

## SLAA REF: DGN018 The Limes, Limes Paddock, Dorrington

19 family homes

### INDEPENDENT SITE EVALUATION REPORT

DGN018 The Limes Greenfield SLAA  
Limes  
Paddock

*Considered available, viable and achievable in principle. Associated settlement offers a range of services and facilities suitable to meet the needs of future residents. Site is considered currently unsuitable on basis of location outside current settlement boundaries. SLAA conclusion (2018): Long term potential subject to further detailed assessment.*

Site is adjacent to recent and to ongoing development at Limes Paddock and would round out the northern edge of the village into a coherent new settlement boundary. Development would likely sit comfortably in its townscape context and function as a rational extension to the existing built area of the village in light of recent adjacent development. The site is within walking distance of all key village services and facilities and has good access to the road network. There are no significant landscape/environmental constraints at the site, including landscape sensitivity. Considered suitable to allocate in principle.

### CONDOVER PARISH COUNCIL ASSESSMENT

Accept AECOM comments. Good access to A49. Adjacent to ongoing development and would round out North edge of the village. Allocate for 19 family homes.