allocation in an area accessible to less than 5% of people by public transport.</p> <p>OR</p>

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Magnitude of Effect	Criteria
	Housing allocations with no access to community facilities.
xx	N/A
<b>Environmental (Other)</b>	
✓✓	Brownfield site with no other constraints.
✓	Brownfield site located within the Green Corridor.
-	Brownfield or Greenfield land within the Greenbelt allocated for an acceptable use in accordance with the Core Strategy/Development Control DPD.  OR  Greenfield Site with no other constraints.
x	Greenfield site located within the Green Corridor.  OR  Brownfield site located within the Greenbelt not allocated for an acceptable use in accordance with the Core Strategy/Development Control DPD.
xx	Greenfield site located within the Greenbelt (unless the allocation is for uses deemed acceptable in accordance with the Core Strategy/Development Control DPD).  OR  Brownfield site located within the Greenbelt and Green Corridor (unless the allocation is for uses deemed acceptable in accordance with the Core Strategy/Development Control DPD).  OR  Site located within a nationally or internationally designated ecological site, a Class 1 Area of Archaeological Importance or on a Scheduled Ancient Monument.
<p>Where the actual number of dwellings to be provided on a site is unknown at present, the potential number has been calculated using an average net density of 30 dwellings per hectare.</p> <p>Where sites are located partly within Strategic Flood Risk Zone 3 or washland, or wholly within a Strategic Flood Risk Area (SFRA) zone 2, the environmental effect is reduced by one level. Where sites are located wholly within SFRA zone 3 or washland, the effect is reduced by two levels, up to a maximum of xx.</p> <p>In some cases, only a small part of the site creates an Environmental (Other) xx effect. It has been recommended that the boundaries of these sites are revised, or further recommendations will be incorporated at the Preferred Options stage.</p> <p>Where sites are located within an Air Quality Management Area (AQMA) or AQMA buffer, locally designated nature conservation areas, contain a protected species site or a Class II Area of Archaeological Importance, the effect is reduced by one level.</p> <p>It is assumed that the integrity of Listed Buildings and Conservation Areas will be protected in accordance with the Development Control DPD and therefore, their presence within a site allocation does not necessarily reduce the overall effect.</p>	
Notes: * In accordance with the thresholds set by WMDC for their accessibility review.	

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### TESTING THE SITE OPTIONS

All 149 sites have been assessed against the twelve criteria outlined above. A table has been produced which documents the results of, and provides commentary on, the initial strategic-level review and is presented in Appendix A. The results are divided into economic, social, environmental (transport) and environmental (other) criteria for ease of reference. A separate table providing further detailed break down in response to the environmental questions is presented in Appendix B.

As shown in the table above, in some cases, a major positive economic or social effect has a knock-on effect. For example, providing a substantial amount of employment in a deprived area will have a major positive economic effect and a minor positive social effect through the reduction of income and employment deprivation/ unemployment. A large amount of housing in an area with high demand is likely to result in a minor positive economic effect, through attracting people to the area. Environmental effects will not have knock-on economic or social effects; the presence of flood risk zones, washlands, AQMAs, designated or archaeological areas on a site will only have a knock-on environmental effect in so far as they will reduce the overall environmental result of that particular site.

### RESULTS OF THE INITIAL STRATEGIC-LEVEL REVIEW OF THE SITE OPTIONS

95 out of 149 sites produced major positive social or economic effects. These sites made a significant contribution to housing, leisure, recreation or employment in areas of need.

14 out of 149 sites produced uncertain economic and social effects, which were largely caused by uncertainty regarding the size of the site or, in the case of mixed use allocations, the amount of land allocated to each use. These land allocations may have a negative economic or social effect, depending on how they are developed. For example, providing a very small amount of additional land for employment, with a large amount of additional housing in an area with low housing demand but high levels of income or employment deprivation, may have an adverse economic and social effect if it increases the number of people in the area competing for the same employment opportunities.

Neutral economic and social effects resulted from smaller sites or those which would include a small amount of employment land or housing or which were inaccessible or located away from services and facilities.

Only 18 of the sites resulted in major adverse social effects. These sites provided a substantial amount of housing in village locations. Development on this scale contradicts Council policy and could threaten the character of these locations. There were no criteria for major adverse economic effects.

115 out of 149 sites were well located in terms of accessibility to the Wakefield population or community facilities with 9 sites having poor accessibility.

11 out of 149 sites produced major positive environmental effects. These sites were urban, on brownfield land, accessible via public transport and had no environmental constraints.

Neutral environmental effects resulted largely from: urban sites situated on brownfield land, but which overlapped to a minor extent with a flood zone, Wakefield Nature Area, or green corridor; or rural sites which involved 'appropriate' development in the green belt.

47 sites resulted in major adverse environmental effects. These effects were mostly generated by rural sites located on greenfield land, situated in the greenbelt and/or green corridor, those which included a protected species (such as Water Vole) site, those situated in a flood zone, and near a Wakefield Nature Area or Class II Archaeological site.

The initial strategic review indicated that no European Sites (Special Areas of Conservation, Special Protection Areas or sites included on draft lists for protection as outlined in Regulation 10 of the Habitats

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Regulations 1994) will be affected by the Site Specific Policies and Proposals DPD. Following the identification of the Preferred Options, an Appropriate Assessment will be carried out, if necessary.

### **SUSTAINABILITY APPRAISAL OF THE SITE SPECIFIC POLICIES AND PROPOSALS DPD**

The next stage of the process will be to identify the preferred options, or preferred sites, for the Site Specific Policies and Proposals DPD. These will be the sites which perform well against the sustainability criteria, address the key sustainability issues of the District, and which are in accordance with other Council policies. These preferred options will be subjected to a full appraisal against the 15 Sustainability Objectives of the SA Framework and the results will be included in the Site Specific Policies and Proposals DPD SA Report.

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**Appendix A SUSTAINABILITY APPRAISAL REVIEW**

# Appendix A APPRAISAL OF THE POTENTIAL SITES

## 1.1 KEY FOR THE SA MATRICES

### Sustainability Aspects

**EC** Economic sustainability

**S** Social sustainability

**EN (TRA)** Transport aspects of environmental sustainability

**EN (Other)** Other aspects of environmental sustainability

### Magnitude

✓✓ Option has a major positive impact

✓ Option has a minor positive impact

- Option has a neutral impact

× Option has a minor negative impact

×× Option has a major negative impact

? Impact is uncertain

### Abbreviations

BF = Brownfield site

Co = Countryside location

GC = Green Corridor (as designated in the UDP)

GF = Greenfield site

GIS = Geographical Information Systems

PSS – GCN = Protected Species Site – Great Crested Newt

PSS – WV = Protected Species Site – Water Vole

PSS – B = Protected Species Site – Badger

RHP&G = Registered Historic Park & Garden

SFRA = Strategic Flood Risk Assessment Zone

- Zone 2 = Medium Risk Zone
- Zone 3 = High Risk Zone
  - 3a = Developed Areas
  - 3b = Undeveloped and Sparsely Developed Areas
  - 3c = Functional Floodplain

SSI = Site of Scientific Interest (local designation)

SSSI = Site of Special Scientific Interest (national designation)

Ur = Urban location

WL = Washland (as designated in the UDP)

WMDC = Wakefield Metropolitan District Council

## 1.2 NOTES:

- All references to housing need/ demand have been taken from the *Affordable Housing - Housing Needs Statement 2005/6*;
- Where the actual number of dwellings to be provided is unknown at this stage, the potential number to be accommodated has been calculated using an average net density of 30 dwellings per hectare;
- All references to accessibility to employment land via public transport relate to the number of people in the District the site is accessible to. The data has some limitations, details of which will be included in the Site Specific Allocations and Proposals Preferred Options report. (Further information can be obtained from WMDC);
- All references to income and employment deprivation have been taken from the *Indices of Deprivation 2004*.
- Site references in brackets indicate those sites which overlap with the site being discussed;
- There are no sites that have spatial conflict with the one Special Areas of Conservation (SAC) in the WMDC area. However it will still need to be determined whether an Appropriate Assessment should be undertaken when development proposals come forward;
- There are no Special Protection Areas (SPAs) or National Nature Reserves situated in the WMDC area;
- There are no SACs or SPAs which are located outside the WMDC boundary, but in close proximity to the area. The closest is the South Pennine Moors SAC / Peak District Moors SPA, which is over 14km from the WMDC boundary;
- No sites have spatial conflict with Local Nature Reserves;
- There are no sites have spatial conflict with Ancient Woodland (although NOR2 is adjacent to Ancient Woodland);
- The Green corridor will be given more ecological protection status and will place a more severe constraint on development when it becomes part of the Wildlife Habitat Network which is proposed under Development Control Policy NAT4 in the WMDC Development Control Policies DPD Preferred Options Report;
- No sites have spatial conflict with WMDC Ancient Monuments;
- There are no Registered Battlefields situated in the WMDC area;
- There is no spatial conflict with Scheduled Ancient Monuments (SAMs). (Sites W50 & W51 are adjacent to SAM Ref: WY1277);
- There is no direct spatial conflict with Class I sites of Archaeological Importance. (PNT42 is very close, and W50 & W51 are fairly close to 2 sites);
- The Air Quality Management Areas have been given a 0.5km buffer zone. Where a site falls in the buffer zone this is stated;
- No information was available on the location of contaminated land sites; and
- The only information available on landscape designations came from the "Historic and Landscape" layer from the UDP map. There were no sites which had spatial conflict with this layer. (The district is divided into six landscape character areas but these were not used in the appraisal as they are very "broad brush" and not relevant to site appraisal).

Table 1: Results of the SA

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
<b>Northern area</b>							
<b>PROPOSED NEW HOUSING, EMPLOYMENT AND SPECIAL POLICY AREA SITES</b>							
N1	Former Prince of Wales Colliery	A. Employment and Residential	✓✓	✓✓	✓✓	x	<p>The site allocation will provide housing (820 dwellings) in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The proposed land use for site N1B also includes outdoor recreation provision (which will increase the local leisure resource). Both sites have good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The site is therefore anticipated to have a major positive effect on social sustainability principles.</p> <p>Unemployment in the ward has declined slightly since 2003; however Pontefract's unemployment rate is still above the District average. The site will provide additional employment in Pontefract, parts of which fall within the 20% most deprived Super Output Areas in England (SOAs), in terms of income deprivation, and the 10% most deprived, in terms of employment deprivation. The site is therefore also anticipated to have a major positive economic effect.</p> <p>The employment uses on the site would be accessible via public transport (within 40 minutes) to 36.7% of people and is within 0.5km walking distance of a bus stop and there is good access to community facilities.</p> <p>Part of both sites contain green corridor and greenbelt. A Listed Building also lies within the site. Site N1B is within a 3b flood risk zone and partially comprises greenfield land. A minor adverse environmental effect is anticipated for site N1A and a major adverse environmental effect for site N1B.</p>
	A. Colliery Yard + B. Whole site incl. tip	B. Employment and Residential and outdoor recreation	✓✓	✓✓	✓✓	xx	
N2	Flass Lane, Cutsyke	A. Employment	✓✓	✓	x	xx	<p>The site allocation N2A will provide additional employment near Castleford, (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. Parts of Castleford fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The generation of additional employment in the area is therefore anticipated to have a major positive economic effect and an associated minor positive social effect.</p> <p>The site allocation (N2B) will provide some additional housing and employment land. It includes 110 dwellings and will provide housing near Castleford; an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and</p>
	A. UK Coal Proposal	B. Housing and employment	✓✓	✓	x	xx	
	B. Comprehensive proposal						

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>rented accommodation for the homeless. The site is appropriate to the scale of the settlement it is located within, will create a relatively small amount of additional housing and no community facilities are accessible from the site. The site is also relatively inaccessible as public transport facilities are not within close proximity. However, the site is anticipated to have a minor positive social effect through providing housing and employment in an area of need. The site is large and the generation of additional employment in the area is anticipated to have a major positive economic effect.</p> <p>The site is relatively inaccessible by public transport and the allocation is therefore anticipated to have an adverse transport effect. Both sites are rural, greenfield sites and fall within greenbelt and green corridor. The sites lie within washland and a 3b flood risk zone and also include an area of Class II archaeological importance. Consequently, a major adverse environmental effect is anticipated.</p>
N3	Willowbridge Lane	Employment	✓	-	✓	x	<p>The site allocation will provide land for employment between Normanton and Castleford (a Principal Service Centre); areas which are classed by Council policy as two of the 11 urban areas in the District where most new development should be accommodated. Parts of Normanton/ Castleford fall within the 10% most deprived SOAs, in terms of income and employment deprivation. However, the site allocation is small and given the size of the settlement, this allocation is unlikely to provide a significant employment contribution. A minor positive economic and neutral social effect is therefore anticipated.</p> <p>The site is accessible via public transport (within 40mins) to 28.4% of people and will therefore contribute to reducing the need to travel using the private car. The site is urban and is located within the green corridor. It is a greenfield site, which is adjacent to flood risk zones and washlands. A very small part of the site falls within SFRA zones 3b and 3c. The site is anticipated to have a minor adverse environmental effect. <b>Revision of the site boundary is recommended in order to avoid the SFRA zones.</b></p>
N4	Trinity Farm, Ferrybridge	Commercial development	✓✓	✓	x	xx	<p>The site will provide land for commercial development between Pontefract (a Principal Service Centre) and Knottingley; areas which are classed by Council policy as two of the 11 urban areas in the District where most new development should be accommodated and which fall within the 10% and 20% most deprived SOAs, in terms of income and employment deprivation. This site is large and is likely to have a major positive effect on the economy and associated minor positive social effects due to the associated investment and expenditure the development is likely to attract and the creation of jobs.</p> <p>The site is rural, Greenfield land and is inaccessible via public transport. It also is situated in the greenbelt and is consequently anticipated to have a major adverse environmental effect and a minor adverse transport effect.</p>
N5	NE of A1-M62 Interchange A. CDP proposal	Employment	✓ ✓✓	- ✓	✓ ✓	xx xx	<p>The site allocations will provide land for employment in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. Parts of Knottingley fall within the 10% most deprived SOAs, in terms of income and employment deprivation. Site N5B is almost double the size of N5A and the amount of extra employment it would provide is anticipated to increase its overall positive</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	B. Possible Council supported proposal						<p>economic effect to major positive. Site N5A is anticipated to have a minor positive economic effect and a neutral social effect. A minor positive social effect, is anticipated from site N5B, through the allocation creating a substantial amount of additional employment land, thereby reducing deprivation.</p> <p>The sites are accessible via public transport to 17.8% of people and will therefore contribute to reducing the need to travel using the private car. They are rural, comprise greenfield land and are situated in the greenbelt. The allocations are consequently anticipated to have a major adverse environmental effect.</p>
N6	Former Lambson's Chemicals site and adjoining land	Housing	✓	✓✓	✓✓	-	<p>The site will provide 1337 dwellings in a Castleford (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation is therefore considered to have a major positive social effect and a minor positive economic effect as it is likely that the provision of housing will result in increased local and regional economic activity.</p> <p>The site is urban, has good accessibility to community facilities, comprises brownfield land and will involve the reclamation of contaminated land. However, it is located within SFRA zones 2 and 3a and a small part of the site overlaps with washland. It is therefore anticipated that the site will have a neutral environmental effect.</p>
N9	Wheldale Fryston Special Policy Area  (Riverside SPA includes C6)	Housing and Employment	✓✓	✓✓	✓✓	xx	<p>The site is extremely large and will provide housing in Castleford; (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education, is accessible via public transport to 27.3% of people (within a 40 minute journey) and is within 0.5km walking distance of a bus stop.</p> <p>Land for employment is also included in the site allocation. Parts of Castleford fall within the 20% most deprived SOAs, in terms of income deprivation, and among the 10% most deprived SOAs, in terms of employment deprivation. The allocation is anticipated to have a major positive economic and social effect through the provision of a large amount of housing and employment with good access to services and facilities, in a deprived part of the District.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. It comprises both greenfield and brownfield land and will involve the reclamation of contaminated land. It falls partially in the greenbelt and contains areas of Wakefield Nature Area. Part of the site falls in SFRA zones 3a, 3b and 3c. The site is also adjacent to a SSSI, (which is outside of the District), and a Listed Building. A major</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							adverse environmental effect is anticipated.
N25	Former Brickworks, Wakefield Road, Normanton	Housing	-	✓✓	✓✓	✓✓	<p>The site will provide land for housing (94 dwellings) in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and a major positive social effect is anticipated. The site will make a small housing contribution, given the size of the settlement in which it is located, and is therefore anticipated to have a neutral economic effect since this level of housing is unlikely to result in a substantial increase in local spending.</p> <p>The site is a brownfield, urban site with no environmental constraints and has good access to community facilities. As such, selection of this site is anticipated to have a major positive transport and general environmental effect.</p>
N29a	Various proposed cemetery sites. Wakefield Road, Normanton	Cemetery	-	✓	✓✓	-	<p>The site allocation is in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. The allocation is anticipated to have a neutral economic effect and a minor positive social effect by contributing to local services and enhancing accessibility to facilities by locating the cemetery close to existing development. The site is accessible via public transport (within 40 minutes) to 47.7% of people and is within 0.5km walking distance of a bus stop.</p> <p>The site is rural and comprises greenfield land in the greenbelt. There are no other environmental constraints. Council policy defines cemeteries as an appropriate land use within the greenbelt and one which preserves the openness and purposes of the greenbelt. The site is therefore anticipated to have a neutral environmental effect.</p>
N29b	Various proposed cemetery sites. Normanton By-Pass (Cooklands)	Cemetery	-	✓	✗	✗	<p>The site allocation is in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. The allocation is anticipated to have a neutral economic effect and a minor positive social effect by contributing to local services and enhancing accessibility to facilities by locating the cemetery close to existing development. The site is relatively inaccessible as public transport facilities are not within close proximity and a minor adverse effect on transport is therefore anticipated.</p> <p>The site is rural and comprises greenfield land in the greenbelt and green corridor. The site's location within a green corridor is unlikely to have an adverse environmental effect, as the use of the site as a cemetery will not constrain the ability of wildlife to pass through the site. A small part of the site overlaps into SFRA zones 2 and 3b. The site also contains a Class II archaeological site. Whilst Council policy states that cemeteries are an appropriate land use within the greenbelt, the site could impact on the Class II archaeological site and as such, a minor adverse environmental effect is anticipated.</p>
N29c	Various proposed	Cemetery	-	✓	✓✓	-	The site allocation is in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. The allocation is anticipated to have

