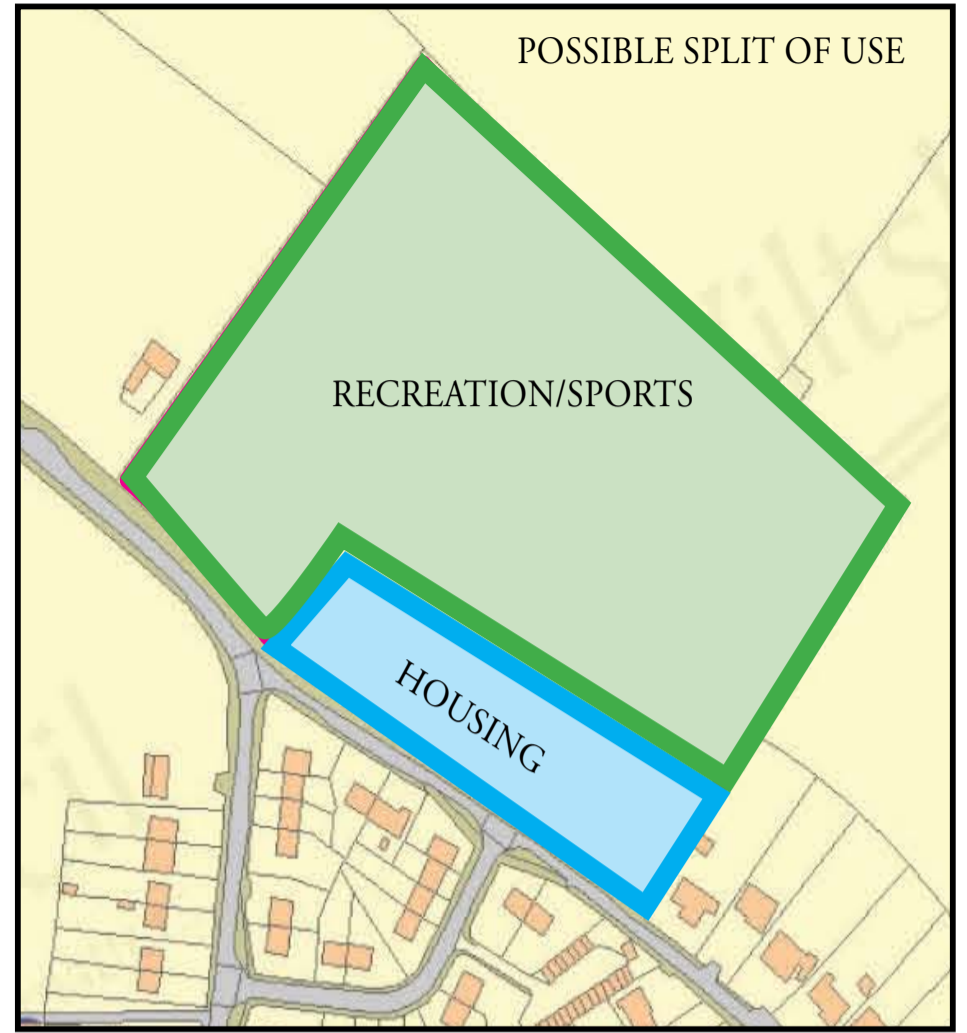
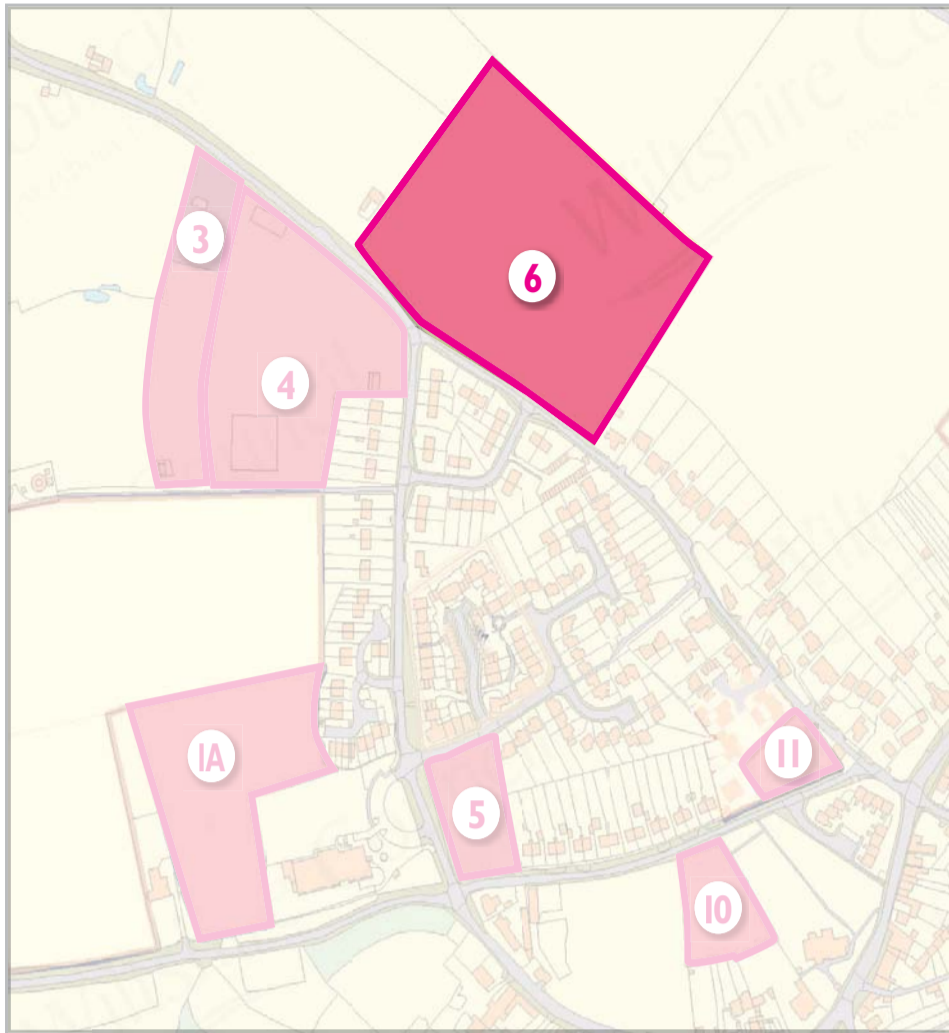


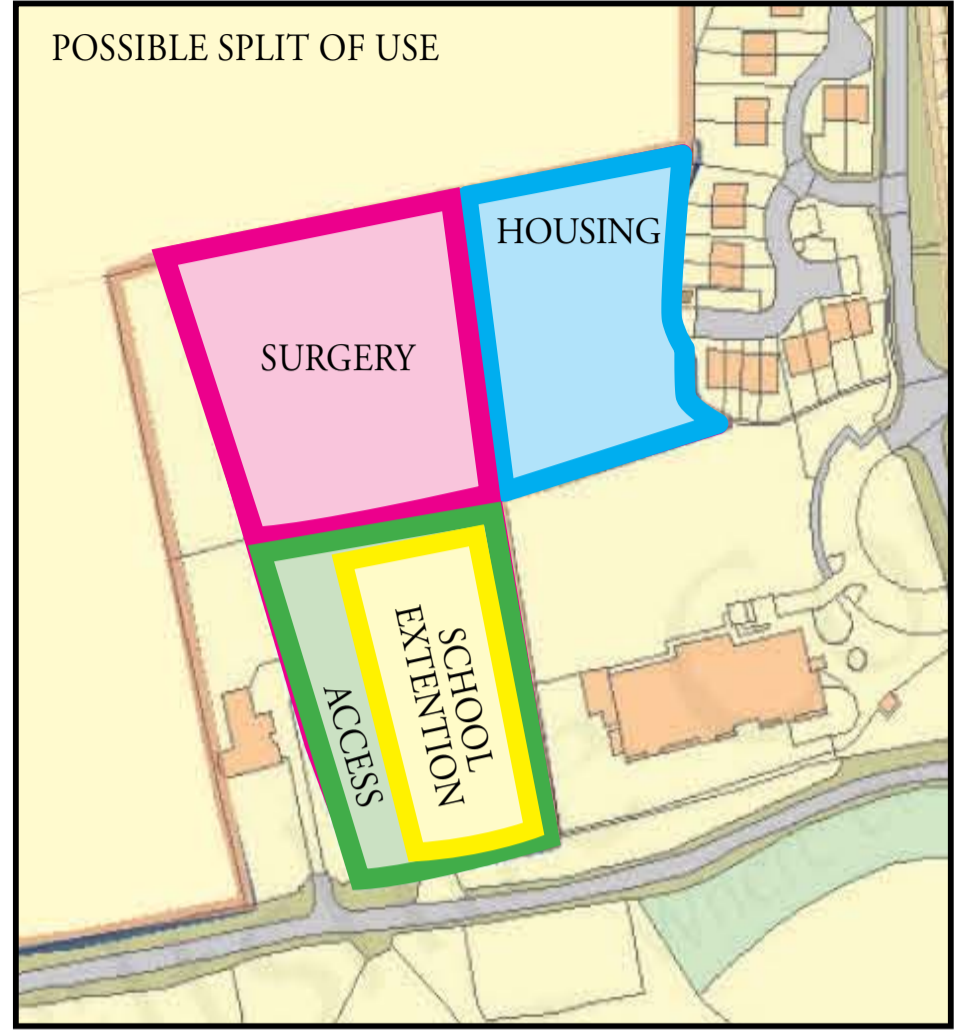
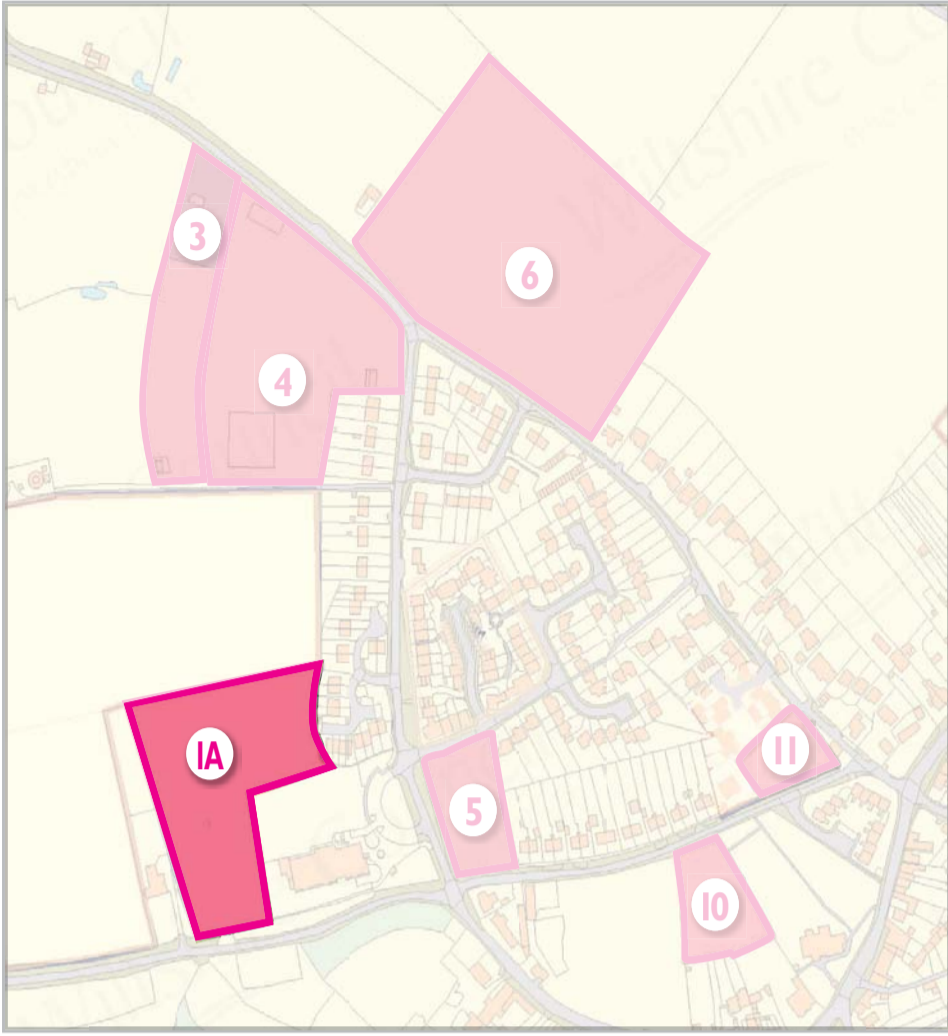
# SITE 6: SANDPITS LANE



STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
If frontage land only used for housing development – could be seen as a natural rounding off of settlement and would limit development in depth.	