

<b>Site Ref</b>	K01	<b>Site Name</b>	Land at Thickthorn
<b>Site Size (Hectares)</b>	16.51	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K06 Kenilworth RFC; K09 Jersey Farm		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	A number of mature trees which are subject to TPOs Surface water drainage potentially a problem in eastern part of site.					
<b>Potential Impacts</b>	Impact on area of low landscape value. Part of boundary adjacent to Ancient Woodland Impact on setting of Grade II listed Manor adjacent to site Loss of Grade 1 agricultural land					
<b>Environmental Conditions</b>	Southern boundary of site subject to noise and air pollution from A46.					
<b>Overall Suitability</b>	Potentially suitable, subject to Green Belt amendment and significant buffer to contain surface water, protect properties from noise, and to protect the listed building and ancient woodland.					
<b>Availability</b>						
Available for mixed use development (housing and employment).						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	248	<b>40dph</b>	330	<b>50dph</b>	413
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	200	<b>2019/24</b>	85	<b>2024/29</b>	0



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## K01 Land at Thickthorn

### LOCATION PLAN



Scale:  
1:5000

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CP

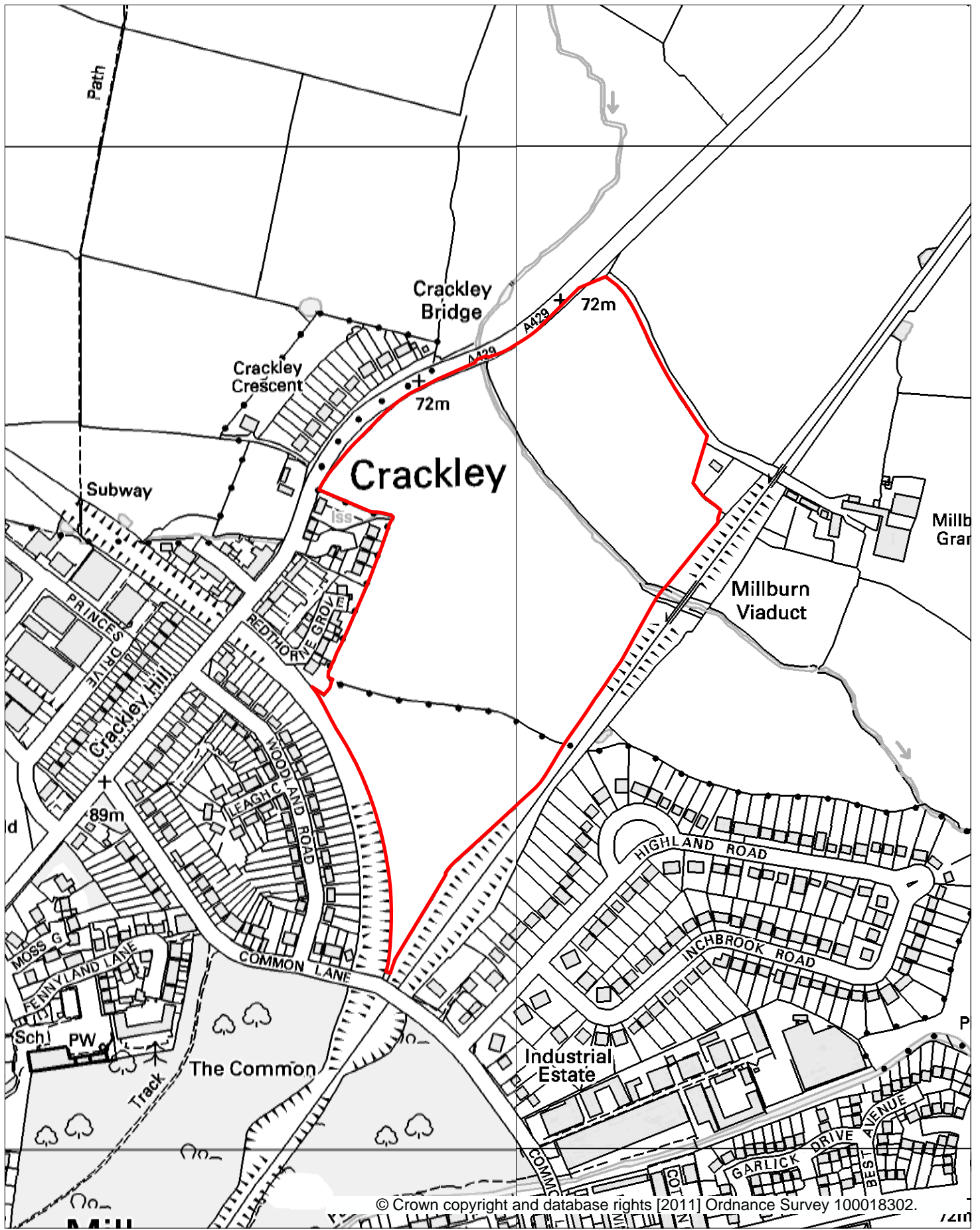
Date:  
21 October 2011

Grid Reference:  
429863 E, 270738 N

North: 

<b>Site Ref</b>	K02	<b>Site Name</b>	Crackley Triangle & East of Kenilworth Road
<b>Site Size (Hectares)</b>	14.26	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Part Green Belt					
<b>Physical Constraints</b>	Flood Risk Zones 2, 3A & 3B run through northern part of site. Configuration of southern part of site.					
<b>Potential Impacts</b>	Within an area of high landscape value where development would extend the built-up area of Kenilworth into an area of open land which is visually important in landscape terms in maintaining the separation between the town and the urban edge of Coventry and avoiding coalescence of settlements. A number of prominent trees with TPOs on western boundary. Potential SINC on railway embankments					
<b>Environmental Conditions</b>	Noise from railway line					
<b>Overall Suitability</b>	Not suitable due to flooding constraints, landscape impact and impact of extending Kenilworth in a northerly direction in an area where the gap between Kenilworth and Coventry is particularly sensitive.					
<b>Availability</b>						
Owner has expressed willingness to release land for development						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



K02 Crackley Triangle & East of Kenilworth Road

LOCATION PLAN



Scale:  
1:5000

Drawn By:  
CP

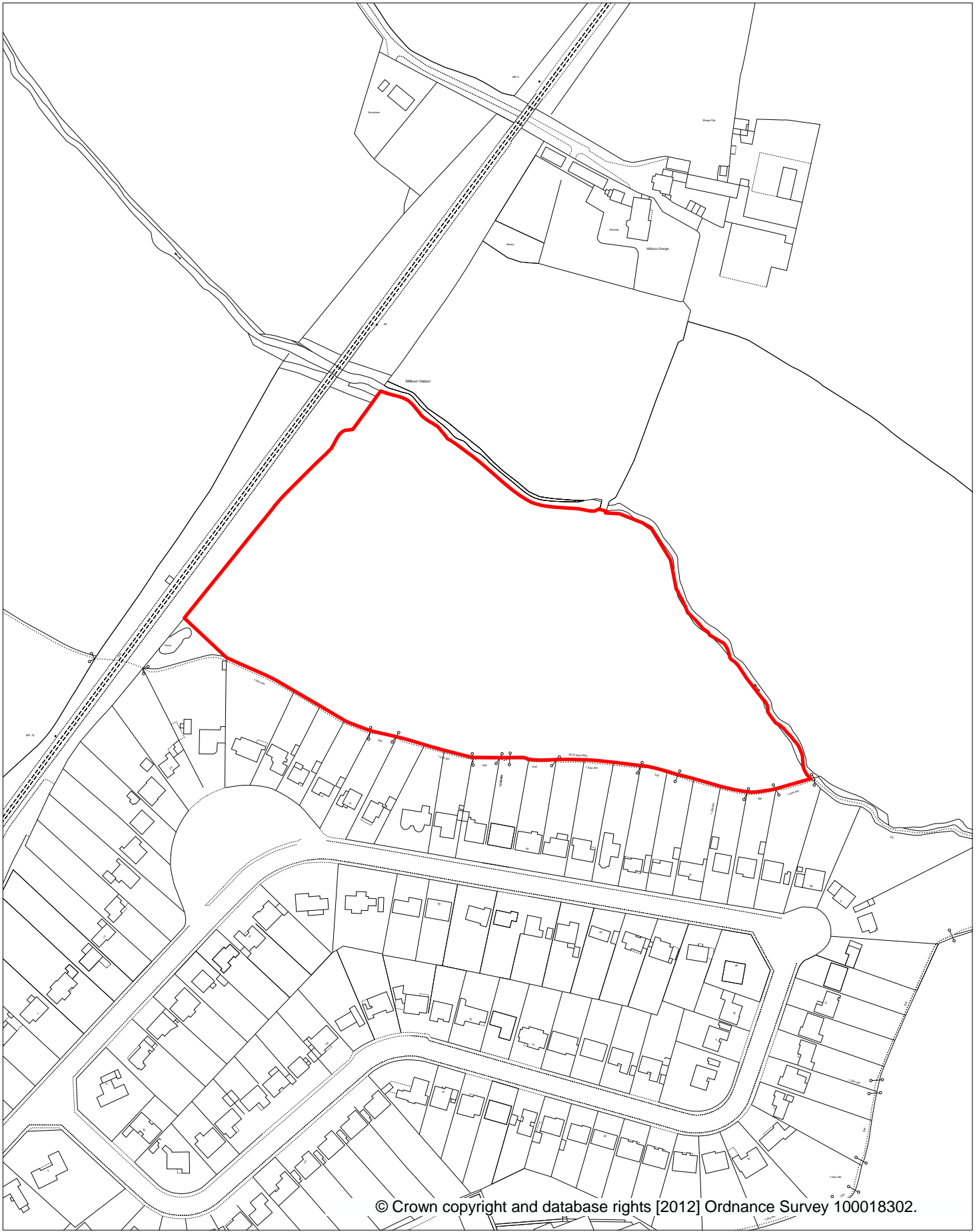
Date:  
21 October 2011

Grid Reference:  
429972 E, 273530 N

North:

<b>Site Ref</b>	K03	<b>Site Name</b>	North of Highland Road
<b>Site Size (Hectares)</b>	3.26	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	No means of access and therefore dependant upon adjoining land, i.e. demolition of adjoining properties. Flood Risk Zones 2, 3A & 3B run through northern part of site					
<b>Potential Impacts</b>	Within an area of high landscape value where development would extend the built-up area of Kenilworth into an area of open land which is visually important in landscape terms in maintaining the separation between the town and the urban edge of Coventry and avoiding coalescence of settlements.					
<b>Environmental Conditions</b>	Noise from railway line					
<b>Overall Suitability</b>	Not suitable due to flooding and access constraints, landscape impact and impact of extending Kenilworth in a northerly direction in an area where the gap between Kenilworth and Coventry is particularly sensitive.					
<b>Availability</b>						
Owner has expressed willingness to release site for development						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