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	cemetery sites. Wakefield Road, Pontefract						<p>a neutral economic effect and a minor positive social effect by contributing to local services and enhancing accessibility to facilities by locating the cemetery close to existing development. The site is accessible via public transport (within 40 minutes) to 41.3% of people and is within 0.5km walking distance of a bus stop.</p> <p>The site is rural and comprises greenfield land situated in the greenbelt and a green corridor. A neutral environmental effect is anticipated, as Council policy defines cemeteries as an appropriate land use within the greenbelt and one which preserves the openness and purposes of the greenbelt. The site's location within a green corridor is unlikely to have an adverse environmental effect, as the use of the site as a cemetery will not constrain the ability of wildlife to pass through the site.</p>
N31	Land off Ackton Pasture Lane	Housing	-	-	-	×	<p>The site allocation includes 16 dwellings and will provide housing between Castleford (a Principal Service Area) and Normanton; areas which are classed by Council policy as two of the 11 urban areas in the District where most new development should be accommodated and where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site will make a very small housing contribution, given the size of the settlement in which it is located and only has good access to a primary school. The site is therefore anticipated to have a neutral economic, social and transport effect.</p> <p>The allocation is anticipated to have a minor adverse environmental effect as it is in a rural location and comprises greenfield land in a green corridor.</p>
N36 (KNT29)	Knottingley Riverside	Housing, Employment, Commercial Leisure.	✓	✓✓	✓✓	-	<p>The site is relatively large, is appropriate to the scale of the settlement it is located within, and will provide land for housing in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The amount of housing to be placed on this site is unknown at this stage. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and will provide additional leisure facilities. The site is also accessible via public transport (within 40 minutes) to 28% of people and is within 0.5km walking distance of a bus stop. It has therefore been assumed the site will have a major positive effect on social sustainability principles.</p> <p>The site will provide land for employment in Knottingley; parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The amount of employment land included in the allocation is unknown at this stage. However, it is assumed that, due to the size of the allocation, it will have a positive economic effect.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. It is in an urban location and comprises brownfield land which lies partly within a green corridor and SFRA zones 3a and 3b. A neutral effect is anticipated. <b>It is recommended that the site boundary is revised to avoid the SFRA zones.</b></p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
N37	Sharlston Colliery	Housing, Community Facilities and Mineral Extraction.	✓✓	xx	✓✓	xx	<p>The site is very large and will provide land for housing in Sharlston; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area which is in need of 2 and 3 bed disabled dwellings, single person and family type accommodation comprising 2, 3 and 4 bed properties and rented accommodation for homeless persons. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education, and will include land for community facilities, which is likely to contribute to the social capital of the area. The amount of housing to be placed on this site is unknown at this stage but is likely to be large, given the size of the site. This is inappropriate to the scale of the settlement and a major adverse social effect is therefore anticipated.</p> <p>The mineral extraction element of the site is anticipated to have a major beneficial effect on the local economy through income and employment generation, including for the traditional mining community.</p> <p>Although the site is rural, it does have good access to community facilities reducing the need to travel. Developing the site would also involve the reclamation of derelict land. However, the site is located within the greenbelt and a green corridor. A major adverse environmental effect is therefore anticipated.</p>
N39 (Contains NOR26)	Altofts Hall Farm, Normanton	A. Housing or PAS (major part Taywood)  B. Housing (minor part Hogg)	✓ -	✓✓ -	✓✓ -	x x	<p>The site (N39A) will provide land for housing (538 dwellings) in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation will have a major positive social effect and a minor positive economic effect as it is likely the provision of housing will attract people to the area, increasing local and regional spending and economic activity.</p> <p>The site (N39B) will provide land for housing (133 dwellings) in Normanton. This is a relatively small amount of additional housing, given the size of the settlement, and the site only has good public transport access to employment and a primary school. It is therefore anticipated to have a neutral social and economic effect.</p> <p>The site is urban and is situated on greenfield land. It includes a Wakefield Nature Area and a Class II archaeological site. A minor adverse environmental effect is therefore anticipated.</p>
N40 (NOR25)	Ashfields, Normanton	Housing or PAS	✓ ?	✓✓ ?	✓✓ ✓✓	- -	<p>The site will provide housing (650 dwellings) in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 and 3 bed disabled dwellings, single person and family type accommodation comprising 2, 3 and 4 bed properties and rented accommodation for homeless persons. The site is large and would make a significant contribution to the housing needs of the area. The site also has good access to community facilities, including employment, a GP surgery, hospital, and primary and secondary education. The allocation will have a major positive social effect and a minor positive economic effect as it is likely the provision of housing will attract people to the area, increasing</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>local and regional spending and economic activity. Deprivation is not a key issue in Ashfield; where income and employment deprivation levels are low and therefore allocation of the PAS for employment uses should be avoided.</p> <p>The site comprises greenfield land, which is situated in an urban location. A small part of the site lies within a SFRA zone 2 and the site is adjacent to a Wakefield Nature Area. It is anticipated the site will have a neutral environmental effect.</p>
N41 (FTH23)	Featherstone East	A. Housing (Taywood)	✓	✓✓	✓✓	xx	<p>The site allocation (N41A) will provide land for housing (303 dwellings) in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. Both sites have good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. Site N41A is relatively large and is anticipated to have a major positive social effect and also, a minor positive economic effect as it is likely the provision of housing will attract people to the area.</p> <p>Site N41B would be designated a Special Policy Area (SPA). The specific type/s of development to be placed on the site is/are unknown at this stage. Consequently, an uncertain effect on economic and social principles of sustainability is anticipated. However, the site is in an area of housing need and parts of Featherstone fall within the 10% most deprived SOAs, in terms of income and employment deprivation. Provision for residential and employment land is therefore likely to have a positive social and economic effect.</p> <p>The sites are rural and located on greenfield land with a small part lying within the greenbelt. There are no other environmental constraints. A major adverse environmental impact is anticipated. <b>It is recommended that the boundaries are altered so that the area of greenbelt is excluded.</b></p>
		B. Special Policy Areas (WMDC)	?	?	✓✓	xx	
N42	Land North of St Andrews Road, Fryston	Housing	✓	✓✓	✓✓	-	<p>The site will provide housing (71 dwellings) in Castleford (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site will make a small housing contribution, given the size of the settlement in which it is located, but has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is therefore anticipated to have a major positive effect on social sustainability principles and a minor positive economic effect.</p> <p>The site is urban but is located on greenfield land. As such, it is anticipated to have a neutral environmental effect.</p>

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			Ec	S	En (TRA)	EN (other)	
N44	Land East of Huntwick Lodge, Featherstone	Leisure or	?	✓	✓✓	xx	<p>Parts of Featherstone fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The site is very small, and will only make a small contribution to leisure or employment, given the size of the settlement in which it is located. If the site were to include land for employment this may have a minor positive impact on economic sustainability, but is unlikely to result in more than a neutral social effect. The economic effect of leisure being provided on the site is uncertain at this stage as it is unknown whether or not there is a need for leisure facilities in this part of the District but it is likely to have a minor positive social effect.</p> <p>The site is accessible via public transport (within 40 minutes) to 47.2% of people and is within 0.5km walking distance of a bus stop and will therefore contribute to reducing the need to travel using the private car. It is in a rural location and comprises greenfield land situated in the greenbelt. The site is in a SFRA zone and contains a Listed Building close to the edge of the site. Due to its location within the greenbelt, a major adverse environmental effect is anticipated. <b>It is recommended that the proposed land use is tightened up to determine if it is acceptable in environmental terms.</b></p>
		Employment	✓	-	✓✓	xx	
N45	Land South of Purston Jaglin	Housing	✓	✓✓	✓✓	xx	<p>The site allocation will provide land for housing (98 dwellings) in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and therefore is anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The site is rural and comprises greenfield land, which is situated within the greenbelt. A small part of the site falls within SFRA zones 2 and 3b. Consequently, a major adverse environmental effect is anticipated.</p>
N46	Station Road, Normanton	Housing	✓	✓✓	✓✓	✓	<p>The site will provide land for housing (143 dwellings) in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities, including employment, a GP surgery, hospital, and primary and secondary education. The site is anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The site is urban and is situated on brownfield land, partially within the greenbelt. A small part of the site is also located within the green corridor. However, this could be protected as part of the development of the site or, this part of the site could be removed from the allocation. A minor positive environmental effect is anticipated.</p>
N50 (PNT44)	PNT44 Land North of Moor Lane, Carleton,	Housing or	✓	✓✓	✓✓	x	<p>Assuming that the site allocation will provide housing (269 dwellings), it is anticipated to have a major positive social effect as it will provide a significant number of additional houses in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be</p>
		PAS	?	?	✓✓	x	

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Pontefract						<p>accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site also has good access to community facilities including employment, a hospital, and primary and secondary education. A minor positive economic effect is also predicted as it is likely the provision of housing will attract people to the area and therefore spending and economic activity in the local and regional area.</p> <p>If the site allocation were PAS, an uncertain effect on economic and social sustainability is anticipated as the specific type/s of development to be placed on the site is/are unknown. However, the site is in an area of housing need and Pontefract's unemployment rate is still above the District average. Parts of Pontefract fall within the 20% most deprived SOAs, in terms of income deprivation, and the 10% most deprived, in terms of employment deprivation. Provision for residential or employment land is therefore likely to have a positive social and economic effect, although this is anticipated to be limited owing to the size of the site.</p> <p>The site comprises greenfield land which is situated in an urban location, within a green corridor. A minor adverse environmental effect is anticipated.</p>
N51 (PNT40)	PNT40 Ackworth Road / Hardwick Road, Pontefract	Housing	✓	✓✓	✓✓	×	<p>The site allocation will provide a substantial number of houses (501 dwellings) in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site also has good access to community facilities including employment, a hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect overall. A minor positive economic effect is also predicted as it is likely the provision of housing will attract people to the area and therefore spending and economic activity in the local area.</p> <p>The site is situated in an urban location, on greenfield land within a green corridor. There are no other environmental constraints and as such, a minor adverse environmental effect is anticipated.</p>
N52 (NOR 25)	Land off Falmouth Avenue, Normanton	Housing or PAS	✓ ?	✓✓ ?	✓✓ ✓✓	× ×	<p>The site allocation will provide land for housing (128 dwellings) in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 and 3 bed disabled dwellings, single person and family type accommodation comprising 2, 3 and 4 bed properties and rented accommodation for homeless persons. The site has good access to community facilities including employment, a GP surgery, a hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>Parts of Normanton fall within the 10% most deprived SOAs, in terms of income and employment deprivation. Allocation of the site as PAS may result in a positive economic effect if some provision for employment was included. However, the site is small in comparison to the size of the settlement in which it is located and would</p>

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			Ec	S	En (TRA)	EN (other)	
							<p>therefore be likely to have a minor positive economic effect at best. Dividing the site for residential and employment uses is anticipated to have a neutral social and economic effect due to the size of the site. It is unlikely that the site could make a significant contribution to both uses.</p> <p>The site is situated in an urban location, on greenfield land, within a designated Wakefield Nature Area. A minor adverse environmental effect is therefore anticipated.</p>
N53 (FTH 24)	Land at Whinney Lane, Streethouse	Housing	-	xx	✓✓	xx	<p>The site will provide land for housing (95 dwellings) in Streethouse; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area which is in need of 2 and 3 bed disabled dwellings, single person and family type accommodation comprising 2, 3 and 4 bed properties and rented accommodation for homeless persons. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect. The size of the development is inappropriate to the scale of the settlement and is therefore anticipated to have a major adverse social effect and a neutral effect on economic sustainability principles.</p> <p>The site is in a rural location and comprises greenfield land within a green corridor. The site contains a protected species (Water Vole) site and as such, is anticipated to have a major adverse environmental effect.</p>
N89	Land at England Lane – Middle Lane, Knottingley	Housing	✓	✓✓	✓✓	-	<p>The site will provide land for housing (181 dwellings) in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is anticipated the allocation will have a major positive social effect and a minor positive economic effect through providing housing in an area of need and with good access to facilities.</p> <p>The site comprises greenfield land. There are no other environmental constraints, and therefore a neutral environmental effect is anticipated.</p>
N84	North of Green Lane, Featherstone.	Employment	✓✓	✓	✓✓	xx	<p>The site is large and will provide additional employment land in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation.</p> <p>The site is appropriate to the scale of the settlement it is located within and is anticipated to have a major positive effect on the economy and a minor positive social effect through increased employment and reduced deprivation.</p> <p>The site is accessible via public transport (within 40 minutes) to 47.8% of people and is within 0.5km walking distance of a bus stop. It is in a rural location and comprises greenfield land situated within a greenbelt and green corridor. Due to these constraints, a major adverse environmental effect is anticipated.</p>

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			Ec	S	En (TRA)	EN (other)	
N86 (Part NOR25)	Normanton Station Areas	Special Policy Area – primarily housing, some retail, offices	✓✓	✓✓	✓✓	✓	<p>The site allocation is in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 and 3 bed disabled dwellings, single person and family type accommodation comprising 2, 3 and 4 bed properties and rented accommodation for homeless persons. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The amount of housing to be placed on this site is unknown at this stage, but it is estimated the site may accommodate approximately 381 dwellings. It has been assumed the site will have a major positive effect on social sustainability principles.</p> <p>Parts of Normanton fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The amount of retail/ office space included in the allocation is unknown at this stage, however, a major positive economic effect has been assumed due to the benefits associated with housing and employment uses.</p> <p>The site is within an urban location and comprises brownfield land. The only environmental constraint is that part of the site is within a designated Wakefield Nature Area and therefore a minor positive environmental effect is anticipated. <b>It is recommended that the site boundaries are revised to exclude the Nature Area.</b></p>
N91 (Part FTH1)	Land at Lister Close, Featherstone	Special Policy Area – primarily housing	✓	✓✓	✓✓	x/xx	<p>The site allocation will provide land for a substantial amount of housing (632 dwellings) in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is anticipated to have a major positive social effect overall. A minor positive economic effect is also predicted as it is likely the provision of housing will attract people to the area.</p> <p>The site comprises both greenfield and brownfield land within an urban location, falls partially in a green corridor and is adjacent to a protected species (Water Vole) site. The site lies within SFRA zones 2 and 3a. A minor to major adverse environmental effect is anticipated.</p>
N92	Girnhill, Featherstone	Housing	✓	✓✓	✓✓	✓✓	<p>The site allocation will provide land for housing (162 dwellings) in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and therefore a major positive social effect and a minor positive economic effect are anticipated.</p> <p>The site is in an urban location and comprises brownfield land with no other environmental constraints.</p>
N95	Land at Leys Lane,	Safeguard Minerals	✓✓	?	?	x	<p>The site is in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. The allocation is very large and will secure mineral resources. The scale</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Knottingley	Reserves					<p>of the allocation is appropriate to the settlement in which it is located and it is therefore anticipated that the allocation will have a major positive economic effect through ensuring the long-term conservation of resources.</p> <p>The social effects of the allocation are uncertain. Knottingley is a former mining area and if the allocation were to provide a significant amount of employment, this may have a positive social effect depending on the amount of employment generated. The accessibility of the site is unknown and therefore an uncertain social effect is assumed at this stage.</p> <p>The site is in a rural location and comprises greenfield land situated in the greenbelt. A very small part of the site falls within SFRA zone 3b. Excavation of mineral reserves within the greenbelt is considered by Council policy to be an acceptable use within the greenbelt, provided certain criteria are met. However, due to the location of part of the site within the SFRA, a minor adverse environmental effect is anticipated. <b>Revision of the site boundary is recommended in order to avoid the SFRA zone.</b></p>
N96	Land at Back Lane, Darrington	Housing	-	xx	-	-	<p>The site is very small and will accommodate 24 dwellings in Darrington; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. With regard to services and facilities, only employment and primary education are located within close proximity or easy access of the site. The size of the development is inappropriate to the scale of the settlement and is therefore anticipated to have a major adverse social effect and a neutral economic effect.</p> <p>The site is located on greenfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
N97	Land Fronting Holywell Lane, Glasshoughton	Housing	-	✓✓	✓✓	xx	<p>The site will provide housing (113 dwellings) in Castleford (a Principal Service Centre) / Glasshoughton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect. However, the site will make a modest housing contribution, given the size of the settlement in which it is located and is therefore anticipated to have a neutral economic effect.</p> <p>The site is in a rural location and comprises greenfield land which is situated within the greenbelt and a green corridor. The site is also adjacent to a SSSI. Consequently, a major adverse environmental effect is anticipated.</p>
N98	Land fronting Stainburn Ave	Commercial	✓	-	✓✓	xx	<p>The site will provide additional employment land in Castleford (a Principal Service Centre) / Glasshoughton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 20% most deprived SOAs, in terms of income deprivation and</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>among the 10% most deprived in terms of employment deprivation. However, the allocation is small, given the size of the settlement in which it is located and is therefore anticipated to have a minor positive economic effect and a neutral social effect.</p> <p>The site is accessible via public transport (within 40 minutes) to 33% of people and will therefore contribute to reducing the need to travel using the private car. However, it is in a rural location and is situated on greenfield land within the greenbelt and a green corridor. Consequently, a major adverse environmental effect is anticipated.</p>
<b>RETAINED EMPLOYMENT ALLOCATIONS</b>							
NOR2	Normanton Industrial Estate Extension	Employment allocation	✓✓	✓	✓	x	<p>The site allocation will provide a substantial amount of additional land for employment in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The site is appropriate to the scale of the settlement it is located within and is anticipated to have a major positive effect on the economy and a minor positive social effect as the site is accessible, will increase employment, and will contribute to reduced deprivation.</p> <p>The site is accessible via public transport (within 40 minutes) to 15.6% of people and will therefore contribute to reducing the need to travel using the private car. It is in a rural location and comprises greenfield land, within a green corridor. The site is adjacent to Ancient Woodland and contains a Listed Building. As the site is greenfield, within the green corridor, a minor adverse environmental effect is anticipated.</p>
FTH3	Green Lane	Employment allocation	✓✓	✓	✓✓	x	<p>The site will provide additional employment land in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The allocation is accessible via public transport (within 40 minutes) to 43.9% of people and is within 0.5km walking distance of a bus stop. The site is relatively large, is appropriate to the scale of the settlement it is located within, and is therefore anticipated to have a major positive economic effect and a minor positive social effect through increased employment and reduced deprivation.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. It is in a rural location and comprises greenfield land, within a green corridor. A minor adverse environmental effect is therefore anticipated.</p>
KNT5	Common Lane	Employment allocation	✓	-	✓	xx	<p>The site will provide land for employment in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation.</p> <p>However, the site is relatively small in relation to the size of the settlement in which it is located, and is therefore</p>

