



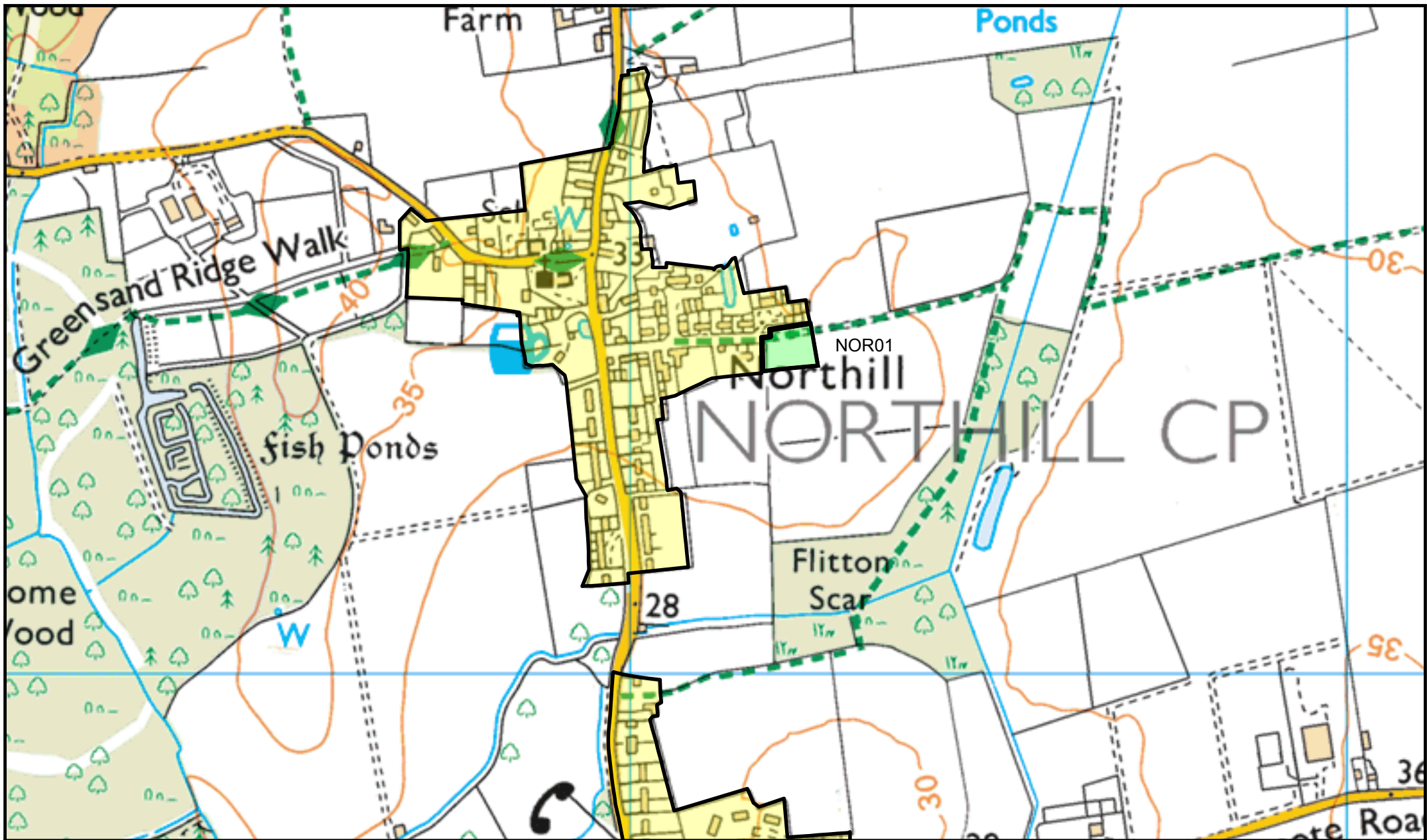
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Northill



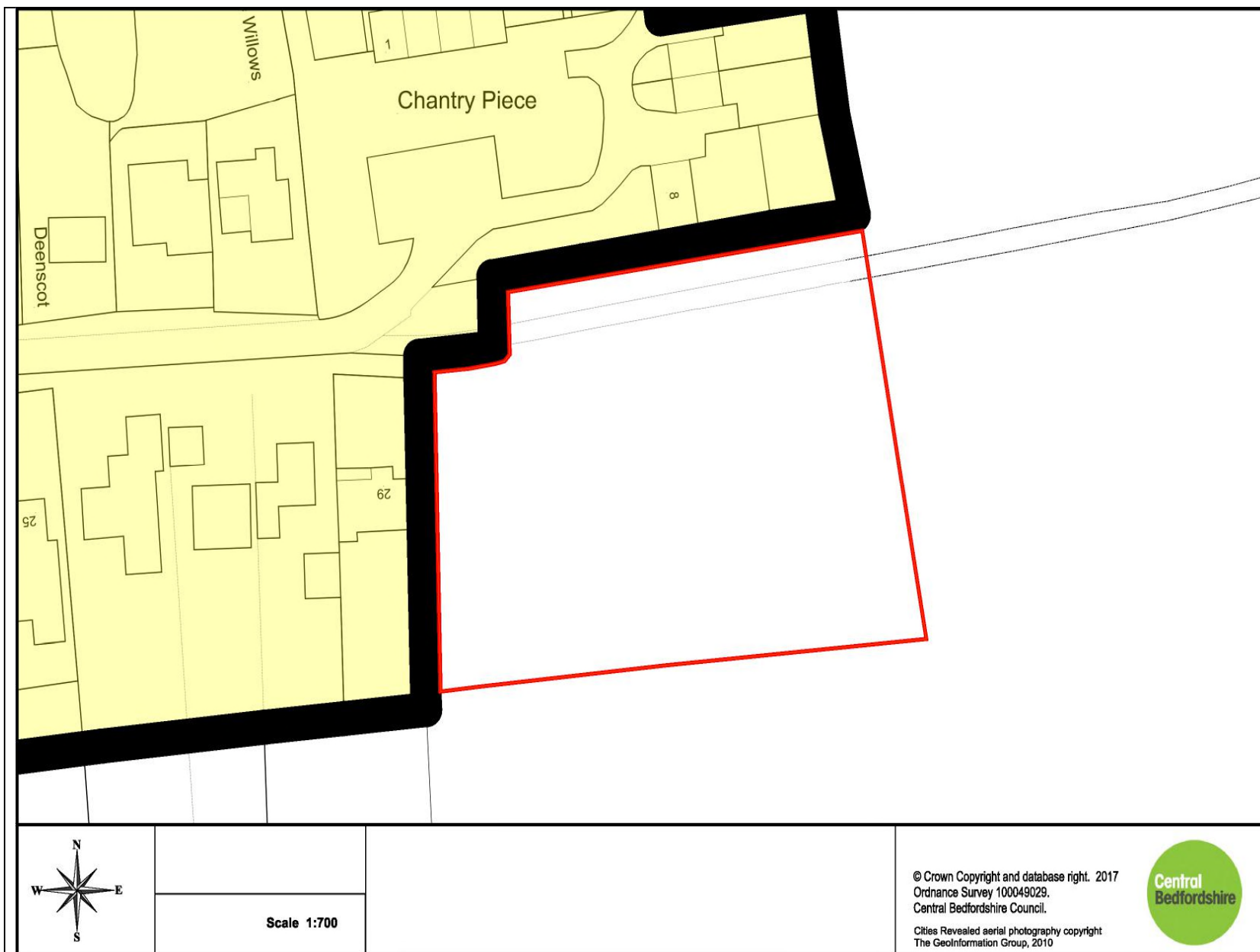
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| | <p>Northhill</p> <p>Scale 1:7000</p> | <p> Sites to be Excluded</p> <p> Sites to be Included</p> | <p>© Crown Copyright and database right. 2018 Ordnance Survey 100049029. Central Bedfordshire Council.</p> <p>Cities Revealed aerial photography copyright The GeoInformation Group, 2010</p>  |
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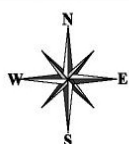
NOR01



Description:

The site lies to the east of Northhill adjacent to existing residential development and open countryside. The site has planning permission for 7 dwellings and the construction of this has been completed. As a result, the site represents a logical addition to the current residential form of Northhill without any constraints.