## K03 North of Highland Road

### LOCATION PLAN



Scale:  
1:2500

Drawn By:  
DR

Date:  
24 May 2012

Grid Reference:  
430243 E, 273423 N

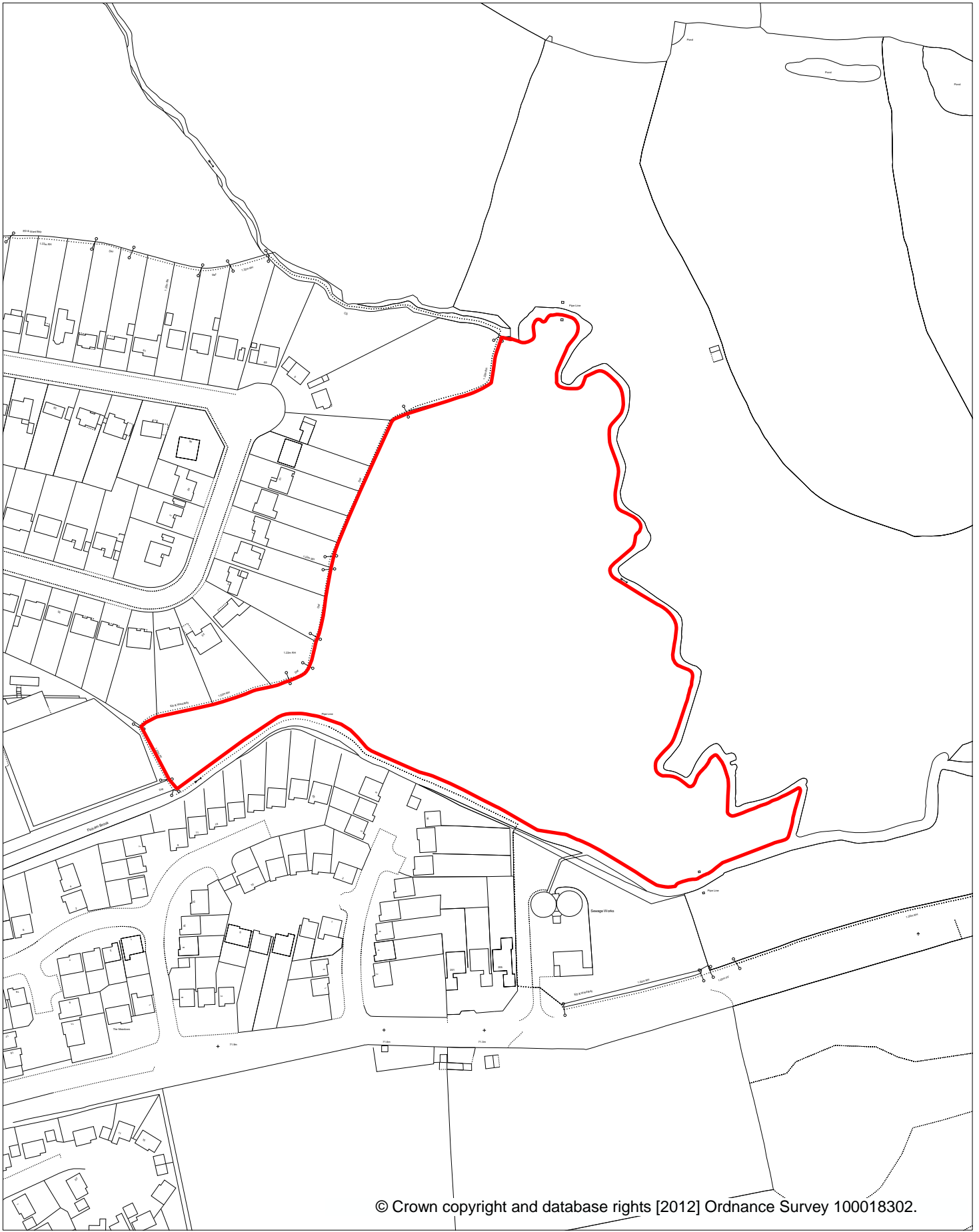
North:



Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K04	<b>Site Name</b>	East of Inchbrook Road
<b>Site Size (Hectares)</b>	3.67	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K08 Common Lane Industrial Estate		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	No means of access and therefore dependant upon adjoining land or demolition of adjoining properties. Site bounded on two sides by watercourses – about 75% of site within Flood Risk Zones 2, 3A & 3B.					
<b>Potential Impacts</b>	Within an area of high landscape value.					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Not suitable due to flooding and access constraints and potential landscape impact which cannot be overcome					
<b>Availability</b>						
Owner has expressed willingness to release site for development						
<b>Achievability</b>						
Not achievable unless securing access from adjoining development or land.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



## K04 East of Inchbrook Road


### LOCATION PLAN

Scale:  
1:2500

Drawn By:  
DR

Date:  
24 May 2012

Grid Reference:  
430514 E, 273163 N

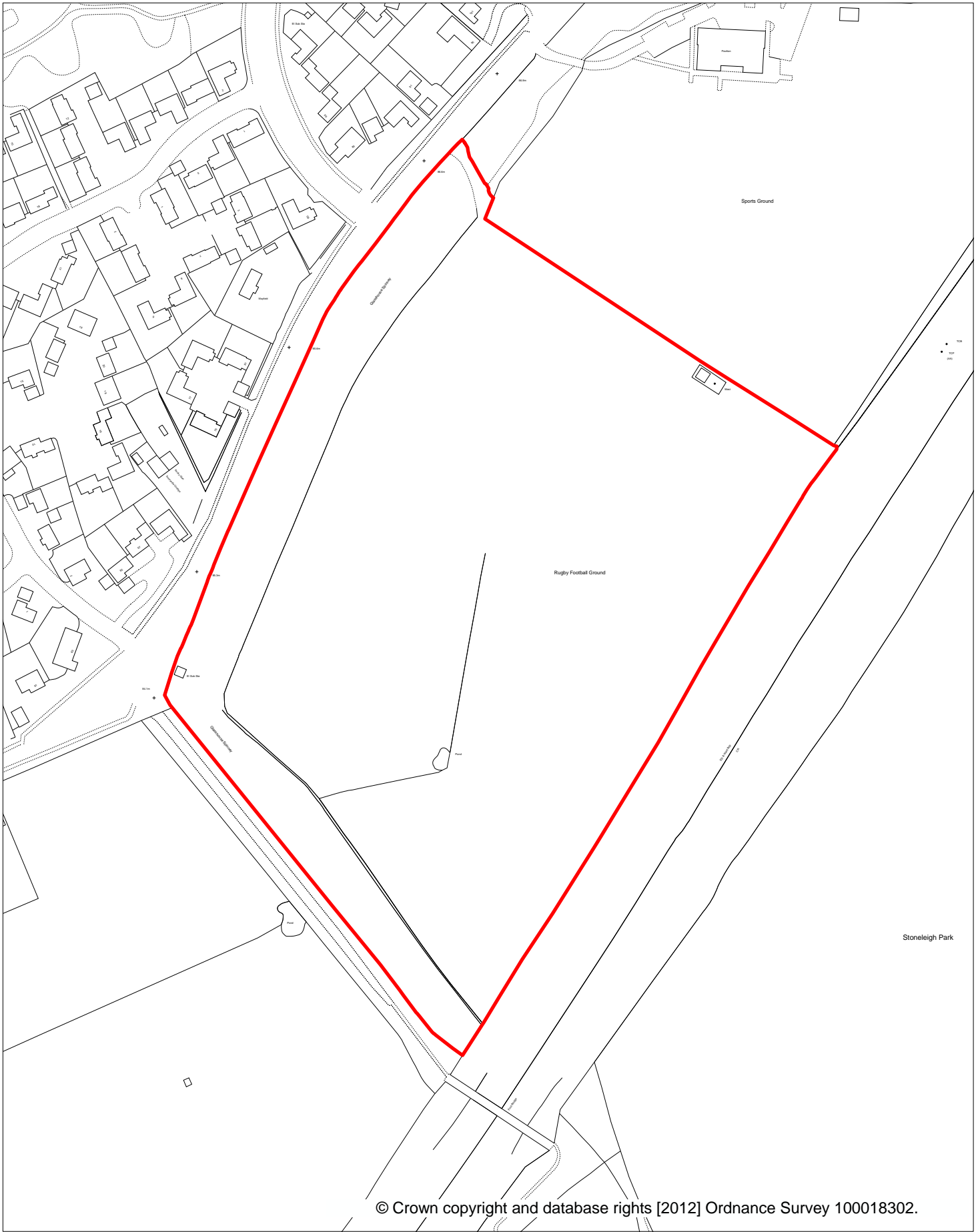
North: 

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.



<b>Site Ref</b>	K05	<b>Site Name</b>	Kenilworth RFC - Land off Rocky Lane
<b>Site Size (Hectares)</b>	7.72	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K09 Jersey Farm		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt Protecting sport and recreation facilities					
<b>Physical Constraints</b>	Significant trees on boundary Surface water drainage potentially a problem in eastern part of site. The site is classified as ALC Grade 2					
<b>Potential Impacts</b>	Impact on area of low landscape value. Potential SINC along north- and south-western boundaries					
<b>Environmental Conditions</b>	Noise from A46					
<b>Overall Suitability</b>	Potentially suitable, subject to Green Belt amendment and provision of improved alternative sports facilities and buffer to contain surface water and protect SINCS.					
<b>Availability</b>						
Owner has expressed willingness to relocate existing rugby club, which has operational issues, in order to release land for development to enable the delivery of improved sports facilities. No alternative site currently available and may delay delivery of housing.						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	115	<b>40dph</b>	154	<b>50dph</b>	193
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	0	<b>2019/24</b>	130	<b>2024/29</b>	0



**K05 Kenilworth RFC - Land off Rocky Lane**


**LOCATION PLAN**

Scale:  
1:2500

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DR

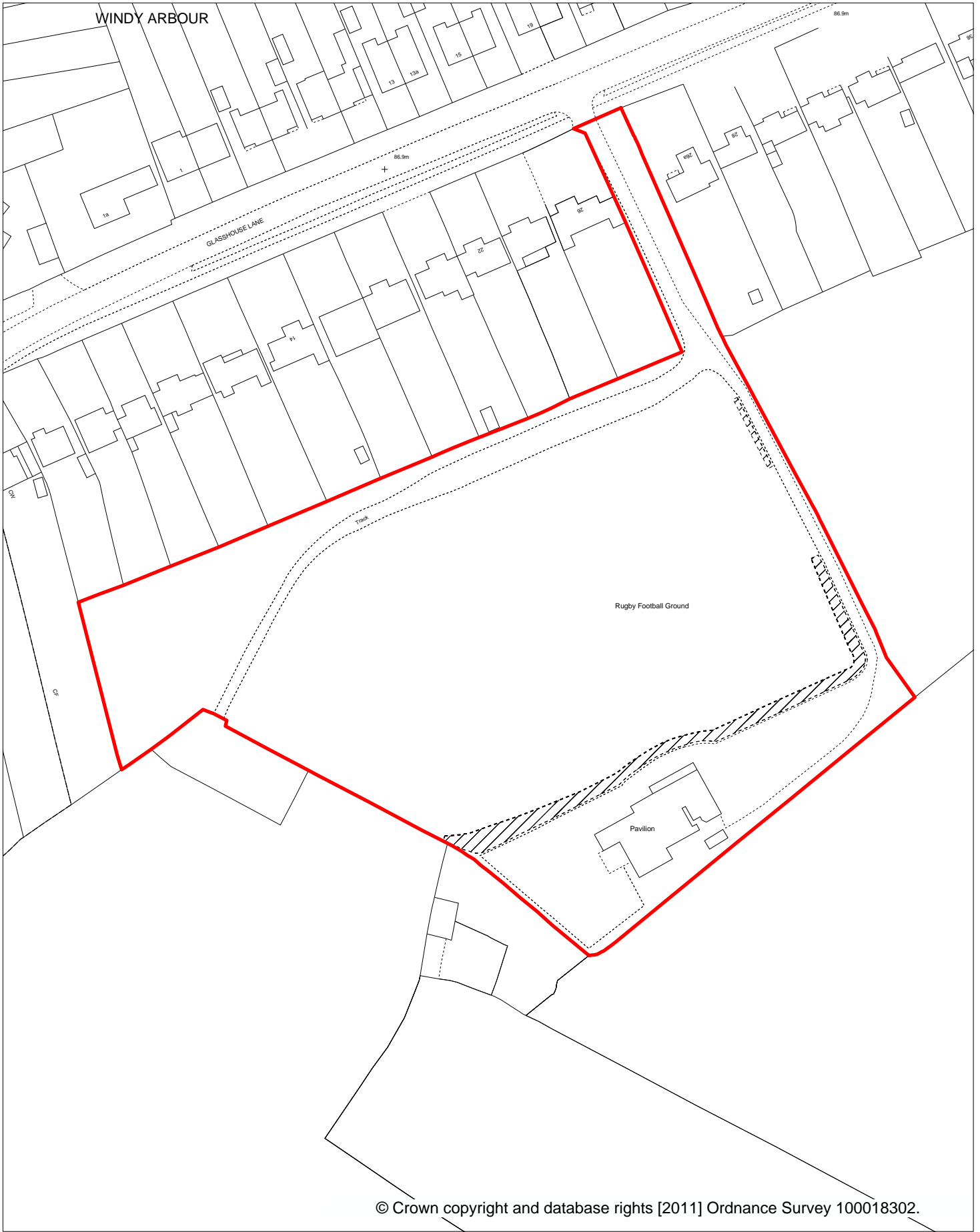
Date:  
24 May 2012

Grid Reference:  
430502 E, 271399 N

North: 

<b>Site Ref</b>	K06	<b>Site Name</b>	Kenilworth RFC – Land at Glasshouse Lane
<b>Site Size (Hectares)</b>	1.76	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/Overlapping Site</b>	K01 Land at Thickthorn; K09 Jersey Farm		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt Protecting sport and recreation facilities					
<b>Physical Constraints</b>	None					
<b>Potential Impacts</b>	Impact on area of low landscape value.					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Potentially suitable, subject to Green Belt amendment and provision of improved sports facilities.					
<b>Availability</b>						
Owner has expressed willingness to relocate existing rugby club, which has operational issues, in order to release land for development to enable the delivery of improved sports facilities. No alternative site currently available and may delay delivery of housing.						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	67%	<b>Other Uses</b>	33%		
<b>Potential Capacity</b>	<b>30dph</b>	35	<b>40dph</b>	47	<b>50dph</b>	59
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	0	<b>2019/24</b>	40	<b>2024/29</b>	0



