BLR/SHLAA Consultation 2017

Analysis of 2017 BLR consultation and SHLAA call for sites responses

Consultee / Organisation (1)	Site Location (2)	SHLAA Reference Number (3)	Existing Site(s) on SHLAA List	Brownfield Register		Comments on Strategic Housing Land Availability Assessment	SADC Reply (8)	Reply (8) SADC Justification (9)	
			(Yes/No/Not Applicable N/A) (4)	Appendix? (Yes/No/Not Applicable (N/A) (5)	Register (BLR) (6)	(SHLAA) Sites (7)			
Jarvis Homes Ltd	Meadow View, off Palmerston Drive, Wheathampstead (Part of Southern part of Murphy's Chemicals Site, Codicote Road)	SHLAA-U-W-155	Yes	Yes	In Favour of Site(s)	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required; (3) BLR change current draft status	Removal from Draft BLR Part 2 into Part 1 due to complexity of site. Potential flood risk and nature conservation issues	
Hertfordshire County Council (Waste & Recycling)	Southern part of Murphy's Chemicals Site, Codicote Road	SHLAA-U-W-155	Yes	Yes	Objecting to Site(s)		(3) BLR change current draft status	Note potential impact of site contamiation. Removal from Draft BLR Part 2 into Part 1 due to complexity of site. Potential flood risk and nature conservation issues	
Environment Agency	Southern part of Murphy's Chemicals Site, Codicote Road	SHLAA-U-W-155	Yes	Yes	Objecting to Site(s)		(3) BLR change current draft status	Removal from Draft BLR Part 2 into Part 1 due to complexity of site. Potential flood risk and nature conservation issues	
Jarvis Homes Ltd	Southern part of Murphy's Chemicals Site, Codicote Road	SHLAA-U-W-155	Yes	Yes	In Favour of Site(s)	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	Removal from Draft BLR Part 2 into Part 1 due to complexity of site. Potential flood risk and nature conservation issues	
Historic England	Southern part of Murphy's Chemicals Site, Codicote Road	SHLAA-U-W-155	N/A	N/A	General Comment	General Comment	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	Removal from Draft BLR Part 2 into Part 1 due to complexity of site. Potential flood risk and nature conservation issues	
Herts and Middlesex Wildlife Trust	Southern part of Murphy's Chemicals Site, Codicote Road	SHLAA-U-W-155	Yes	Yes	Objecting to Site(s)		(3) BLR change current draft status	Removal from Draft BLR Part 2 into Part 1 due to complexity of site. Potential flood risk and nature conservation issues	
Stackbourne Limited	Smallford Works, Smallford Lane	SHLAA-U-SA-85	Yes	No	Submission of New Site(s)	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	Site not suitable for BLR (Green Belt constraints)	
Mr Paul Teesdale (General Public)	r/o38-72 Francis Avenue	SHLAA-U-SA-71c	Yes	Yes	In Favour of Site(s)		(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	Site not suitable for BLR (Garden land)	
St Albans City & District Council (Estates)	r/o38-72 Francis Avenue	SHLAA-U-SA-71c	Yes	Yes	In Favour of Site(s)		(5) BLR comment only. No action required	Site not suitable for BLR (Garden land)	
Nizam Memon (General Public)	45-83FrancisAve,56-96Batch	SHLAA-U-SA-71b	Yes	Yes	Objecting to Site(s)		(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	Site not suitable for BLR (Garden land)	
St Albans City & District Council (Estates)	45-83FrancisAve,56-96Batch	SHLAA-U-SA-71b	Yes	Yes	In Favour of Site(s)		(5) BLR comment only. No action required	Site not suitable for BLR (Garden land)	
Friends of Bernards Heath	Pioneer Youth Club; Ariston Playing Field	SHLAA-U-SA-259; SHLAA-U-SA-125	Yes	Yes	General Comment	General Comment	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required		
Sandridge Parish Council	EMP9 (northern part), St Albans Road, (adjacent to the Council depot)	SHLAA-U-SA-256	Yes	Yes	Objecting to Site(s)		(5) BLR comment only no action required	Site potentially available for residential development under NPPF / local employment land evidence	

Sassoon Developments Ltd	EMP9 (northern part), St Albans Road, (adjacent to the Council depot)	SHLAA-U-SA-256	Yes	Yes	Resubmission of Existing Site(s)	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	Site potentially available for residential development under NPPF / local employment land evidence
Hertfordshire County Council (Waste & Recycling)	EMP9 (northern part), St Albans Road, (adjacent to the Council depot)	SHLAA-U-SA-256	Yes	Yes	General Comment		(5) BLR comment only. No action required	Note impact of adjoining waste site
Hertfordshire County Council (Waste & Recycling)	Jewson Depot	SHLAA-U-SA-227	Yes	Yes	General Comment		(5) BLR comment only. No action required	No direct impact to BLR site.