Include



Scale 1:700

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Appendices

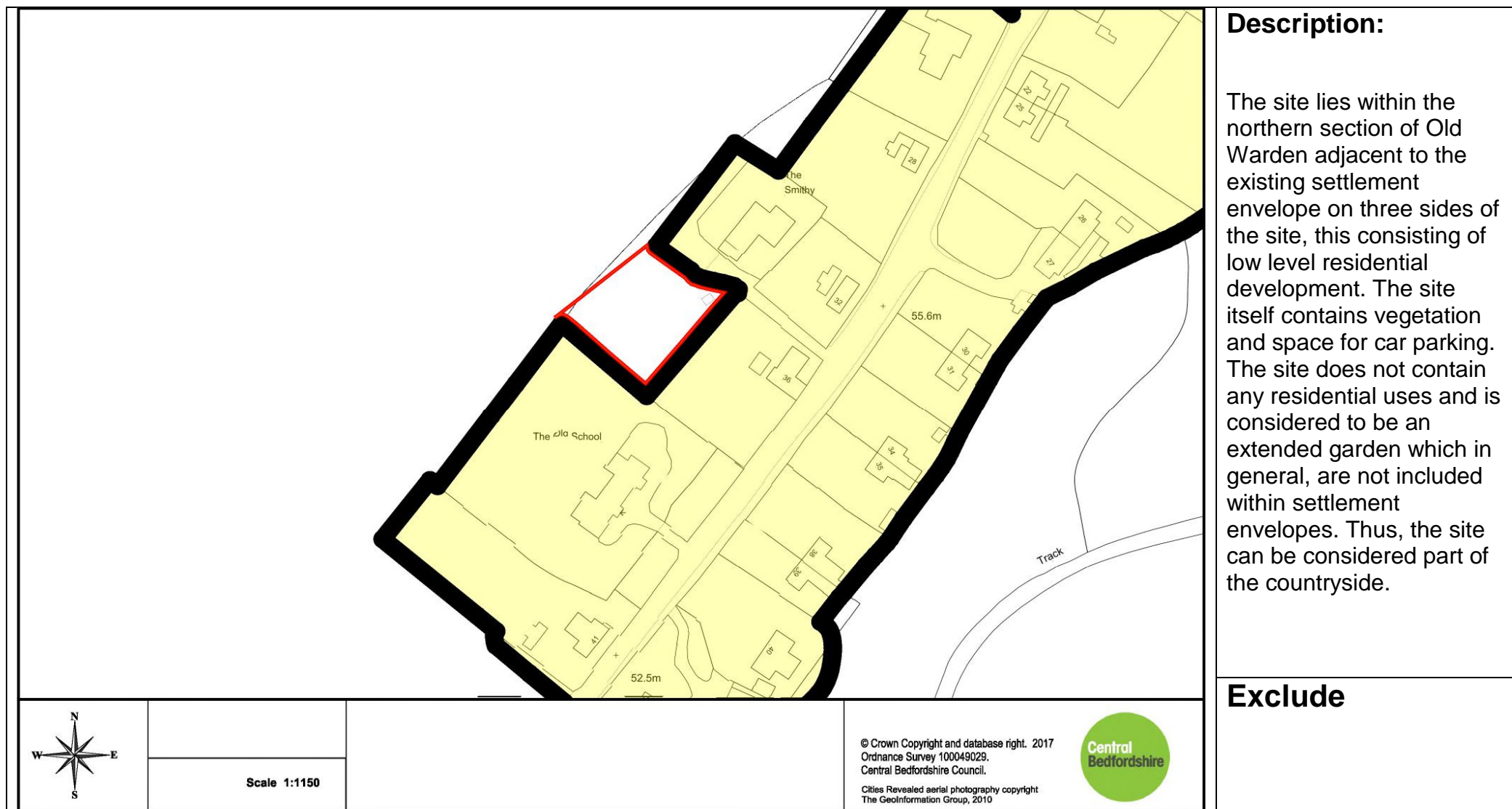
Old Warden



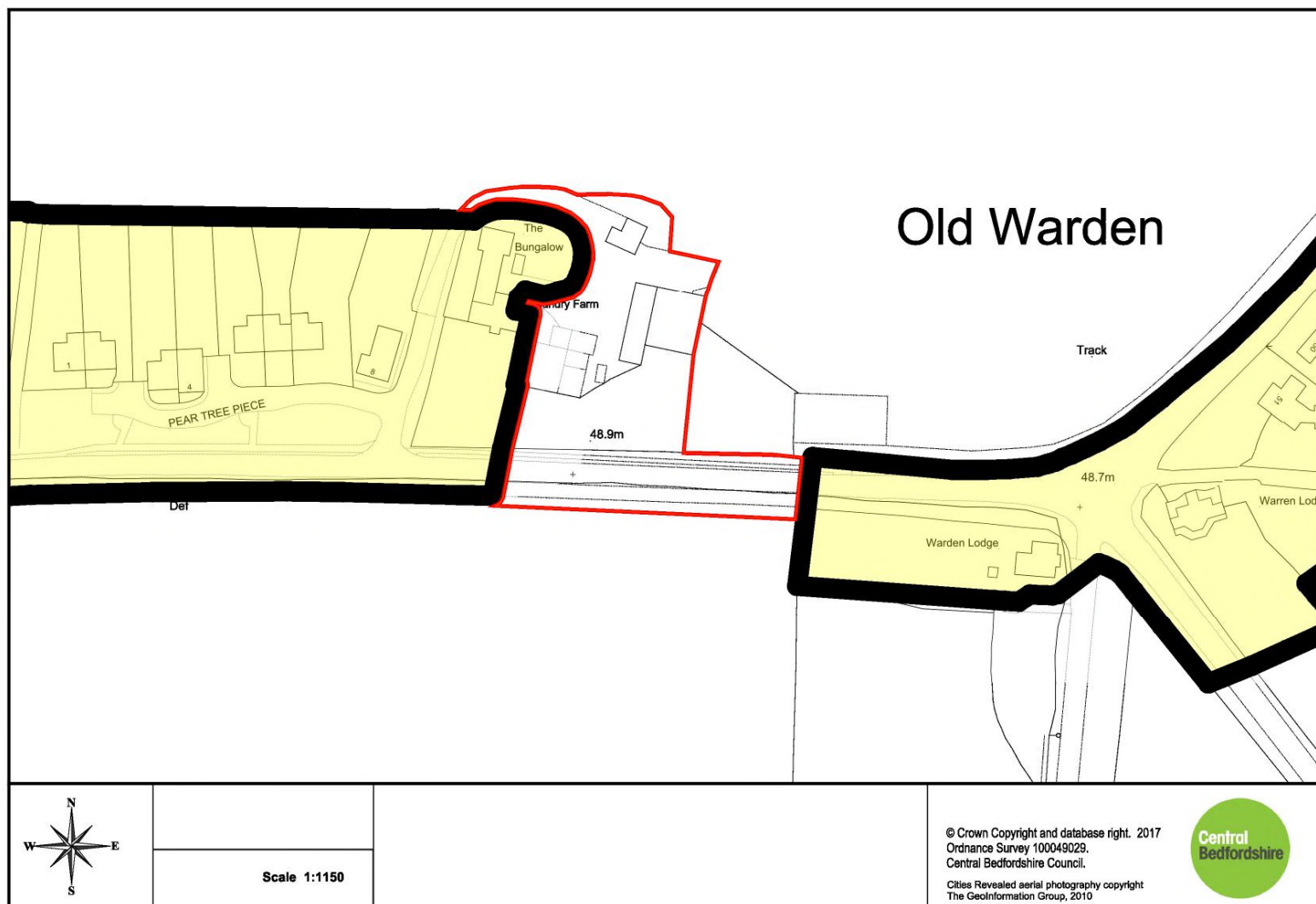
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OLD01



OLD02



Description:

The site lies to the east of the southern section of Old Warden, adjacent to the existing settlement envelope. Although the site proposes the potential to connect the two settlement envelopes of Old Warden, the site contains agricultural styles uses demonstrated by agricultural structures. The portion of the site that would connect the two envelopes consists of dense vegetation and the main road, neither of these are settlement related uses and can be considered part of the open countryside. Therefore the site cannot be included.

Exclude



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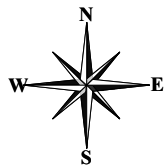
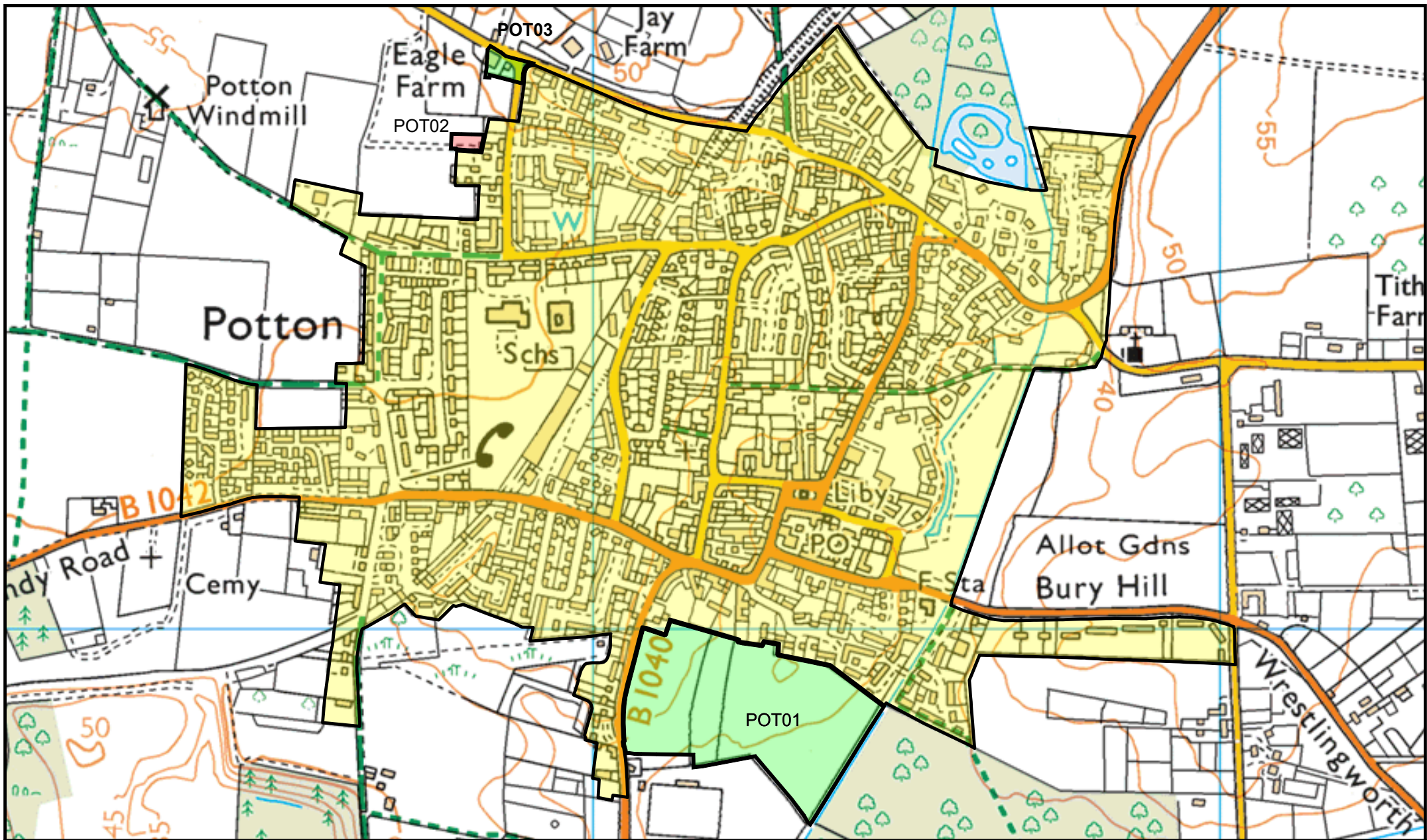
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Potton



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Potton

Scale 1:8000



Sites to be Excluded



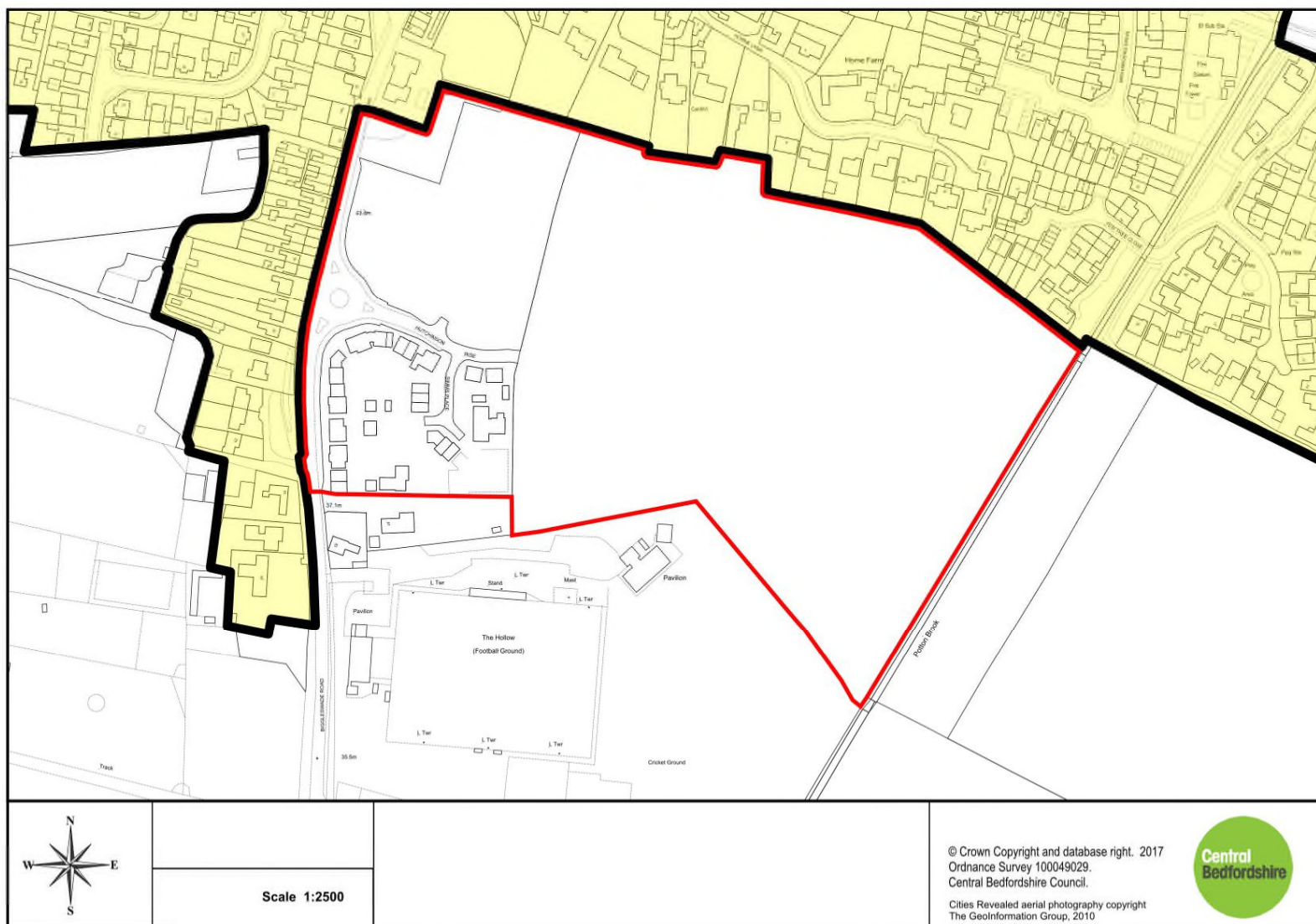
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POT01