K06 Kenilworth RFC - Land at Glasshouse Lane

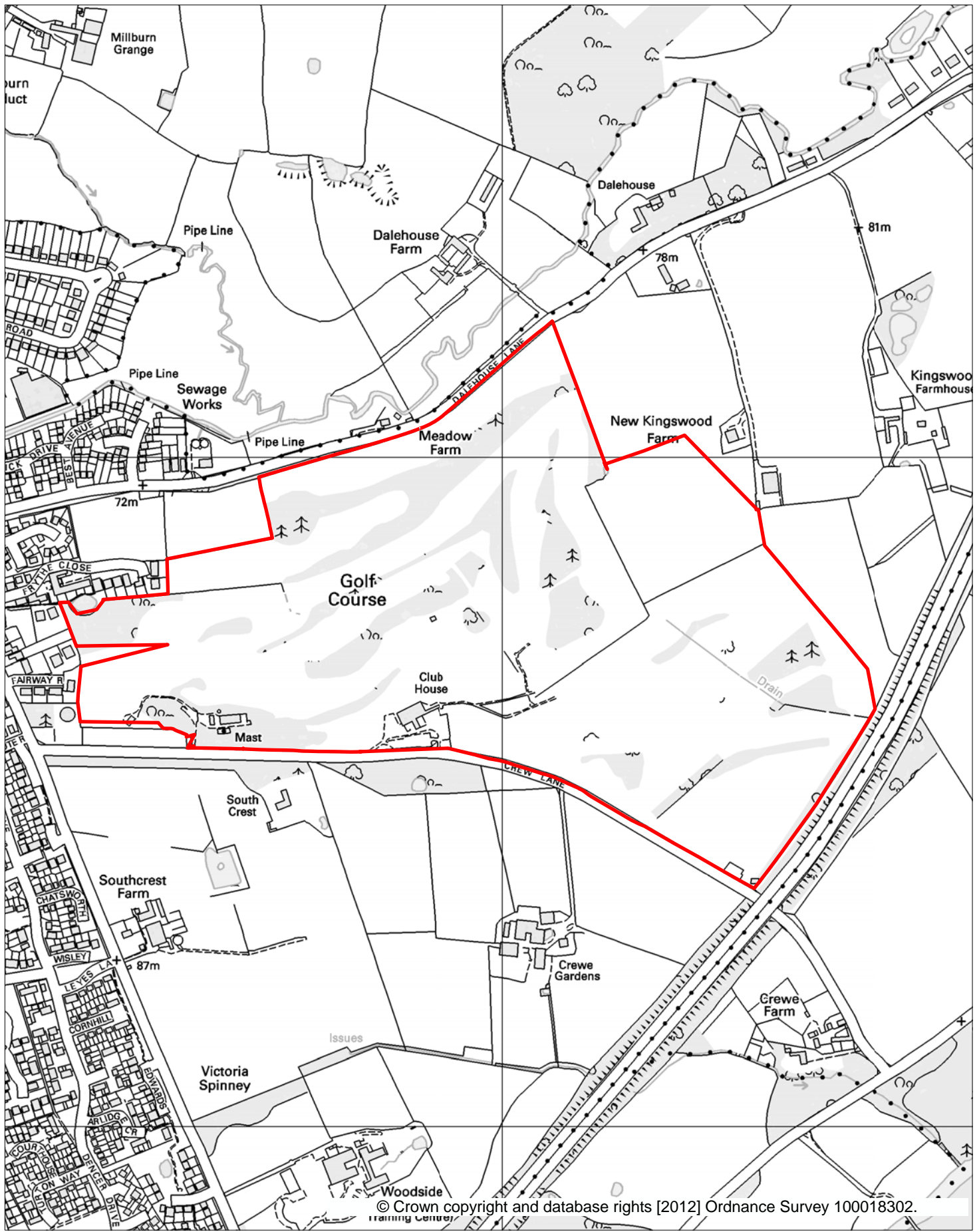
LOCATION PLAN

Scale: 1:1250	Drawn By: CP	Date: 21 October 2011	Grid Reference: 429984 E, 271090 N	North: 
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Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K07	<b>Site Name</b>	Kenilworth Golf Club, Dalehouse Lane
<b>Site Size (Hectares)</b>	51.04	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K17 (Southcrest Farm) & K18 (Glasshouse Lane/ Crewe Lane)		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt Protecting sport and recreation facilities					
<b>Physical Constraints</b>	High pressure gas pipeline adjoins the south eastern boundary between the site and the A46 Coventry Way/ Centenary Way National Trail traverses the site east/west					
<b>Potential Impacts</b>	Impact on area of high landscape value. Dalehouse Lane linear potential SINC Grade 2 Agricultural Land Impact on Area of Groundwater Vulnerability					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Potentially suitable subject to Green Belt amendment; satisfactory diversion of National Trail; satisfactory relocation of golf club; mitigation of impact on groundwater and area of high landscape value					
<b>Availability</b>						
Owner has expressed willingness to release land for development but relocation of club will be required						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	750	<b>40dph</b>	1,000	<b>50dph</b>	1,250
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	0	<b>2019/24</b>	440	<b>2024/29</b>	435



K07 Kenilworth Golf Club, Dalehouse Lane

LOCATION PLAN



Scale:  
1:7500

Drawn By:  
SJ

Date:  
18 May 2012

Grid Reference:  
430979 E, 272759 N

North: 

<b>Site Ref</b>	K08	<b>Site Name</b>	Common Lane Industrial Estate
<b>Site Size (Hectares)</b>	2.97	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Previously Developed
<b>Adjacent/ Overlapping Site</b>	K04 East of Inchbrook Road		

<b>Suitability for Housing</b>						
<b>Location</b>	Existing built up area					
<b>Policy Restrictions</b>	Protecting Employment Land and Buildings					
<b>Physical Constraints</b>	Finham Brook forms southern boundary and this part of site is within Flood Risk Zones 2, 3A and 3B. Probable contamination. Asbestos present on some buildings. Poor site configuration.					
<b>Potential Impacts</b>	Kenilworth Common Local Nature Reserve on opposite side of Common Lane					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Not suitable due to flood risk, poor site configuration on remainder of site and contamination.					
<b>Availability</b>						
Not currently available. Land in multiple-ownership. Some buildings in use, others vacant and on the market.						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



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## K08 Common Lane Industrial Estate

### LOCATION PLAN



Scale:  
1:2500

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DR

Date:  
24 May 2012

Grid Reference:  
430197 E, 273054 N

North:

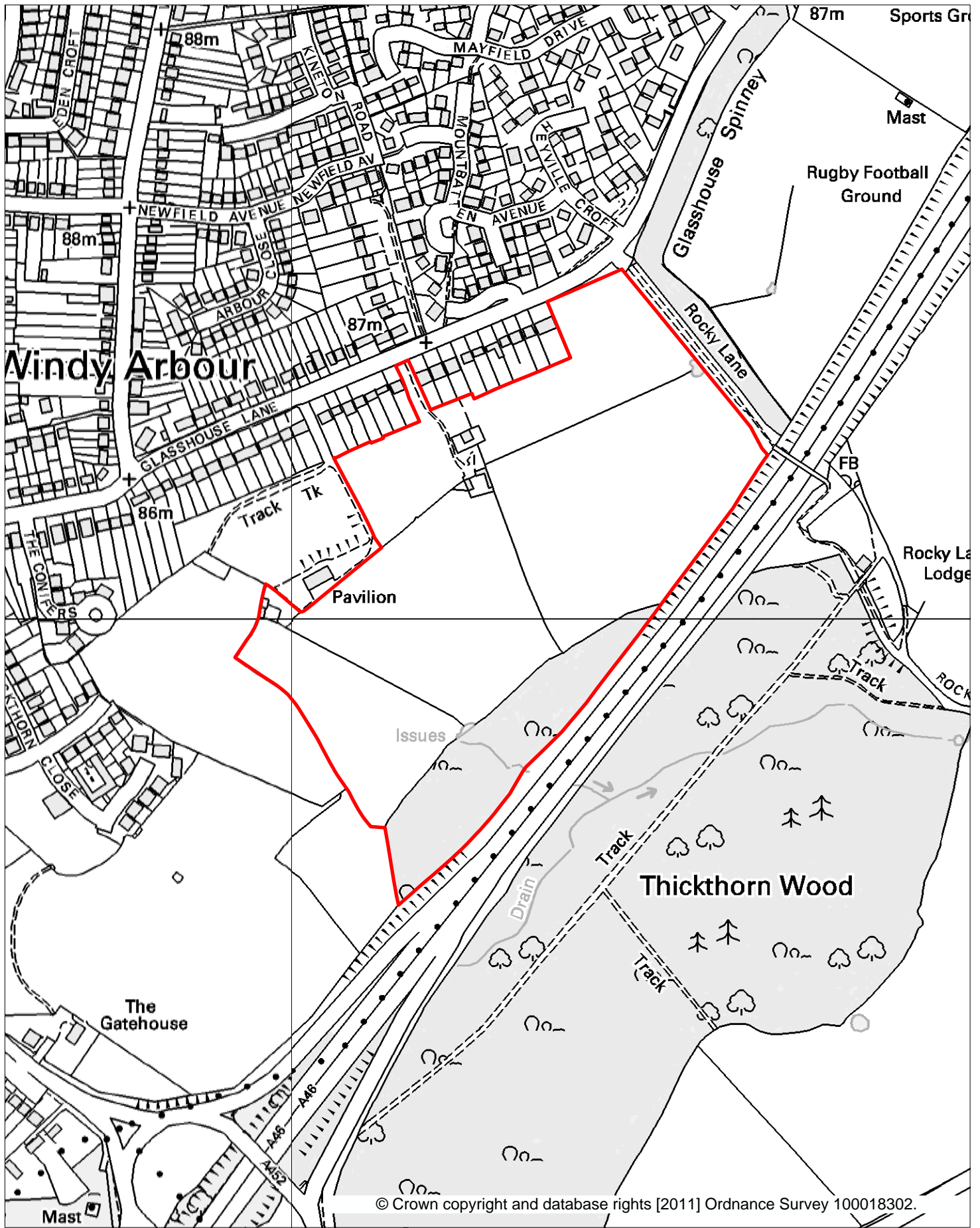


Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.



<b>Site Ref</b>	K09	<b>Site Name</b>	Jersey Farm, Glasshouse Lane
<b>Site Size (Hectares)</b>	15.47	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K01 Land at Thickthorn; K05 RFC Off Rocky Lane; K06 RFC Glasshouse Lane		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Surface water drainage potentially a problem in eastern part of site.					
<b>Potential Impacts</b>	Impact on area of low landscape value. Ancient Woodland to south of site Loss of agricultural land classified as Grade 1 and 2					
<b>Environmental Conditions</b>	Noise and air pollution from A46 to south east					
<b>Overall Suitability</b>	Potentially suitable, subject to Green Belt amendment and significant buffer to contain surface water, protect properties from noise, and to protect the ancient woodland.					
<b>Availability</b>						
Available, subject to agricultural tenancy but owner willing to release for development						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	232	<b>40dph</b>	310	<b>50dph</b>	387
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	200	<b>2019/24</b>	70	<b>2024/29</b>	0