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			Ec	S	En (TRA)	EN (other)	
							<p>anticipated to have a minor positive economic effect and a neutral social effect.</p> <p>The site is accessible via public transport to 14.7% of people and will therefore contribute to reducing the need to travel using the private car. It is in a rural location and comprises greenfield land lying entirely within SFRA zones 3a and b. Consequently, a major adverse environmental effect is anticipated.</p>
KNT6	Weeland Road	Employment allocation	✓	-	✓	x	<p>The site will provide land for employment in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The site is accessible via public transport (within 40 minutes) to 14.9% of people and is within 0.5km walking distance of a bus stop. However, the site is relatively small in relation to the size of the settlement in which it is located and is therefore anticipated to have a minor positive economic effect and a neutral social effect.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. It is in a rural location and is situated on greenfield land within SFRA zone 3b and the green corridor. A minor adverse environmental effect is anticipated.</p>
<b>EMPLOYMENT ALLOCATION TO BECOME UNALLOCATED</b>							
N72	Lower Altofts	Unallocated employment site	-	-	-	✓	<p>This existing site allocation is in Altofts; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 20% most deprived SOAs, in terms of income deprivation and 10% most deprived, in terms of employment deprivation. The site is accessible via public transport (within 40 minutes) to 31.4% of people and is within 0.5km walking distance of a bus stop. Providing employment is provided elsewhere in the area, the removal of this allocation should have a neutral social and economic effect.</p> <p>The site is in a rural location and comprises greenfield land and part of the site falls within a SFRA zone 2. Removal of this allocation is likely to have a positive environmental effect.</p>
<b>RETAINED HOUSING ALLOCATIONS</b>							
CAS 13	Ackton Pasture	Housing	✓	✓✓	✓✓	xx	<p>The site allocation will provide land for housing in Castleford (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to employment, a hospital, primary and secondary education. It is anticipated that the allocation will have a major positive social effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated</p>

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							<p>that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site comprises greenfield land on the edge of Castleford Urban Area. It is situated within SFRA zones 2 and 3b and green corridor. A major adverse environmental effect is therefore anticipated.</p>
NOR 9	Dalefield Road / Gypsey Lane	Housing	✓	✓✓	✓✓	✓✓	<p>The site allocation will provide land for housing in Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is in an urban location and is situated on brownfield land. There are no environmental constraints and a major positive environmental effect is anticipated.</p>
PNT 66	Grove Road, Pontefract	Housing	✓	✓✓	✓✓	✓✓	<p>The site allocation will provide housing in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is in an urban location and is situated on brownfield land. There are no environmental constraints and a major positive environmental effect is anticipated.</p>
KNT 29 (N36)	Pottery Lane, Knottingley	Housing	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p>

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			Ec	S	En (TRA)	EN (other)	
							The site is in an urban location and is situated on brownfield land, lying partially in a green corridor. Part of the site also falls within SFRA zones 2 and 3b. A neutral environmental effect is therefore anticipated. <b>It is recommended that the site boundary is revised to exclude the SFRA zone.</b>
KNT 30	Womersley Road, Knottingley	Housing	✓	✓✓	✓✓	xx	<p>The site allocation will provide land for housing in Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is urban and is situated on brownfield land within SFRA zones 3a and 3b. It contains a protected species (Great Crested Newt) site and is consequently anticipated to have a minor to major adverse environmental effect. <b>It is recommended that the site boundaries are altered to exclude the protected species site.</b></p>
<b>RETAINED SPECIAL POLICY AREAS</b>							
CAS 63	The Former Glasshoughton Colliery Spoil Tip Site (Part only) (Part to become unallocated)	Employment and leisure	✓✓	✓	✓✓	-	<p>The site is in Castleford (a Principal Service Centre) / Glasshoughton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. Parts of Castleford, fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The site is accessible via public transport (within 40 minutes) to 32.8% of people and is within 0.5km walking distance of a bus stop. The size of the site is unknown, however provision of employment and leisure in a deprived area, with good access to public transport is likely to have a beneficial effect. It is therefore anticipated that the allocation will have a major positive economic effect and a minor positive social effect, until the size of the site is known.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. It is in a rural location and comprises brownfield land within an area of washland, but is not within a SFRA zone. The site is within a green corridor and a neutral environmental effect is anticipated.</p>
<b>RETAINED PAS AREAS</b>							
CAS 39	Adjoining Well Wood	Housing	✓	✓✓	✓✓	x	The site is near Castleford (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed

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			Ec	S	En (TRA)	EN (other)	
							<p>properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is urban and comprises greenfield land within a green corridor. It is adjacent to a designated Wakefield Nature Area. A minor adverse environmental effect is anticipated.</p>
CAS 40	East of Watling Road	Housing	✓	✓✓	✓✓	x	<p>The site is in the ward of Airedale and Ferry Fryston; an area with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is rural and comprises greenfield land within a green corridor. The site is adjacent to a SSI and a designated Wakefield Nature Area. Due to the site's location within the green corridor and its greenfield status, a minor adverse environmental effect is anticipated.</p>
NOR 25 (N40, N52, N86)	North and East of Ashfield	Housing	✓	✓✓	✓✓	-/x	<p>The site is in Ashfield, Normanton; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site comprises brownfield and greenfield land in an urban location. There is some overlap with a Wakefield Nature Area and a small overlap with a SFRA zone 2. A neutral to minor adverse environmental effect is anticipated. <b>It is recommended that the site boundaries are amended to exclude the Wakefield Nature Area.</b></p>
NOR 26	Altofts Hall Farm	Housing	✓	✓✓	✓✓	xx	<p>The site is in Altofts; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
(in N39)							<p>(2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is in an urban location and comprises greenfield land. It includes a Wakefield Nature Area and a Class II archaeological site. A major adverse environmental effect is anticipated.</p>
FTH 24 (N53)	Land East of Streethouse	Housing	✓	✓✓	✓✓	xx	<p>The site is in Streethouse; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area which is in need of 2 and 3 bed disabled dwellings, single person and family type accommodation comprising 2, 3 and 4 bed properties and rented accommodation for homeless persons. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities. These effects may alter if a very large amount of housing is provided, which would be inappropriate to the scale of the settlement.</p> <p>The site is in an urban location and comprises greenfield land lying within a green corridor and containing a protected species (Water Vole) site. A major adverse environmental effect is therefore anticipated.</p>
PNT 40 (N51)	Ackworth Road / Hardwick Road	Housing	✓	✓✓	✓✓	x	<p>The site is in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is urban and comprises greenfield land lying within a green corridor. A minor adverse environmental effect is therefore anticipated.</p>

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PNT 42	Land between Knottingley Road and Ferrybridge Road	Housing	✓	✓✓	✓✓	✗	<p>The site is near Knottingley Road, in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is rural and comprises greenfield land. Part of the site is within SFRA zones 2 and 3a. A minor adverse environmental effect is anticipated. <b>It is recommended that the site boundary is revised to exclude the SFRA zones.</b></p>
PNT 43	Land East of Cobblers Lane	Housing	✓	✓✓	✓✓	-	<p>The site is in Cobblers Estate/ Knottingley Road in Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is rural and comprises greenfield land. It is situated adjacent to a Wakefield Nature area. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
PNT 44 (N50)	Land North of Moor Lane, Carleton	Housing	✓	✓✓	✓✓	✗	<p>The site is in Carleton, Pontefract (a Principal Service Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there has been some increase in housing demand, with a particular need for single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is rural and comprises greenfield land lying within a green corridor. A minor adverse environmental effect</p>

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			Ec	S	En (TRA)	EN (other)	
							is anticipated.
KNT 24	Springfields	PAS	✓	✓✓	✓✓	✘	<p>The site is in Broomhill, Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is in a rural location and comprises greenfield land lying partly within SFRA zones 2 and 3b. A minor adverse environmental effect is anticipated. <b>It is recommended that the site boundaries are altered to exclude the SFRA zones.</b></p>
KNT 25	Common Lane, West of Southmoor Lane	Industry	?	?	✓	✘✘	<p>The site will allocate land for industry in Broomhill, Knottingley; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. The size of the site is unknown at this stage.</p> <p>Deprivation is not a key issue in this part of Knottingley, where income and employment deprivation levels are low. Industry/ employment uses could therefore result in an adverse effect by oversupply of land in an area of no need.</p> <p>The site is in a rural location and comprises greenfield land, lying entirely in a SFRA 3b zone. A major adverse environmental effect is therefore anticipated.</p>
<b>PROPOSED SPA AREAS</b>							
FTH 23 (N41)	North of Pontefract Road	Housing and community, village centre uses / recreation open space	✓	✓✓	-	-	<p>The site is in Featherstone; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of single person, family type accommodation (2, 3, and 4 bed properties), disabled dwellings, and rented accommodation for the homeless. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The size of the site and the amount of housing to be provided are unknown at this stage, however, it is anticipated that the allocation will have a major positive social effect and a minor positive economic effect due to the site providing housing in an area of need and with good access to community facilities.</p> <p>The site is in a rural location and comprises greenfield land with no other environmental constraints. It therefore does not represent one of the more environmentally constrained sites but providing other more suitable site allocations are identified, removal of this allocation should have a neutral environmental effect.</p>

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KNT 23	West Ings Lane	Washland (part)	?	?	?	✓	The site is on the edge of Knottingley and comprises greenfield land lying entirely within a SFRA zones 3a and 3b and green corridor. Removal of this site allocation is therefore considered to have a beneficial environmental effect.
<b>South East area</b>							
<b>PROPOSED NEW HOUSING, EMPLOYMENT AND SPECIAL POLICY AREA SITES</b>							
SE10	Westfield Lane Improvement Area	Recreation, Housing and Local Facilities	✓	✓✓	✓✓	x	<p>The site allocation will provide land for recreation, housing and local facilities near South Kirkby and South Elmsall; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and areas which are in need of 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The amount of recreation, housing and local facilities to be placed on the size of the site are unknown at this stage, however, providing housing, recreation and local facilities in an area with good access to community facilities is anticipated to have a major positive effect on social sustainability principles and a minor positive economic effect, until the size of the site is known.</p> <p>The site is in an urban location and comprises primarily brownfield land, but also includes some greenfield land. Part of the site lies within the greenbelt and a green corridor. A small area of the site is located within SFRA zones 3a and 3b. A minor to major adverse environmental effect is therefore anticipated. <b>It is recommended that the boundaries of the site are altered to exclude the greenbelt and SFRA zones.</b></p>
SE12	Land off Carr Lane	Housing	-	-	-	xx	<p>The site allocation will provide land for housing (30 dwellings) in South Kirkby; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site will make a very small housing contribution, given the size of the settlement in which it is located, and with regard to services and facilities, only a primary school is accessible from the site. It is therefore anticipated the site will have a neutral social and economic effect.</p> <p>The site is rural and is situated on greenfield land, lying within the greenbelt and a green corridor. A very small part of the site falls within SFRA zone 2. Due to the location of the site within the greenbelt and green corridor, a major adverse environmental effect is anticipated.</p>
SE13	Land at	Housing	✓	✓✓	✓✓	xx	The site allocation will provide land for housing (43 dwellings) adjoining Ackworth Moor Top; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other

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	Elmcroft Farm						<p>facilities can be provided in close proximity to meet the needs of the immediate area, and one with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The proposed land use is in accordance with Council policy, and the allocation is anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The site is rural and comprises greenfield land lying within the greenbelt and a green corridor. A major adverse environmental effect is therefore anticipated.</p>
SE15	Land at High Ackworth	Housing	-	xx	✓✓	xx	<p>The site allocation will provide land for housing (35 dwellings) at High Ackworth; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The proposed land use is in accordance with Council policy, however the size of the site is inappropriate to the scale of the settlement and consequently, a major adverse social effect and a neutral economic effect are anticipated.</p> <p>The site is rural and comprises greenfield land lying within the greenbelt and a green corridor. The whole site is within a Conservation Area and the site overlaps with SFRA zones 2 and 3b. Consequently, a major adverse environmental effect is anticipated.</p>
SE16	Land at North Elmsall	Employment	-	-	✓	xx	<p>The site allocation will provide a small amount of additional land for employment in North Elmsall. Deprivation is not a key issue in this part of the District, as the area has low numbers of people who are employment or income-deprived. Employment uses could therefore result in an adverse effect by oversupply of land in an area of no need; however, due to the size of the site, it is anticipated the allocation will have a neutral social and economic effect.</p> <p>The site is accessible via public transport (within 40 minutes) to 13.6% of people and is within 0.5km walking distance of a bus stop. A minor positive transport effect is therefore anticipated.</p> <p>The site is rural and comprises greenfield land situated within the greenbelt. A major adverse environmental effect is therefore anticipated.</p>