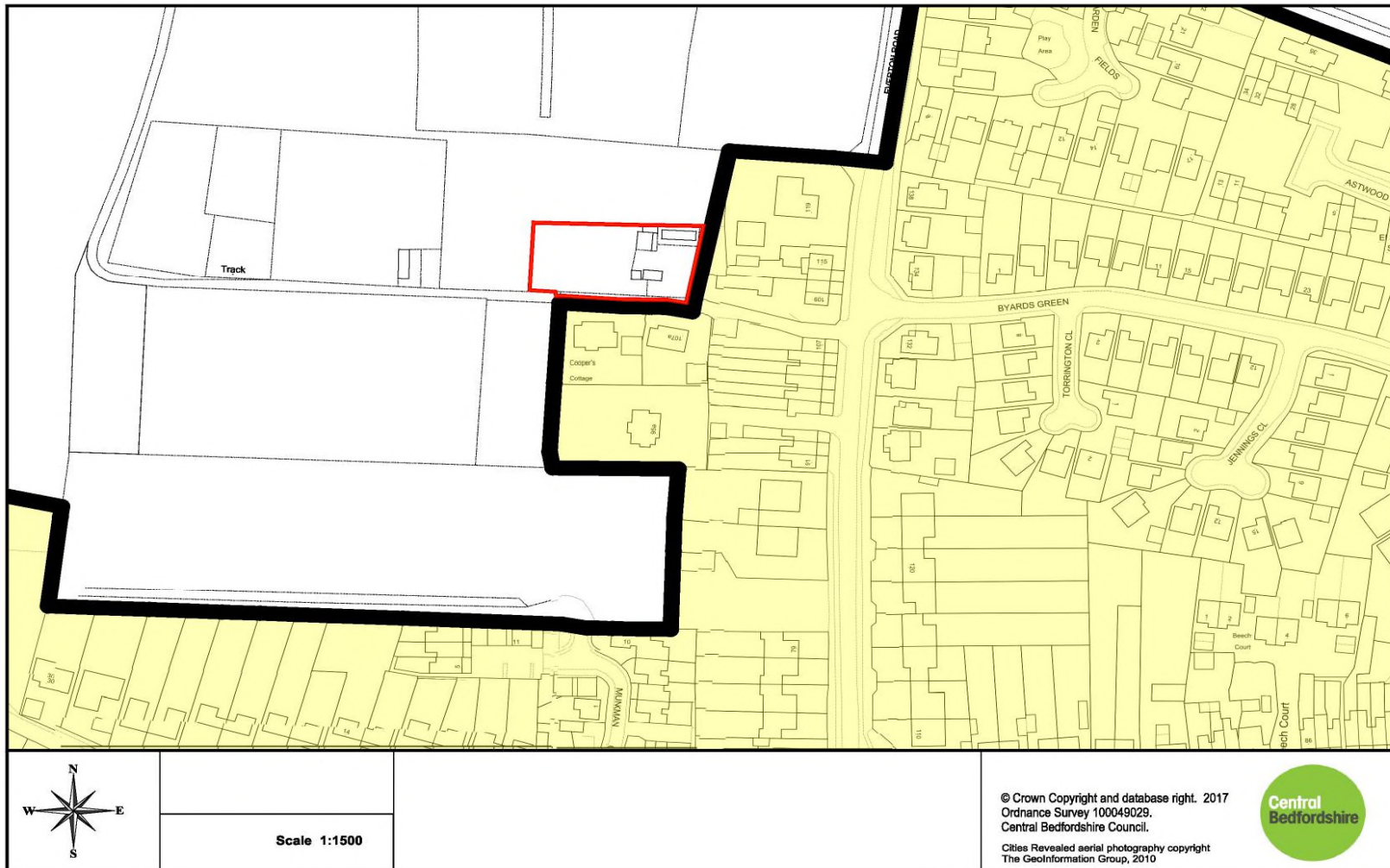


Description:

The site is situated to the south east of Potton, adjacent to residential development to the north and west that is already included within the settlement envelope. The site has planning permission for 151 dwellings (CB/13/00921/OUT), this has begun construction. Therefore given the recent planning permission, the site can be considered a part of Potton settlement pattern, extending the existing development in a logical way without being disconnected to the existing residential form.

Include

POT02

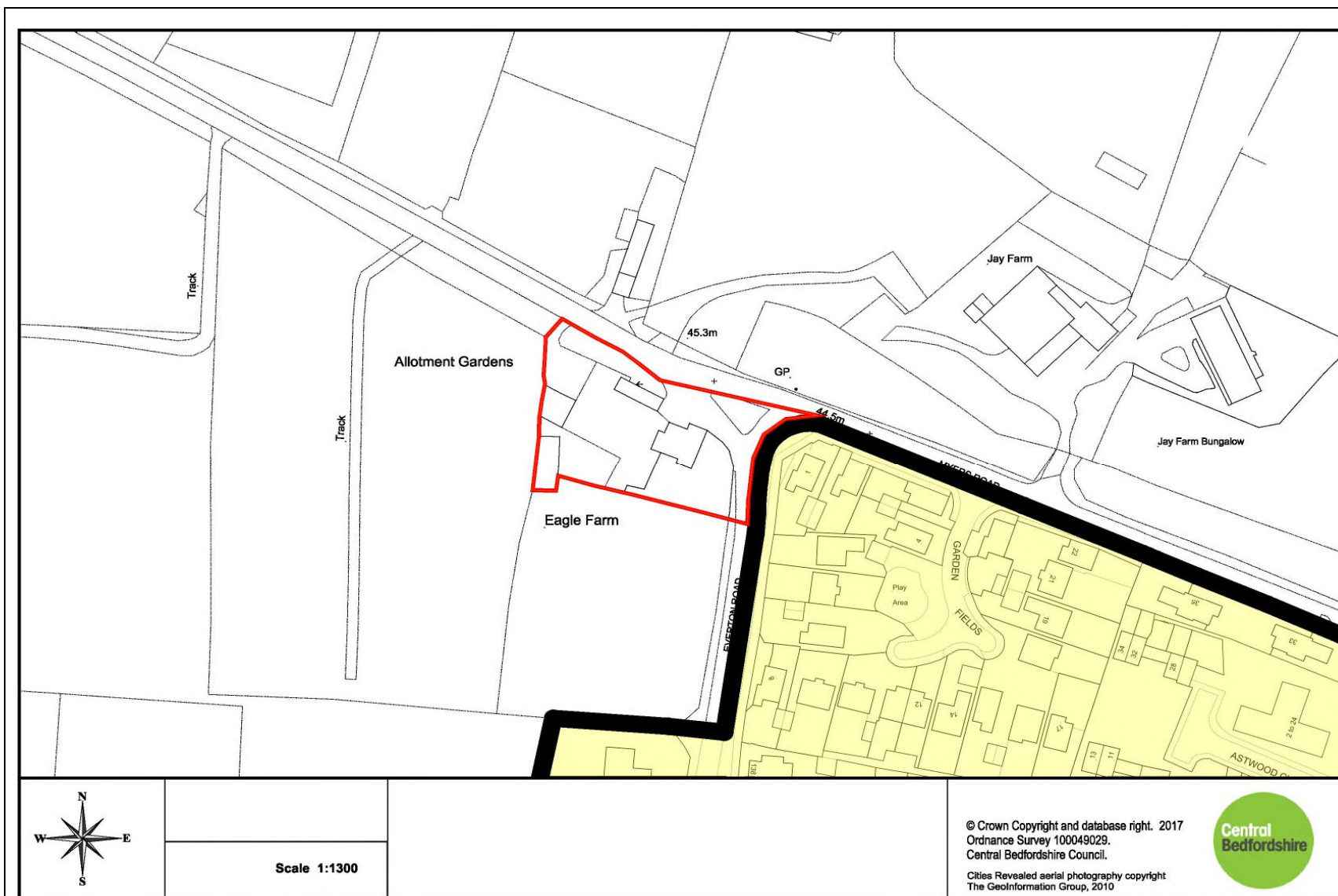


Description:

The site lies to the west of Potton, adjacent to existing residential development along Everton Road. The site is surrounded by open countryside to the north and west and the site itself contains agricultural style dwellings and uses that are not considered residential uses and extends into the open countryside.

Exclude

POT03



Description:

The site lies to the west of Potton, adjacent to Everton Road. The site contains one residential dwelling and a couple of residential based curtilages however, the site is currently isolated on the western side of Everton road. There has been recent planning permission for residential development to the south of the site but this is yet to begin construction thus, in order to remain consistent the site will not be included unless the adjacent planning permission begins construction.

Exclude



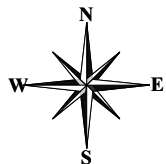
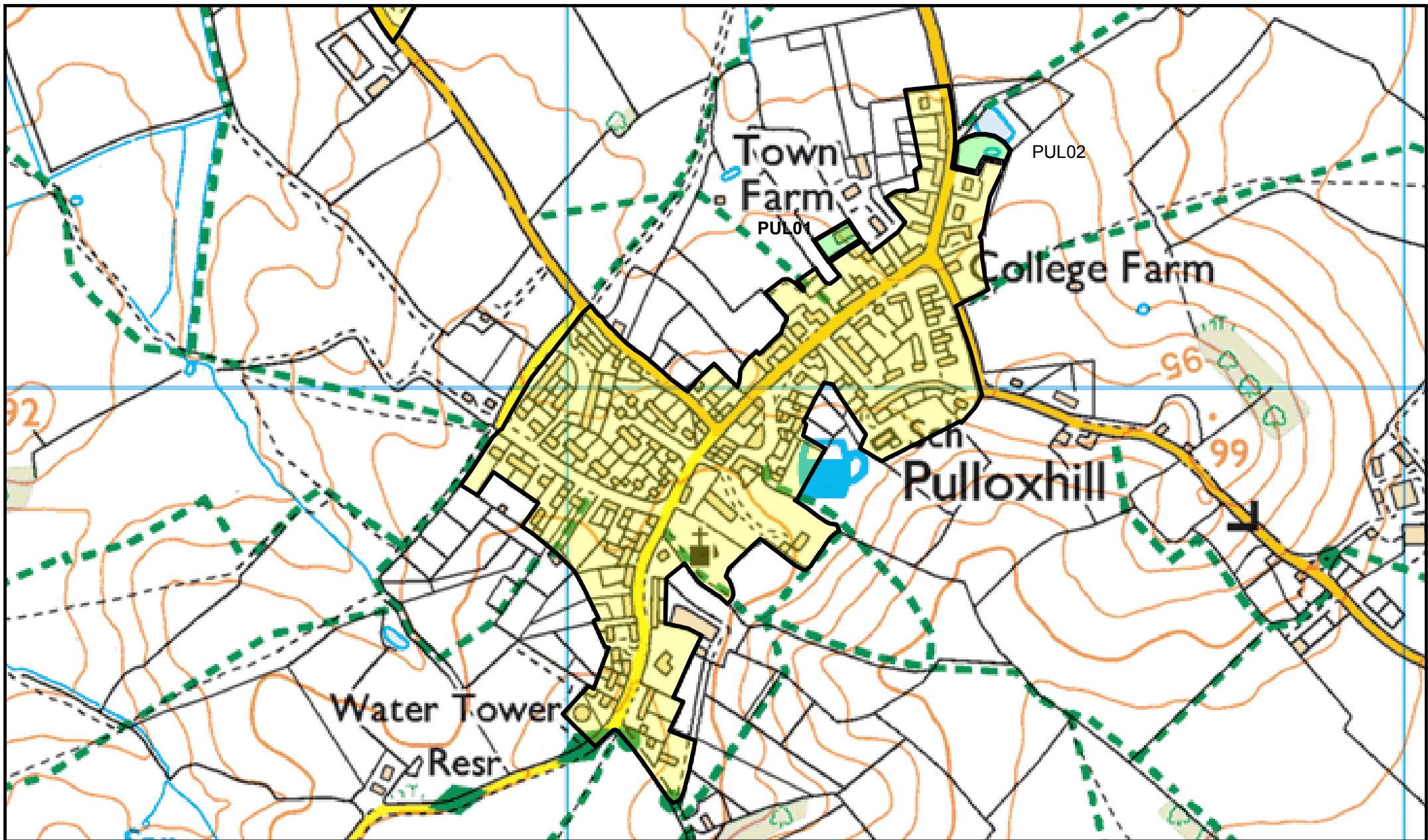
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Pulloxhill