K09 Jersey Farm, Glasshouse Lane

LOCATION PLAN



Scale:  
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Drawn By:  
CP

Date:  
21 October 2011

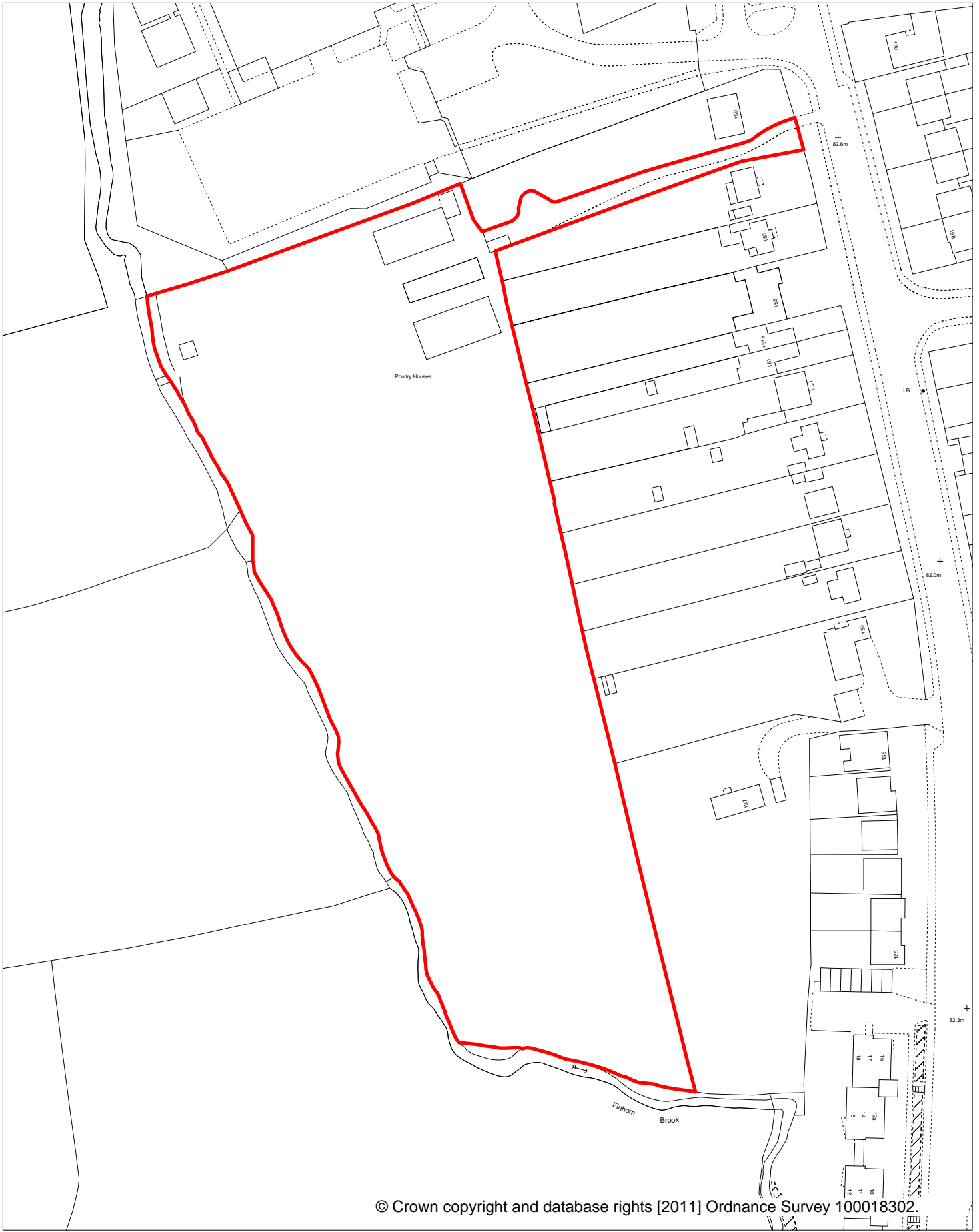
Grid Reference:  
430196 E, 271002 N

North:

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K10	<b>Site Name</b>	Land West of Clinton Lane
<b>Site Size (Hectares)</b>	1.54	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K12 Land at Clinton Lane		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Inadequate access and therefore dependent upon third party land and demolition of adjoining properties. Flood Risk Zones 2, 3A within eastern half of site Flood Risk Zone 3B running along western edge and to south					
<b>Potential Impacts</b>	Impact on high landscape value which is historically important to the setting of the town.					
<b>Environmental Conditions</b>	Area liable to flooding					
<b>Overall Suitability</b>	Not suitable, due to access and flooding constraints and impact upon area of high landscape value.					
<b>Availability</b>						
Owner has expressed willingness to release land for development						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



K10 Land West of Clinton Lane

LOCATION PLAN

Scale:  
1:1250

Drawn By:  
CP

Date:  
21 October 2011

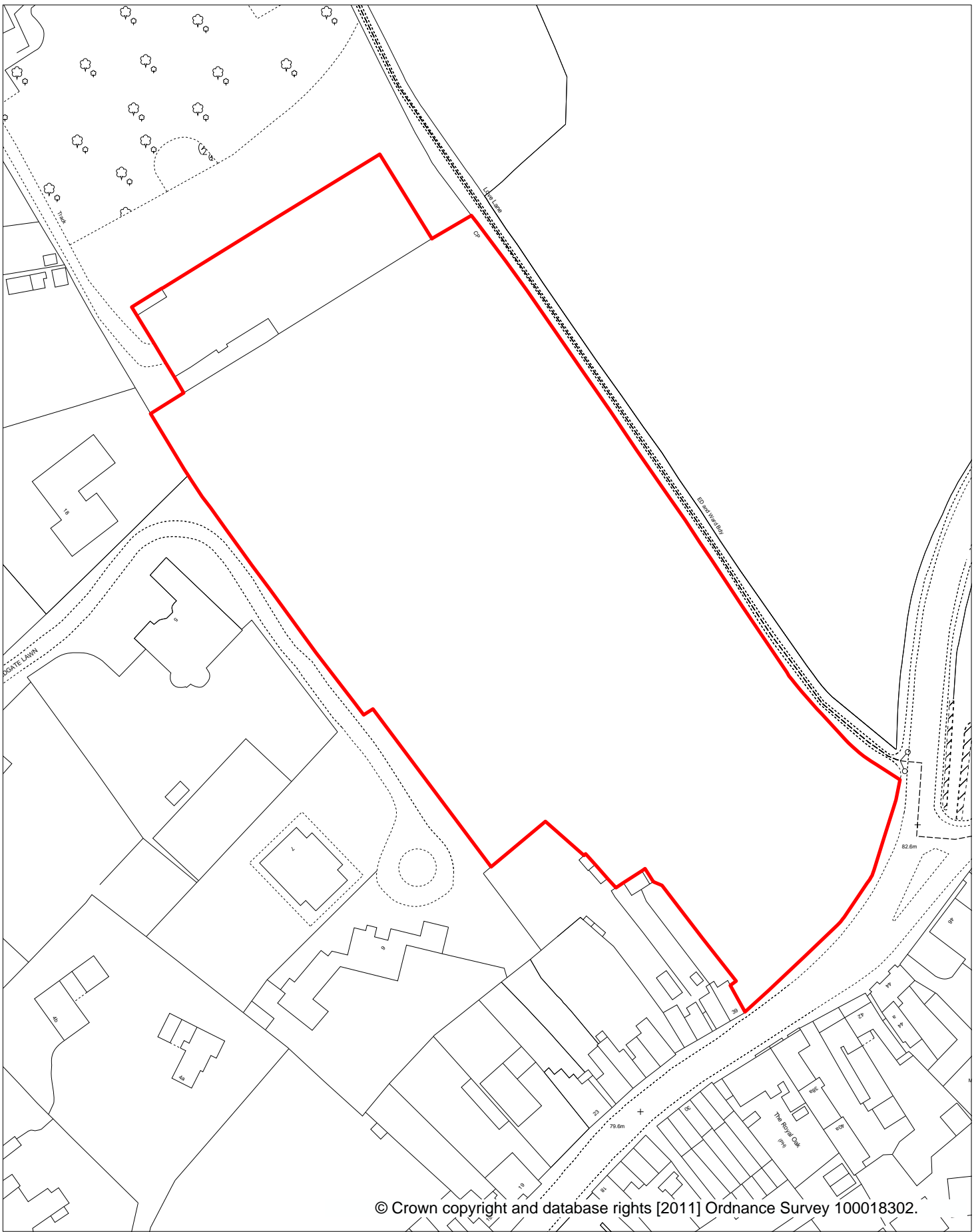
Grid Reference:  
427734 E, 272917 N

North:

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K11	<b>Site Name</b>	Land at New Street
<b>Site Size (Hectares)</b>	1.83	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Former quarry site with landfill – geotechnical survey required. Adjacent to Air Quality Action Area which may affect layout and orientation of buildings					
<b>Potential Impacts</b>	Parliament Piece Local Nature Reserve to east of Love Lane. Site within Kenilworth Conservation Area. Three TPOs on site and protected trees on western boundary. Impact on area of high landscape value.					
<b>Environmental Conditions</b>	Satisfactory only subject to extensive remediation					
<b>Overall Suitability</b>	Not suitable, due to impacts on area of high landscape value and adjoining nature reserve.					
<b>Availability</b>						
Owner has expressed willingness to release land for development						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



**K11 Land at New Street**


**LOCATION PLAN**

Scale:  
1:1250

Drawn By:  
CP

Date:  
21 October 2011

Grid Reference:  
428730 E, 272747 N

North: 

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K12	<b>Site Name</b>	Land at Clinton Lane			
<b>Site Size (Hectares)</b>	16.5	<b>Settlement</b>	Kenilworth			
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield			
<b>Adjacent/ Overlapping Site</b>		K10 West of Clinton Lane				

<b>Suitability for Housing</b>						
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<b>Location</b>	Adjacent to Kenilworth urban area (in part)					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Topography - slopes upwards from Clinton Lane Footpath running north/south through site Inadequate access Flood Risk Zones 2, 3A & 3B to east & south-east Badger setts within site					
<b>Potential Impacts</b>	Impact on high landscape value which is historically important to the setting of the town. Setting of Kenilworth Castle Scheduled Ancient Monument and Park & Garden of Historic Interest Finham Brook and Lakes potential SINC runs through the eastern side of the site					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Not suitable due to inadequate access and potential impact on the setting of Kenilworth Castle and an area of high landscape value.					

<b>Availability</b>						
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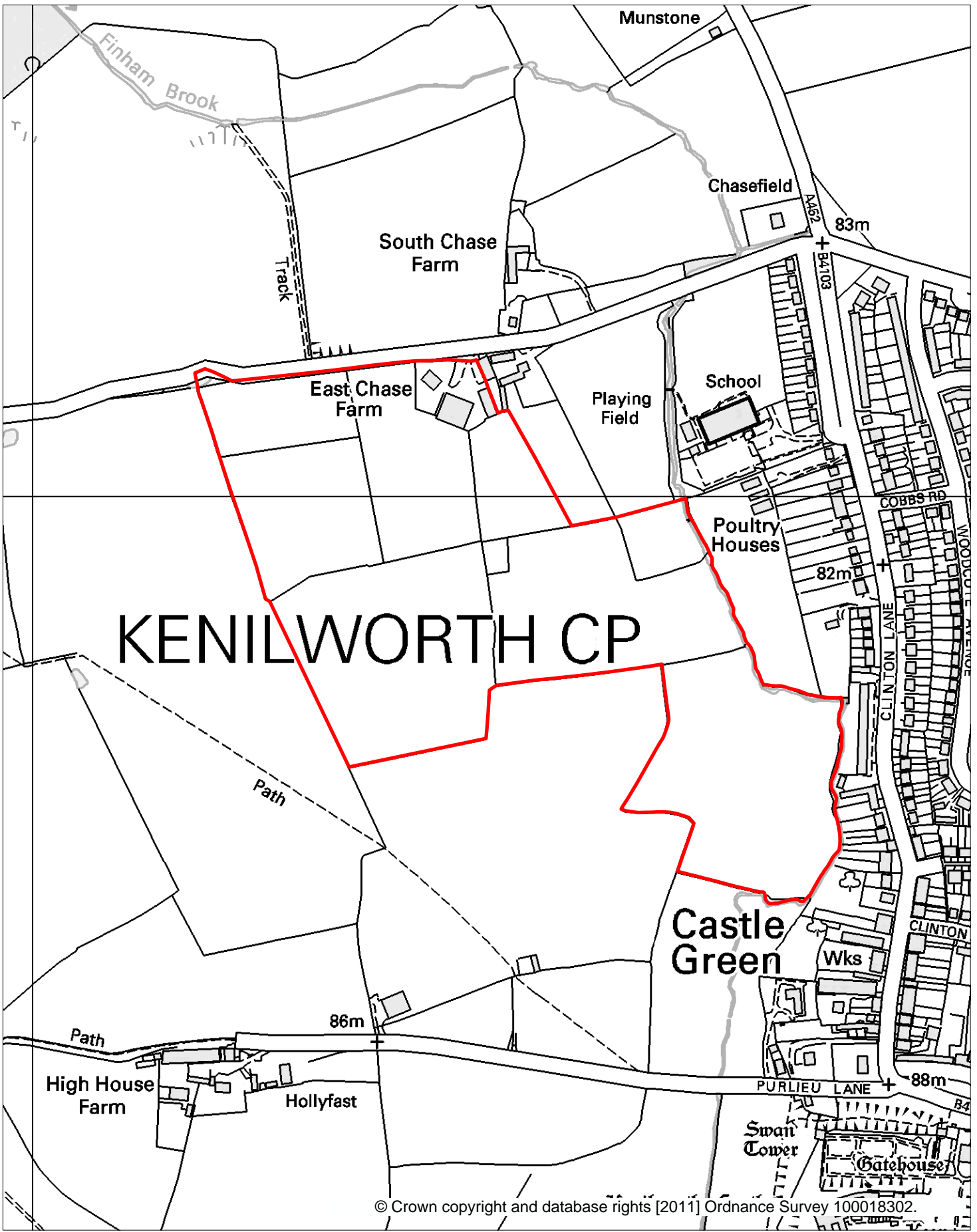
Owner has expressed willingness to release land for development						
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<b>Achievability</b>						
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<b>Housing Capacity</b>						
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<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