Hertfordshire County Council (Property)	Aboyne Lodge Det Plyg Field	SHLAA-U-SA-159	Yes	Yes	Resubmission of Existing Site(s)		(3) BLR change current draft status	Site not suitable for BLR (Open space)
Hertfordshire County Council (Property)	Redbourn Library, Lamb Lane	SHLAA-U-R-140	Yes	No	Submission of New Site(s)		(2) BLR additional site suggested	Suitable for Housing Development. Unable to include in BLR (Insufficent numbers of dwellings)
Environment Agency	Haseldine Road car park	SHLAA-U-LC-283	Yes	Yes	Objecting to Site(s)		(5) BLR comment only. No action required	Flood mitigation issues noted.
Hertfordshire County Council (Waste & Recycling)	72 High Street	SHLAA-U-LC-235	Yes	Yes	General Comment		(5) BLR comment only. No action required	Note impact of nearby waste site
Hertfordshire County Council (Property)	London Colney Recreation Centre, Land at Perham Way	SHLAA-U-LC-134	Yes	Yes	Resubmission of Existing Site(s)	Resubmission of Existing Site(s)	(2) BLR additional site suggested; (4) SHLAA new site suggestion	Site not suitable for BLR (part open land / complexity)
Mrs Louise Kerridge (Land Owner)	Land at rear of Luton Road and Farm Avenue	SHLAA-U-H-65	Yes	Yes	In Favour of Site(s)		(3) BLR change current draft status	Site not suitable for BLR (Garden land / Part site only)
Mrs Cathy Gosling	Old Batford Mill and Lambda House, Lower Luton Road (Buildings and Car Park)	SHLAA-U-H-54	Yes	No	Submission of New Site(s)	Resubmission of Existing Site(s)	(2) BLR additional site suggested	Site not suitable for BLR (Part site only)
Trustees of Superfine Tapes Co Limited	Superfine Tapes Co, Batford Mill Lower Luton Road,	SHLAA-U-H-54	Yes	No	Submission of New Site(s)	Resubmission of Existing Site(s)	(2) BLR additional site suggested	Site not suitable for BLR (Part site only)
Hertfordshire County Council (Waste & Recycling)	Jewsons, Dark Lane	SHLAA-U-H-299	Yes	Yes	General Comment		(5) BLR comment only. No action required	Note impact of waste site
Hertfordshire County Council (Waste & Recycling)	Pan Autos and adjacent uses, Dark Lane / Grove Road	SHLAA-U-H-298	Yes	Yes	Objecting to Site(s)		(5) BLR comment only. No action required	Note impact of nearby waste site
Hertfordshire County Council (Property)	r/o Harpenden Fire Station, Leyton Road	SHLAA-U-H-130	Yes	No	Submission of New Site(s)		(2) BLR additional site suggested; (4) SHLAA new site suggestion	Site not suitable for BLR (part open land / complexity)
Jarvis Homes Ltd	Off Codicote Road (Former Murphy Chemicals Storage Yard)	SHLAA-GB-W-434	Yes	No		Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Jarvis Homes Ltd	Land west of Lamer Lane	SHLAA-GB-W-433	Yes	No		Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Jarvis Homes Ltd	15-17 Castle Rise	SHLAA-GB-W-432	Yes	No		Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Taylor Wimpey Strategic Land South East	South of Hilldyke Road (Ayot Est)	SHLAA-GB-W-3	Yes	No		Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Hertfordshire County Council (Property)	Smallford Pit	SHLAA-GB-SM-454	Yes	No		Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Hertfordshire County Council (Property)	Smallford Farm, Colney Heath Lane, Smallford	SHLAA-GB-SM-156	Yes	No		Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	

Jarvis Homes Ltd	Land at Sleapshyde	SHLAA-GB-SL-121b	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Jarvis Homes Ltd	Land at Sleapshyde	SHLAA-GB-SL-121a	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Windridge Farm	Between A4147 and M10, extending beyond M10 to Potters Crouch	SHLAA-GB-SA-87	Yes	No	In Favour of Site(s)	(1) SHLAA comment only. No action required	