Scale 1:6000



Sites to be Excluded



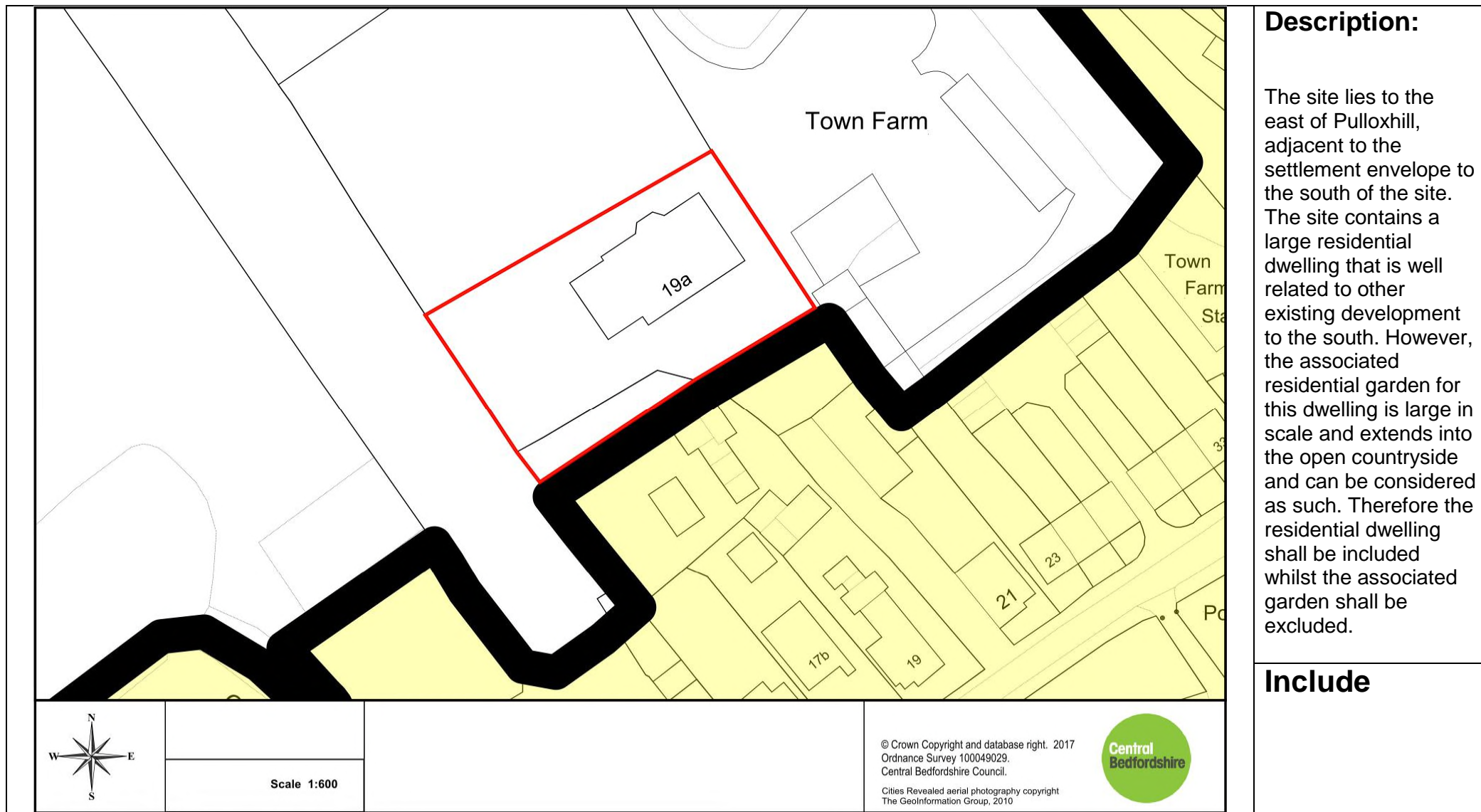
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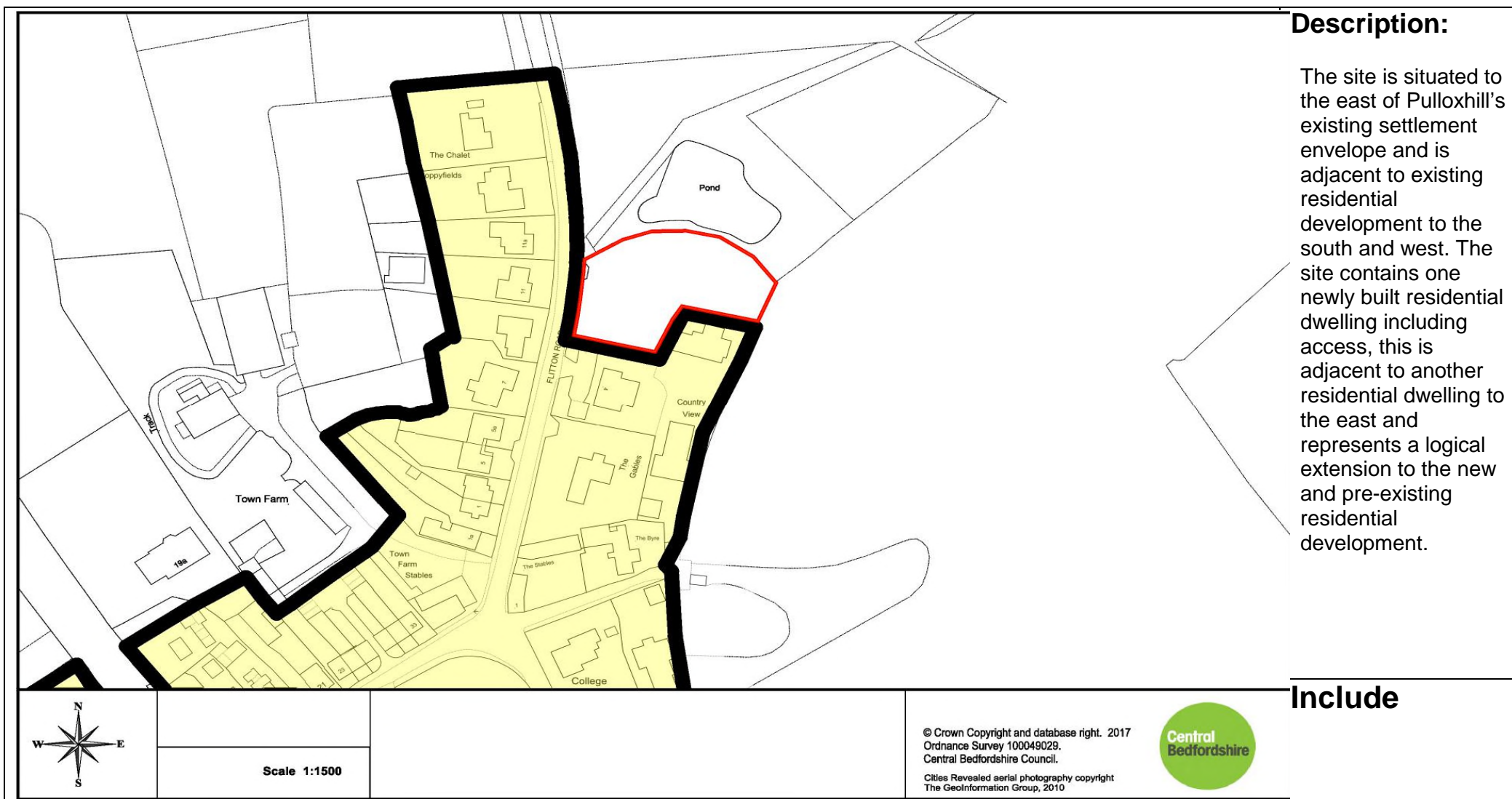
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PUL01







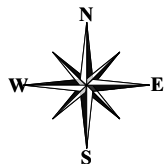
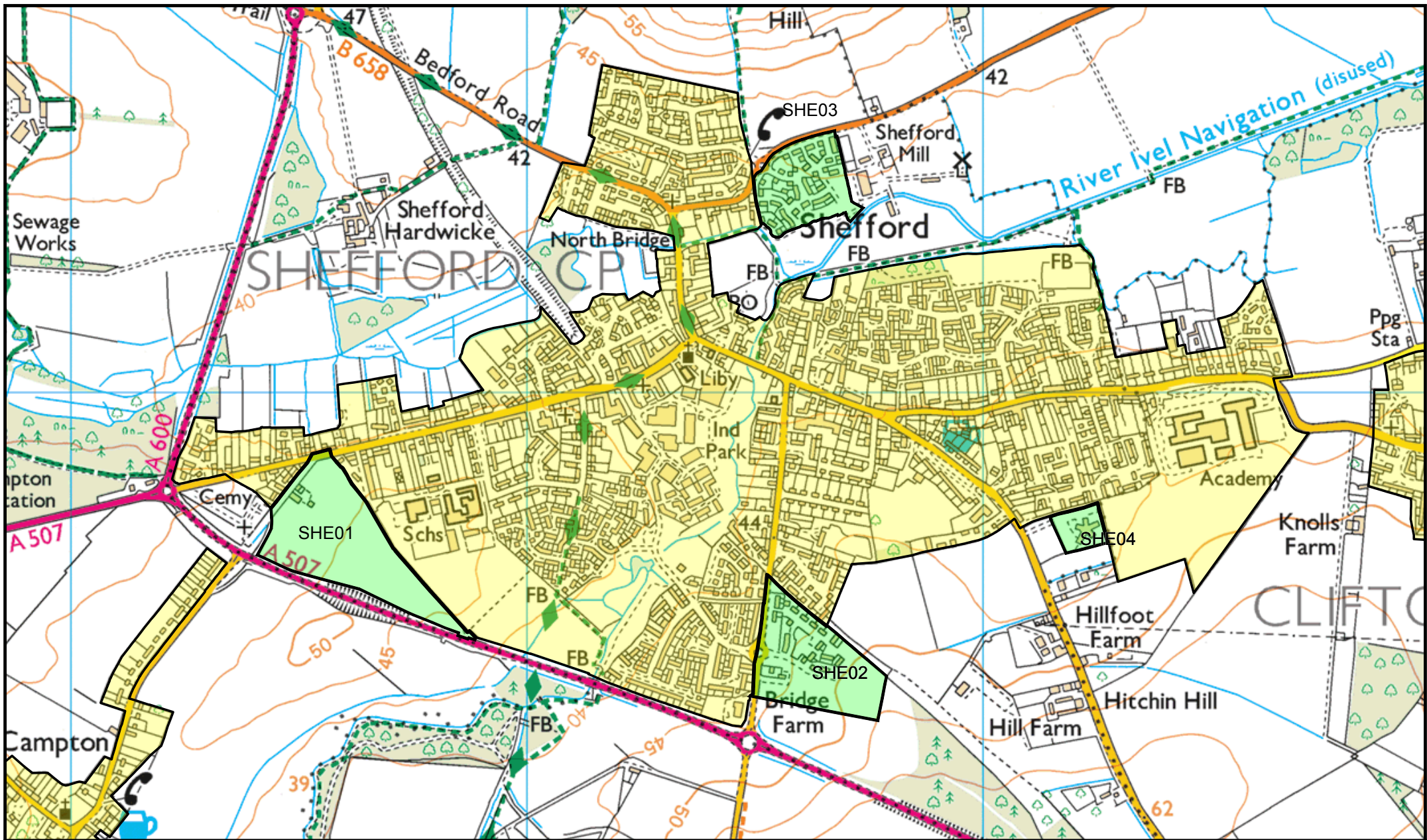
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Shefford

Scale 1:11000



Sites to be Excluded



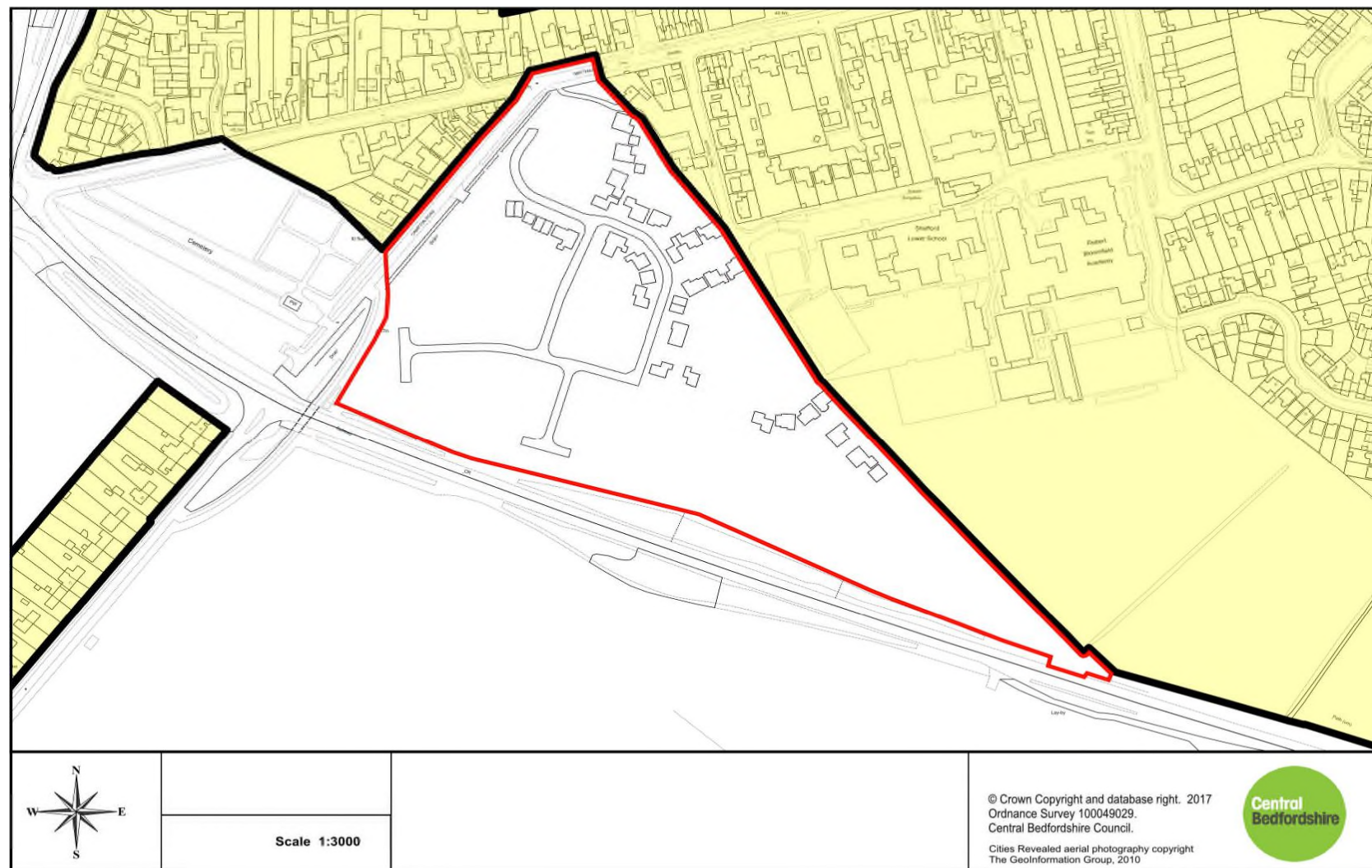
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**Central
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SHE01



Description:

The site lies to the north of the A507 and to the west of the school in Shefford. The site is adjacent to the settlement envelope to the east and north and a cemetery to the north west. This consists of planning permission for residential development under CB/15/04892/RM and this has begun construction. The site is well related to Shefford and appropriately bounded by the A507 and existing residential development, it is therefore a logical addition to the existing settlement pattern without constraint.

