

Ref	Site Name	Site Address	Parish	Post Code	Gross Area	Description	Constraints	Suitability	Availability	Achievability	Conclusion	Potential
DELIVERABLE SITES												
NNPA17/02	Greenhaugh Farm	Greenhaugh	Tarset and Greystead	NE48 1PW	0.25	Greenfield Agricultural land adjacent to school and other residential	Safeguards community facilities (CS P8). Undeveloped within settlement - 2nd in Seq. Approach (CS P6)	Suitable	Owner is seeking to sell land for development Available	Viable	Deliverable	4
NNPA17/04	North of B6341	The Larkes	Elsdon	NE19 1AA	0.07	Greenfield Agricultural land adjacent and opposite other residential	Safeguards community facilities (CS P8). Undeveloped within settlement - 2nd in Seq. Approach (CS P6)	Suitable	Availability needs to be determined from the land owner	Viable	Deliverable	1
NNPA17/05	South of B6341	Elsdon	Elsdon	NE19 1AA	0.06	Greenfield opposite residential	Safeguards community facilities (CS P8). Undeveloped adjacent to settlement - 4th in Seq. Approach (CS P6)	Suitable	Availability needs to be determined from the land owner	Viable	Deliverable	1
NNPA17/07	Garden Land	Harbottle	Harbottle	NE65 7DG	0.02	Garden of residential house	Safeguards community facilities (CS P8). Undeveloped within settlement - 2nd in Seq. Approach (CS P6)	Suitable	Previous permission in 2003 but not implemented	Viable	Deliverable	1
NNPA17/15	The Courtyard, (Gregory Hill House)	East Kirknewton	Kirknewton	NE71 6XF	0.16	Brownfield Agricultural buildings opposite and adjacent to other residential	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Also in Kirknewton Conservation Area.	Suitable	Permission granted, work may start imminently	Viable	Deliverable	1
NNPA17/21-3	Charlton 3	Charlton	Bellingham	NE48 1PE	0.240	Large garden of residential or greenfield infill adjacent to resi	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Undeveloped within settlement - 2nd in Seq. Approach (CS P6)	Suitable	Submitted in 2017 Call for Sites Available	Viable	Deliverable	2
NNPA17/27	Burnbank	Greenhaugh	Tarset and Greystead	NE48 1LY	0.43	Greenfield Agricultural land opposite Greenhaugh School	Safeguards community facilities (CS P8). Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Permission granted, work may start imminently	Viable	Deliverable	5
DEVELOPABLE SITES												
NNPA17/19	South of Ashlea (1)	Stannersburn	Falstone	NE48 1DD	0.05	Small greenfield agricultural enclosure adjacent to agricultural building (barn)	Safeguards community facilities (CS P8). Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Availability needs to be determined from the land owner	Viable	Developable	1
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NNPA17/21-4	Charlton 4	Charlton	Bellingham	NE48 1PE	0.085	Brownfield farm building in use	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Submitted in 2017 Call for Sites Available	Viable	Developable	2	
NNPA17/21-6	Charlton 6	Charlton	Bellingham	NE48 1PE	0.047	Brownfield large barn likely in use	Village/ Hamlet - would need to contribute to provision/ protection of local services. Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Submitted in 2017 Call for Sites Available	Viable	Developable	1	
NNPA17/22	East of Crosshills, Stannersburn (2)	Stannersburn	Falstone	NE48 1DD	0.20	Greenfield Agricultural land opposite Public House and residential	Safeguards community facilities (CS P8). Undeveloped adjacent to settlement - 4th in Seq. Approach (CS P6)	Suitable	Availability needs to be determined from the land owner	Viable	Developable	3	
NNPA17/23	Alwinton Car Park	Alwinton	Alwinton	NE65 7BQ	0.14	NNPA car park with toilet facilities (brownfield)	Safeguards other community facilities (CS P8), but car park is an 'existing facility which is demonstrably important within a community' (P8). Developed within settlement - 1st in Seq. Approach (CS P6).	Suitable	NNPA using as Car Park Not Available	Viable	Developable	2	
NNPA17/26	Land adj. To The White House	Harbottle	Harbottle	NE65 7DQ	0.07	Brownfield land residential opposite and adjacent	Safeguards community facilities (CS P8). Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Planning Permission expired	Viable	Developable	1	10
UNCERTAIN SITES													
NNPA17/01	Rochester Water Works	Rochester	Rochester and Byrness	NE19 1RH	0.12	Water Works currently in use	Important infrastructure still required for use	Not Suitable	Owner has confirmed site is not available for housing Not Available	Unsuitable and unavailable therefore viability not assessed	Uncertain	-	
NNPA17/03	Hethpool	Hethpool	Kirknewton	NE71 6TW	0.10	Woodland in open space outside settlement	Not in a named settlement, not suitable as per CS P5 & P6	Not Suitable	Availability needs to be determined from the land owner	Unsuitable therefore viability not assessed	Uncertain	1	
NNPA17/06	Adj. To Old Signal Box	Falstone	Falstone	NE48 1AB	0.09	Holiday Cottages currently in use	Already developed for different use	Not Suitable	Developed to present use as Holiday Cottages Not Available	Unsuitable and unavailable therefore viability not assessed	Uncertain	1	