Least sustainable of main options being considered for large scale development.	Suitable site for playing fields etc – level surface.	Unless land to rear protected from future development (e.g allocated for use a playing fields etc.) then danger of pressure for larger scale development over longer term.
Backland area has potential for use as replacement sports field.	Sandpits Lane is narrow and poor quality. Limited utility for site access.	If site to rear protected for use for future playing fields could limit further expansion.	Open countryside.
Potential site for allotments and community orchard.	Sandpits Lane already a rat run and liable to flooding.		
	Greenfield site with no obvious natural limit to future development beyond site frontage.		
	If land to rear used as Sports Field and floodlights introduced – could impact on neighbours and open countryside.		
COMMENTS	COMMENTS	COMMENTS	COMMENTS

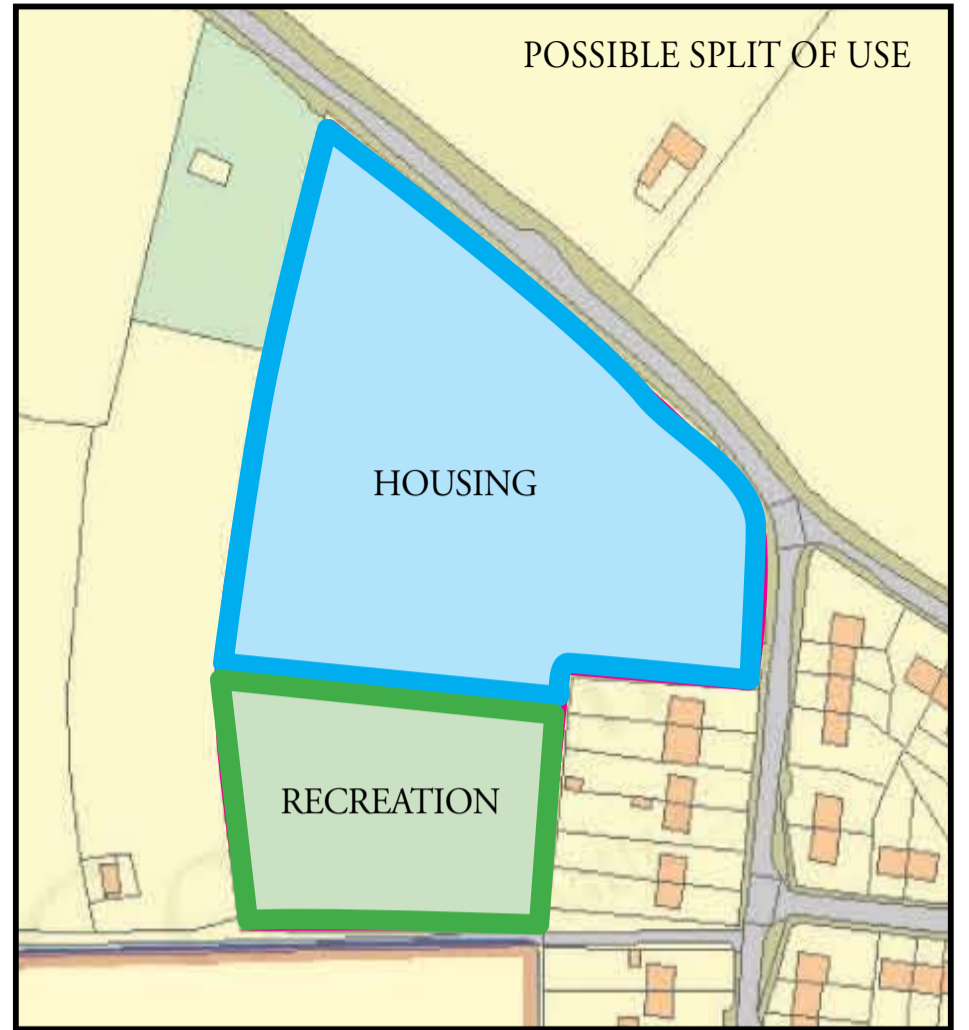
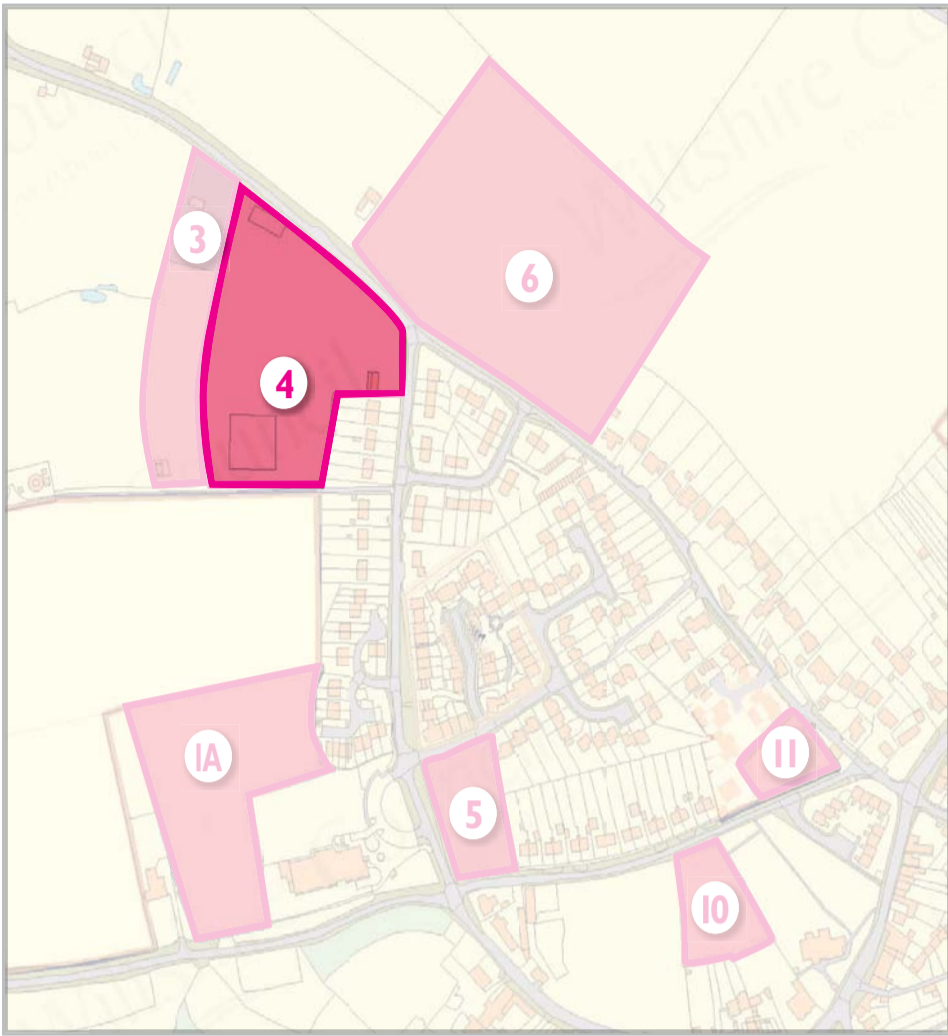


# SITE 1A: SOPWORTH LANE



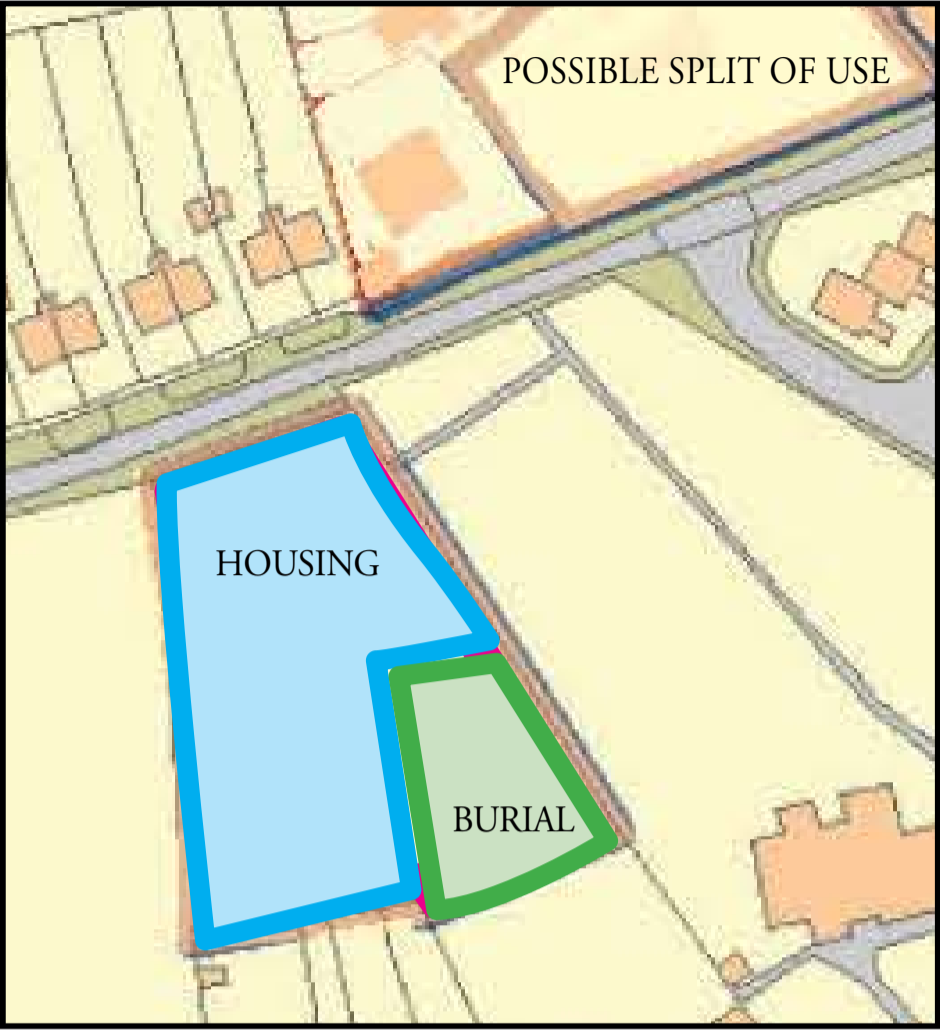
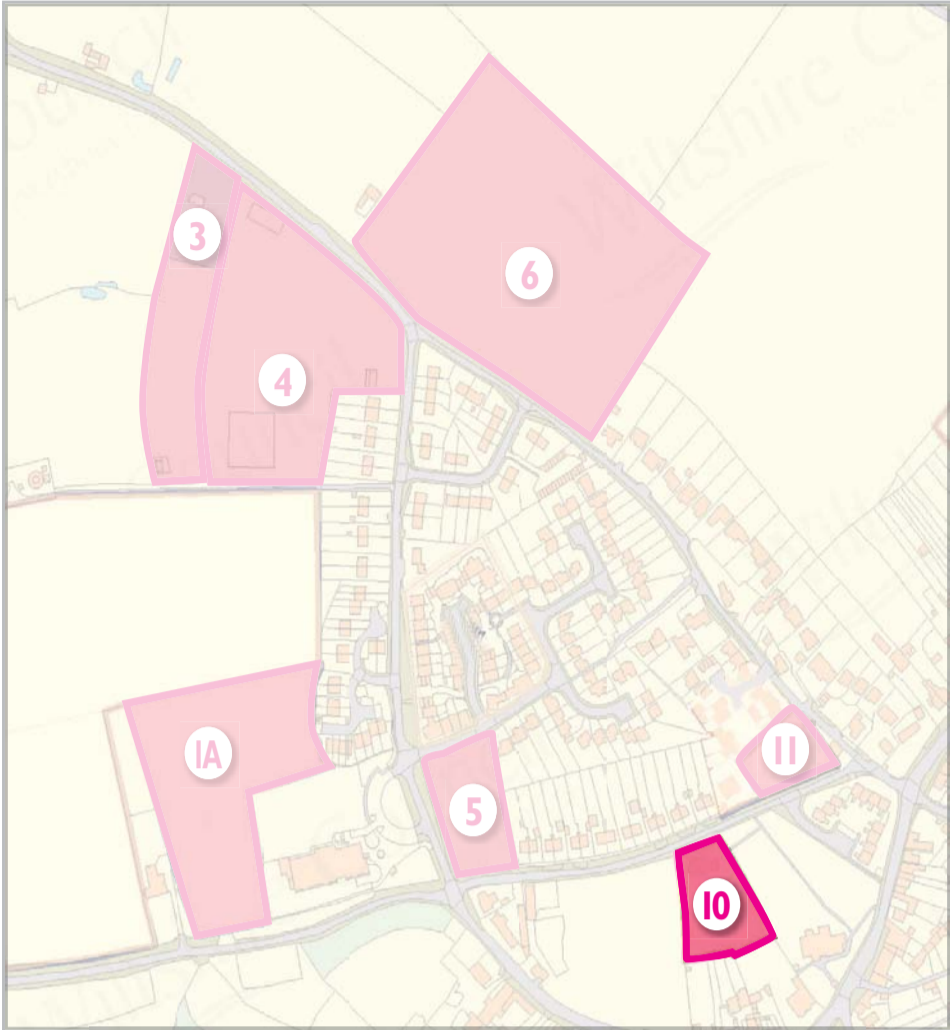
STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
Site under control of Wiltshire Council – deliverable in short term.	Concern that delivery of more/better facilities would attract more housing development over longer term.	Potential site for: GP Surgery Pre-school facility Primary School extension Car park Affordable Housing	Concern that provision of better facilities will generate demand for new housing in the village and more car trips.
Single site could deliver a range of services and facilities.	Sopworth Lane may not be suitable for scale/mix of development proposed.	If GP surgery relocated could reduce parking on High Street.	