Include

Description:

The site lies to the south of Shefford, adjacent to Ivel road and near to the A507 that runs south of the site, the settlement currently is present to the north and west and consists of existing residential development. The site contains two planning permissions: One for the development of 49 dwellings (CB/15/02657/FULL) and one for 85 dwellings (CB/12/01125/FULL), both of these are under construction and also includes a new school. As a result, the site extends the built form to the south of Shefford in a logical way and follows the settlement pattern appropriately.



Scale 1:2500

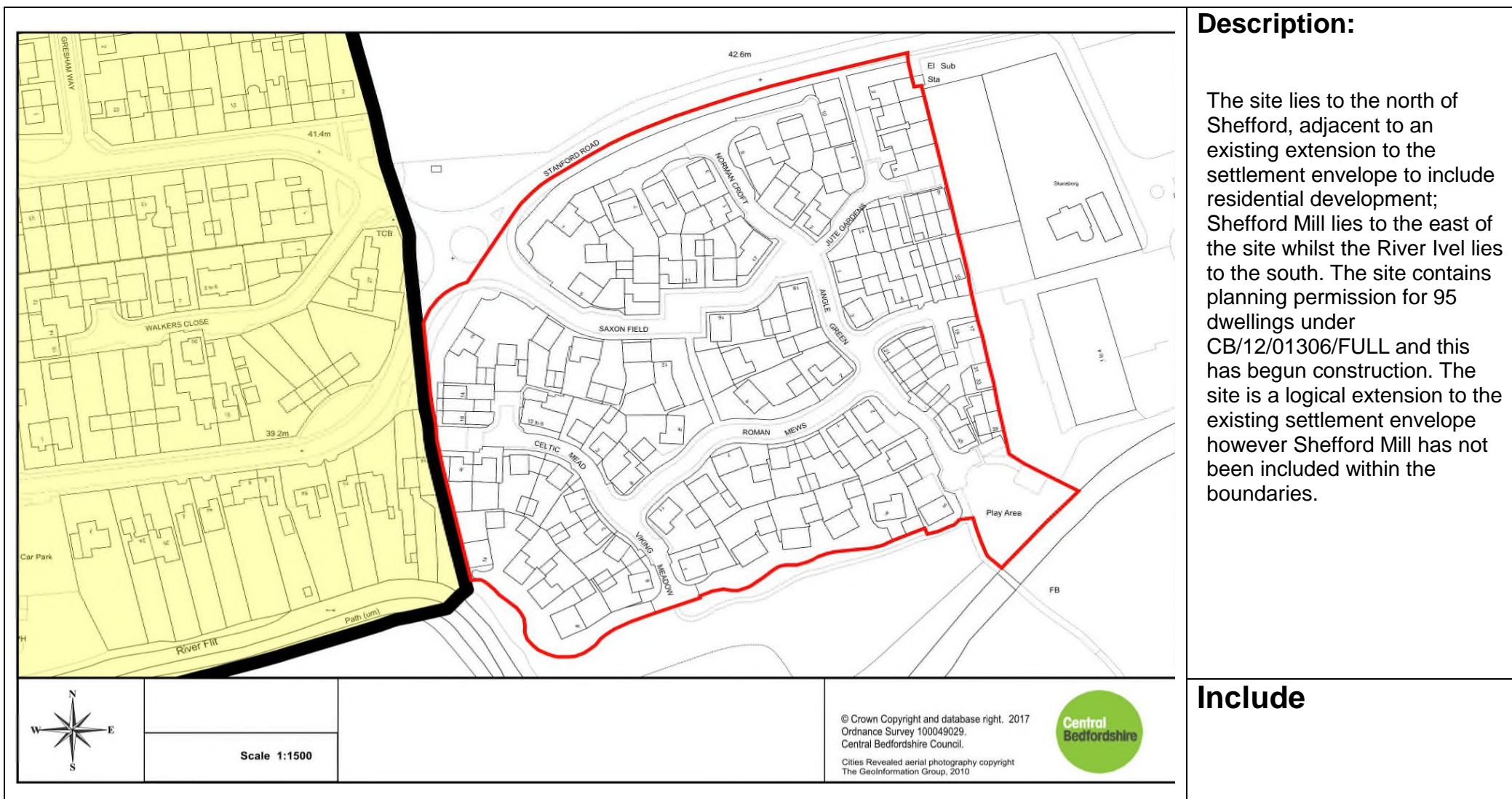
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Include

SHE03

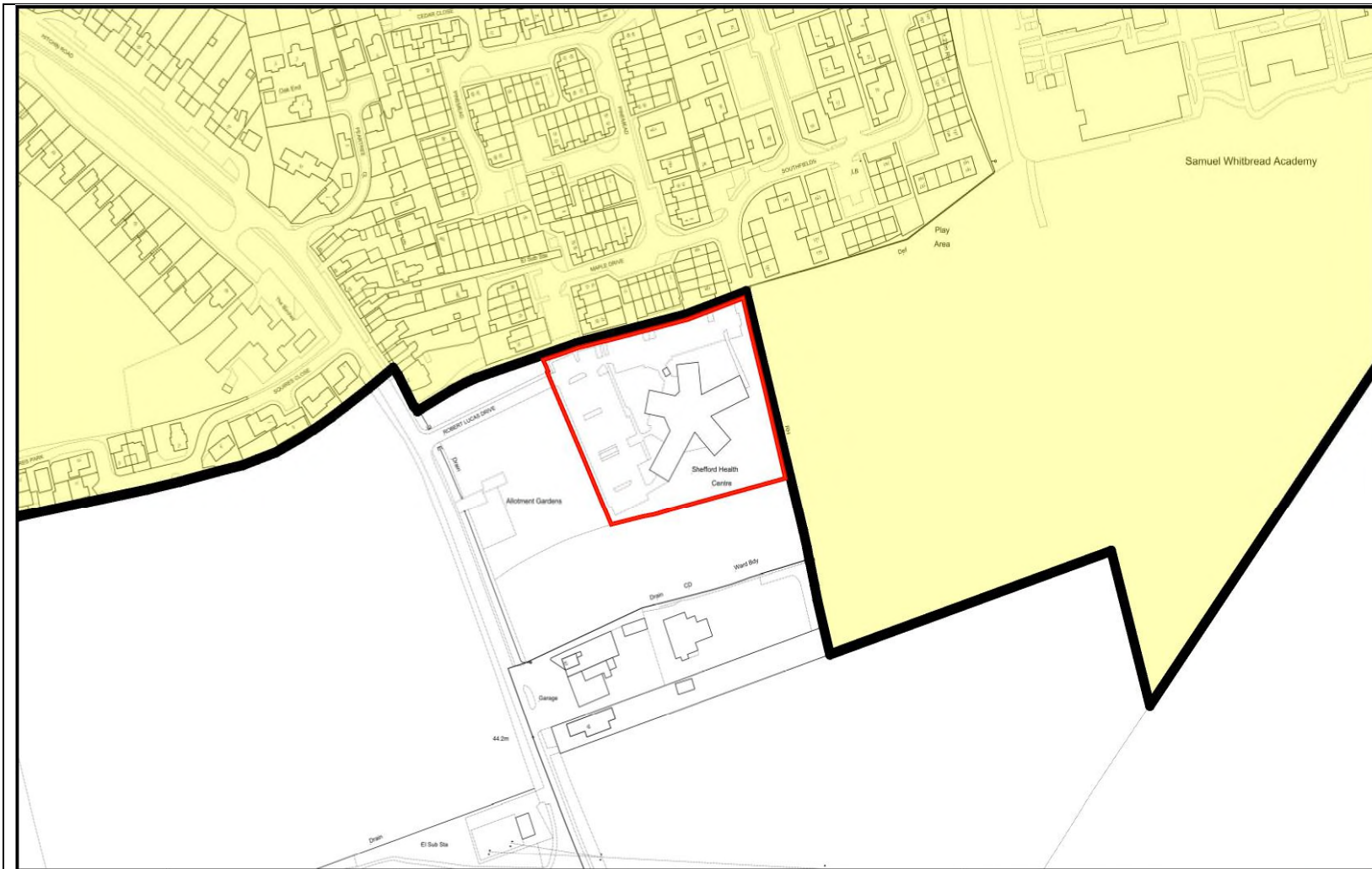


Description:

The site lies to the north of Shefford, adjacent to an existing extension to the settlement envelope to include residential development; Shefford Mill lies to the east of the site whilst the River Ivel lies to the south. The site contains planning permission for 95 dwellings under CB/12/01306/FULL and this has begun construction. The site is a logical extension to the existing settlement envelope however Shefford Mill has not been included within the boundaries.

Include

SHE04



Description:

The site is situated to the south of Shefford, adjacent to allotments that front the main road and Robert Lucas Drive. The existing settlement envelope lies to the east and north of the site. Shefford Health Centre lies within the site alongside associated car parking and can be considered a residential related use and therefore should be included within the settlement envelope.

Include



Scale 1:2500

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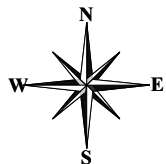
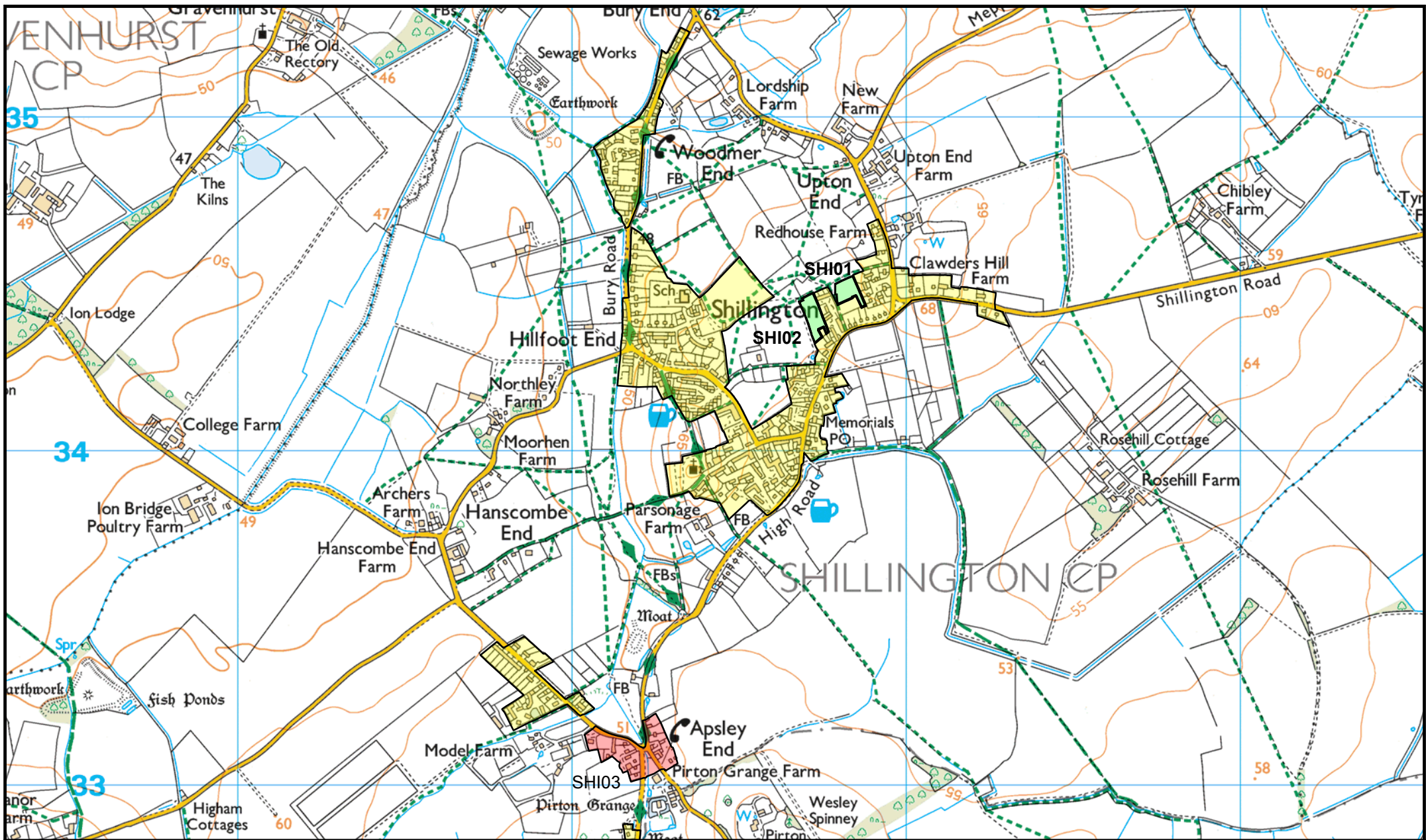
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Shillington