Countryside Properties	Between A4147 and M10, extending beyond M10 to Potters Crouch	SHLAA-GB-SA-87	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action	
St Albans City & District Council (Archaelogy)	Between A4147 and M10, extending beyond M10 to Potters Crouch	SHLAA-GB-SA-87	Yes	No	General Comment	required (1) SHLAA comment only. No action	
London Colney Limited	R/O 113-167 Colney Heath Lane	SHLAA-GB-SA-78	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment	
Hertfordshire County Council (Property)	Land east of Beaumont School, St Albans	SHLAA-GB-SA-445	Yes	No	Resubmission of Existing Site(s)	only. No action required (1) SHLAA comment	
Hallam Land Management South East Region	Land east of Watling Street, St Albans	SHLAA-GB-SA-438	Yes	No	Resubmission of Existing Site(s)	only. No action required (1) SHLAA comment	
Beechwood Homes	Verulam Golf Club, London Road	SHLAA-GB-SA-419	Yes	No	Resubmission of Existing Site(s)	only. No action required (1) SHLAA comment	
Countryside Properties	Bedmond Lane St Albans	SHLAA-GB-SA-418	Yes	No	Resubmission of Existing Site(s)	only. No action required (1) SHLAA comment	
St Albans City & District Council (Archaelogy)	Bedmond Lane St Albans	SHLAA-GB-SA-418	Yes	No	General Comment	only. No action required (1) SHLAA comment	
3,7						only. No action required	
Windridge Farm	Bedmond Lane St Albans	SHLAA-GB-SA-418	Yes	No	In Favour of Site(s)	(1) SHLAA comment only. No action required	
Hertfordshire Gardens Trust	Land north west of Batchwood Drive, St Albans;	SHLAA-GB-SA-405	Yes	No	Objecting to Site(s)	(1) SHLAA comment only. No action required	
St Albans City & District Council (Archaelogy)	Btwn Mayne Ave & Bedmond Lane	SHLAA-GB-SA-126	Yes	No	General Comment	(1) SHLAA comment only. No action required	
Windridge Farm	Btwn Mayne Ave & Bedmond Lane	SHLAA-GB-SA-126	Yes	No	In Favour of Site(s)	(1) SHLAA comment only. No action required	
CALA Group Ltd	Btwn Mayne Ave & Bedmond Lane	SHLAA-GB-SA-126	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Land Owner at Highfield Road Sandridge	Land at Highfield Road	SHLAA-GB-S-265	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Jarvis Homes Ltd	Land at Dunstable Road Redbourn	SHLAA-GB-R-435	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Burhill Development Ltd	Land at Redbourn Golf Club, Kinsbourne Green Lane (a,b,c)	SHLAA-GB-R-20	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Jarvis Homes Ltd	North of Blackhorse Lane	SHLAA-GB-R-19	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Hertfordshire County Council (Property)	West of Stephens Way and north of Flamsteadbury Lane	SHLAA-GB-R-139	Yes	No	Resubmission of Existing Site(s)	(1) SHLAA comment only. No action required	
Harrold Investments	North of Tippendell Lane, Park Street (Part of 255)	SHLAA-GB-PS-47	Yes	No	In Favour of Site(s)	(1) SHLAA comment only. No action required	
Harrold Investments	St Julian's Farm, off Watling Street (Part of 255)	SHLAA-GB-PS-46	Yes	No	In Favour of Site(s)	(1) SHLAA comment only. No action required	
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PPML Consulting Ltd HSBC Training Centre, Smug Oak Lane SHLAA-GB-BW-329 Yes No Submission of New Submission of New Site(s) (1) SH	SHLAA comment	Site not suitable for BLR (Green Belt constraints). PP already granted
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Belgrave Property Developments Ltd	Land at rear of 49/51 Francis Avenue	No	No	Submission of New Site(s)	Submission of New Site(s)	(2) BLR additional site suggested; (4) SHLAA new site suggestion	Site not suitable for BLR (Garden land)
Hertfordshire County Council (Property)	Smallford Recreation Ground, Oaklands Lane, St Albans	No	No	Submission of New Site(s)	Submission of New Site(s)	(2) BLR additional site suggested	Site not suitable for BLR (Open space / Green Belt constraints)