LOCATION PLAN



Scale:  
1:5000

Drawn By:  
CP

Date:  
27 October 2011

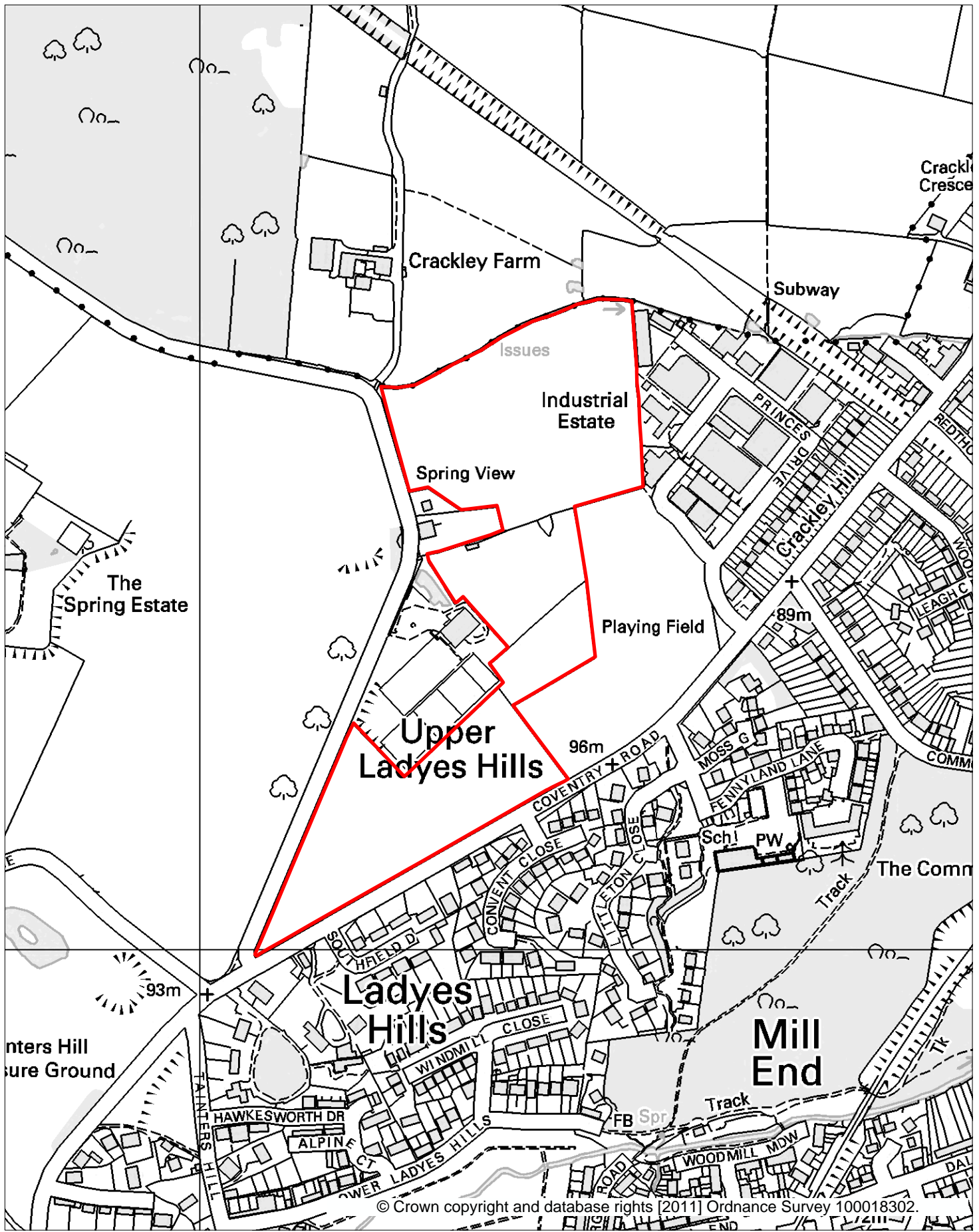
Grid Reference:  
427452 E, 272878 N

North: ↑



<b>Site Ref</b>	K13	<b>Site Name</b>	Land at Crackley Lane/Coventry Road			
<b>Site Size (Hectares)</b>	9.01	<b>Settlement</b>	Kenilworth			
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield			
<b>Adjacent/Overlapping Site</b>		K14 Playing Fields, Coventry Road				

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Awkward configuration unless brought forward with adjoining land to east.					
<b>Potential Impacts</b>	Within an area of high landscape value. Loss of Grade 2 Agricultural Land					
<b>Environmental Conditions</b>	Noise from Princes Drive Industrial Estate to north east					
<b>Overall Suitability</b>	Not suitable due to impact on area of high landscape value					
<b>Availability</b>						
Owner is willing to release land for development. Site could be available within 2 years. Both the owner of this site and the adjacent site are willing to bring sites forward for mixed use development (housing and employment) together.						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



**K13 Land at Crackley Lane/ Coventry Road**

**LOCATION PLAN**



Scale:  
1:5000

Drawn By:  
CP

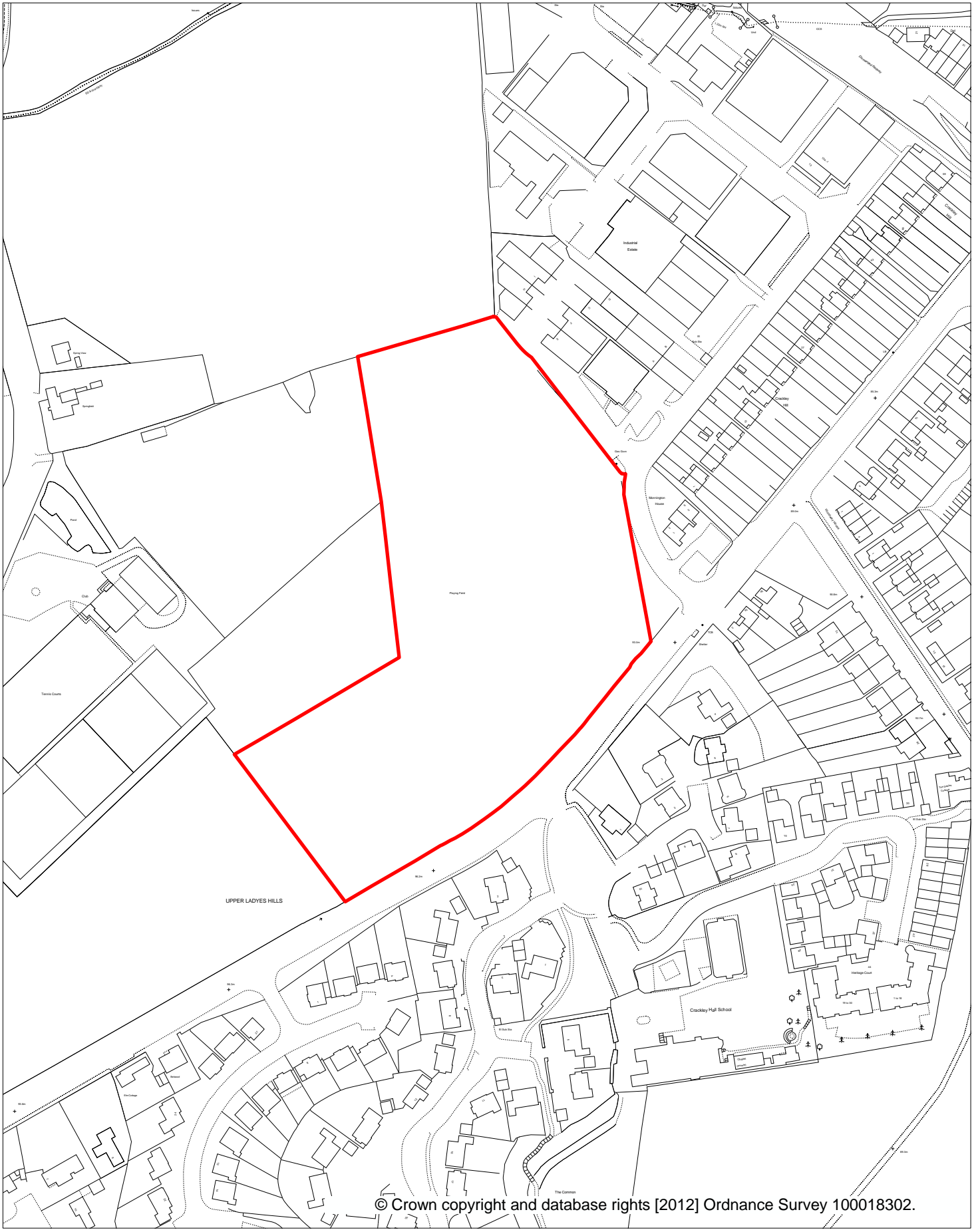
Date:  
27 October 2011

Grid Reference:  
429287 E, 273329 N

North: 

<b>Site Ref</b>	K14	<b>Site Name</b>	Playing Fields, Coventry Road
<b>Site Size (Hectares)</b>	3.13	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K13 Crackley Lane/ Coventry Road		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt Protecting sport and recreation facilities					
<b>Physical Constraints</b>	None					
<b>Potential Impacts</b>	Within an area of high landscape value.					
<b>Environmental Conditions</b>	Noise from Princes Drive Industrial Estate to north east					
<b>Overall Suitability</b>	Not suitable due to impact on area of high landscape value.					
<b>Availability</b>						
Owner wishes to retain 1.6 hectares of total site area (3.13ha) for sport & recreation. Remainder would be made available for mixed use development (housing and employment) in conjunction with adjoining site (K13).						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



## K14 Playing Fields, Coventry Road, Kenilworth


### LOCATION PLAN

Scale:  
1:2500

Drawn By:  
DR

Date:  
24 May 2012

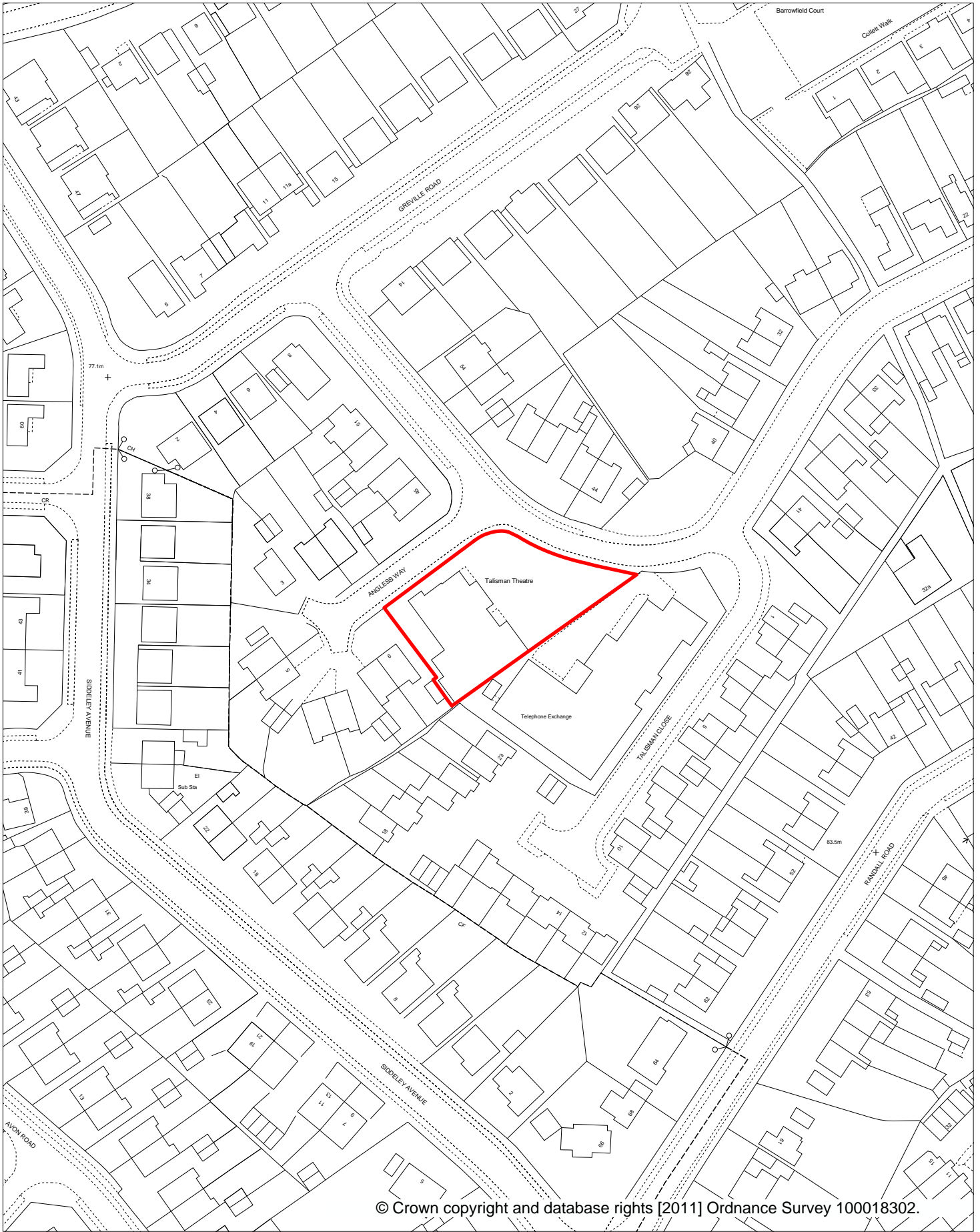
Grid Reference:  
429437 E, 273311 N

North: 