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Shillington

Scale 1:15000



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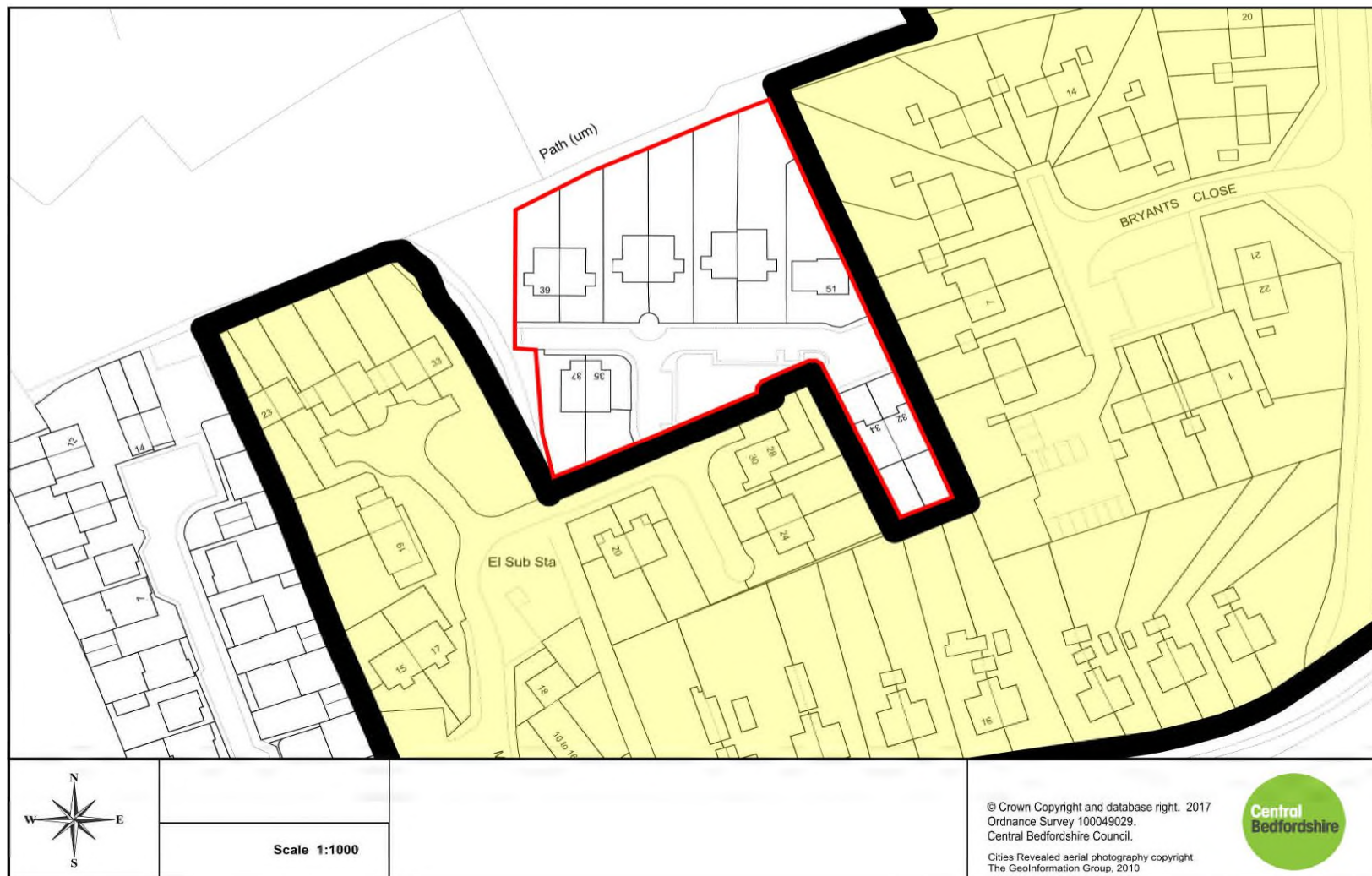
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SHI01

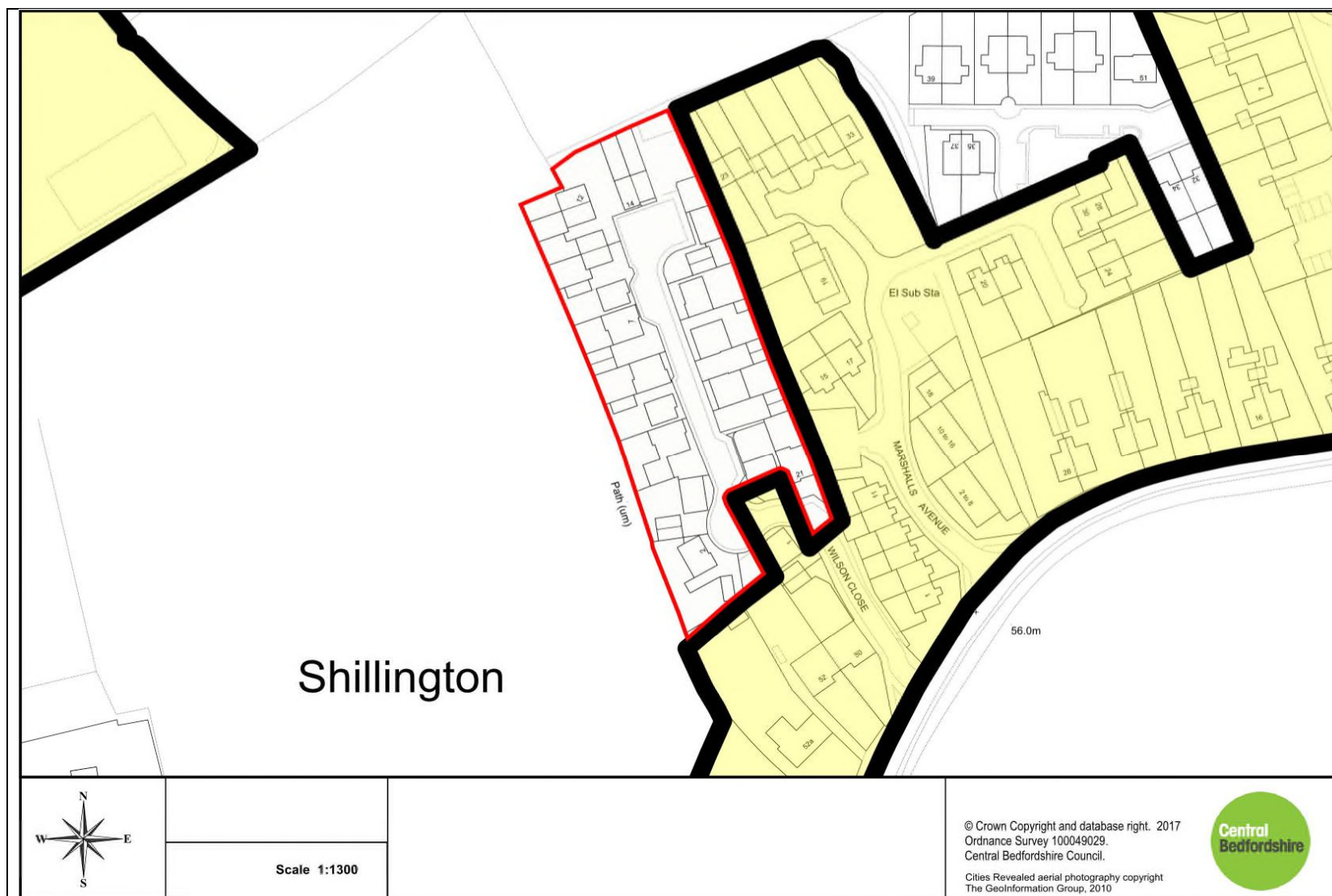


Description:

The site is to the north of Shillington, adjacent to the existing settlement envelope to the south of the site and open countryside to the north. The site consists of planning permission for 8 houses and 3 bungalows under CB/11/03682/FULL, this was completed in 2013. As a result, the site position is well related to the existing settlement envelope and forms a logical extension to the built form.

Include

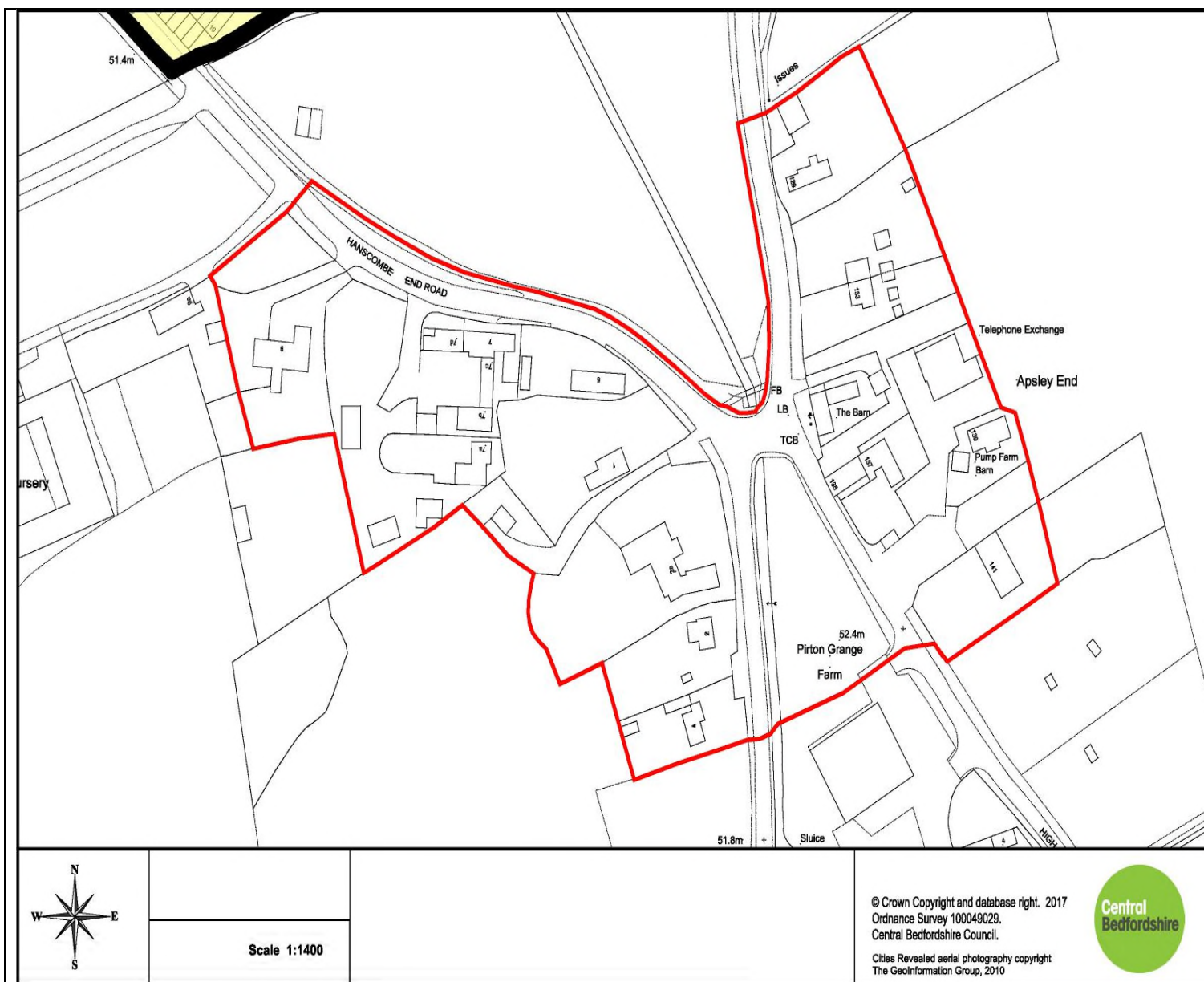
SHI02



Description:

The site lies to the north of Shillington with the existing settlement envelope present to the south and open countryside to the north. The site has planning permission for 20 dwellings under CB/13/01556/RM and the construction of this has been completed. The site forms a logical extension to the built form of the settlement and represents a logical extension to the settlement pattern without constraint.

