

## Draft Site Selection Criteria

<b>Site Name:</b>			
<b>Criteria</b>	<b>Appropriateness for Development</b>		
	<b>Red</b>	<b>Amber</b>	<b>Green</b>
<b>Highways and Transport:</b>			
<p><i>Access to the Highway Network (Select <b>Green</b> if the site is accessed onto the Main B5051 single carriageway with well lit, main highway lighting, <b>Amber</b> if it is accessed from a single carriageway with minimal street lighting or lane with designated passing places in the highway and <b>Red</b> if it is accessed by a lane).</i></p> <p><i>Please see the attached highways plan for guidance</i></p>			
<p><i>Access to the Bus Service (Select <b>Green</b> if a bus stop is less than 50 meters, <b>Amber</b> if a bus stop is more than 50 meters but still in walking distance (suggest less than 500 mtrs), and <b>Red</b> if it is not within easy walking distance.</i></p> <p><i>Please see the attached highways plan for guidance</i></p>			
<p><i>Visibility to Join Highway Network: (Select <b>Green</b> if the existing access includes clear visibility splays onto the highway, <b>Amber</b> if it has partially clear visibility and could be improved, <b>Red</b> if it has limited visibility and could be improved)</i></p> <p><i>The term 'visibility' is used in the context of: "Visibility splays shall be provided to enable emerging drivers using the direct access to have adequate visibility in each direction to see oncoming traffic in sufficient time to make their manoeuvre safely without influencing the major road traffic speed." Para 2.17, Chapter 2, Vehicular Access to All-Purpose Trunk Roads, Volume 6 Section 2 Part 7 Standard TD 41/95, March 1995</i></p> <p><i>Please see the attached highways plan for guidance</i></p>			
<p><i>Does not increase pressure on the safety critical areas marked on the Highways plan</i></p> <p><i>Select <b>Red</b> if there if the development directly increases the pressure on the safety critical areas <b>amber</b> if incidental increased pressure and <b>Green</b> if little impact</i></p> <p><i>Please see the attached highways plan for guidance of locations of safety critical areas</i></p>			
<b>Village Character:</b>			
<p><i>Does not compromise the degree of separation between Brown Edge and neighbouring settlements. For clarification this means that the proposed site would not adjoin neighbouring settlements or parish boundaries</i></p>			
<p><i>Integrates with existing settlement and does not create sprawl into the open countryside without defensible boundaries (such as walls,</i></p>			

watercourses and roads; this could include sites on the edge of the settlement that include defensible boundaries). Particular care should be applied to any sites on the southern side of the village boundary to maintain a degree of separation between the conurbation of Stoke On Trent and the rural village of Brown Edge			
In the Green Belt (Select <b>Red</b> if it is in the Green Belt, and needs to be included in the Local Plan and <b>Green</b> if it is not in the Green Belt and could be included as a site allocation in the Neighbourhood Plan).			
Would not harm the character of the area, by diminishing the open appearance of the settlement, and does not dominate the skyline. The development must respect the natural topography and visual intrusion.			
<b>Natural Environment:</b>			
Does not result in the loss of open space in village or an existing or proposed Local Green Space.  Open Space and proposed and existing Local Green Spaces are shown on map Red if it does and green if it doesn't Please see the environmental map for guidance			
Is of ecological value Green if Low, Amber if of value, Red of significant value (use ecological study to asses)			
Is of low agricultural value (select Green if it is Grade 5, Amber if it is Grade 4 and Red if it is Grade 3a or 3b or above) Please see the environmental map for guidance			
The site includes mature trees or hedgerows (select Green if they are on the boundary or close to edges and would not compromise the development of the site, Amber if they are of high quality or value and could be incorporated easily into a development, and Red if they are of high quality and may affect the development potential.)			
This site is known to flood locally or contains marshy areas (mark red) the site has no impact on flooding (amber). Development of the site will alleviate existing flooding of homes. (Green)  Please see the environmental map for guidance			
<b>Other:</b>			
Is the land currently available for development within the lifetime of the plan?  (Green is yes and Red is no.)			
<b>TOTAL SCORE:</b>			