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K15	<b>Site Name</b>	Talisman Theatre Site
<b>Site Size (Hectares)</b>	0.13	<b>Settlement</b>	Kenilworth
<b>Source</b>	WDC	<b>Land Type</b>	Previously developed
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Existing built up area					
<b>Policy Restrictions</b>	Protecting community facilities					
<b>Physical Constraints</b>	Proximity of neighbouring properties					
<b>Potential Impacts</b>	None					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Potentially suitable, subject to provision of alternative facility					
<b>Availability</b>						
Available, subject to relocation of existing use to new Kenilworth Public Service Centre						
<b>Achievability</b>						
Achievable, subject to market.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	100%	<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>	4	<b>40dph</b>	5	<b>50dph</b>	6
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	5	<b>2019/24</b>	0	<b>2024/29</b>	0



## K15 Talisman Theatre Site


### LOCATION PLAN

Scale:  
1:1250

Drawn By:  
CP

Date:  
21 October 2011

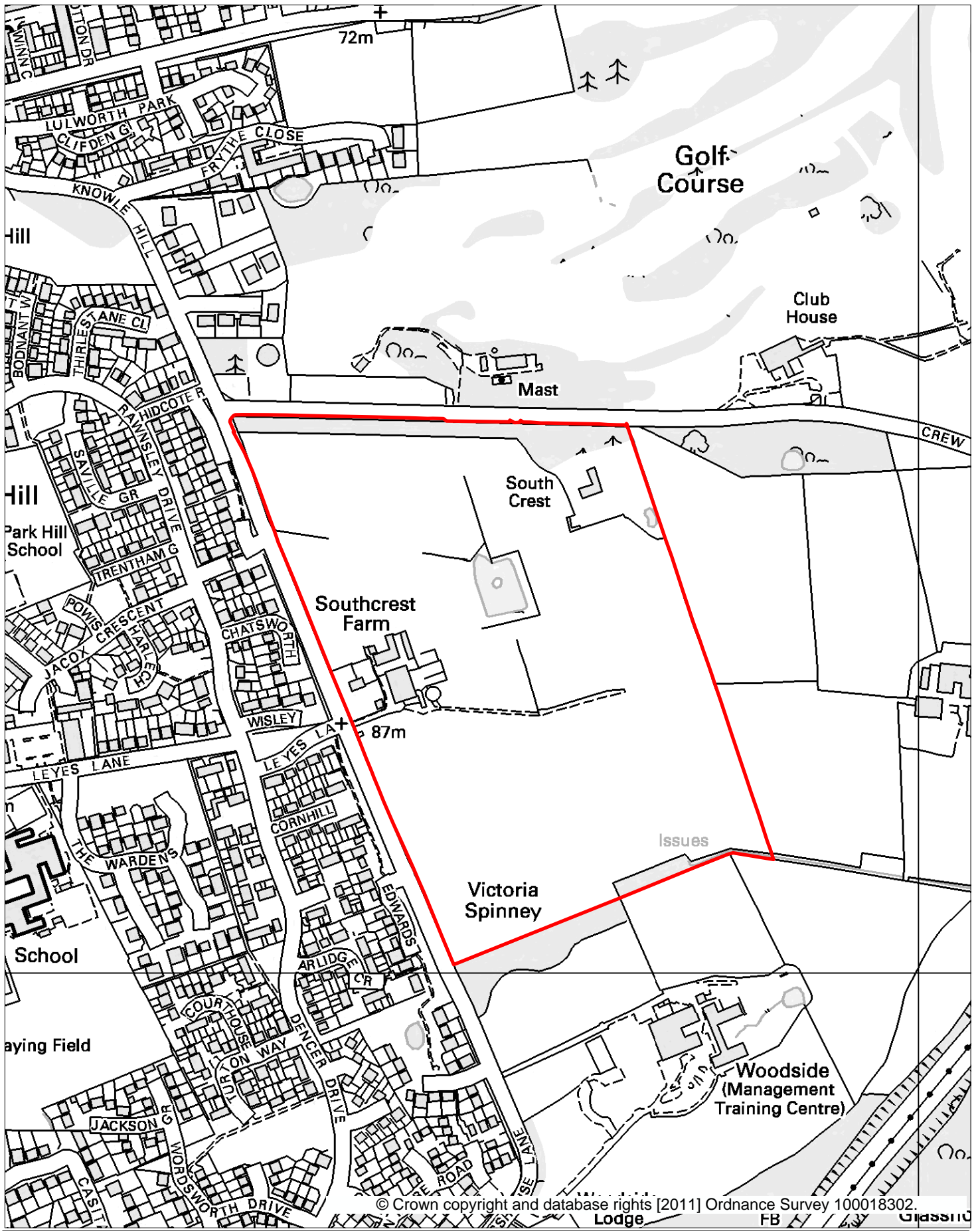
Grid Reference:  
428564 E, 271481 N

North: 

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K17	<b>Site Name</b>	Southcrest Farm
<b>Site Size (Hectares)</b>	18.27	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K18 Glasshouse Lane/ Crewe Lane; K19 Woodside Training Centre & K07 Kenilworth Golf Club		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Site slopes down towards A46. Surface water drainage potentially a problem in eastern part of site. Part of River Avon Local Wildlife Site traverses south eastern corner of the site					
<b>Potential Impacts</b>						
<b>Environmental Conditions</b>	Satisfactory, subject to mitigation against potential noise from A46					
<b>Overall Suitability</b>	Potentially suitable, subject to Green Belt amendment and significant buffer to contain surface water and protect properties from noise.					
<b>Availability</b>						
Available - the site is in the control of a developer						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	273	<b>40dph</b>	364	<b>50dph</b>	455
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	200	<b>2019/24</b>	115	<b>2024/29</b>	0



K17 Southcrest Farm

LOCATION PLAN

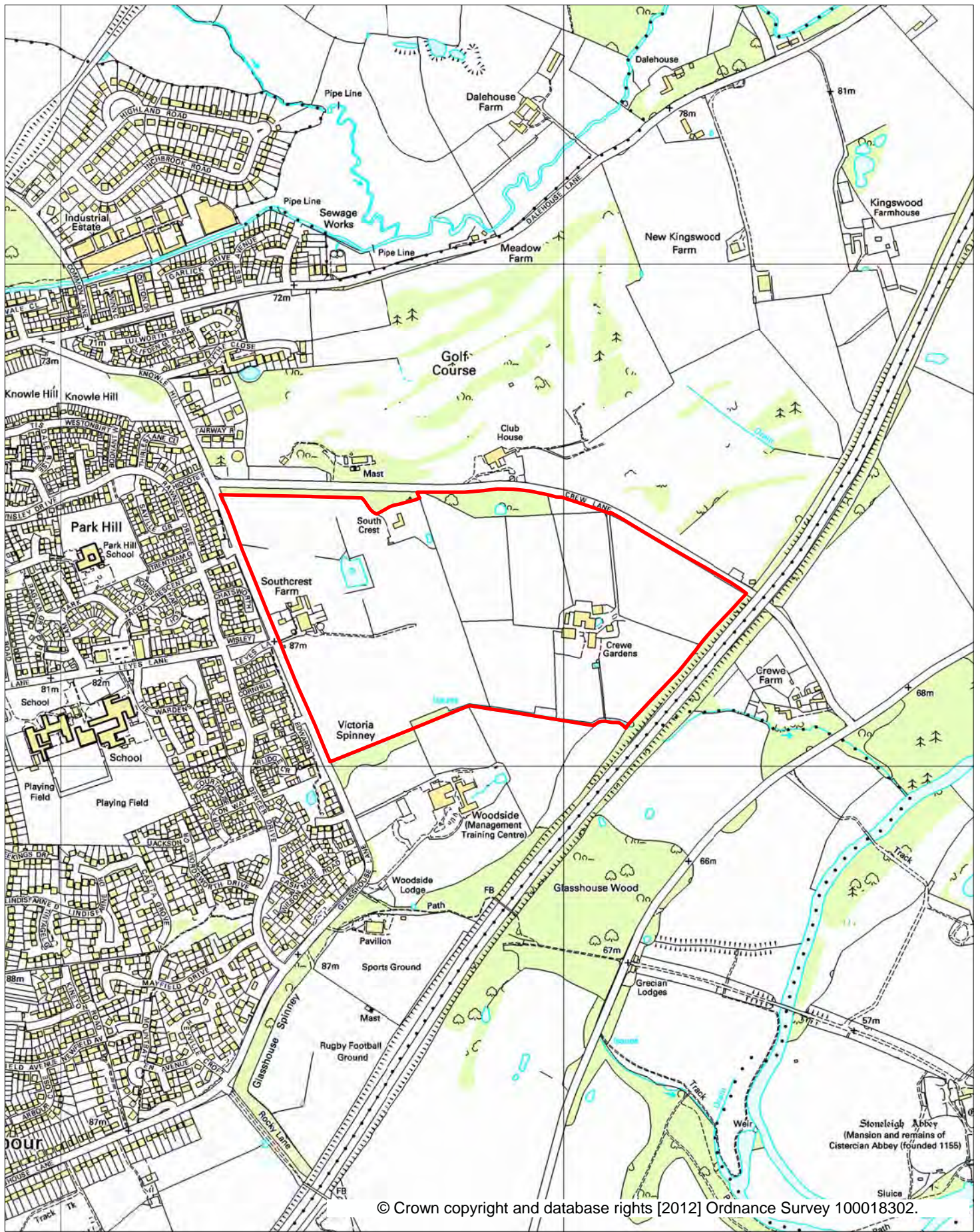
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Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.