Include



Description:

The site lies within the centre of Apsley End, at the intersection of two roads that pass through the settlement. Apsley End's existing settlement envelopes lie to the north west and south. As Apsley End already contains envelopes that represent the 'ends' of the settlement as these clusters of houses are disconnected from each other, the site does not include residential development similar in size, density and scales to those within the existing settlement envelopes, density is very low here due to the agricultural based uses in the area, the detached and large scale residential dwellings which individually contain large associated gardens and outbuildings. The area as a whole can be therefore considered part of the countryside and does not need a settlement envelope.

Exclude



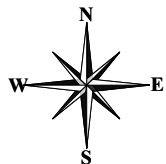
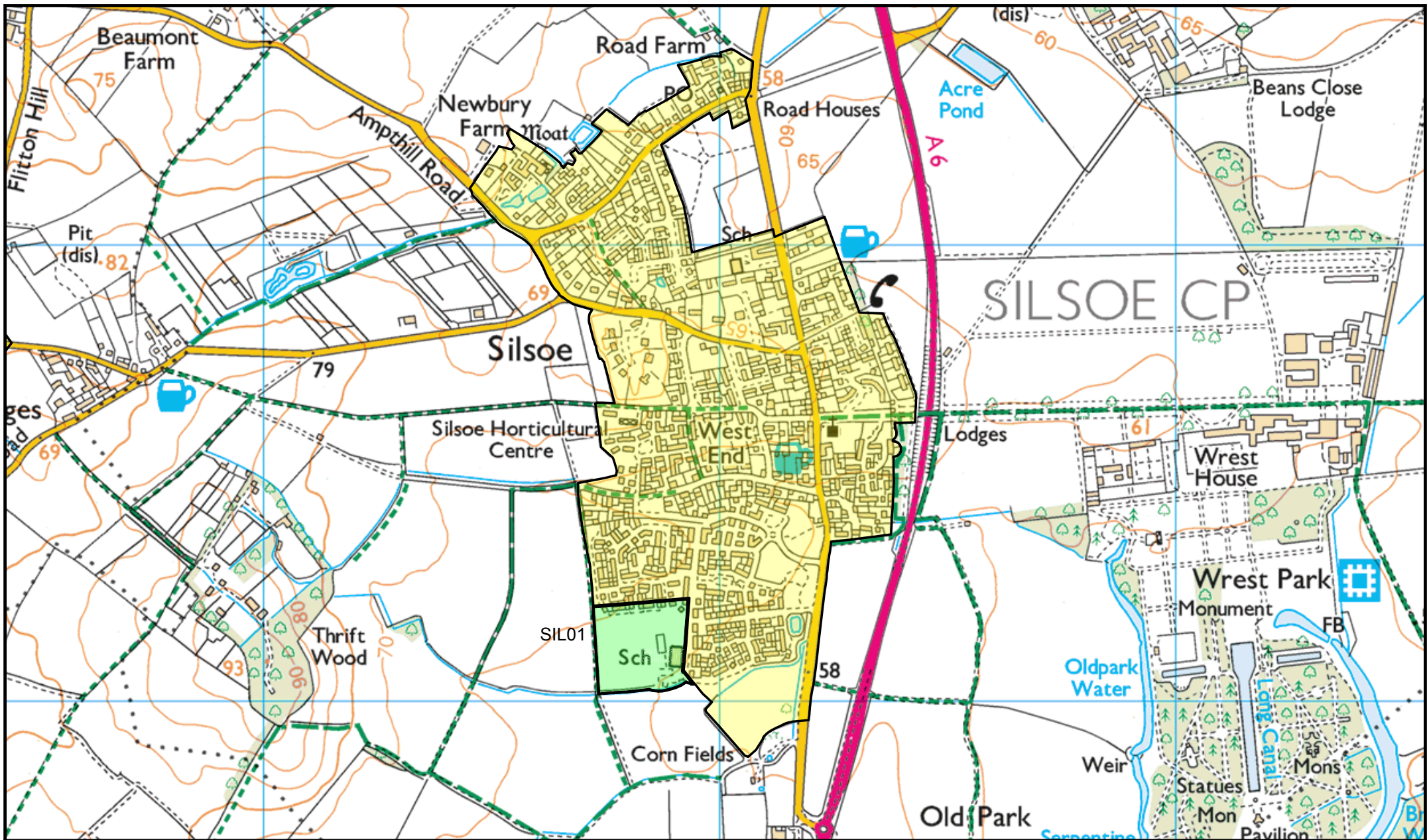
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Silsoe



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Silsoe

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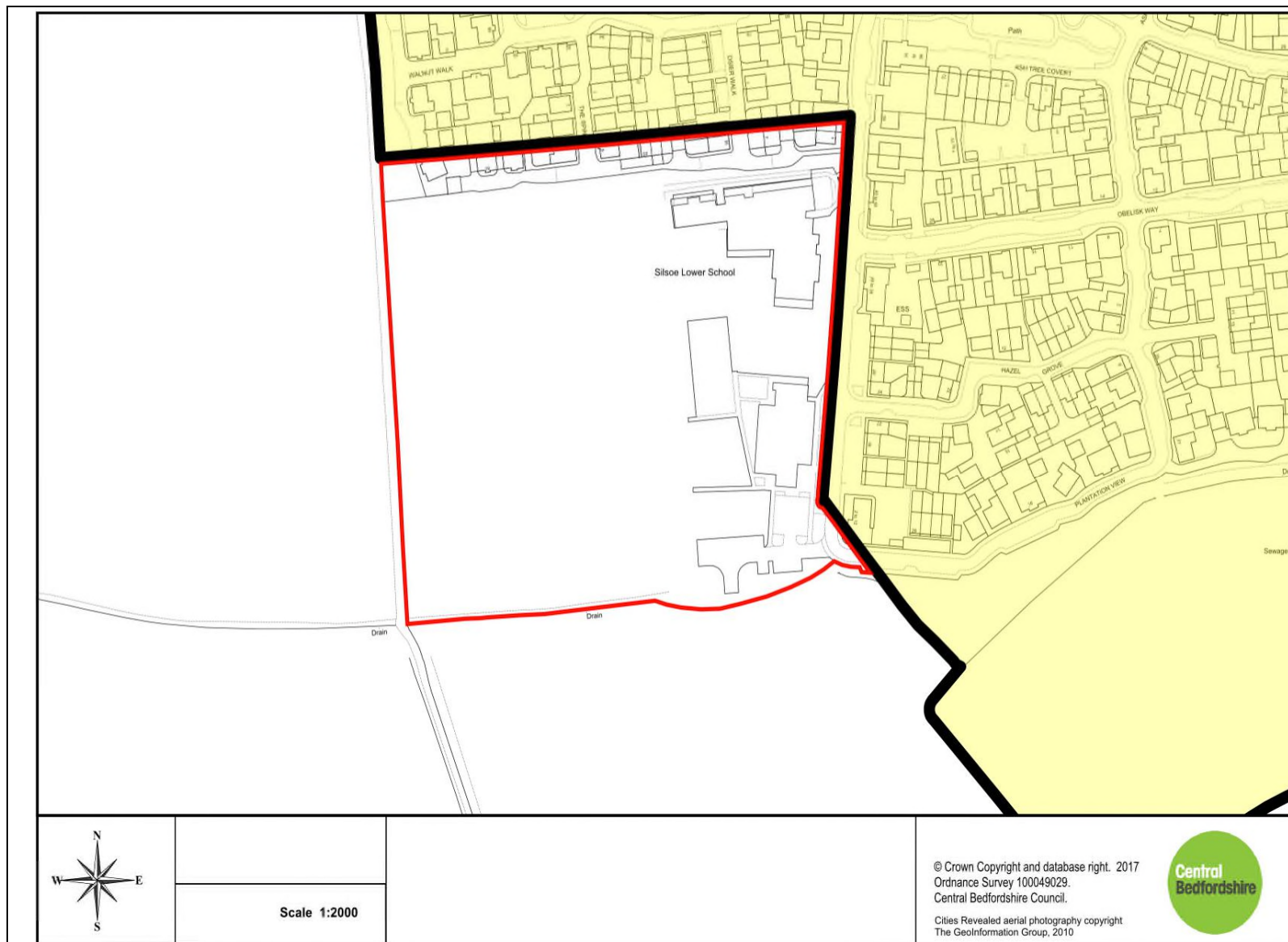
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SIL01



Description:

The site lies to the south of Silsoe, adjacent to the existing settlement envelope to the east and north of the site. The site includes planning permission for a school and associated playing fields in respect to the ongoing construction of residential development to the east of the site under CB/14/03844/RM. The school and associated playing fields are considered to be residential related uses and are well related to the existing envelope and as the playing fields will be identified as open space then this can be included within the settlement envelope.

Include

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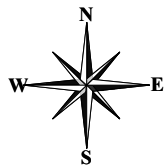
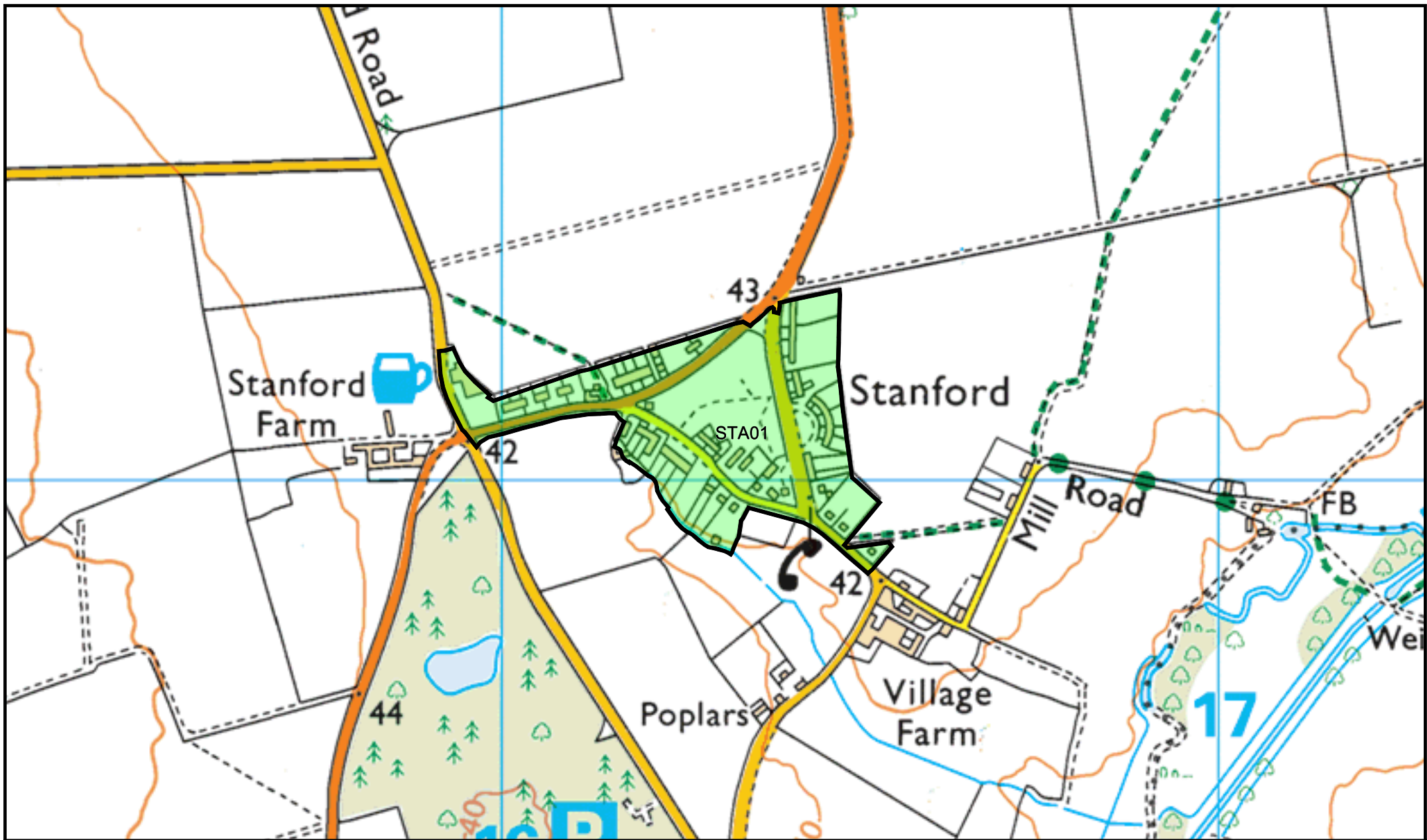
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Stanford