Site is being promoted for affordable housing by Wiltshire Council and part could be sold to GP surgery.	Relocation of GP surgery may reduce attractiveness of High Street.		
Ideal site for pre-school facility and logical site for expansion of primary school.	Water main crosses the site – cannot be built over.		
If central parking facility provided on site could reduce congestion on Knockdown Road.			
COMMENTS	COMMENTS	COMMENTS	COMMENTS

# SITE 4: FOOTBALL FIELD



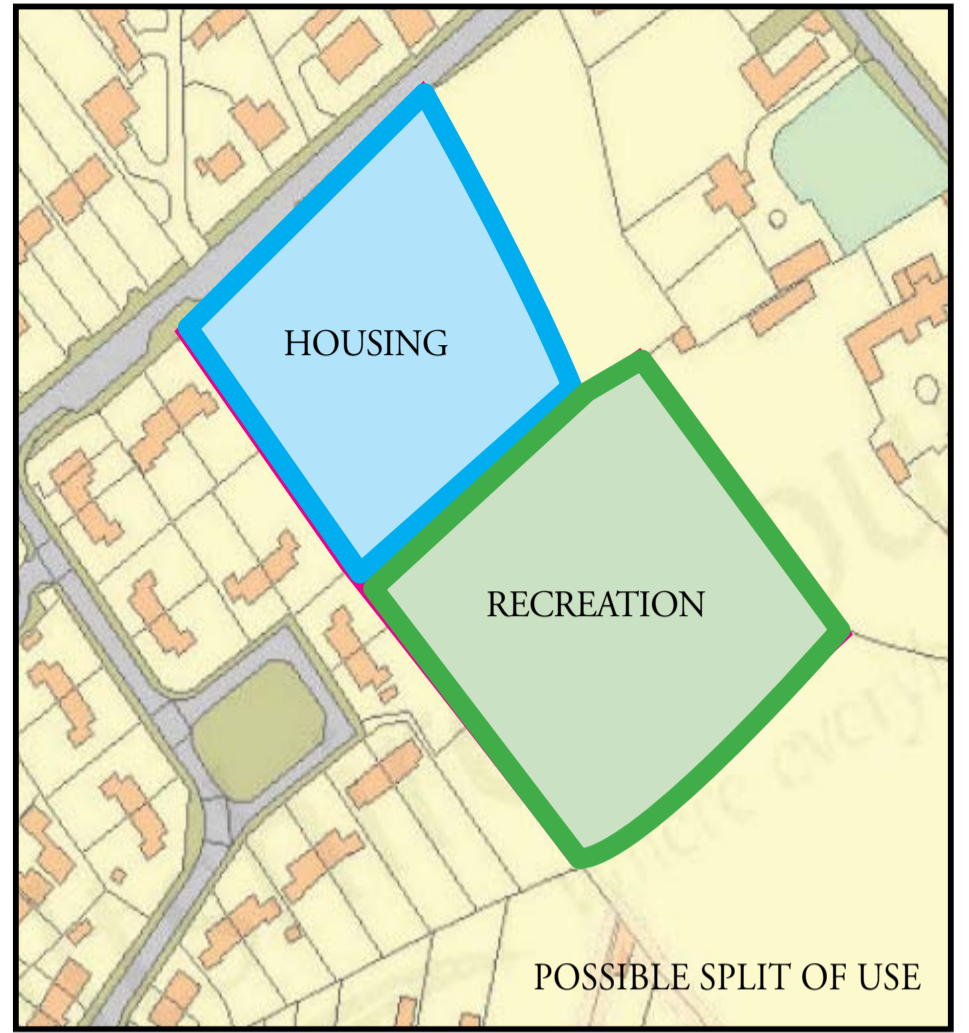
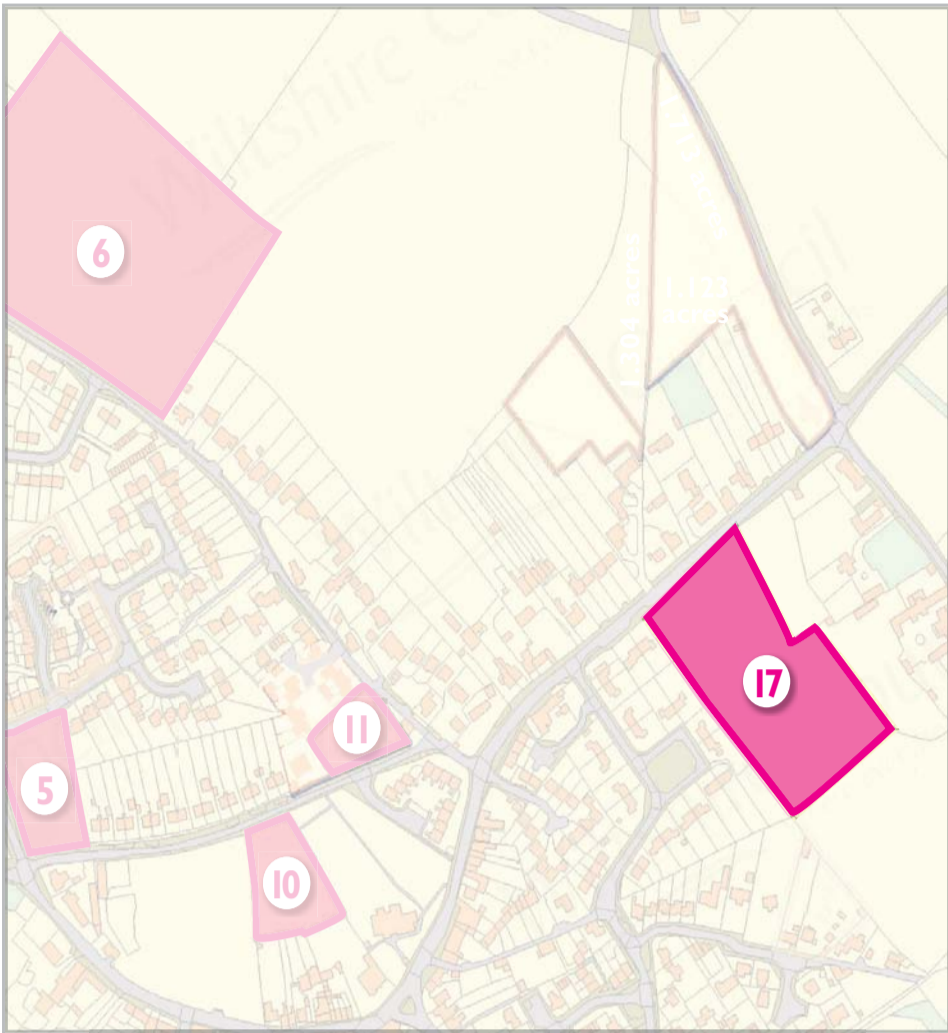
STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
Site owned by the Parish Council – if sold could provide funding for improved facilities elsewhere.	Would need to find suitable site for replacement playing fields – capable of being developed well in advance of the football field being released for development.	Could release significant funds for much improved sports facilities elsewhere in the village – including changing rooms, sports hall, all weather playing surface and floodlights.	Increased traffic on Knockdown Road and Sandpits Lane.
Could control amount of development. Part or all of site could be developed.	Potential adverse impact on neighbouring properties on Knockdown Road.	Need to identify alternative site for playing fields – a number of options could be considered - including Sites 6, 14 or 17.	Potential for further expansion onto Site 3.