Land Owner of Land North of Noke Lane and	Land North of Noke Lane and East and West	No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Site not suitable for BLR (Green Belt constraints)
East and West of Miriam Lane	of Miriam Lane			Site(s)		suggested; (4) SHLAA	
						new site suggestion	
Hertfordshire County Council (Property)	Napsbury Rural Estate - South	No	No		Submission of New Site(s)	(4) SHLAA new site	
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Hertfordshire County Council (Property)	Napsbury Rural Estate - North	No	No		Submission of New Site(s)	(4) SHLAA new site	
Hertfordshire County Council (Property)	Rural estate land at Highfield Farm,	No	No		Submission of New Site(s)	suggestion (4) SHLAA new site	
rierardasime country country (1 roperty)	Tyttenhanger	NO	140		Submission of New Site(s)	suggestion	
Hertfordshire County Council (Property)	Former Radlett Aerodrome	No	No		Submission of New Site(s)	(4) SHLAA new site	
						suggestion	
Hertfordshire County Council (Property)	Carpenter's Nursery, Sandridge	No	No		Submission of New Site(s)	(4) SHLAA new site	
						suggestion	
Hertfordshire County Council (Property)	Kingfisher Close, Wheathampstead	No	No		Submission of New Site(s)	(4) SHLAA new site	
nertiorasnire county countil (Property)	Kingrisher Close, Wheathampstead	INO	INO		Submission of New Site(s)	suggestion	
Fairview New Homes Ltd	Land to the east of Napsbury Lane.	No	No		Submission of New Site(s)	(4) SHLAA new site	
						suggestion	
Trans Link London Ltd & Secretary of State for	Land North of Napsbury Park	No	No		Submission of New Site(s)	(4) SHLAA new site	
Health						suggestion	
M Scott Properties Ltd	Land West of Watling Street, Park Street,	No	No		Submission of New Site(s)	(4) SHLAA new site suggestion	
Mr Fairweather (Land Owner)	Brickfields, Coles Lane, Kinsbourne Green,	No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Site not suitable for BLR (Green Belt constraints)
1	Harpenden			Site(s)	.,	suggested; (4) SHLAA	·
						new site suggestion	
Lawes Agricultural Trust	Lodge Paddock and Old Apiary, North of	No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Not suitable for BLR (Not residential development)
Lawes Agricultural Trust	Hatching Green, Lawes Agricultural Trust,	NO	140	Site(s)	Submission of New Site(s)	suggested; (4) SHLAA	Not suitable for BEN (Not residential development)
	Rothamsted, Harpenden,			.,		new site suggestion	
						(4) 0	
Mr Vic Chuntz (Land Owner)	Land adjacent Pipers Stud Farm, Pipers Lane, Harpenden	No	No		Submission of New Site(s)	(4) SHLAA new site suggestion	
Mr William Barr	Land North of Hemel Hempstead Road (B487)	No	No		Submission of New Site(s)	(4) SHLAA new site	
						suggestion	
Mrs Henrietta Walton	Amwell Top Field, Wheathampstead	No	No		Submission of New Site(s)	(4) SHLAA new site suggestion	
Patrick O'Sullivan	Clarence House, West Common, Harpenden	No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Site not suitable for BLR (Green Belt constraints)
	, , , , , , , , , , , , , , , , , , , ,			Site(s)		suggested; (4) SHLAA	
						new site suggestion	
Land Owner at Roundhouse Farm	Land at Roundhouse Farm, Roestock Lane	No	No		Submission of New Site(s)	(4) SHLAA new site	
Switch at Noundilouse Faith	and at mountainouse railii, noestock taile				Submission of New Site(s)	suggestion	
RF Sinclair and Sons	Land between 106 and 166 Tollgate Road	No	No		Submission of New Site(s)	(4) SHLAA new site	
Dark and Court	Colney Heath			Cultural control of N	Colorinia of Nov. Ch. (suggestion	Character habits for DLD (Course Dalts and to lead