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SE17	Land at Vissett Cottage Hotel, Barnsley Road, Hemsworth	Housing	✓	✓✓	✓✓	xx	<p>The site allocation will provide land for housing (30 dwellings) in Hemsworth; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation is therefore anticipated to have a major positive social effect and a minor positive economic effect, through providing housing in an area of need and with good access to facilities.</p> <p>The site is rural and comprises greenfield land situated within the greenbelt. A major adverse environmental effect is therefore anticipated.</p>
SE18	Common Lane, Upton	Housing	✓	✓✓	✓✓	xx	<p>The site allocation will provide land for housing (342 dwellings) in Upton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and one with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and will create a substantial amount of new housing. The allocation is therefore anticipated to have a major positive social effect and a minor positive economic effect, as it is likely the provision of housing will result in increased local and regional economic activity.</p> <p>The site is rural and comprises greenfield land situated within the greenbelt. A major adverse environmental effect is therefore anticipated.</p>
SE19	Land off Field Lane, South Elmsall	Housing	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (75 dwellings) in South Elmsall; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor positive economic effect are therefore anticipated as the site will provide housing in an area of need and with good access to facilities.</p> <p>The site is urban and is partially situated on greenfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
SE20	Land off High	Housing	✓	✓✓	✓✓	✓	<p>The site allocation will provide land for housing (29 dwellings) in South Elmsall; classed by Council policy as one</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Street, South Elmsall  See file SE10						<p>of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor positive economic effect are therefore anticipated as the site will provide housing in an area of need and with good access to facilities.</p> <p>The site is urban, is situated on brownfield and greenfield land within a green corridor. There are no other environmental constraints and as such, a minor positive environmental effect is anticipated.</p>
SE29	HEM16 West End, Hemsworth	Housing	✓	✓✓	✓✓	✓✓	<p>The site allocation will provide land for housing in Hemsworth; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The dwellings to be provided will replace those demolished on the site and a major positive social effect and a minor positive economic effect are anticipated as the site will provide new housing in an area of need and with good access to facilities.</p> <p>The site is urban and is situated on brownfield land. There are no environmental constraints and consequently, a major positive environmental effect is anticipated.</p>
SE32	HEM3 Farm Lane, Kinsley  Extension of allocation	Housing	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (approximately 89 dwellings) in Fitzwilliam/ Kinsley; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and will provide housing in an area of need. The allocation is therefore anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The site is on the edge of the urban area and is situated on greenfield land. There are no other environmental constraints and consequently, a neutral environmental effect is anticipated.</p>
SE41	Adjoining Station, South	Housing	✓	✓✓	✓✓	✓	<p>The site allocation will provide land for housing (78 dwellings) in South Elmsall; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Elmsall						<p>housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The site is urban and is situated on brownfield land, within a green corridor. There are no other environmental constraints and a minor positive environmental effect is anticipated.</p>
SE42 (HEM 14)	City Estate, Fitzwilliam	Housing	✓	✓✓	✓✓	✓✓	<p>The site allocation will provide land for housing (133 dwellings) in Fitzwilliam; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and will provide housing in an area of need. The allocation is therefore anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The settlement is smaller than the urban areas of the District, and the allocation will make a good contribution to the housing needs of this area and an associated minor positive economic effect is anticipated.</p> <p>The site is urban and is situated on brownfield land. There are no environmental constraints. A major positive environmental effect is anticipated.</p>
SE46	EMS72 Shinwell Estate	Housing	✓	✓✓	✓✓	✓✓	<p>The site allocation will provide housing (108 dwellings) in Upton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and where there is a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect and a minor positive social effect.</p> <p>The site is urban and is situated on brownfield land. There are no environmental constraints. A major positive environmental effect is anticipated.</p>
SE47	The Bungalow, Pontefract Road, Thorpe	Housing	-	✗	-	✗✗	<p>The site allocation will provide land for housing (17 dwellings) in Thorpe Audlin; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area with a need for 2 bed accommodation for single</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Audlin						<p>people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. Employment is the only community facility/ service accessible from the site. The size of the development is inappropriate to the scale of the development and therefore, a minor adverse social effect, and a neutral economic effect, are anticipated.</p> <p>The site is in a rural location and is situated on greenfield land within the greenbelt. A major adverse environmental effect is anticipated.</p>
SE48	Land to Rear of Cambridge Street, Moorthorpe	Housing and open space	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (47 dwellings) and open space at Moorthorpe near South Elmsall/ South Kirkby; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor positive economic effect are anticipated as the site will provide housing in an area of need and with good access to facilities.</p> <p>The site is situated on greenfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
SE49	Land off Newstead Lane, Fitzwilliam	Housing	✓	✓✓	✓✓	xx	<p>The site allocation will provide land for housing (79 dwellings) at Fitzwilliam; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and therefore a major positive social effect and a minor positive economic effect are anticipated.</p> <p>The site is rural and is situated on greenfield land within the greenbelt. A major adverse environmental effect is anticipated.</p>
SE50	Land at Henry Avenue, Havercroft	Housing	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (66 dwellings) at Havercroft; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor positive economic effect are anticipated as the site will provide housing in an area of need and with good access to facilities.</p> <p>The site is in an urban location, and is situated on greenfield land, adjacent to a SSSI. There are no other environmental constraints and a neutral environmental effect is anticipated.</p>
SE51	Land at Brookside Farm, Upton	Housing	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (22 dwellings) near Upton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor economic effect is therefore anticipated.</p> <p>The site is in a rural location, is situated on brownfield land, and lies within the greenbelt. There are no other environmental constraints, although the site is adjacent to a Wakefield Nature Area. A neutral environmental effect is anticipated.</p>
<b>RETAINED EMPLOYMENT ALLOCATIONS</b>							
ACK1	Green Lane, Ackworth Moor Top	Employment Allocation	-	-	✓✓	✓	<p>The site will provide additional employment land in Ackworth Moor Top; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area. Deprivation is not a key issue in this part of the Ward, where income and employment deprivation levels are low but the site is accessible via public transport (within 40 minutes) to 29.8% of people and is within 0.5km walking distance of a bus stop and therefore the site would be accessible to other areas of employment deprivation. The proposed land use is in accordance with Council policy, but the size of the site and the amount of employment to be provided, are unknown at this stage. It has therefore been assumed that the allocation will have a neutral economic and social effect.</p> <p>There is a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows in this part of the District. The size of the site, the amount of housing to be provided, and the accessibility to services and facilities are unknown at this stage and it is therefore anticipated the allocation of the site for housing will have a neutral economic effect and a minor positive social effect.</p> <p>The site is accessible to approximately 30% of people and therefore a major positive transport impact is</p>
		Housing	-	✓	✓✓	✓	

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							anticipated. The site is situated on brownfield land. The only environmental constraint is that part of the site is located within a green corridor. A minor positive environmental effect is therefore anticipated.
EMS1	South Kirkby Ferrymoor Riddings	Employment Allocation	✓	-	✗	-	<p>The size of the allocation is unknown, however, the site will provide additional employment land near South Kirkby; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. At this stage it is anticipated that the allocation will have a minor positive effect on the local economy and a neutral social effect. If the site provides a very large amount of additional employment, the scale of the economic and social effects may change.</p> <p>The site is inaccessible via public transport and therefore a minor adverse transport effect is anticipated. It is situated on brownfield land and contains part of a Wakefield Nature Area and a protected species (Water Vole) site. A neutral effect is therefore anticipated. <b>If the site boundary was revised to exclude the protected species site and Nature Area, a major positive environmental effect would result.</b></p>
EMS2	Langthwaite Grange Extension	Employment Allocation	✓	-	✗	-	<p>The site will provide additional employment land at Langthwaite Grange. South Kirkby is classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and parts of which fall within the 20% most deprived SOAs, in terms of employment deprivation. Although the size of the site is unknown at this stage, providing additional employment in this area is anticipated to have a minor positive effect on the local economy and a neutral social effect. The scale of these effects may alter if the allocation provides a very large amount of additional employment.</p> <p>The site is within 0.5km walking distance of a bus stop, but is accessible via public transport (within 40 minutes) to only 0.2% of people. A minor adverse transport effect is therefore anticipated.</p> <p>The majority of the site is situated on greenfield land, with no environmental constraints. A neutral environmental effect is therefore anticipated.</p>
EMS5	Waggon Lane, Upton	Employment Allocation	✓	-	✓	✗	<p>The site will provide additional employment land in Upton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and parts of which fall within the 20% most deprived SOAs, in terms of income deprivation and the 10% most deprived in terms of employment deprivation. Although the size of the site is unknown at this stage, providing additional employment in this area is anticipated to have a minor positive effect on the local economy and a neutral social effect. The scale of these effects may alter if the allocation provides a very large amount of additional employment.</p> <p>The site is accessible via public transport (within 40 minutes) to 25.1% of people and is within 0.5km walking distance of a bus stop.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. However, it is situated on greenfield land; a small part of which lies within a Wakefield Nature Area</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							and a minor adverse environmental effect is therefore anticipated. <b>Wakefield Metropolitan District Council have revised the site boundary to exclude the Nature Area.</b>
<b>EMPLOYMENT ALLOCATION TO BECOME UNALLOCATED</b>							
None	N/A	N/A	N/A	N/A	N/A	N/A	N/A
<b>RETAINED HOUSING ALLOCATIONS</b>							
HEM 4	North of Madeley Road, Havercroft	Housing Allocation	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (approximately 70 dwellings) at Havercroft; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is therefore anticipated the site will have a major positive social effect and a minor positive economic effect through providing housing in an area of need and with good access to facilities.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
HEM 8	Kirkbygate, Hemsworth	Housing Allocation	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (approximately 24 dwellings) in Hemsworth; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>Although the amount of housing to be provided is small, the provision of housing in an area of need with good access to community facilities is anticipated to have a major positive effect on social sustainability principles and a minor positive economic effect.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
ACK 34	Brackenhill Quarry, Ackworth Moor Top	Housing Allocation	✓	✓✓	✓✓	✓	<p>The site allocation will provide land for housing (116 dwellings) in Ackworth Moor Top; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area and where there is a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor positive economic effect</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>are anticipated as the site will provide housing in an area of need and with good access to facilities.</p> <p>The site is situated on brownfield land which is only constrained by green corridor. A minor positive environmental effect is anticipated.</p>
EMS 14	Langthwaite Lane, South Kirkby	Housing Allocation	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (approximately 235 dwellings) in South Kirkby; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social and a minor positive economic effect are therefore anticipated.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
EMS 16	Carr Lane, Former Faith Street Area, South Kirkby	Housing Allocation	-	-	-	×	<p>The site allocation will provide land for housing (approximately 20 dwellings) in South Kirkby; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has limited access to community facilities, with only employment and primary education accessible from the site. A neutral social, economic and transport effect are therefore anticipated.</p> <p>The site is situated on brownfield land, lying in SFRA zones 2 and 3b. It is constrained by a protected species (Water Vole) site and is anticipated to have a minor adverse environmental effect.</p>
EMS 17	Common Road, South Kirkby	Housing Allocation	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (approximately 30 dwellings) in South Kirkby; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect and a minor positive neutral effect are anticipated as the site will provide housing in an area of need and with good access to facilities.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
EMS 24	Rowley Lane,	Housing	✓	✓✓	✓✓	-	<p>The site allocation will provide land for housing (approximately 20 dwellings) in South Elmsall; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	South Elmsall	Allocation					<p>area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and a major positive social effect and minor positive economic effect are therefore anticipated.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
<b>RETAINED SPECIAL POLICY AREAS</b>							
HEM 61	Land between the bus station and Little Hemsworth	Retail, school and housing	✓	✓	✓✓	-	<p>The site allocation will provide land for primarily retail but will also include a school and a small amount of housing. The site is in Hemsworth; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. Parts of Hemsworth fall within the 10% most deprived SOAs, in terms of income and employment deprivation. This part of the District has a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The site is relatively small in comparison to the scale of the settlement and is therefore anticipated to have a minor positive social and economic effect, through providing employment, services/ facilities and housing.</p> <p>The site is located on brownfield and greenfield land and is adjacent to a Class II archaeological site. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
EMS 59	Sheepwalk Lane, Upton	Employment	✓✓	✓	✓	x	<p>The site will allocate land for employment in Upton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area. Parts of Upton fall within the 20% most deprived SOAs, in terms of income deprivation and 10% most deprived in terms of employment deprivation. The site is large and will make a significant employment contribution, thereby resulting in a major positive economic effect and minor positive social effect through increased employment and reduced deprivation.</p> <p>The site is accessible via public transport to 14.4% of people and will therefore contribute to reducing the need to travel using the private car. Its only environmental constraint is its greenfield status and the small area of green corridor it occupies. A minor adverse environmental effect is therefore anticipated.</p>
<b>RETAINED PAS AREAS</b>							

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
HEM 37	Wakefield Road, Kinsley	Housing	✓	✓✓	✓✓	-	<p>The site will provide land for housing (approximately 89 dwellings) in Fitzwilliam/ Kinsley; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education, and the allocation is therefore anticipated to have a major positive social effect and a minor positive economic effect.</p> <p>The site is situated on greenfield land adjacent to a Wakefield Nature Area. A neutral environmental effect is therefore anticipated.</p>
HEM 38	Orchard Drive, South Hiendley	Housing	-	xx	✓✓	-	<p>The site will provide land for housing (approximately 24 dwellings) in South Hiendley; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and part of the Hemsworth ward, an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education, and will provide housing in an area of need. However, the size of the development is inappropriate to the scale of the settlement and consequently, a major adverse social effect and neutral economic effect are anticipated.</p> <p>The site is situated on greenfield land adjacent to a Wakefield Nature Area. A neutral environmental effect is anticipated.</p>
HEM 39 (SE 52)	Land at Common End, Hemsworth	Housing	-	-	-	-	<p>The site will provide land for housing (approximately 250 dwellings) in Hemsworth; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a need for 2 bed accommodation for single people and small families; small residential developments; mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has relatively poor access to community facilities, as it is only located near a primary school. The allocation is anticipated to have a neutral social, economic and transport effect.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
<b>DELETED PAS AREAS</b>							
HEM 40	East of	Industry	✓	-	x	-	The site is in Hemsworth; classed by Council policy as one of the 11 urban areas in the District where most new

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Railway, Hemsworth						<p>development should be accommodated and parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. The Size of the site is unknown at this stage, however, providing employment in this part of the District is anticipated to have a positive economic effect. The site suffers from poor access (there is no nearby bus stop to access the site via public transport) and therefore, a minor positive economic and a neutral social effect are anticipated.</p> <p>The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.</p>
<b>Western area</b>							
<b>PROPOSED NEW HOUSING, EMPLOYMENT AND SPECIAL POLICY AREA SITES</b>							
W1	Paragon Business Park Extension	A. Housing, businesses, community facilities and cultural uses	✓✓	✓✓	✓✓	✓✓/-	<p>The site (W1A) will allocate land for housing, businesses, community facilities and cultural uses in Wakefield (a Sub-regional Centre) / Outwood; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with high housing demand, and a particular need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows, sheltered housing units, shared ownership and discounted sale housing, housing for rent, and 3 and 4 bed family homes. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. Providing housing in an area of need with good access to facilities is anticipated to have a major positive social effect.</p> <p>The sites will provide land for businesses in Wakefield/ Outwood; parts of which fall within the 10% most deprived SOAs, in terms of income and employment deprivation. Providing employment in this area is anticipated to have a major positive effect on the local economy through increasing land for business and the generation of additional employment, and a minor positive social effect through providing employment and the opportunity for investment generation in a deprived part of the District.</p> <p>The site is accessible via public transport (within 40 minutes) to 42.9% of people and is within 0.5km walking distance of a bus stop. The sites are urban and are situated on greenfield and brownfield land. Site W1A contains a Listed Building. There are no other environmental constraints and a major positive to neutral environmental effect is therefore anticipated.</p>
		B. Business uses only	✓✓	✓	✓✓	✓✓/-	
W2	Former Wakefield Power Station site	A. residential ind and warehousing (B2 + B8)	✓✓	✓✓	✓✓	x	<p>The site (W2A) will provide land for housing (400 dwellings), in Wakefield (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area of high housing demand, and a particular need for all types of affordable housing, mixed tenure developments with a focus on shared ownership and discounted sale, shared ownership and discounted sale housing, housing for rent, 3 and 4 bed family homes. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is anticipated to have a major positive social effect through creating a substantial amount of housing in an area with a need for</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
		B. ind and warehousing only (B2 + B8)	✓✓	✓	✓✓	x	<p>housing, and good access to community facilities.</p> <p>The site allocations (W2A and B) are large and will include general industrial and storage and distribution land. Parts of Wakefield West fall within the 10% most deprived SOAs, in terms of income and employment deprivation. Site W2A is anticipated to have a major positive economic effect through the provision of housing attracting people to the area, increasing land for business and generating some associated employment in a deprived area.</p> <p>Site W2B is anticipated to have a major positive economic effect through increasing land for business and generating some associated employment; and a minor positive social effect through the provision of employment and investment generation in a deprived part of the District.</p> <p>Site W2A is accessible via public transport (within 40 minutes) to 63.9% of people and is within 0.5km walking distance of a bus stop and site W2B to 77.2% of people. They will therefore both contribute to reducing the need to travel using the private car. The sites are situated on brownfield land within a green corridor, overlap with a Wakefield Nature Area and fall within SFRA zones 2 and 3a. The site is anticipated to have a minor adverse environmental effect. <b>It is recommended that the site boundaries are revised to exclude the Nature Area.</b></p>
W4	Warburton's, Westgate End	Housing	-	✓✓	✓✓	✓	<p>The site will provide land for housing (22 dwellings) in Wakefield (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area of high housing demand, with a particular need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, 3 and 4 bed family homes and affordable housing within the City Centre. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The site is therefore anticipated to have a major positive social effect but as it will only create a very small amount of additional housing in comparison to the size of the settlement, it is anticipated to have a neutral effect on economic sustainability principles.</p> <p>The site is in an urban location and is situated on brownfield land adjacent to a Listed Building. Part of the site falls within SFRA zones 2 and 3a and a minor positive environmental effect is anticipated. <b>It is recommended that the boundary is revised to exclude the SFRA zones.</b></p>
W6	Grove House Farm, Walton	Housing	-	xx	✓✓	x	<p>The site will provide land for housing (143 dwellings) in Walton; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement. Housing demand is high and there is a particular need for 2 bed accommodation for single people and small families (either rented or shared ownership), small apartments, mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a hospital, and primary and secondary education.</p> <p>The proposed land use is in accordance with Council policy; however, the size of the development is inappropriate.</p>