Alternatively the existing sports field could be improved and expanded onto Site 3 – with funds derived from other development in the village.	Increased traffic on Knockdown Road. Junction with Sandpits Lane already dangerous.		Adverse impact of floodlights.
Site well screened from distant view-points.	If site retained for sports field use – introduction of floodlights could impact on neighbours.		
COMMENTS	COMMENTS	COMMENTS	COMMENTS

# SITE 10: VICARAGE



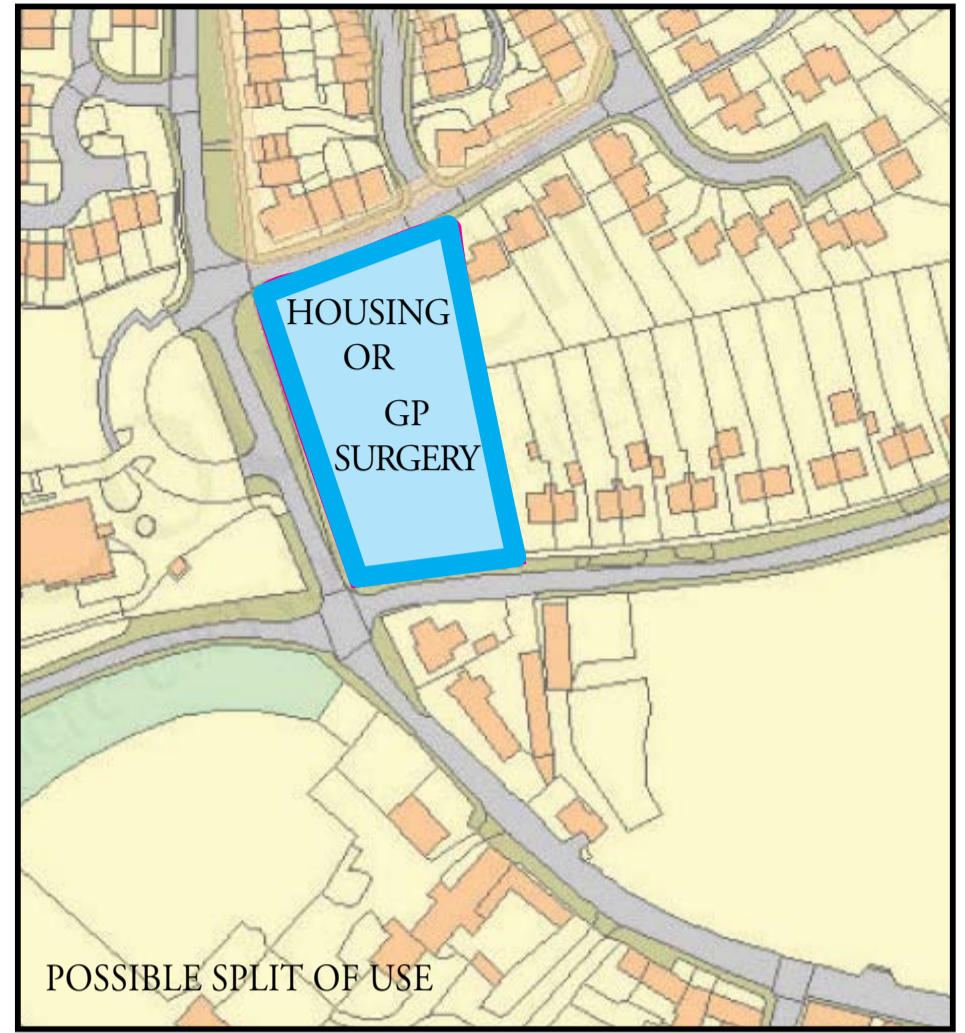
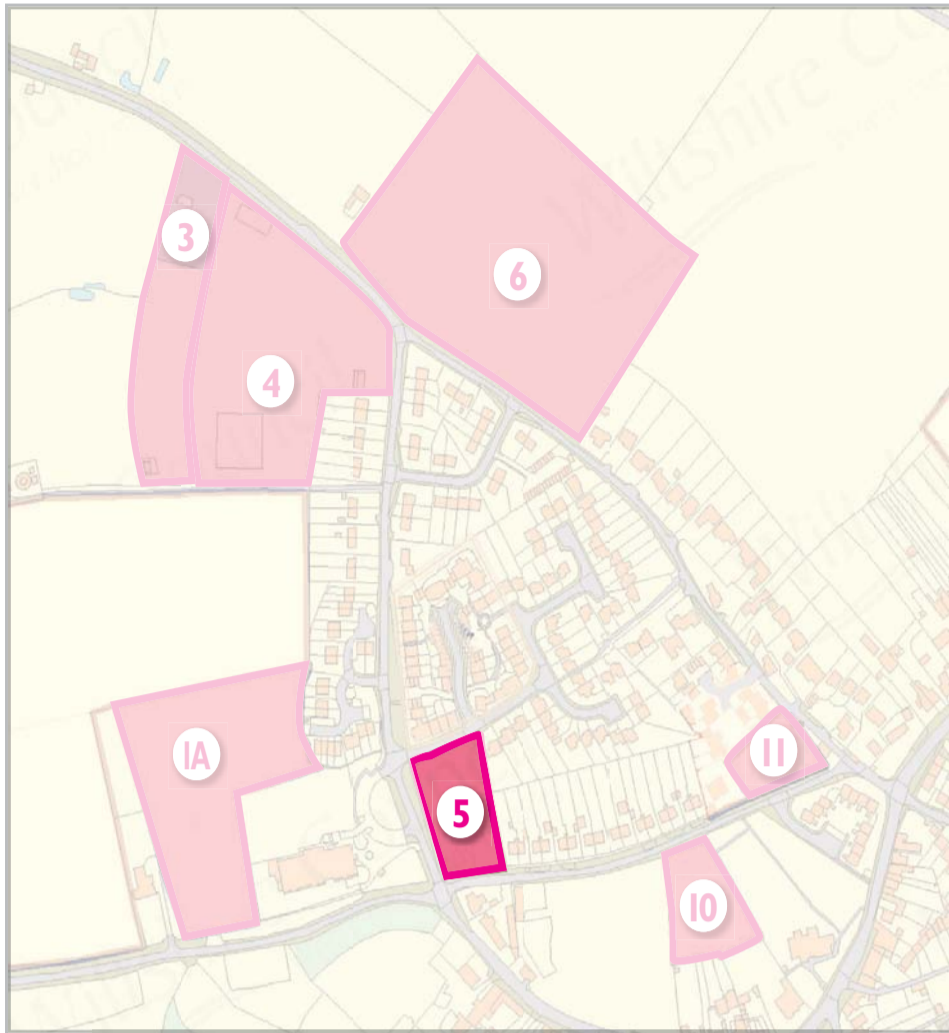
STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
COMMENTS	COMMENTS	COMMENTS	COMMENTS

# SITE 17: EASTON TOWN



STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
Sustainable location.	Green field site.	Potential for range of uses including: Housing GP Surgery Sports Field	No natural boundary – fear of larger scale development over longer term. Where would it stop?
Accessible by public transport.	Query re deliverability during plan period.	Only large option site on existing bus route	How much and what type of development would this site be suitable for?
Natural infill/rounding off.	Very large site with no natural boundary – how to limit development?		
Limited visual impact.	Sewerage – cost of offsite provision and query re access over 3rd party land.		
Sewerage – possible direct link to works (via 3rd part land).	Privately owned site – no direct benefit to locality other than via S106 or CIL payments.		
Development potential over longer term.			
Possible site for GP surgery and sports facilities.			
COMMENTS	COMMENTS	COMMENTS	COMMENTS

# SITE 5: ALLOTMENTS



STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
Central location	Highly controversial site.	Bigger allotment site could be provided elsewhere.	Loss of historic allotment site. Last remaining.
Highly accessible on foot to other village facilities.	Potential traffic congestion and safety problems – outside the school.	Potential site for GP surgery.	Any replacement site would be further out of the village – increase car use.
Site could be suitable for housing or GP surgery.	Existing (legal) agreement prevents use for anything other than allotments for next 16 years.		Current site is “social centre” of the village – this would be lost if had to relocate.
	Need to provide replacement allotments (statutory allotments).		Existing allotment holders may well give up if had to relocate and start again.
	Well established and well used site.		
	Would result in loss of green lung in centre of village.		
	Adverse visual impact.		
COMMENTS	COMMENTS	COMMENTS	COMMENTS