<b>Site Ref</b>	K18	<b>Site Name</b>	Glasshouse Lane/ Crewe Lane
<b>Site Size (Hectares)</b>	37.28	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 08	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K17 Southcrest Farm; K19 Woodside Training Centre; K07 Kenilworth Golf Club		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Site slopes down towards A46. Surface water drainage potentially a problem Underlying geology feeds a principal aquifer and any development must not compromise the quality of the water. Part of River Avon Local Wildlife Site traverses southern boundary of the site					
<b>Potential Impacts</b>	Loss of some Grade 2 Agricultural Land					
<b>Environmental Conditions</b>	Satisfactory, subject to mitigation against potential noise from A46					
<b>Overall Suitability</b>	Potentially suitable, subject to Green Belt amendment and significant buffer to contain surface water and protect properties from noise.					
<b>Availability</b>						
Promoters are in the process of securing control of the land and, if successful, would be willing to bring the site forward for development						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	559	<b>40dph</b>	746	<b>50dph</b>	932
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	200	<b>2019/24</b>	450	<b>2024/29</b>	0



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## K18 Glasshouse Lane/ Crewe Lane

### LOCATION PLAN



Scale:  
1:10000

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DR

Date:  
24 May 2012

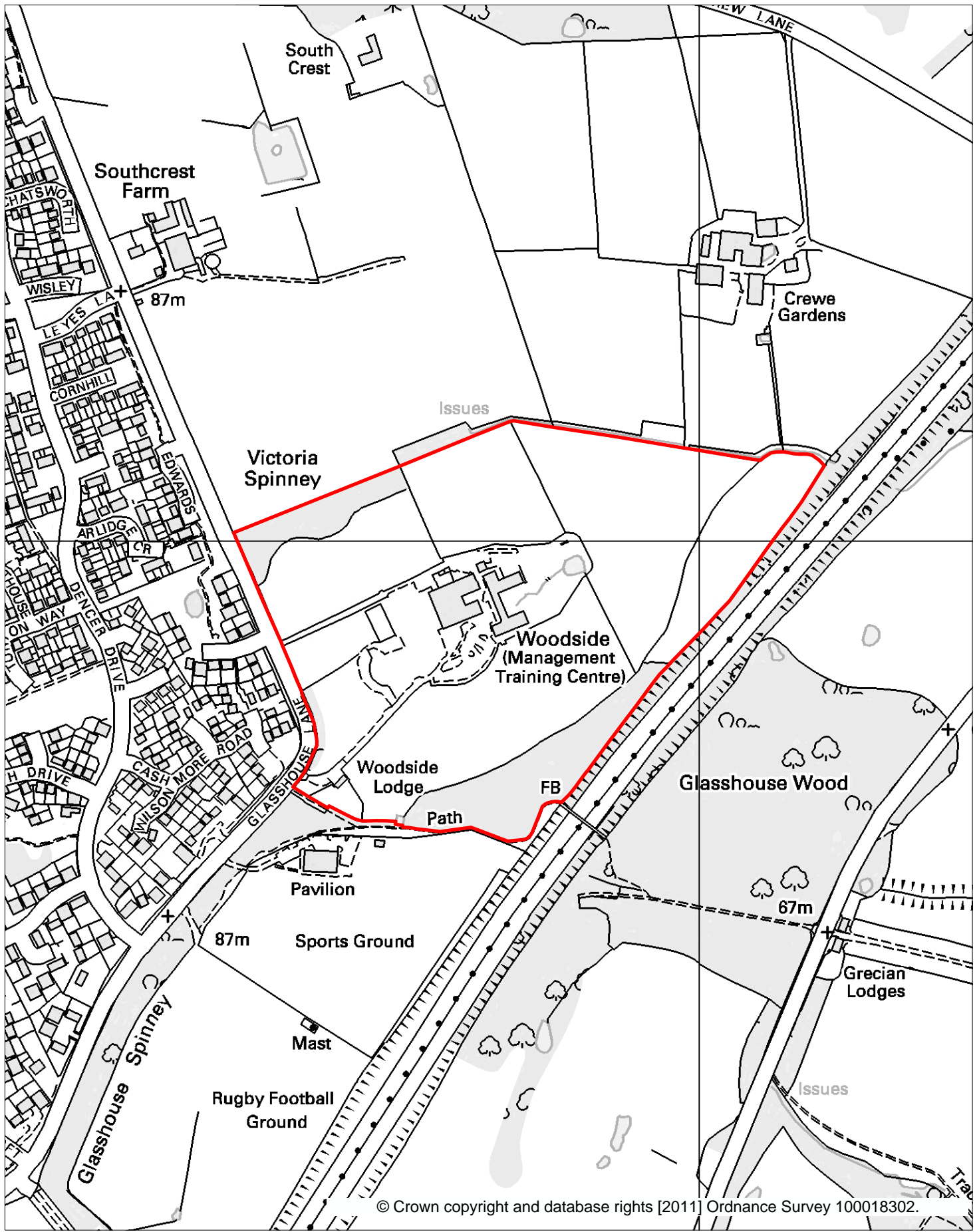
Grid Reference:  
430852 E, 272293 N

North:

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K19	<b>Site Name</b>	Woodside Training Centre
<b>Site Size (Hectares)</b>	15.01	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 11	<b>Land Type</b>	Greenfield/ previously-developed Land
<b>Adjacent/ Overlapping Site</b>	K17 Southcrest Farm; K18 Glasshouse Lane/ Crewe Lane; K20 Kenilworth Wardens Cricket Club, Glasshouse Lane		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	<p>Part of Scheduled Ancient Monument (Roman Settlement at Glasshouse Wood) and potential SINC along east/southeast boundary.</p> <p>Area of Ancient Woodland within southern part of site</p> <p>Significant trees along southern and north western boundaries</p> <p>Access arrangements require further investigation regarding visibility.</p> <p>Underlying geology feeds a principal aquifer and any development must not compromise the quality of the water.</p>					
<b>Potential Impacts</b>	Impact on Scheduled Ancient Monument, potential SINC and Ancient Woodland. Substantial buffers required and protection of species rich hedgerows essential to retain connectivity with woodlands.					
<b>Environmental Conditions</b>	Eastern boundary subject to noise and air pollution from A46					
<b>Overall Suitability</b>	<p>Potentially suitable in part, subject to:</p> <ul style="list-style-type: none"> <li>• significant buffer to protect properties from noise and to protect Scheduled Ancient Monument, Ancient Woodland and potential SINC</li> <li>• satisfactory access arrangements</li> <li>• amendment to Green Belt boundary</li> </ul>					
<b>Availability</b>						
Available – the site is still in use but in the control of a developer						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	150	<b>40dph</b>	200	<b>50dph</b>	250
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	175	<b>2019/24</b>	0	<b>2024/29</b>	0



## K19 Woodside Training Centre

### LOCATION PLAN

Scale:  
1:5000

Drawn By:  
CP

Date:  
01 November 2011

Grid Reference:  
430790 E, 271923 N

North:

<b>Site Ref</b>	K20	<b>Site Name</b>	Kenilworth Wardens Cricket Club
<b>Site Size (Hectares)</b>	4.75	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 11	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>	K05 Kenilworth RFC, Land off Rocky Lane; K19 Woodside Training Centre		

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt Protecting sport & recreation facilities					
<b>Physical Constraints</b>	Site slopes down towards A46. Significant trees and other flora on north west boundary – Glasshouse Spinney potential SINC North east corner covered by Scheduled Ancient Monument (Roman Settlement at Glasshouse Wood) Surface water drainage potentially a problem in eastern part of site. Public footpath traverses northern boundary of site. Underlying geology feeds a principal aquifer and any development must not compromise the quality of the water					
<b>Potential Impacts</b>	Glasshouse Spinney potential SINC Roman Settlement at Glasshouse Lane Ancient woodland adjacent to northern boundary					
<b>Environmental Conditions</b>	South eastern boundary subject to noise and air pollution from A46					
<b>Overall Suitability</b>	Potentially suitable in part, subject to: <ul style="list-style-type: none"> <li>• significant buffer to contain surface water, protect properties from noise and protect Scheduled Ancient Monument and Ancient Woodland</li> <li>• satisfactory relocation of sports facilities</li> <li>• amendment to Green Belt boundary</li> </ul>					
<b>Availability</b>						
Owner has expressed willingness to relocate existing cricket club in order to release land for development if adjoining sites are developed. No alternative site currently available and may delay delivery of housing.						
<b>Achievability</b>						
Achievable with a strong housing market and subject to appropriate contributions being made towards improving infrastructure and services.						
<b>Housing Capacity (Assuming developed along with adjoining sites)</b>						
<b>Development Mix</b>	<b>Housing</b>	50%	<b>Other Uses</b>	50%		
<b>Potential Capacity</b>	<b>30dph</b>	38	<b>40dph</b>	50	<b>50dph</b>	63
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	0	<b>2019/24</b>	44	<b>2024/29</b>	0



**K20 Kenilworth Wardens Cricket Club**


**LOCATION PLAN**

Scale:  
1:2500

Drawn By:  
DR

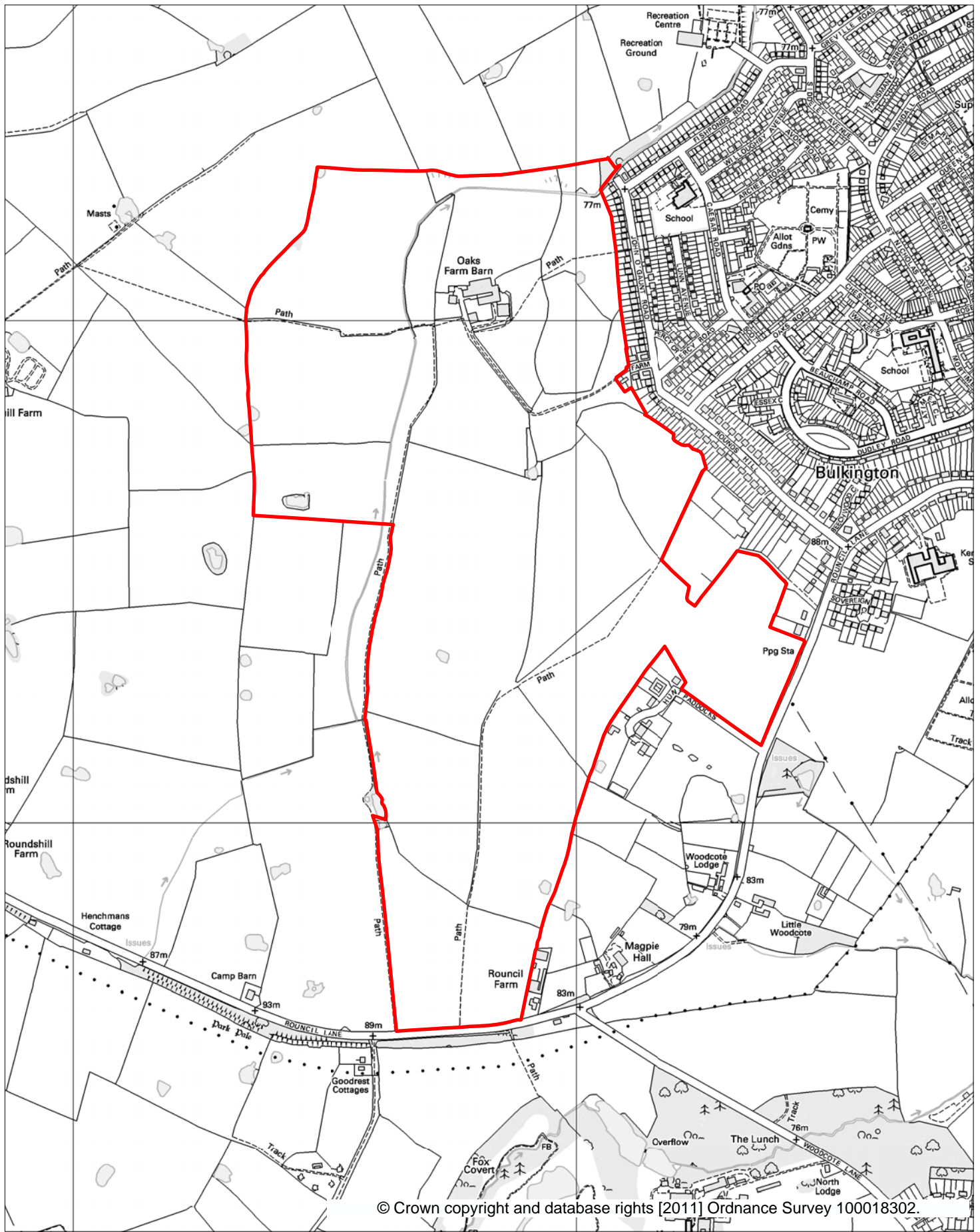
Date:  
24 May 2012

Grid Reference:  
430648 E, 271615 N

North: 

<b>Site Ref</b>	K21	<b>Site Name</b>	Oaks Farm
<b>Site Size (Hectares)</b>	102.26	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 11	<b>Land Type</b>	Greenfield
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Adjacent to Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Centenary Way public footpath traverses site north/south. Other footpaths present to north west and south of site Drainage – a large area of site would be required for water attenuation Site includes several filled ponds, a gravel pit and old brickworks.					
<b>Potential Impacts</b>	Impact on setting of Kenilworth Castle Scheduled Ancient Monument and Registered Park & Garden of Special Historic Interest Area of High Landscape Value Inchford Brook potential SINC Oaks Farmhouse Grade II Listed Building					
<b>Environmental Conditions</b>	Satisfactory subject to ground remediation works.					
<b>Overall Suitability</b>	Not suitable – impact on Kenilworth Castle and area of high landscape value					
<b>Availability</b>						
Owner has expressed interest in making the site available						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	30dph		40dph		50dph	
<b>Timeframe (in terms of practicality only)</b>	2014/19		2019/24		2024/29	