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							<p>to the scale of the settlement. The allocation is therefore anticipated to have a major adverse social effect and a neutral economic effect.</p> <p>The site is rural and is situated on greenfield land within the green corridor. There are no other environmental constraints and a minor adverse environmental effect is anticipated.</p>
W7	Former Lofthouse Colliery Site	Housing	✓	✓✓	✓✓	xx	<p>The site will provide land for housing (344 dwellings) in Outwood; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The site will create a substantial amount of additional housing and is therefore anticipated to have a major positive social effect and a minor positive economic effect, through increasing spending and economic activity in the local and regional area.</p> <p>The site is urban and is situated on greenfield land adjacent to a Listed Building and lying within a green corridor and Wakefield Nature Area. The site contains a protected species (Water Vole) site. A major adverse environmental effect is anticipated.</p>
W8	Engine Lane, Horbury	Housing	✓	✓✓	✓✓	-	<p>The site will provide land for housing (231 dwellings) in Horbury; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is a high demand for housing and a particular need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and will create a substantial amount of additional housing in an area of high housing demand. The site is therefore anticipated to have a major positive social effect and a minor positive economic effect, through increasing spending and economic activity in the local and regional area.</p> <p>The site is urban and is located on brownfield land which lies within SFRA zone 3a. A neutral environmental effect is anticipated.</p>
W10	Phoenix Works, Storrs Hill Road, Horbury	Housing	-	✓✓	✓✓	x	<p>The site will provide land for housing (approximately 25 dwellings) in Horbury; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with high demand for housing and a particular need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a hospital, and primary and secondary education. However, it will only provide a small amount of housing in an urban area. The allocation is therefore anticipated to have a major positive social effect and a neutral economic effect.</p>

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							The site is urban and is located on brownfield land which lies within SFRA zone 3a. A minor adverse environmental effect is anticipated.
W33	Manygates Campus	Housing	-	✓✓	✓✓	✓✓	<p>The site allocation will provide land for housing (approximately 66 dwellings) in Wakefield (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and where there is a high demand for housing and a particular need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, and 3 and 4 bed family homes. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. However, it will only provide a small amount of housing in an urban area. The allocation is therefore anticipated to have a major positive social effect and a neutral economic effect.</p> <p>The site is urban and is located on brownfield land with no environmental constraints. A major positive environmental effect is anticipated.</p>
W34	Kirkham Farm, Kirkhamgate	Housing	-	xx	✓✓	xx	<p>The site allocation will provide land for housing (approximately 263 dwellings) in Kirkhamgate; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement, and an area of high housing demand, where there is a need of all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a hospital, and primary and secondary education. However, the size of the development is inappropriate to the scale of the settlement and the allocation is therefore anticipated to have a major adverse social effect and a neutral economic effect.</p> <p>The site is rural and comprises greenfield land lying in the greenbelt and a green corridor. Part of the site is within an AQMA; the other part of the site is within the AQMA buffer zone. A major adverse environmental effect is therefore anticipated.</p>
W35	Land SE of Birchen Ave, Birchen Hills, Ossett	Housing	-	✓✓	✓✓	xx	<p>The site will provide land for housing (approximately 96 dwellings) on the edge of Ossett; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area of high housing demand, with a need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is anticipated to have a major positive social effect and a neutral positive economic effect, through providing a limited amount of housing in an area of need.</p> <p>The site is on the edge of Ossett and comprises greenfield land in the greenbelt and a green corridor. A major adverse environmental effect is anticipated.</p>

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			Ec	S	En (TRA)	EN (other)	
W36	Land at Water Lane, Woolley	Housing	-	xx	✓✓	xx	<p>The site will provide land for housing (approximately 32 dwellings) in Woolley; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement. Housing demand here is high, with a particular need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale housing. However, the size of the development is inappropriate to the scale of the development, and a major adverse social effect and neutral economic effect are therefore anticipated.</p> <p>The site has good access to community facilities including employment, a hospital, and primary and secondary education. The site is therefore anticipated to have a major positive effect on transport.</p> <p>The site is on the edge of the village and comprises greenfield land within the green belt. The site overlaps into a Conservation Area and a major adverse environmental effect is therefore anticipated.</p>
W37	Former Woolley Colliery	Housing	-	xx	x	xx	<p>The site is isolated and detached from any settlement. It will provide land for housing (90 dwellings). No community facilities are accessible from the site. The proposed land use is not in accordance with Council policy and the amount of housing to be placed on the site is inappropriate to the scale of the location. Consequently, a major adverse social effect, a neutral economic effect and a minor adverse transport effect, are anticipated.</p> <p>The site is rural and is situated on greenfield land within the greenbelt and a green corridor. A major adverse environmental effect is anticipated.</p>
W40	Newmarket Colliery	Employment and Residential	?	✓	-/x	xx	<p>The site includes provision for employment and residential uses although it is unknown at this stage how the site will be split. Deprivation is not a key issue in this part of the District, as the area has low numbers of people who are employment or income-deprived. Employment uses could therefore result in an adverse effect by oversupply of land in an area of no need. With regard to community facilities, only a hospital is accessible from the site and provision of housing is therefore likely to have a neutral social effect.</p> <p>The site is only accessible via public transport to 4.1 % of the Wakefield population via public transport (within 40 minutes). A neutral to minor adverse transport effect is therefore anticipated. The site is rural and comprises primarily greenfield land, but includes some brownfield land. It is within the greenbelt and partly in a green corridor and SFRA zones 2 and 3b. A major adverse environmental effect is anticipated.</p>
W41	Victoria Way, Outwood	Housing	-	✓✓	✓✓	-	<p>The site will provide land for housing (99 dwellings) in Outwood; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area with a high demand for housing and a particular need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The site is anticipated to have a major positive effect on social sustainability principles and a neutral economic effect through providing a relatively small amount of housing in an area of need and with good access to facilities.</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.
W42 (SEW34)	Durkar Lane, Crigglestone	Housing	?	?	✓✓	x	<p>The site will provide land for housing (293 dwellings) in Crigglestone which is currently part of the Wakefield Urban Area (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and where there is a high demand for housing and a particular need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, and 3 and 4 bed family homes. The proposed land use is in currently in accordance with Council policy and is anticipated to have a major positive social effect and a minor positive economic effect. However, if Crigglestone is subsequently identified as a separate village, the scale of the development would be inappropriate to the size of the settlement and would be anticipated to have a major adverse social effect and a neutral economic effect. The site has good access to community facilities including employment, a hospital, and primary and secondary education and a major positive effect on transport has therefore been given.</p> <p>The site is greenfield and located within an AQMA buffer and a minor adverse environmental effect is therefore anticipated.</p>
W43 (WCS33)	Bedford Farm, Crofton	Housing A. Large Site – owner B. Small Site – WMDC	- ✓	xx ✓✓	✓✓ ✓✓	- -	<p>The site (W43a) will provide land for housing (197 dwellings) in Crofton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a high demand for housing and a particular need for 2 bed accommodation for single people and small families, small residential developments, mixed tenure housing, and 2 and 3 bed disabled/ elderly person's bungalows. However, the size of the allocation is inappropriate to the scale of the settlement and therefore, a major adverse social effect and a neutral economic effect, are anticipated.</p> <p>The site (W43b) will provide land for housing (65 dwellings). The allocation is anticipated to have a major positive social effect and a minor positive economic effect through providing an appropriate amount of housing in an area of need.</p> <p>The sites have good access to community facilities, including employment, a hospital and primary and secondary education. Therefore, a major positive transport effect is anticipated. The only constraint for the sites are their greenfield status. A neutral environmental effect is therefore anticipated. (Site W43a may have a neutral to minor adverse environmental effect as the allocation will use a larger amount of greenfield land than site W43b.)</p>
W44	Balne Lane, Wakefield	Housing and Open Space	✓	✓✓	✓✓	x	<p>The site will provide land for housing (267 dwellings) in Wakefield (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, 3 and 4 bed family homes and affordable housing within the City Centre. The site has good access to community facilities including employment, a GP surgery, a hospital, and primary and secondary education. The site will create a large amount of additional housing with good access to</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>facilities and is therefore anticipated to have a major positive effect on social sustainability principles and a minor positive economic effect through increasing spending and economic activity in the local and regional area.</p> <p>The amount of open space provided by the site is unclear at this stage, however, the provision of such a resource is anticipated to have a positive social effect by contributing to the well-being of residents.</p> <p>The site is urban and is situated on greenfield land within a green corridor, with some overlap into a SFRA zone. A minor adverse environmental effect is anticipated. <b>It is recommended that the boundaries of the site are revised to exclude the SFRA zone.</b></p>
W45	Thornes Park, Wakefield	Housing	✓	✓✓	✓✓	✓	<p>The site involves the redevelopment/ conversion of existing college buildings situated in the middle of Wakefield's largest public park. The allocation will provide land for housing (121 dwellings) in Wakefield (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, 3 and 4 bed family homes and affordable housing within the City Centre. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is therefore anticipated to have a major positive social effect and a minor positive economic effect through providing housing in an area of need, with good access to facilities and increasing spending and economic activity in the local and regional area.</p> <p>The site is urban and is situated on brownfield land. The only constraint for the site is its location within a green corridor. A minor positive effect is therefore anticipated.</p>
W48 (WCS32)	Land East of Priory Ridge, Crofton.	Employment, Leisure, Housing	?	?	✓✓	xx	<p>The site will provide additional employment land in Crofton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and parts of which fall within the 20% most deprived in terms of income and 10% in terms of employment SOAs. The site is accessible via public transport (within 40 minutes) to 37.6% of people and is within 0.5km walking distance of a bus stop. The allocation also includes land for leisure which may have a positive effect on social sustainability through contributing to residents' well-being, and housing. Crofton is an area with a high demand for housing and a particular need for 2 bed accommodation for single people and small families, small residential developments, mixed tenure housing, and 2 and 3 bed disabled/ elderly person's bungalows. The site has good access to community facilities including employment, a hospital, and primary and secondary education.</p> <p>Depending on the balance of uses on the site, the size of the allocation may be inappropriate to the scale of the development. An uncertain effect on social and economic sustainability is therefore anticipated at this stage.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							private car. It is in a rural location and is situated on greenfield land within the greenbelt. The site is adjacent to a protected species (Great Crested Newt) site. A major adverse environmental effect is therefore anticipated.
W49	Nostell Priory Roses, Doncaster Road	Employment / Mixed Development	-	-	✓✓	x	<p>The site is small and will provide additional employment land in Foulby; a small settlement. Deprivation is not a key issue in this part of the Ward, where income and employment deprivation levels are low. The size of the allocation may be too large for the settlement unless development is limited to conversion of existing buildings. An uncertain social and economic effect are therefore anticipated.</p> <p>The site is accessible via public transport (within 40 minutes) to 58.3% of people and is within 0.5km walking distance of a bus stop. In addition, the site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education.</p> <p>The site is rural and is situated on brownfield and Greenfield land within the greenbelt and a green corridor. A minor adverse environmental effect is anticipated.</p>
W50	Quarry and Brickworks, Long Row, Wragby	Employment, Leisure, Recreation	x	x	✓✓	xx	<p>The site will provide 17.07 ha of land for employment, leisure and recreation in Wragby. The amount of land dedicated to each land use is unknown at this stage. Deprivation is not a key issue in this part of the Ward, where income and employment deprivation levels are low. The site is accessible via public transport (within 40 minutes) to 47.8% of people and is within 0.5km walking distance of a bus stop. The amount of leisure and recreation to be provided is unknown at this stage.</p> <p>The size of the site is inappropriate to the scale of the settlement and therefore a minor adverse effect on social and economic sustainability are anticipated.</p> <p>The site is accessible via public transport and will therefore contribute to reducing the need to travel using the private car. It is rural and is situated on greenfield land in the greenbelt and a green corridor. The majority of the site is a SSSI and is adjacent to a SSI and Registered Historic Park and Garden. The environmental effects of the allocation will depend on the types of employment, leisure and recreation placed on the site. However, the allocation is almost certain to have a major adverse impact on the SSSI.</p>
W51	Walled Gardens / Nursery, Nostell Priory	Employment	✓	-	✓✓	xx	<p>The site will provide additional employment land in the Crofton, Ryhill and Walton ward; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated. Deprivation is not a key issue in New Crofton, Winterset and Nostell, where income and employment deprivation levels are low. However, the site allocation is for a specific type of employment to this area and therefore a minor positive economic and neutral social effect is anticipated.</p> <p>The site is accessible via public transport (within 40 minutes) to 59.5% of people and is within 0.5km walking distance of a bus stop. It is rural and is situated on brownfield land lying in the green belt and a green corridor. The site lies within a Registered Historic Park and Gardens. Development other than conversion is likely to have a major adverse impact on this.</p>

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			Ec	S	En (TRA)	EN (other)	
W52	Land off Love Lane, Ossett	Housing	✓	✓✓	✓✓	xx	<p>The site will provide land for housing (185 dwellings) in Ossett; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is therefore anticipated to have a major positive effect on social sustainability principles, and a minor positive economic effect.</p> <p>The site has good accessibility to community facilities, is rural and is situated on greenfield land within the green belt and a green corridor. A major positive transport effect and a major adverse environmental effect is therefore anticipated.</p>
W53	Hollingthorpe Hall Farm	Employment, Housing or Mixed uses	x	xx	✓✓	xx	<p>The site will provide land for employment, housing (267 dwellings) or mixed development near Hall Green; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area with a high demand for housing and a particular need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale. The site has good access to community facilities including employment, a hospital, and primary and secondary education. Hall Green is among the 20% most deprived SOAs, in terms of income and employment. However, the size of the development is inappropriate to the scale of the settlement and regardless of the balance of uses on the site, a major adverse social effect and a minor adverse economic effect are anticipated.</p> <p>The site is accessible via public transport (within 40 minutes) to 20.8% of people and is within 0.5km walking distance of a bus stop. It is rural and is situated on greenfield land within the green belt and a green corridor. A major adverse environmental effect is anticipated.</p>
W54	Benton Hill, Horbury	Housing	-	✓✓	✓✓	xx	<p>The site will provide land for housing (64 dwellings) on the edge of Horbury; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is a high demand for housing and a particular need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive effect on social sustainability principles is therefore anticipated. A neutral economic effect is anticipated due to the relatively small size of the site in a large urban area.</p> <p>The site has good access to community facilities, is an extension of the urban area and is situated on greenfield land within the green belt and an AQMA buffer zone. A major adverse environmental effect is therefore anticipated.</p>

