

**South Downs Land Availability Assessment 2024 Provisional Findings
Site Assessment Proforma**

REF: HO37	Site Name: EAST STREET FARM (TOP FIELD), AMBERLEY
HO38	EAST STREET FARM (MIDDLE FIELD), AMBERLEY
HO39	EAST STREET FARM (BOTTOM FIELD), AMBERLEY
Settlement, Parish, District	Amberley
Current Use	Horse paddocks / agricultural pasture and car park
Use(s) considered	Residential and village hall

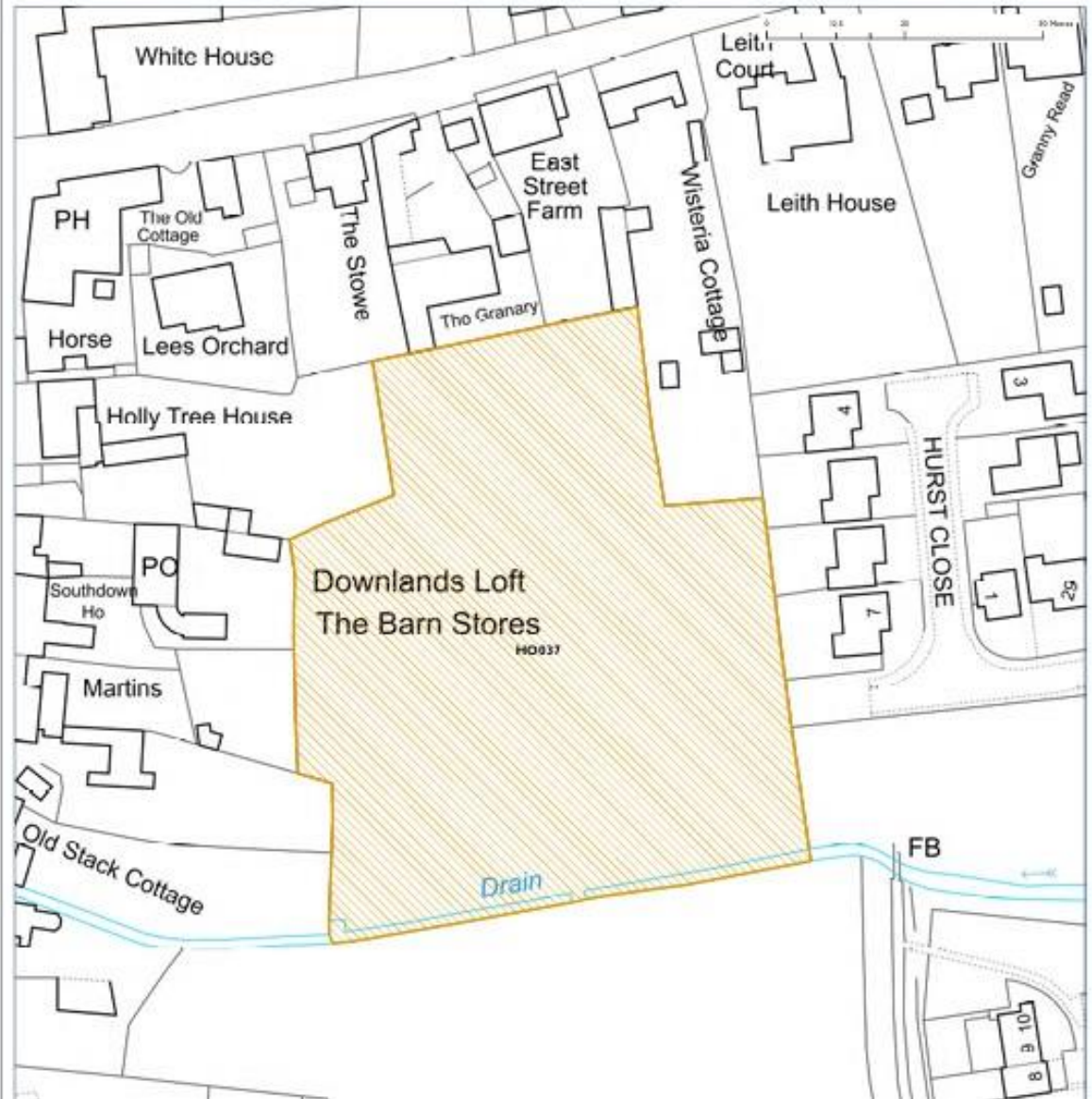
Landscape Assessment	Is the site suitable?
Top and Middle Field are enclosed by residential development and the school. Bottom field is more open but partly developed for a village car park.	
Suitability	Yes
Site consisting of three distinct fields. Top and Middle Field suitable for development subject to appropriate access from Hurst Cottages. Bottom Field should be managed for biodiversity /open access. Capacity should be retained in the development area for a community hall should the NDP allocated site adjacent to the school be confirmed as unavailable for a reasonably sized facility. Total 3 hectares of which about 1.9 hectares (top and middle field) would be suitable for residential development. Total area available for residential development is subject to the land requirements of a community hall facility, considered at this stage to be about 0.9ha	

Availability	Is the site available?
The landowner has confirmed their intent to promote the site for a scheme that meets local needs including affordable housing and smaller units and potentially for a community hall and amenity space.	Yes

Achievability	Is the site achievable?
There is no reason to indicate why development of the site is not achievable.	Yes

Assessment Recommendation	Has Potential
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Reason for Rejection
Not applicable



Land Availability Assessment 2024 Provisional Findings –
'Has Potential' Sites
HO038