## K21 Oaks Farm

### LOCATION PLAN

Scale:  
1:10000

Drawn By:  
CP

Date:  
01 November 2011

Grid Reference:  
427827 E, 270406 N

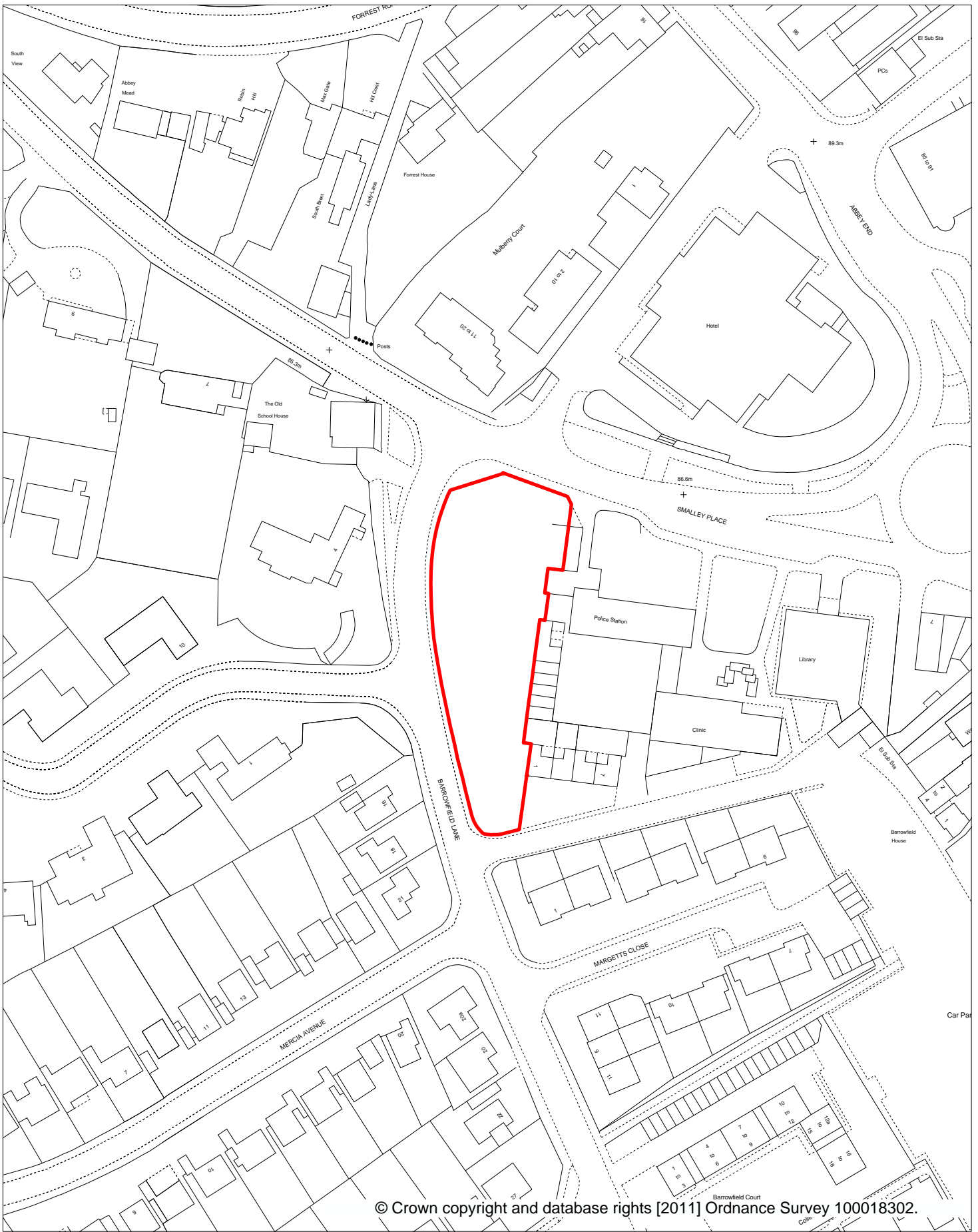
North:

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.



<b>Site Ref</b>	K22	<b>Site Name</b>	Kenilworth Former Magistrates Court
<b>Site Size (Hectares)</b>	0.24	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA 11	<b>Land Type</b>	Previously Developed
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Within Kenilworth Town Centre					
<b>Policy Restrictions</b>	None. However site lies within an area where there is planned redevelopment/ reconfiguration of existing buildings to accommodate a new Public Service Centre for Kenilworth. Development of this site for housing could prejudice the scheme.					
<b>Physical Constraints</b>	No suitable access point due to proximity of other junctions – Smalley Place, Highfield Close, mercia Avenue and Town Centre Car Park Four significant trees with TPOs on the site					
<b>Potential Impacts</b>	Site is adjacent to Kenilworth Conservation Area Potential impact on delivery of Public Service Centre					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Not suitable - access					
<b>Availability</b>						
Owner has expressed interest in making the site available						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



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## K22 Former Magistrates Court

### LOCATION PLAN



Scale:  
1:1250

Drawn By:  
CP

Date:  
01 November 2011

Grid Reference:  
428580 E, 271776 N

North: 

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.

<b>Site Ref</b>	K23	<b>Site Name</b>	Confidential Site
<b>Site Size (Hectares)</b>	0.61	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA11	<b>Land Type</b>	Previously Developed
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>						
<b>Location</b>	Within Kenilworth urban area					
<b>Policy Restrictions</b>	None					
<b>Physical Constraints</b>	Third party land may be required to secure satisfactory access and Transport Statement/ Assessment may be required Mature trees on site, but none protected Potential contamination arising from the demolition of the buildings. There is some filled ground on the edge of the site					
<b>Potential Impacts</b>	None					
<b>Environmental Conditions</b>	Satisfactory					
<b>Overall Suitability</b>	Potentially suitable subject to access arrangements					
<b>Availability</b>						
Site still in use but owner has expressed interest in making the site available						
<b>Achievability</b>						
Subject to relocation of existing use, satisfactory access arrangements and viability						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>	100%	<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>	18	<b>40dph</b>	24	<b>50dph</b>	30
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	16	<b>2019/24</b>	0	<b>2024/29</b>	0

<b>Site Ref</b>	K24	<b>Site Name</b>	Confidential Site
<b>Site Size (Hectares)</b>	0.35	<b>Settlement</b>	Kenilworth
<b>Source</b>	SHLAA11	<b>Land Type</b>	Previously developed
<b>Adjacent/ Overlapping Site</b>			

<b>Suitability for Housing</b>	
--------------------------------	--

<b>Location</b>	Kenilworth urban area
<b>Policy Restrictions</b>	None
<b>Physical Constraints</b>	Third party land may be required to secure satisfactory access Potential contamination arising from demolition of buildings
<b>Potential Impacts</b>	Adjacent to Conservation Area. Potential impact on ability to relocate existing users on land required for proposed Kenilworth Railway Station
<b>Environmental Conditions</b>	Satisfactory
<b>Overall Suitability</b>	Potentially suitable subject to satisfactory access and suitable alternative arrangements for relocating user to enable the development of Kenilworth Railway Station

<b>Availability</b>
---------------------

Owner has expressed an interest in making the site available
--------------------------------------------------------------

<b>Achievability</b>
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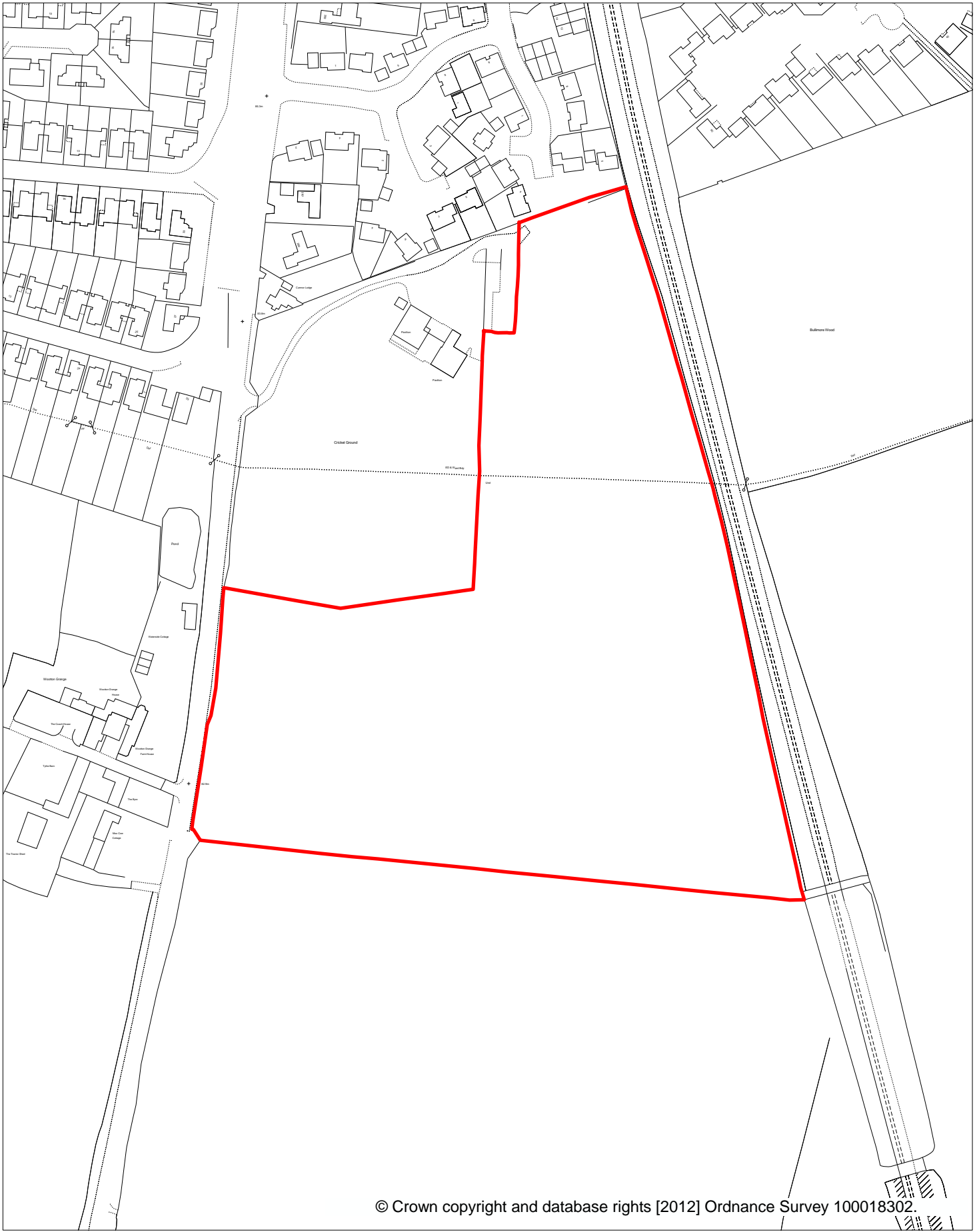
Subject to relocation of existing use, satisfactory access and arrangements for relocating existing user from land required for Kenilworth Railway Station.
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<b>Housing Capacity</b>						
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<b>Development Mix</b>	<b>Housing</b>	100%	<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>	10	<b>40dph</b>	14	<b>50dph</b>	17
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>	10	<b>2019/24</b>	0	<b>2024/29</b>	0

<b>Site Ref</b>	K25	<b>Site Name</b>	East of Warwick Road		
<b>Site Size (Hectares)</b>	5.68	<b>Settlement</b>	Kenilworth		
<b>Source</b>	SHLAA11	<b>Land Type</b>	Greenfield		
<b>Adjacent/Overlapping Site</b>		R64(1) Land NE of Leek Wootton			

<b>Suitability for Housing</b>						
<b>Location</b>	Edge of Kenilworth urban area					
<b>Policy Restrictions</b>	Green Belt					
<b>Physical Constraints</b>	Potential Local Wildlife Site straddles the railway embankment					
<b>Potential Impacts</b>	Impact on operation of neighbouring cricket club. Impact on area of high landscape value. Impact on existing soft boundary of built up area of town comprising Bullimore Wood to east and cricket ground, Wootton Grange Farm and and school to the west. Impact on gap between Kenilworth and Leek Wootton					
<b>Environmental Conditions</b>	Noise from railway. Impact of operation of cricket club					
<b>Overall Suitability</b>	Not suitable due to impact on existing soft boundary to town and on area of high landscape value.					
<b>Availability</b>						
The landowner is willing to release the site for development						
<b>Achievability</b>						
<b>Housing Capacity</b>						
<b>Development Mix</b>	<b>Housing</b>		<b>Other Uses</b>			
<b>Potential Capacity</b>	<b>30dph</b>		<b>40dph</b>		<b>50dph</b>	
<b>Timeframe (in terms of practicality only)</b>	<b>2014/19</b>		<b>2019/24</b>		<b>2024/29</b>	



K25 East of Warwick Road


LOCATION PLAN

Scale:  
1:2500

Drawn By:  
DR

Date:  
24 May 2012

Grid Reference:  
429263 E, 270299 N

North: 

Development Services: P.O. Box 2178, Riverside House, Milverton Hill, Royal Leamington Spa. CV32 5QH.  
Telephone: (01926) 450000. Facsimile: (01926) 456542.