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			Ec	S	En (TRA)	EN (other)	
W55	600 Denby Dale Road, Broad Cut, Calder Grove	Housing	-	✓	✓✓	xx	<p>The site will provide land for housing (23 dwellings) in Calder Grove, which is in the Wakefield Rural Ward; an area with high demand for housing and a particular need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale housing. The site has good access to community facilities including employment, a hospital, and primary and secondary education. However, the area is not identified on WMDCs Settlement hierarchy and the capacity of the site will exceed the threshold for this location (2 dwellings). The site is therefore anticipated to have a major adverse social effect and a neutral economic effect.</p> <p>The site has good accessibility to community facilities and therefore a major positive transport effect. The site is rural and is situated on greenfield land within the green belt and a green corridor. The site also falls within an AQMA buffer zone and a major adverse environmental effect is anticipated.</p>
W58	British Oak	Hotel, Leisure Marina, Housing	✓	-	x	xx	<p>The site will provide land for mixed uses in Calder Grove, near Wakefield; an area with high demand for housing and a particular need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale housing. No community services or facilities are accessible from the site. Accessing the site via public transport is difficult and there is no bus stop nearby.</p> <p>Deprivation is not a key issue in the Wakefield Rural ward as employment and income deprivation levels are low, however, the allocation is hotel and leisure marina-led and is therefore anticipated to attract spending to the area. An overall minor positive economic impact is therefore anticipated. The housing element of the allocation is anticipated to generate a neutral social effect.</p> <p>The site is rural and comprises greenfield land in the greenbelt and a green corridor. Part of the site falls within a SFRA zone, and there is a slight overlap with a Class II Archaeological site. A major adverse environmental effect is therefore anticipated.</p>
W59	Bombardier	A. Housing; or B. Housing and employment See employment Zone OH1	- ✓	✓✓ ✓	✓✓ ✓✓	x x	<p>The site allocation (W59A) will provide land for housing (177 dwellings) in Horbury; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is a high demand for housing and a particular need for all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. A major positive social effect is therefore anticipated. The allocation will have a neutral economic effect as even though the creation of housing will have a positive economic effect, Horbury has a limited supply of employment land. Developing this site for housing may exacerbate this shortage. The site is therefore likely to have a neutral economic effect.</p> <p>Site W59B includes land for employment and will contribute to the amount of employment in the area. Deprivation is not a key issue in Horbury, as the area has low numbers of people who are employment or income-deprived.</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>The site is relatively small and is anticipated to have a minor positive economic and social effect through providing employment land and housing in an area of need.</p> <p>The site is accessible via public transport (within 40 minutes) to 23.5% of people and is within 0.5km walking distance of a bus stop. It is urban and is situated on brownfield land within a SFRA zone. Part of the site also falls within an AQMA. The site is adjacent to a Wakefield Nature Area and a minor adverse environmental effect is anticipated. <b>It is recommended that the site boundaries are revised to exclude the AQMA.</b></p>
W60 (WCS34)	WCS34 Waterways Land, Walton	Housing	-	xx	✓✓	x	<p>The site will provide land for housing (393 dwellings) in Walton; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and where housing demand is high and where there is a particular need for 2 bed accommodation for single people and small families (either rented or shared ownership), small apartments, mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a hospital, and primary and secondary education.</p> <p>The type of development is appropriate however, the size of the allocation is not appropriate to a village and consequently, a major adverse social effect and a neutral economic effect ,are anticipated.</p> <p>The site is situated on greenfield land in a rural/ urban setting within a green corridor. There are no other environmental constraints and the site is anticipated to have a minor adverse environmental effect.</p>
W61	Stanley Ferry	Extension of Minerals Reserve	✓✓	?	?	-	<p>Deprivation is not a key issue in Stanley Ferry, as the area has low numbers of people who are employment or income-deprived. However, the allocation will help to meet the sub-regional demand for sand and gravel and a major positive economic effect is therefore anticipated. Effects on social sustainability are uncertain at this stage.</p> <p>No information on the accessibility of the site is available and therefore the transport effect is also uncertain at his stage.</p> <p>The site is rural and is situated in the green belt and a green corridor. Council policy states that minerals reserves are an appropriate land use in the greenbelt, and one which will not compromise the purposes of green belts. A large part of the site falls within a SFRA zone 3c and the washlands. There is also a slight overlap with a Listed Building. Overall, a neutral environmental effect is anticipated.</p>
W81	Land at Oakenshaw Lane, Heath	Housing	-	xx	✓✓	xx	<p>The site allocation will provide land for housing (44 dwellings) near Wakefield. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. However, the site is detached from any settlement and the size of the development is therefore inappropriate. A</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Common						<p>major adverse social effect and a neutral economic effect are therefore anticipated.</p> <p>The site has good access to community facilities, and therefore a major positive transport effect.</p> <p>The site is rural and is situated on greenfield land within the green belt and a green corridor. The site lies in a Wakefield Nature Area and is anticipated to have a major adverse environmental effect.</p>
W83	Land off Jerry Clay Lane, Wrenthorpe	Housing	✓	✓✓	✓✓	xx	<p>The site will provide land for housing (107 dwellings) in Wrenthorpe, which is part of the Wakefield urban area (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, 3 and 4 bed family homes and affordable housing within the City Centre. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is therefore anticipated to have a major positive effect on social sustainability and a minor positive economic effect.</p> <p>The site is rural and is situated on greenfield land in the green belt and a green corridor. A major adverse environmental effect is anticipated.</p>
W84	The Wyke, Horbury	Sand and Gravel Minerals Reserve	✓✓	?	?	xx	<p>Deprivation is not a key issue in Horbury, as the area has low numbers of people who are employment or income-deprived. However, the allocation will help to meet the sub-regional demand for sand and gravel and a major positive economic effect is therefore anticipated. Effects on social sustainability are uncertain at this stage. The accessibility of the site is unknown and therefore the transport effect is also uncertain.</p> <p>The site is rural and is situated on greenfield land in the green belt and a green corridor. The site falls within a SFRA zone 3c and washlands. Consequently, a major adverse environmental effect is anticipated.</p>
W85 (SEW35)	Land North of Hollingthorpe Estate, Hall Green (SEW 35)	Housing	-	xx	✓✓	-	<p>The site will provide land for housing (84 dwellings) in Hall Green; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area where there is high housing demand, with a need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale. The proposed land use is in accordance with Council policy, however the scale of the development is inappropriate to the size of the settlement and a major adverse social effect and a neutral economic effect are anticipated.</p> <p>The site has good access to community facilities including employment, a hospital, and primary and secondary education. A major positive transport effect has therefore been given.</p> <p>The site is rural and is situated on greenfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
<b>RETAINED EMPLOYMENT ALLOCATIONS</b>							
None	N/A	N/A	N/A	N/A	N/A	N/A	N/A
<b>EMPLOYMENT ALLOCATION TO BECOME UNALLOCATED</b>							
None	N/A	N/A	N/A	N/A	N/A	N/A	N/A
<b>RETAINED HOUSING ALLOCATIONS</b>							
NWS 21	Victoria Street, Outwood	Social housing	-	✓✓	✓✓	-	<p>The site allocation will provide land for social housing (approximately 24 dwellings) in Outwood; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a particular need for affordable housing, mixed tenures, 2 and 3 bed houses (to accommodate single people, families and the elderly), bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education and is therefore anticipated to have a major positive social effect and a neutral economic effect.</p> <p>A major positive effect on transport is anticipated due to the accessibility of the site to community facilities.</p> <p>The site is urban and is located on brownfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
OH 9	Runtlings Mill, Ossett	Housing Allocation	-	✓✓	✓✓	✓✓	<p>The site allocation will provide land for housing (approximately 20 dwellings) in Ossett; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is a particular need for affordable housing, mixed tenures, 2 and 3 bed houses (to accommodate single people, families and the elderly), bed-sit bungalows and sheltered housing units. With regard to accessibility to community facilities, employment, a hospital, and primary and secondary education are accessible from the site. It has therefore been assumed that the site will have a major positive social effect, a neutral economic effect, and a major positive transport effect, through providing a small amount of housing in an area of need and with good access to facilities.</p> <p>The site is urban and is located on brownfield land. There are no environmental constraints and a major positive environmental effect is therefore anticipated.</p>
OH 30	Quarry Hill,	Housing	-	✓✓	✓✓	✓✓	<p>The site allocation will provide housing (approximately 30 dwellings) in Horbury; classed by Council policy as one</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
	Horbury Bridge	Allocation					<p>of the 11 urban areas in the District where most new development should be accommodated and an area where there is a particular need for affordable housing, mixed tenures, 2 and 3 bed houses (to accommodate single people, families and the elderly), bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation is therefore anticipated to have a major positive social effect and a neutral economic effect as the amount of housing to be provided is relatively small. A major positive effect on transport has been given due to the accessibility of the site to community facilities.</p> <p>The site is urban and is located on brownfield land. There are no environmental constraints and a major positive environmental effect is therefore anticipated.</p>
SEW 5	Walton Lane, Sandal	Housing Allocation	✓	✓✓	✓✓	-	<p>The site allocation will provide housing (approximately 200 dwellings) in Wakefield (a Sub-Regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a particular need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale housing. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation is anticipated to have a major positive social effect through providing housing in an area of need and with good access to facilities; and a minor positive economic effect, as it is likely the provision of housing will result in increased local/ regional economic activity. A positive effect on transport has been given due to the accessibility of the site to community facilities.</p> <p>The site is urban and is located on greenfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
<b>RETAINED SPECIAL POLICY AREAS</b>							
NWS 64	Junction 40, Dewsbury Road (Silkwood Park)	B1, B2, B8	×	-	×	×	<p>The site will allocate land for business, general industrial and storage or distribution centres. It is in Alverthorpe; an area where there is high housing demand, with a particular need for affordable housing, mixed tenures, 2 and 3 bed houses (to accommodate single people, families and the elderly), bed-sit bungalows and sheltered housing units. Deprivation is not a key issue in Wrenthorpe and Outwood West, where income and employment deprivation levels are low.</p> <p>Provision of employment land may have a negative effect by oversupplying employment land in an area of low need. The allocation is therefore anticipated to have a minor adverse economic effect and a neutral social effect. The site is difficult to access via public transport and there are no bus stops in close proximity to the site. A negative environmental transport effect is also anticipated, therefore.</p> <p>The site is urban and is situated on brownfield and greenfield land, which is located within a green corridor and an</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							AQMA. There are 5 Class II archaeological sites and a major adverse environmental effect is anticipated.
NWS 85	Pinderfields Hospital	Hospital	✓	✓	✓	✓	<p>The site will allocate land for a hospital in Wakefield (a sub-regional centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high demand for housing. Deprivation is not a key issue in this part of Stanley and Outwood East, where income and employment deprivation levels are low. The allocation is anticipated to have a minor positive social and economic effect through providing a new hospital facility.</p> <p>The site is accessible via public transport, with bus services passing through the site.</p> <p>The site is urban and is situated on brownfield land. Part of the site is within a green corridor. The site is adjacent to a Listed Building. A minor positive environmental effect is anticipated.</p>
<b>RETAINED PAS AREAS</b>							
NWS 45	Lupset	Housing	✓	✓✓	✓✓	xx	<p>The Site will allocate land for housing (approximately 200 dwellings) in Wakefield (a sub-regional centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high demand for housing. There is a particular need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, and 3 and 4 bed family homes. The site has good access to community facilities including employment, a hospital and primary and secondary education.</p> <p>The allocation is anticipated to have a major positive social effect through providing housing in an area of need and with good access to facilities; and a minor positive economic effect, as it is likely the provision of housing will result in increased local/ regional economic activity. A major positive effect on transport has been given due to the accessibility of the site to community facilities.</p> <p>The site is urban and is situated on greenfield land, within a green corridor and an AQMA. A major adverse environmental effect is therefore anticipated.</p>
NWS 46 (W7)	Lofthouse Colliery	Housing	✓	✓✓	✓✓	xx	<p>The site will provide land for housing (344 dwellings) in Outwood; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area which is in need of all types of affordable housing, mixed tenures, 2 and 3 bed houses to accommodate single people, families and the elderly, bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The site will create a substantial amount of additional housing and is therefore anticipated to have a major positive social effect and a minor positive economic effect, through increasing spending and economic activity in the local and regional area. A major positive effect on transport has been given due to the accessibility of the site to community facilities.</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							The site is urban and is situated on greenfield land adjacent to a Listed Building and lying within a green corridor and Wakefield Nature Area. The site contains a protected species (Water Vole) site. A major adverse environmental effect is therefore anticipated.
NWS47	Stanley Hall	Housing	✓	✓✓	✓✓	×	<p>The site will provide land for housing (approximately 152 dwellings) near Stanley/ Outwood; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a particular need for affordable housing, mixed tenures, 2 and 3 bed houses (to accommodate single people, families and the elderly), bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation is anticipated to have a major positive social effect through providing housing in an area of need and with good access to facilities; and a minor positive economic effect, as it is likely the provision of housing will result in increased local/ regional economic activity. A major positive effect on transport has also been given due to the accessibility of the site to community facilities.</p> <p>The site forms an extension to the Stanley/ Outwood urban area and is situated on brownfield land. It falls partly within a green corridor and contains a Listed Building. A minor adverse environmental effect is therefore anticipated.</p>
NWS48	North of Ruskin Avenue	Housing	✓	✓✓	✓✓	-	<p>The site will provide land for housing (approximately 133 dwellings) in Wakefield (a sub-regional centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high demand for housing. There is a particular need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, and 3 and 4 bed family homes. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. The allocation is anticipated to have a major positive social effect through providing housing in an area of need and with good access to facilities; and a minor positive economic effect, as it is likely the provision of housing will result in increased local/ regional economic activity. A major positive effect on transport has also been given due to the accessibility of the site to community facilities.</p> <p>The site is located on greenfield land. There are no other environmental constraints and consequently, a neutral environmental effect is anticipated.</p>
OH 17	Storrs Hill, Ossett	Housing	-	✓✓	✓✓	×	The site will provide land for housing (approximately 84 dwellings) on the edge of Ossett; classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and an area where there is high housing demand, with a particular need for affordable housing, mixed tenures, 2 and 3 bed houses (to accommodate single people, families and the elderly), bed-sit bungalows and sheltered housing units. The site has good access to community facilities including employment, a GP surgery, hospital, and primary and secondary education. It is anticipated the site will have a major positive social effect through providing housing in an area of need and with good access to services and facilities. A neutral economic effect is anticipated

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>as the site will not provide enough housing to have a noticeable positive economic effect. A major positive effect on transport has also been given due to the accessibility of the site to community facilities.</p> <p>The site comprises greenfield land within a green corridor. It is adjacent to a Wakefield Nature Area and is anticipated to have a minor adverse environmental effect.</p>
SEW 34 (W42)	Durkar Lane, Crigglestone	Housing	?	?	✓✓	x	<p>The site will provide land for housing (293 dwellings) in Crigglestone which is currently part of the Wakefield Urban Area (a Sub-regional Centre); classed by Council policy as one of the 11 urban areas in the District where most new development should be accommodated and where there is a high demand for housing and a particular need for all types of affordable housing, shared ownership and discounted sale housing, housing for rent, and 3 and 4 bed family homes. The proposed land use is in currently in accordance with Council policy and is anticipated to have a major positive social effect and a minor positive economic effect. However, if Crigglestone is subsequently identified as a separate village, the scale of the development would be inappropriate to the size of the settlement and would be anticipated to have a major adverse social effect and a neutral economic effect. The site has good access to community facilities including employment, a hospital, and primary and secondary education and a major positive effect on transport has therefore been given.</p> <p>The site is greenfield and located within an AQMA buffer and a minor adverse environmental effect is therefore anticipated.</p>
SEW 35 (W85)	Land North of Hollingthorpe Estate, Hall Green	Housing	-	xx	✓✓	-	<p>The site will provide land for housing (84 dwellings) in Hall Green; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and an area where there is high housing demand, with a need for affordable housing and mixed tenure developments with a focus on shared ownership and discounted sale. The proposed land use is in accordance with Council policy, however the scale of the development is inappropriate to the size of the settlement and a major adverse social effect and a neutral economic effect are anticipated.</p> <p>The site has good access to community facilities including employment, a hospital, and primary and secondary education. A major positive transport effect has therefore been given.</p> <p>The site is rural and is situated on greenfield land. There are no other environmental constraints and a neutral environmental effect is therefore anticipated.</p>
WCS32 (W48)	Santingley Lane, Crofton	Housing	✓	✓✓	✓✓	-	<p>The site will provide land for housing (approximately 68 dwellings) in Crofton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area and an area with a high demand for housing and a particular need for 2 bed accommodation for single people and small families, small residential developments, mixed tenure housing, and 2 and 3 bed disabled/ elderly person's bungalows. The site has good access to community facilities including employment, a hospital, and primary and secondary education and</p>

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							consequently, a major positive social effect and a minor positive economic effect are anticipated.  The site is rural and is situated on PAS land. A neutral environmental effect is therefore anticipated.
WCS 33 (W43)	South of Bedford and Hill Top Farms, Crofton	Housing	-	xx	✓✓	-	The site will provide land for housing (197 dwellings) in Crofton; classed by Council policy as one of the five Local Service Centres in the District, where employment, housing, services and other facilities can be provided in close proximity to meet the needs of the immediate area, and an area with a high demand for housing and a particular need for 2 bed accommodation for single people and small families, small residential developments, mixed tenure housing, and 2 and 3 bed disabled/ elderly person's bungalows. With regard to access to community facilities employment, a hospital and primary and secondary education are accessible from the site and the allocation is therefore anticipated to have a major positive transport effect. However, the size of the development is inappropriate to the scale of the development and a major adverse social effect and a neutral economic effect are also anticipated.  The only constraint for this site is its greenfield status. A neutral environmental effect is therefore anticipated.
WCS 34 (W60)	Waterways Land, Walton	Housing	-	xx	✓✓	x	The site will provide land for housing (393 dwellings) in Walton; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement and where housing demand is high and where there is a particular need for 2 bed accommodation for single people and small families (either rented or shared ownership), small apartments, mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a hospital, and primary and secondary education.  The type of development is appropriate, however, the size of the allocation is not appropriate to a village and consequently, a major adverse social effect and a neutral economic effect, are anticipated.  The site is situated on greenfield land in a rural/ urban setting within a green corridor. There are no other environmental constraints and the site is anticipated to have a minor adverse environmental effect.
WCS 35 (W6)	Grove House Farm, Walton	Housing	-	xx	✓✓	x	The site will provide land for housing (143 dwellings) in Walton; classed by Council policy as one of the 16 villages in the District where small scale development should take place to maintain the viability of, and meet the needs originating within, the settlement. Housing demand is high and there is a particular need for 2 bed accommodation for single people and small families (either rented or shared ownership), small apartments, mixed tenure housing (primarily shared ownership and discounted sale with limited rented accommodation) and 2 and 3 bed disabled/ elderly persons bungalows. The site has good access to community facilities including employment, a hospital, and primary and secondary education.

Site Ref.	Site Name	Proposed Land Use	Sustainability Appraisal				Site Commentary/ Constraints
			Ec	S	En (TRA)	EN (other)	
							<p>The proposed land use is in accordance with Council policy; however, the size of the development is inappropriate to the scale of the settlement. The allocation is therefore anticipated to have a major adverse social effect and a neutral economic effect.</p> <p>The site is rural and is situated on greenfield land within the green corridor. There are no other environmental constraints and a minor adverse environmental effect is anticipated.</p>
<b>DELETED PAS AREAS</b>							
None	N/A	N/A	N/A	N/A	N/A	N/A	N/A

**Appendix B ENVIRONMENTAL QUESTIONS**

## Appendix B ENVIRONMENTAL APPRAISAL OF THE POTENTIAL SITES

### 1.1 ENVIRONMENTAL QUESTIONS

- Is the site located within the greenbelt?
- Is the site located within a Flood Zone? (This is based on both the results of the Strategic Flood Risk Assessment (SFRA) and the “Washland” layer from the UDP map).
- Is the site located within or adjacent to a European, national, regional or local ecological designation?
- Is the site located within an Area of Archaeological Importance?
- Does the site incorporate Listed Buildings or is it located adjacent to Listed buildings? Is the site within or adjacent to a Registered Historic Park and Garden?
- Is the site located in a Conservation Area?
- Is the site classified as greenfield or brownfield? Urban or country?
- Is the site classed as Contaminated Land under Part IIA?
- Is the site located within an AQMA or an AQMA buffer zone?