Breheny Group	Former Butterfly World, Miriam Lane, Chiswell Green, St Albans	No	No	Submission of New Site(s)	Submission of New Site(s)	(2) BLR additional site suggested; (4) SHLAA	Site not suitable for BLR (Green Belt constraints)
	, 50,					new site suggestion	
Montway Property Developments Limited	Land to the rear of North Cottages, Napsbury,	No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Site not suitable for BLR (Green Belt constraints)
	London Colney			Site(s)		suggested; (4) SHLAA new site suggestion	
Land Owner at The Stables Nicholls Farm	Land at The Stables, Nicholls Farm, Lybury	 No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Site not suitable for BLR (Green Belt constraints)
	Lane, Redbourn			Site(s)		suggested; (4) SHLAA	
						new site suggestion	
Land Owner at Tollgate Road Colney Heath	Land rear of 42-100 Tollgate Road, Colney	 No	No		Submission of New Site(s)	(4) SHLAA new site	
	Heath					suggestion	
Bowmans Leisure Ltd	(1) Land at the Corner of A414 and A1081 London Colney	No	No		Submission of New Site(s)	(4) SHLAA new site	
Bowmans Leisure Ltd	(2) Land at the Corner of A1081 and Coursers	No	No		Submission of New Site(s)	suggestion (4) SHLAA new site	
	Road, London Colney					suggestion	

Land Owner at Cromwell Piggeries	Cromwell Piggeries, Marshalls Heath Lane,	No	No	Submission of New	Submission of New Site(s)	(2) BLR additional site	Site not suitable for BLR (Green Belt constraints)
Land Owner at Cromwell Figgeries	Wheathampstead,	NO	INO	Site(s)	Submission of New Site(s)	suggested; (4) SHLAA new site suggestion	Site not suitable for but (dieen beit constraints)
D'Arblay Investments	Orchard Garage, Land at Woodcock Hill, Sandridge	No	No	Submission of New Site(s)	Submission of New Site(s)	(2) BLR additional site suggested; (4) SHLAA new site suggestion	Site not suitable for BLR (Green Belt constraints)
Glinwell PLC	Glinwell Nursery, Hatfield Road, St Albans	No	No		Submission of New Site(s)	(4) SHLAA new site suggestion	
Land Owner for Land Adjoining Wheathampstead Road	Land Adjoining Wheathampstead Road, Harpenden	No	No		Submission of New Site(s)	(4) SHLAA new site suggestion	
Aldwyck Housing Association Ltd	Land at Coursers Road, Roestock	No	No		Submission of New Site(s)	(4) SHLAA new site suggestion	
Hertfordshire County Council (Transport)		N/A	N/A	General Comment		(5) BLR comment only. No action required	Transport impact noted
CPRE The Hertfordshire Society		N/A	N/A	General Comment		(5) BLR comment only no action required	Previously developed land sites in Green Belt may be part developed for housing. Due to complexity of sites suggested for BLR and remaining green areas within them these sites are excluded from the BLR. (See report to PPC dated 13/06/2017)
Highways England		N/A	N/A	General Comment	General Comment	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	
John Davis (General Public)		N/A	N/A	General Comment	General Comment	(1) SHLAA comment only. No action required; (5) BLR comment only. No action required	
Jarvis Homes Ltd		N/A	N/A	General Comment	General Comment	(5) BLR comment only no action required	Previously developed land sites in Green Belt may be part developed for housing. Due to complexity of sites suggested for BLR and remaining green areas within them these sites are excluded from the BLR. (See report to PPC dated 13/06/2017)

* Action required to update final BLR

- Notes:

 1) The table is sorted by SHLAA reference numbers, new SHLAA submissions and general comments
 2) The Headings are sorted by column numbers in brackets e.g. (1), (2), (3) etc.
- 3) All new SHLAA site submissions are included in SADC's SHLAA 2017 records