

Suggested Policy DS8 (a)

The land to the south of the Stratford Road employment land allocation (see Policy Map xxx) is to be allocated as a reserve employment site. The site will be considered for release if it can be demonstrated as part of a planning application that;

- a) there is a specific need for the site to come forward
- b) the use falls within use classes B1, B2 or B8, and
- c) the specific need cannot be met in the Employment Site allocations within Policy E1 or on other employment land commitments within the District

Explanation

- 1) In order to demonstrate need for the site, it will need to be evidenced that there is demand for one or more new developments within use classes B1, B2 or B8. . Such evidence should include confirmation from potential occupiers and/or developers as well as the site owners.
- 2) It must also be shown that this demand cannot be reasonably met within existing allocations or commitments, through issues such as scale, location or economic viability.