### 1.2 KEY TO RESPONSE FOR ENVIRONMENTAL QUESTIONS

- ✓ Yes
- ✗ No

### 1.3 ABBREVIATIONS

BF = Brownfield site

Co = Countryside location

GC = Green Corridor (as designated in the UDP)

GF = Greenfield site

GIS = Geographical Information Systems

PSS – GCN = Protected Species Site – Great Crested Newt

PSS – WV = Protected Species Site – Water Vole

PSS – B = Protected Species Site – Badger

RHP&G = Registered Historic Park & Garden

SFRA = Strategic Flood Risk Assessment Zone

- Zone 2 = Medium Risk Zone

- Zone 3 = High Risk Zone
  - 3a = Developed Areas
  - 3b = Undeveloped and Sparsely Developed Areas
  - 3c = Functional Flood Zone

SSI = Site of Scientific Interest (local designation)

SSSI = Site of Special Scientific Interest (national designation)

Ur = Urban location

WL = Washland (as designated in the UDP)

WMDC = Wakefield Metropolitan District Council

Table 1: Results of the SA

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
<b>NORTHERN AREA</b>											
<b>PROPOSED NEW HOUSING, EMPLOYMENT AND SPECIAL POLICY AREA SITES</b>											
N1	Former Prince of Wales Colliery	A Employment and Residential	✓	x	x GC	x	x	✓	BF Co	x	Country site falls within greenbelt and green corridor. Area B includes 3b flood risk zone and includes part greenfield site. Listed building lies within site.
	A Colliery Yard + B Whole site incl. tip	B Employment and Residential and outdoor recreation		√2 & 3b							
N2	Flass Lane, Cutsyke	A Employment	✓	√2 & 3b	x GC	√*	x	x	GF Co	x	Country site falls within greenbelt and green corridor and is a greenfield site. Lies in washland and 3b flood risk zone. Includes area of Class II Archaeological Importance.  * Class II
	A UK Coal Proposal B Comprehensive proposal	B Housing and employment		√WL							
N3	Willowbridge Lane	Employment	x	√2, 3b & 3c xWL*	x GC	x	x	x	GF Ur	x	Urban site falls in green corridor and is a greenfield site. Adjacent to flood risk zones and washlands.  V. small area of SFRA zone.  *Adjacent to washland

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
N4	Trinity Farm, Ferrybridge	Commercial development	✓	x	x	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt. No other constraints.
N5	NE of A1-M62 Interchange A CDP proposal B Possible Council supported proposal	Employment	✓	x	x	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt. No other constraints.
N6	Former Lambson's Chemicals site and adjoining land	Housing	x	✓2 & 3a ✓WL*	x	x	x	x	x	BF Ur	x	Brownfield urban site in SFRA zone and with an area of washland. *Small overlap with washland
N9 (Some overlap with N42)	Wheldale Fryston Special Policy Area (Riverside SPA includes C6)	Housing and Employment	✓*	✓2 3a 3b & 3c ✓WL	✓** GC (part)	x	x	x***	x	BF/GF Ur	x	Part greenfield part brownfield urban site falling partly in the greenbelt and containing areas of Wakefield Nature Area. Part of the site falls in the SFRA zones. *Small area in Greenbelt **Wakefield Nature Area. Adjacent to SSSI which is outside WMDC area. ***Adjacent to listed building
N25	Former Brickworks, Wakefield Road, Normanton	Housing	x	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
N29a	Various proposed cemetery sites. Wakefield Road, Normanton	Cemetery	✓	x	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt. No other constraints.
N29b	Various proposed cemetery sites. Normanton By-Pass (Cooklands)	Cemetery	✓	✓2 3b*	x GC	✓**	x	x	GF Co	x	Greenfield country site in green belt and green corridor. Contains a Class II archaeological site. *V. small SFRA zone overlap. ** Class II site
N29c	Various proposed cemetery sites. Wakefield Road, Pontefract	Cemetery	✓	x	x GC	x	x	x	GF Co	x	Greenfield country site in the greenbelt. No other constraints.
N31	Land off Ackton Pasture Lane	Housing	x	x	x GC	x	x	x	GF Co	x	Greenfield country site in green corridor.
N36 (KNT 29)	Knottingley Riverside	Housing, Employment, Commercial Leisure.	x	✓2, 3a, 3b	x GC (part)	x	x	x	BF Ur	x	Urban brownfield site lying partly in the green corridor. Falls partly within SFRA zone.

Site Reference	Site Name	Proposed Land Use	Environmental Questions									Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
N37	Sharlston Colliery	Housing, Community Facilities and Mineral Extraction.	✓	x	x GC	x	x	x	x	BF Co	xx	Brownfield country site lying in greenbelt and green corridor.
N39 (Contains NOR26)	Altofts Hall Farm, Normanton	A Housing or PAS (major part Taywood) B Housing (minor part Hogg)	x	x	✓*	✓	x	x	x	GF Ur	x	Greenfield urban site including a Wakefield Nature Area and a Class II Archaeological site. * Wakefield Nature Area
N40 (NOR25)	Ashfields, Normanton	Housing or PAS	x	✓2*	x**	x	x	x	x	GF Ur	x	Greenfield urban site with a small area lying in SFRA zone 2. No other constraints. *Small area of SFRA zone 2. **Adjacent to Wakefield Nature Area
N41 (FTH23)	Featherstone East	A Housing (Taywood) B Special Policy Areas (WMDC)	x ✓*	x x	x x	x x	x x	x x	x x	GF Co GF Co	x x	Greenfield country site. No other constraints. Greenfield country site partially in the Greenbelt. No other constraints. *Small area in Greenbelt
N42 (Some overlap with N9)	Land North of St Andrews Road, Fryston	Housing	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this urban site is its greenfield status.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
N43	Monkhill Works, Ferrybridge Road, Pontefract	Housing	x	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.
N44	Land East of Huntwick Lodge, Featherstone	Leisure or Employment	✓	✓2 & 3b	x	x	x	✓		GF Co	x	Greenfield country site falling in the greenbelt. Site is in SFRA zone and contains a listed building close to the edge of the site.
N45	Land South of Purston Jaglin	Housing	✓	✓2 & 3b*	x	x	x	x		GF Co	x	Greenfield country site falling in the greenbelt. Site has a small area in the SFRA zone. *Small area of SFRA zone 2 & 3b.
N46	Station Road, Normanton	Housing	✓*	x	x GC (small part)	x	x	x	x	BF Ur	x	Brownfield urban site partially in the Greenbelt. The site also contains a small area of green corridor. However, this could be protected as part of development. *Small area in Greenbelt
N50 (PNT 44)	PNT44 Land North of Moor Lane, Carleton, Pontefract	Housing or PAS	x	x	x GC	x	x	x	x	GF Ur	x	Greenfield urban site lying in the green corridor.
N51 (PNT40)	PNT40 Ackworth Road / Hardwick Road, Pontefract	Housing	x	x	x GC	x	x	x	x	GF Ur	x	Greenfield urban site lying in the green corridor.

Site Reference	Site Name	Proposed Land Use	Environmental Questions									Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
N52 (NOR 25)	Land off Falmouth Avenue, Normanton	Housing or PAS	x	x	√*	x	x	x	x	GF Ur	x	Greenfield urban site lying in a Wakefield Nature Area. * Wakefield Nature Area
N53 (FTH24)	Land at Whinney Lane, Streethouse	Housing	x	x	√ PSS – WV* GC	x	x	x	x	GF Co	x	Rural Greenfield site lying in the green corridor and containing a protected species site. * Water Vole site
N89	Land at England Lane – Middle Lane, Knottingley	Housing	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this urban site is its greenfield status.
N84	North of Green Lane, Featherstone.	Employment	√	x	x GC	x	x	x	x	GF Co	x	Country site falls within greenbelt and green corridor and is a greenfield site.
N86 (NOR25)	Normanton Station Areas	Special Policy Area – primarily Housing, some retail, offices	x	x	√*	x	x	x	x	BF Ur	x	Brownfield urban site. The only constraint is that part of the site contains a Wakefield Nature Area. * Wakefield Nature Area
N91	Land at Lister Close, Featherstone	Special Policy Area – primarily housing	x	√2 & 3a	x* GC (part)	x	x	x	x	BF & GF Ur	x	Urban site falls partly in a green corridor and as is adjacent to a protected species site. Site lies in the SFRA zone. Part greenfield, part brownfield. *Adjacent to PSS – WV (Water Vole site)
N92	Girnhill, Featherstone	Housing	x	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.

Site Reference	Site Name	Proposed Land Use	Environmental Questions									Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
N95	Land at Leys Lane, Knottingley	Safeguard Minerals Reserves	✓	✓3b*	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt. *Tiny overlap with SFRA3b.
N96	Land at Back Lane, Darrington	Housing	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this urban site is its greenfield status.
N97	Land Fronting Holywell Lane, Glasshoughton	Housing	✓	x	x* GC	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt and green corridor. The site is adjacent to a SSI. *Adjacent to SSI (WMDC Ref: CAS37)
N98	Land fronting Stainburn Ave	Commercial	✓	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt and green corridor.
<b>RETAINED EMPLOYMENT ALLOCATIONS</b>												
NOR2	Normanton Industrial Estate Extension	Employment allocation	x	x	x* GC	x	x	✓		GF Co	x	Greenfield country site lying in the green corridor and containing a listed building. *Adjacent to Ancient Woodland.
FTH3	Green Lane	Employment allocation	x	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in the green corridor.
KNT5	Common Lane	Employment allocation	x	✓3a & 3b	x	x	x	x	x	GF Co	x	Greenfield country site lying entirely in the SFRA zones 3a and 3b.
KNT6	Weeland Road	Employment allocation	x	✓3b	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in the SFRA zone 3b and green corridor.
<b>EMPLOYMENT ALLOCATION TO BECOME UNALLOCATED</b>												
N72	Lower Altofts	Unallocated	x	✓2	x	x	x	x	x	GF Co	x	Greenfield country site containing an area of SFRA zone 2, but has no other constraints.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
<b>RETAINED HOUSING ALLOCATIONS</b>											
CAS 13	Ackton Pasture	Housing Allocation	x	√2 & 3b	GC	x	x	x	GF Co	x	Greenfield country site lying in SFRA zones 2 and 3b, and in green corridor.
NOR 9	Dalefield Road / Gypsey Lane	Housing Allocation	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.
PNT 66	Grove Road, Pontefract	Housing Allocation	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.
KNT 29 (N36)	Pottery Lane, Knottingley	Housing Allocation	x	√2 & 3b	x GC	x	x	x	BF Ur	x	Urban brownfield site lying partly in the green corridor. Falls partly within SFRA zones 2 and 3b.
KNT 30	Womersley Road, Knottingley	Housing Allocation	x	√3a & 3b	√ PSS - GCN*	x	x	x	BF Ur	x	Urban brownfield site situated partly in SFRA zones 3a and 3b and contains a protected species site. *Great Crested Newt site
<b>RETAINED SPECIAL POLICY AREAS</b>											
CAS 63	The Former Glasshoughton Colliery Spoil Tip Site (Part only) (Part to become unallocated)	SPA	x	x √WL	x GC	x	x	x	BF Co	x	Brownfield country site containing an area of washland but not a SFRA zone. Site located in green corridor.
<b>RETAINED PAS AREAS</b>											
CAS 39	Adjoining Well Wood	PAS	x	x	x* GC	x	x	x	GF Ur	x	Greenfield urban site lying in the green corridor. * Adjacent to Wakefield Nature Area

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
CAS 40	East of Watling Road	PAS	x	x	x*&** GC	x	x	x	GF Co	x	Greenfield country site lying in the green corridor. *Adjacent to SSI (WMDC Ref :CAS36) **Adjacent to Wakefield Nature Area
NOR 25 (N40, N52 & N86)	North and East of Ashfield	PAS	x	√2	√*	x	x	x	BF & GF Ur	x	Part brownfield, part greenfield urban site with some overlap with a Wakefield Nature Area. Small overlap with SFRA zone 2. * Wakefield Nature Area
NOR 26 (In N39)	Altofts Hall Farm	PAS	x	√2	√*	√**	x	x	GF Ur	x	Greenfield urban site including a Wakefield Nature Area and a Class II Archaeological site. * Wakefield Nature Area **Class II (WMDC Ref: NOR20)
FTH 24 (N53)	Land East of Streethouse	PAS	x	x	√ PSS – WV* GC	x	x	x	GF Ur	x	Greenfield urban site lying in the green corridor and containing a protected species site. * Water Vole site
PNT 40 (N51)	Ackworth Road / Hardwick Road	PAS	x	x	x GC	x	x	x	GF Ur	x	Greenfield urban site lying in the green corridor.
PNT 42	Land between Knottingley Road and Ferrybridge Road	PAS	x	√2 & 3a	x	x	x	x	GF Co	x	Greenfield country site with a small area in the SFRA zone.
PNT 43	Land East of Cobblers Lane	PAS	x	x	x*	x	x	x	GF Co	x	Greenfield country site with no other constraints. * Adjacent to Wakefield Nature Area

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
PNT 44 (N50)	Land North of Moor Lane, Carleton	PAS	x	x	x GC	x	x	x	x	GF Ur	x	Greenfield urban site lying in the green corridor.
KNT 24	Springfields	PAS	x	√2 & 3b	x	x	x	x	x	GF Co	x	Greenfield country site lying partly in the SFRA zone.
KNT 25	Common Lane, West of Southmoor Lane	PAS	x	√3b*	x	x	x	x	x	GF Co	x	Greenfield country site lying entirely in the SFRA zone. * 100% SFRA3b
<b>DELETED PAS AREAS</b>												
FTH 23 (N41)	North of Pontefract Road	Special Policy Area	x	x	x	x	x	x	x	GF Co	x	Greenfield country site with no other constraints.
KNT 23	West Ings Lane	Washland (part)	x	√3a & 3b*	x GC	x	x	x	x	GF Co	x	Greenfield country site lying entirely in the SFRA zone and green corridor. *100% in SFRA zone NB: Not in the Washland as stated in the description
<b>SOUTH EAST AREA</b>												
<b>PROPOSED NEW HOUSING, EMPLOYMENT AND SPECIAL POLICY AREA SITES</b>												
SE10	Westfield Lane Improvement Area	Recreation, Housing and Local Facilities	√*	√2, 3a & 3b**	x GC (part)	x	x	x	x	BF & GF Ur	x	Brownfield urban site with some greenfield area. Part lying in the greenbelt and green corridor. Small area in the SFRA zone. *Small area in Greenbelt ** Small area in SFRA zones.
SE12	Land off Carr Lane	Housing	√	√2*	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt and green corridor. Very small overlap with SFRA zone.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
					GC							* Very small area in SFRA zone 2.
SE13	Land at Elmcroft Farm	Housing	✓	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt and green corridor.
SE15	Land at High Ackworth	Housing	✓	✓2 & 3b	x GC	x	✓*	x	x	GF Co	x	Greenfield country site lying in the greenbelt and green corridor. Whole site is situated in a Conservation Area. Site overlaps with SFRA zones. *All in Conservation Area ACK25
SE16	Land at North Elmsall	Employment	✓	x	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt.
SE17	Land at Vissett Cottage Hotel, Barnsley Road, Hemsworth	Housing	✓	x	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt.
SE18	Common Lane, Upton	Housing	✓	x	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt.
SE19	Land off Field Lane, South Elmsall	Housing	x	x	x	x	x	x	x	GF & BF Ur	x	The only constraint for this urban site is that it is part greenfield.
SE20	Land off High Street, South Elmsall See file SE10	Housing	x	x*	x GC	x	x	x	x	BF/ GF Ur	x	Part brownfield/ part Greenfield urban site lying in the green corridor. No other constraints. *Adjoins SFRA
SE29	HEM16 West End, Hemsworth	Housing	x	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.
SE32	HEM3 Farm	Housing	x	x	x	x	x	x	x	GF Co	x	Greenfield country site with no other constraints.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
	Lane, Kinsley Extension of allocation											
SE41	Adjoining Station, South Elmsall	Housing	x	x	x GC	x	x	x	BF Ur	x	Brownfield urban site lying in the green corridor. No other constraints.	
SE42	City Estate, Fitzwilliam	Housing	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.	
SE46	EMS72 Shinwell Estate	Housing	x	x	x	x	x	x	BF Ur	x	Urban brownfield site with no constraints.	
SE47	The Bungalow, Pontefract Road, Thorpe Audlin	Housing	✓	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt.	
SE48	Land to Rear of Cambridge Street, Moorthorpe	Housing and open space	x	x	x	x	x	x	GF Ur	x	The only constraint for this urban site is its greenfield status.	
SE49	Land off Newstead Lane, Fitzwilliam	Housing	✓	x	x	x	x	x	GF Co	x	Greenfield country site lying in the greenbelt.	
SE50	Land at Henry Avenue, Havercroft	Housing	x	x	x*	x	x	x	GF Ur	x	Greenfield urban site lying adjacent to a Site of Scientific Interest. No other constraints. *Adjacent to SSI (WMDC Ref: HEM36)	
SE51	Land at Brookside Farm, Upton	Housing	✓	x	x*	x	x	x	GF & BF Co	x	Part greenfield, part brownfield country site lying in the greenbelt. No other constraints, although it is adjacent to a Wakefield Nature Area.	