NNPA17/08	Rochester Garage	Rochester	Rochester and Byrness	NE19 1RH	0.29	Private repair garage and storage (brownfield)	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Availability confirmed with Agent Available	Not Viable	Uncertain	5
NNPA17/10	Crown Farm	Elsdon	Elsdon	NE19 1AA	0.01	Gallery and pottery workshop likely in use (end of resi terrace)	Safeguards community facilities (CS P8). Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Owner has confirmed site is not available for housing Not Available	Unavailable therefore viability not assessed	Uncertain	1
NNPA17/11	The Old School House	Elsdon	Elsdon	NE19 1AA	0.04	Former studio/office use adjacent to Tearoom	Safeguards other community facilities (CS P8), but loses potential space. Developed within settlement - 1st in Seq. Approach (CS P6).	Suitable	Owner is seeking to sell land for development Available	Not Viable	Uncertain	1
NNPA17/12	Car Park adjacent to Tea Rooms	Falstone	Falstone	NE48 1AA	0.14	Hardscaped car park used for adjacent Tearoom	Developed within settlement - 1st in Seq. Approach (CS P6). Car park is an 'existing facility which is demonstrably important within a community' (P8).	Not Suitable	Used as NNPA car park Not Available	Unsuitable and unavailable therefore viability not assessed	Uncertain	1
NNPA17/13	East Kirknewton Farm	Kirknewton	Kirknewton	NE71 6XF	0.25	Former farmstead now Residential	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Developed within settlement - 1st in Seq. Approach (CS P6). Also in Kirknewton Conservation Area.	Suitable	One occupied Resi unit, could be split into more units Not Available	Unavailable therefore viability not assessed	Uncertain	4
NNPA17/14	East Kirknewton Farm Steading	Kirknewton	Kirknewton	NE71 6XF	0.25	Garden land belonging to residential house	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Undeveloped within settlement - 2nd in Seq. Approach (CS P6). Also in Kirknewton Conservation Area. Part of a garden on private property, not considered as developable land for housing.	Not Suitable	Large residential garden, not considered as developable land for housing Not Available	Unsuitable and unavailable therefore viability not assessed	Uncertain	4

NNPA17/16	Kilham Farm	Kilham	Kilham	TD12 4QS	0.03	Agricultural building and hardstanding	Outside of named settlement but previously developed. As per P6 need to reason why development could not be provided within named settlement	Not Suitable	Availability needs to be determined from the land owner	<i>Unsuitable therefore viability not assessed</i>	Uncertain	1
NNPA17/17	East Kilham	Kilham	Kilham	TD12 4QS	0.04	Greenfield Agricultural land	Greenfield land and outside of a named settlement, unlikely to be acceptable (P6)	Not Suitable	Availability needs to be determined from the land owner	<i>Unsuitable therefore viability not assessed</i>	Uncertain	1
NNPA17/18	Stonehaugh Garage	Stonehaugh	Wark	NE48 3DY	0.80	Garage in use and harstanding (brownfield)	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Developed within settlement - 1st in Seq. Approach (CS P6)	Suitable	Owner has confirmed site is not available for housing Not Available	<i>Unavailable therefore viability not assessed</i>	Uncertain	-
NNPA17/20	Westnewton Farm	Westnewton	Kirknewton	NE71 6XN	0.34	Mixed Greenfield and Brownfield (agricultural buildings) site	Located outside of a named settlement (P5). Could be classed as Conversion of Building outside settlement (P7) but only for tourism or local need housing.	Not Suitable	Availability needs to be determined from the land owner	<i>Unsuitable therefore viability not assessed</i>	Uncertain	-
NNPA17/21	Charlton 1	Charlton	Bellingham	NE48 1PE	0.45	Greenfield Agricultural site	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Undeveloped outside settlement - 4th in Seq. Approach (CS P6)	Not Suitable	Submitted in 2017 Call for Sites Available	<i>Unsuitable therefore viability not assessed</i>	Uncertain	5
NNPA17/21-2	Charlton 2	Charlton	Bellingham	NE48 1PE	0.880	Greenfield Agricultural site	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Undeveloped outside settlement - 4th in Seq. Approach (CS P6)	Not Suitable	Submitted in 2017 Call for Sites Available	<i>Unsuitable therefore viability not assessed</i>	Uncertain	10
NNPA17/21-5	Charlton 5	Charlton	Bellingham	NE48 1PE	0.017	Infill site adjacent to farm buildings	Site unlikely to accommodate a suitable housing unit	Not Suitable	Submitted in 2017 Call for Sites Available	<i>Unsuitable therefore viability not assessed</i>	Uncertain	-

NNPA17/24	The Old Rectory	Ingram	Ingram	NE66 4LT	0.59	Garden land on large private estate, some holiday lets developed on	Located in Smaller Village/ Hamlet - would need to contribute to provision/ protection of local services. Undeveloped within settlement - 2nd in Seq. Approach (CS P6). Also in Kirknewton Conservation Area. Part of a garden on private property, not considered as developable land for housing.	Not Suitable	Large garden of holiday lets, not considered as developable land for housing	<i>Unsuitable and unavailable therefore viability not assessed</i>	Uncertain	8
NNPA17/25	Land to rear of Greystones (2)	Lanehead	Tarset and Greystead	NE46 1NT	0.33	Greenfield Agricultural site	Previously dismissed as it 'conflicts with relevant development plan policies and the Framework, which advises that great weight should be given to conserving landscape and scenic beauty in National Parks' (P20).	Not Suitable	Planning Permission refused	<i>Unsuitable therefore viability not assessed</i>	Uncertain	1