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
											Adjacent to Wakefield Nature Area
<b>RETAINED EMPLOYMENT ALLOCATIONS</b>											
ACK1	Green Lane, Brackenhill	Employment Allocation	x	x	x GC	x	x	x	BF Ur	x	Brownfield site only constrained by green corridor.
EMS1	South Kirkby Ferrymoor Riddings	Employment Allocation	x	√2 & 3b	√ PSS – WV* √** GC	x	x	x	BF Co	x	Brownfield site containing a part of a Wakefield Nature Area and protected species sites. *Water Vole site **Wakefield Nature Area
EMS2	Langthwaite Grange Extension	Employment Allocation	x	x	x	x	x	x	BF Ur	x	Brownfield site with no constraints.
EMS5	Waggon Lane, Upton	Employment Allocation	x	x	√* GC	x	x	x	GF Ur	x	Greenfield site lying entirely within a Wakefield Nature Area. *Wakefield Nature Area
<b>EMPLOYMENT ALLOCATION TO BECOME UNALLOCATED</b>											
None	N/A	N/A									
<b>RETAINED HOUSING ALLOCATIONS</b>											
HEM 4	North of Madeley Road, Havercroft	Housing Allocation	x	x	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status.
HEM 8	Kirkbygate, Hemsworth	Housing Allocation	x	x	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status.

Site Reference	Site Name	Proposed Land Use	Environmental Questions									Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
ACK 34	Brackenhill Quarry, Ackworth	Housing Allocation	x	x	x GC	x	x	x	x	BF Ur	x	Brownfield site only constrained by green corridor.
EMS 14	Langthwaite Lane, South Kirkby	Housing Allocation	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status.
EMS 16	Carr Lane, Former Faith Street Area, South Kirkby	Housing Allocation	x	√2 & 3b	√ PSS – WV*	x	x	x	x	BF Ur	x	Brownfield site constrained by a protected species site and located within the SFRA zones 2 and 3b. *Water Vole site
EMS 17	Common Road, South Kirkby	Housing Allocation	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status.
EMS 24	Rowley Lane, South Elmsall	Housing Allocation	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status.
<b>RETAINED SPECIAL POLICY AREAS</b>												
HEM 61	Land between the bus station and Little Hemsworth	SPA	x	x	x	x*	x	x	x	BF/ GF Ur	x	<b>Part of the site is brownfield</b> ; the rest of the site is Greenfield. *Adjacent to Class II site (WMDC Ref: HEM31)
EMS 59	Sheepwalk Lane, Upton	SPA	x	x	x GC (very small)	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status and the small area of green corridor.
<b>RETAINED PAS AREAS</b>												
HEM 37	Wakefield Road, Kinsley	PAS	x	x	x*	x	x	x	x	GF Co	x	The only constraint for this site is its greenfield status.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
HEM 38	Orchard Drive, South Hiendley	PAS	x	x	x*	x	x	x	GF Co	x	* Adjacent to Wakefield Nature Area The only constraint for this site is its greenfield status.
HEM 39	Land at Common End, Hemsworth	PAS	x	x	x	x	x	x	GF Co	x	* Adjacent to Wakefield Nature Area The only constraint for this site is its greenfield status.
<b>DELETED PAS AREAS</b>											
HEM 40	East of Railway, Hemsworth	Green Belt	x	x	x	x	x	x	GF Co	x	The only constraint for this site is its greenfield status.
<b>WESTERN AREA</b>											
<b>PROPOSED NEW HOUSING, EMPLOYMENT AND SPECIAL POLICY AREA SITES</b>											
W1	Paragon Business Park Extension  A Their masterplan proposals  B B1 only proposals for the three sub-sites (A,B,C) that might be acceptable to the Council.	Employment and Housing	x	x	x	x	x	✓ x	GF & BF Ur	x	Urban site is part greenfield, with W1A containing a listed building. No other constraints.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
W2	Former Wakefield Power Station site  A residential ind and warehousing  B ind and warehousing only	Housing, B2, B8.	x	√2 & 3a	√* GC	x	x	x	BF Ur	x	Urban brownfield site lying in the green corridor and with an overlap with a Wakefield Nature Area. Site falls in the SFRA zone.  * Wakefield Nature Area – slight overlap
					x GC						
W4	Warburton's, Westgate End	Housing	x	√2 & 3a	x	x	x	x*	BF Ur	x	Urban brownfield site falling partly in the SFRA zone and adjacent to a listed building.  *Adjacent to listed building
W6 (WCS35)	Grove House Farm, Walton	Housing	x	x	x GC	x	x	x	GF Co	x	Greenfield country site lying in the green corridor. No other constraints.
W7 (NWS46)	Former Lofthouse Colliery Site	Housing	x	x	√ PSS – WV √** GC	x	x	x***	GF Ur	x	Greenfield urban site lying in the green corridor and entirely within a Wakefield Nature Area. Site contains a protected species site.  * Water Vole site ** Wakefield Nature Area ***Adjacent to listed building
W8	Engine Lane, Horbury	Housing	x	√3a	x	x	x	x	BF Ur	x	Brownfield urban site. The only constraint is that it lies entirely within the SFRA zone.
W10	Phoenix Works, Storrs Hill Road, Horbury		x	√3a	x	x	x	x	BF Ur	x	Brownfield urban site. The only constraint is that it lies entirely within the SFRA zone. Very small Green Corridor overlap. Probably digitising error.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
W33	Manygates Campus		x	x*	x	x	x	x	x	BF Ur	x	Brownfield urban site with no constraints. *Very small overlap with SFRA zone 2.
W34	Kirkham Farm, Kirkhamgate		✓	x	x GC	x	x	x	x	GF Co	✓ AQMA 2+ Buffer	Greenfield country site lying in greenbelt and green corridor. Site is partly within an AQMA, the remainder lying in the AQMA buffer zone.
W35	Land SE of Birchen Ave, Birchen Hills, Ossett		✓	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in greenbelt and green corridor.
W36	Land at Water Lane, Woolley		✓	x	x	x	✓*	x	x	GF Co	x	Greenfield country site lying in greenbelt with overlap with a Conservation Area. *Small overlap with a Conservation Area
W37	Former Woolley Colliery	Housing	✓	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in greenbelt and green corridor.
W40	Newmarket Colliery	Employment and Residential	✓	✓2 & 3b	x GC (part)	x	x	x	x	GF/BF Co	x	Greenfield country site (with some brownfield) lying in greenbelt and partly in the green corridor. Site falls partly into the SFRA zone.
W41	Victoria Way, Outwood	Housing	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this urban site is its greenfield status.
W42 (SEW34)	Durkar Lane, Craggstone	Housing	x	x	x	x	x	x	x	GF Ur	✓ Buffer only	The only constraint for this urban site is its greenfield status. Site does fall in the buffer area of an AQMA.
W43 (WCS33)	Bedford Farm, Crofton	Housing	x	x	x	x	x	x	x	GF Co	x	The only constraint for this country site is its greenfield status.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
	A) Large Site – owner B) Small Site - WMDC										
W44	Balne Lane, Wakefield	Housing and Open Space	x	√2 & 3a	x GC	x	x	x	GF Ur	x	Greenfield urban site in the green corridor with some overlap with the SFRA zone.
W45	Thornes Park, Wakefield	Housing	x	x	x GC	x	x	x	BF Ur	x	The only constraint for this brownfield urban site is its location within the green corridor.
W48 (WCS32)	Land East of Priory Ridge, Crofton.	Employment, Leisure, Housing	√	x	x* GC	x	x	x	GF Co	x	Greenfield country site in the greenbelt. *Adjacent to PSS – GCN (Great Crested Newt site)
W49	Nostell Priory Roses, Doncaster Road	Employment / Mixed Development	√	x	x GC	x	x	x*	BF Co	x	Brownfield country site in the greenbelt and green corridor. *Close to Nostell Priory Registered Historic Park and Garden (RHP&G)
W50	Quarry and Brickworks, Long Row, Wragby	Employment, Leisure, Recreation	√	x	√ PSS – WV SSSI* SSI** GC	x	x	x***	GF Co	x	Greenfield country site in the greenbelt and green corridor. The majority of the site is a SSSI. *Geological SSSI **Adjacent to SSI (WMDC Ref: WCS29) ***Adjacent to RHP&G (Nostell Priory)
W51	Walled Gardens / Nursery, Nostell Priory	Employment	√	x	x GC	x	x	√*	BF Co	x	Brownfield urban site lying in the greenbelt and green corridor. Site lies within a RHP&G. Impact on cultural heritage will be dependant on employment type. *RHP&G (Nostell Priory)
W52	Land off Love	Housing	√	x	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt and green

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
	Lane, Ossett				GC							corridor.
W53	Hollingthorpe Hall Farm	Employment, Housing or Mixed	✓	x	x GC	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt and green corridor.
W54	Benton Hill, Horbury	Housing	✓	x	x	x	x	x	x	GF Co	✓ Buffer only	Greenfield country site in the greenbelt. Falls within an AQMA buffer zone.
W55	600 Denby Dale Road, Broad Cut, Calder Grove	Housing	✓	x	x GC	x	x	x	x	GF Co	✓ Buffer only	Greenfield country site in the greenbelt and green corridor. Falls within an AQMA buffer zone.
W57	Sirdar Works, Flanshaw Lane, Wakefield	Housing or Mixed Use	x	✓2 & 3a*	x GC**	x	x	x	x	BF Ur	x	Brownfield urban site constrained by overlap with the green corridor, and with part of the site overlapping with SFRA zone. * Small area in SFRA zone **Small area of Green Corridor
W58	British Oak	Hotel Leisure Marina Housing	✓	✓2 & 3b	x GC	✓*	x	x	x	GF Co	x	Greenfield country site in the greenbelt and green corridor. Site includes an area in the SFRA zone, and there is slight overlap with a Class II archaeological area. *Small Class II overlap
W59	Bombardier	A Housing or B Mixed Use development  See employment Zone OH1	x	✓2 & 3a	x*	x	x	x	x	BF Ur	✓ AQMA	A brownfield urban site lying entirely within the SFRA zone. Site is adjacent to a Wakefield Nature Area and falls partly within an AQMA. *Adjacent to Wakefield Nature Area

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
W60 (WCS34)	WCS34 Waterways Land, Walton	Housing	x	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in the green corridor. No other constraints.
W61	Stanley Ferry	Extension of Minerals Reserve	✓	✓2 3a 3b & 3c ✓WL	x GC	x	x	✓*		GF Co	x	Greenfield country site in the greenbelt and green corridor. Large area of the site is in the SFRA Zone 3c and the washlands. There is a slight overlap with a listed building.  * Slight overlap with listed building
W81	Land at Oakenshaw Lane, Heath Common	Housing	✓	x	✓* GC	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt and green corridor. Site lies in a Wakefield Nature Area.  * Wakefield Nature Area
W83	Land off Jerry Clay Lane, Wrenthorpe	Housing	✓	x	x GC	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt and green corridor.
W84	The Wyke, Horbury	Sand and Gravel Minerals Reserve	✓	✓2 3b & 3c ✓WL	x GC	x	x	x	x	GF Co	x	Greenfield country site in the greenbelt and green corridor. Site falls within SFRA zone 3c and washlands.
W85 (SEW35)	Land North of Hollingthorpe Estate, Hall Green (SEW 35)	Housing	x	x	x	x	x	x	x	GF Co	x	The only constraint for this country site is its greenfield status.
<b>RETAINED EMPLOYMENT ALLOCATIONS</b>												
None	N/A	N/A										

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
<b>EMPLOYMENT ALLOCATION TO BECOME UNALLOCATED</b>												
None	N/A	N/A										
<b>RETAINED HOUSING ALLOCATIONS</b>												
NWS 21	Victoria Street, Outwood	Housing Allocation	x	x	x	x	x	x	GF Ur	x	Greenfield urban site with no other constraints	
OH 9	Runtlings Mill, Ossett	Housing Allocation	x	x	x	x	x	x	BF Ur	x	Brownfield urban site with no constraints	
OH 30	Quarry Hill, Horbury Bridge	Housing Allocation	x	x	x	x	x	x	BF Ur	x	Brownfield urban site with no constraints	
SEW 5	Walton Lane, Sandal	Housing Allocation	x	x	x	x	x	x	GF Ur	x	Greenfield urban site with no other constraints	
<b>RETAINED SPECIAL POLICY AREAS</b>												
NWS 64	Junction 40, Dewsbury Road (Silkwood Park)	Special Policy Area	x	x	x GC	✓*	x	x	GF/ Ur	BF A	✓ AQMA	Part Greenfield/ part Brownfield urban site located in green corridor and an AQMA. *5 x Class II sites
NWS 85	Pinderfields Hospital	Special Policy Area	x	x	x GC (part)	x	x	✓**	BF Ur	x	Brownfield urban site, constrained by part being located in the green corridor. ** Adjacent to listed building	
SWR 47	Land at the Former Woolley Colliery Site	Special Policy Area	x	x	x GC	x	x	x	BF Co	x	Brownfield site, the only constraint being its location in the green corridor.	
<b>RETAINED PAS AREAS</b>												

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?	
NWS 45	Lupset	PAS	x	x	x GC	x	x	x	GF Ur	✓ AQMA + Buffer	Greenfield urban site located in green corridor and an AQMA.
NWS 46 (W7)	Lofthouse Colliery	PAS	x	x	✓ PSS – WV ✓** GC	x	x	x***	GF Ur	x	Greenfield urban site lying in the green corridor and entirely within a Wakefield Nature Area. Site contains a protected species site.  * Water Vole site ** Wakefield Nature Area ***Adjacent to listed building
NWS47	Stanley Hall	PAS	x	x	x GC (part)	x	x	✓	BF Co	x	Brownfield site falling partly within the green corridor and containing a listed building.
NWS48	North of Ruskin Avenue	PAS	x	x	x	x	x	x	GF Ur	x	The only constraint for this site is its greenfield status.
OH 17	Storrs Hill, Ossett	PAS	x	x	x* GC	x	x	x	GF Co	x	Greenfield site lying in the green corridor. *Adjacent to Wakefield Nature Area
SEW 34 (W42)	Durkar Lane, Craggstone	PAS	x	x	x	x	x	x	GF Ur	✓ Buffer only	The only constraint for this urban site is its greenfield status. Site does fall in the buffer area of an AQMA.
SEW 35 (W85)	Land North of Hollingthorpe Estate, Hall Green	PAS	x	x	x	x	x	x	GF Co	x	The only constraint for this country site is its greenfield status.
WCS32 (W48)	Santingley Lane, Crofton	PAS	x	x	x	x	x	x	PAS Co	x	Greenfield country site, currently PAS-designated.

Site Reference	Site Name	Proposed Land Use	Environmental Questions								Site Comments/ Constraints	
			Greenbelt?	Flood Zone?	Ecological Designation?	Area of Archaeological Importance?	Conservation Area?	Listed Buildings?	Green/Brownfield Country/Urban	AQMA?		
WCS 33 (W43)	South of Bedford and Hill Top Farms, Crofton	PAS	x	x	x	x	x	x	x	GF Ur	x	The only constraint for this urban site is its greenfield status.
WCS 34 (W60)	Waterways Land, Walton	PAS	x	x	x GC	x	x	x	x	GF Co & Ur	x	Greenfield country/urban site lying in the green corridor. No other constraints.
WCS 35 (W6)	Grove House Farm, Walton	PAS	x	x	x GC	x	x	x	x	GF Co	x	Greenfield country site lying in the green corridor. No other constraints.
<b>DELETED PAS AREAS</b>												
None	N/A	N/A										

### Notes

There are no sites that have spatial conflict with the one Special Areas of Conservation (SAC) in the WMDC area or a 2km buffer zone surrounding the site. However it will still need to be determined whether an Appropriate Assessment should be undertaken at the preferred options stage and when development proposals come forward.

There are no Special Protection Areas (SPAs) or National Nature Reserves are situated in the WMDC area.

There are no SACs or SPAs which are located outside the WMDC boundary, but in close proximity to the area. The closest is the South Pennine Moors SAC / Peak District Moors SPA, which is over 14km from the WMDC boundary.

No sites have spatial conflict with Local Nature Reserves.

No sites have spatial conflict with Protected Species Sites relating to badgers.

There are no sites have spatial conflict with Ancient Woodland (although NOR2 is adjacent to Ancient Woodland).

The Green corridor will be given more ecological protection status when it becomes part of the Wildlife Habitat Network which is proposed under Development Control Policy NAT4 in the WMDC Development Control Policies DPD Preferred Options Report.

No sites have spatial conflict with the WMDC Ancient Monuments GIS layer

There are no Registered Battlefields are situated in WMDC area

There is no spatial conflict with Scheduled Ancient Monuments (SAMs). (W50 & W51 – adjacent to SAM Ref: WY1277)

There is no direct spatial conflict with Archaeological Class I sites. (PNT42 is very close, and W50 & W51 are fairly close to 2 sites.)

All “√” under “Area of Archaeological Importance” relate to Archaeological Class II sites.

The Air Quality Management Areas have been given a 0.5km buffer zone in the GIS layer. Where a site falls in the buffer zone this is stated in the table.

No information was available on location of contaminated land sites

The only information available on landscape designations came from the “Historic and Landscape” layer from the UDP map. There were no sites which had spatial conflict with this layer. (The District is divided into six landscape character areas but these were not used in the appraisal as they are very “broad brush” and not relevant to site appraisal).