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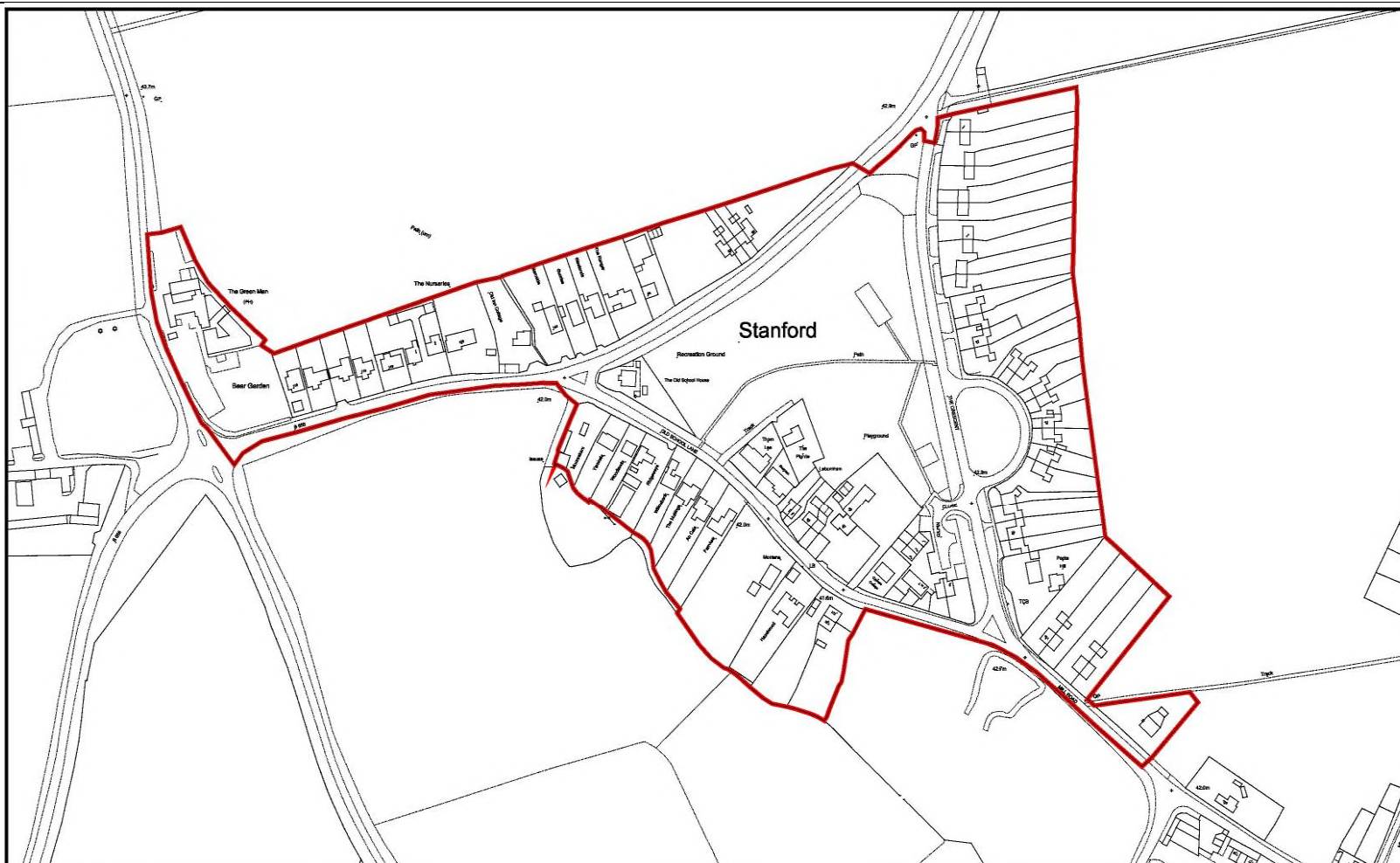
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STA01



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| |
|---------------------|
| Description: |
|---------------------|

The village of Stanford lies to the south of Southill and to the North of Clifton. The village contains residential development that encompasses an area of designated open space within the centre of the village. The Green Man Bed and Breakfast is also situated on the end of Stanford. As a result of the Settlement Hierarchy, a study done as part of the Draft Local Plan, Stanford has been classified as a 'small village' and requires a settlement envelope.

Include



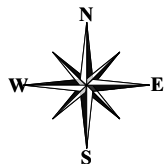
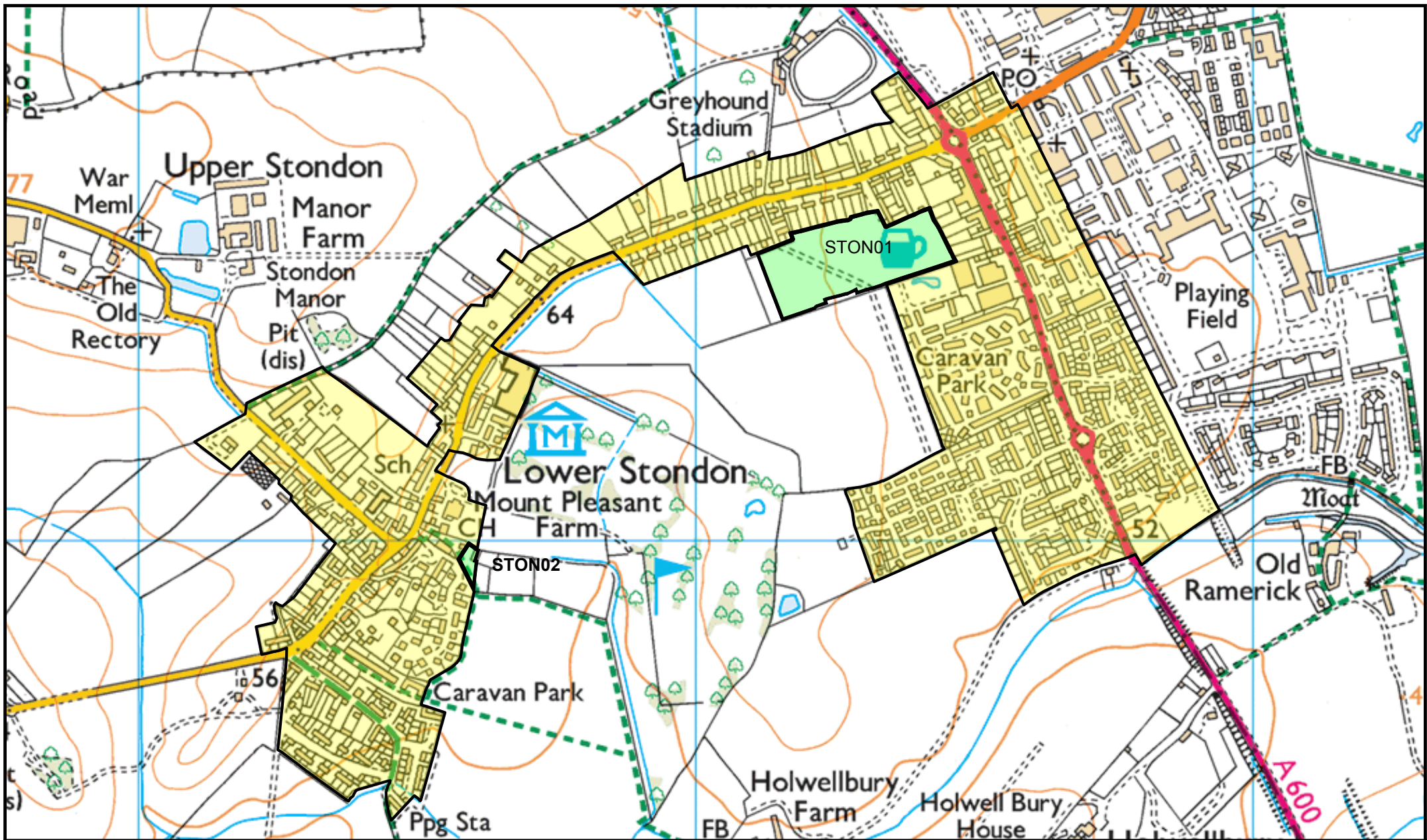
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Stondon



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Stondon

Scale 1:9000



Sites to be Excluded



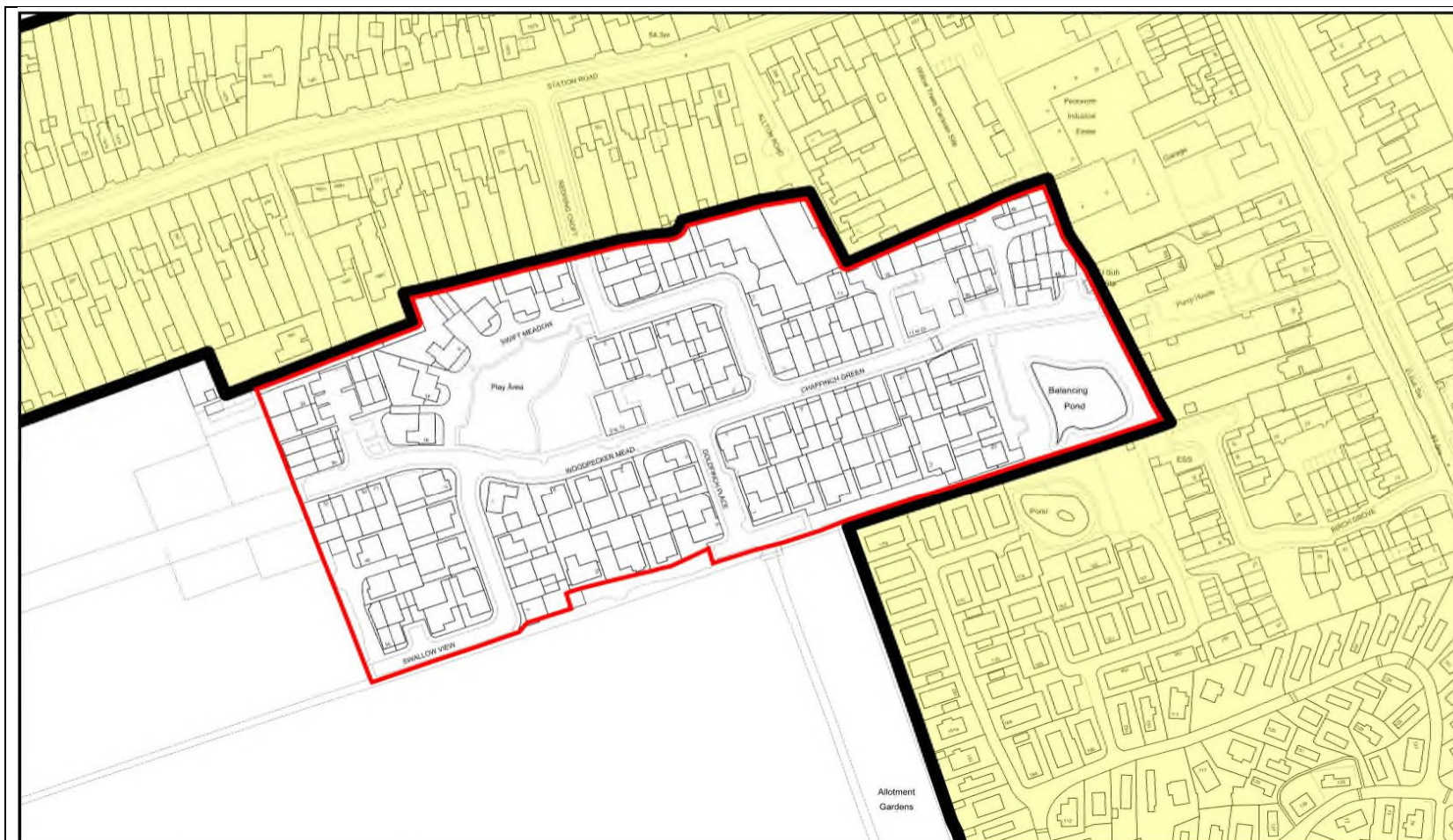
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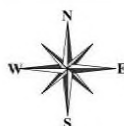
STON01



Description:

The site lies to the south of Station Road, and is adjacent to Bedford Road to the east. The site is surrounded by the existing settlement envelope to the north, east and partly to the south. The site consists of planning permission for 98 dwellings under CB/12/02929/FULL and this has been completed. As a result, the site can be seen as logical extension to the settlement envelope as it appropriately follows the existing settlement pattern without harming the built form.

Include



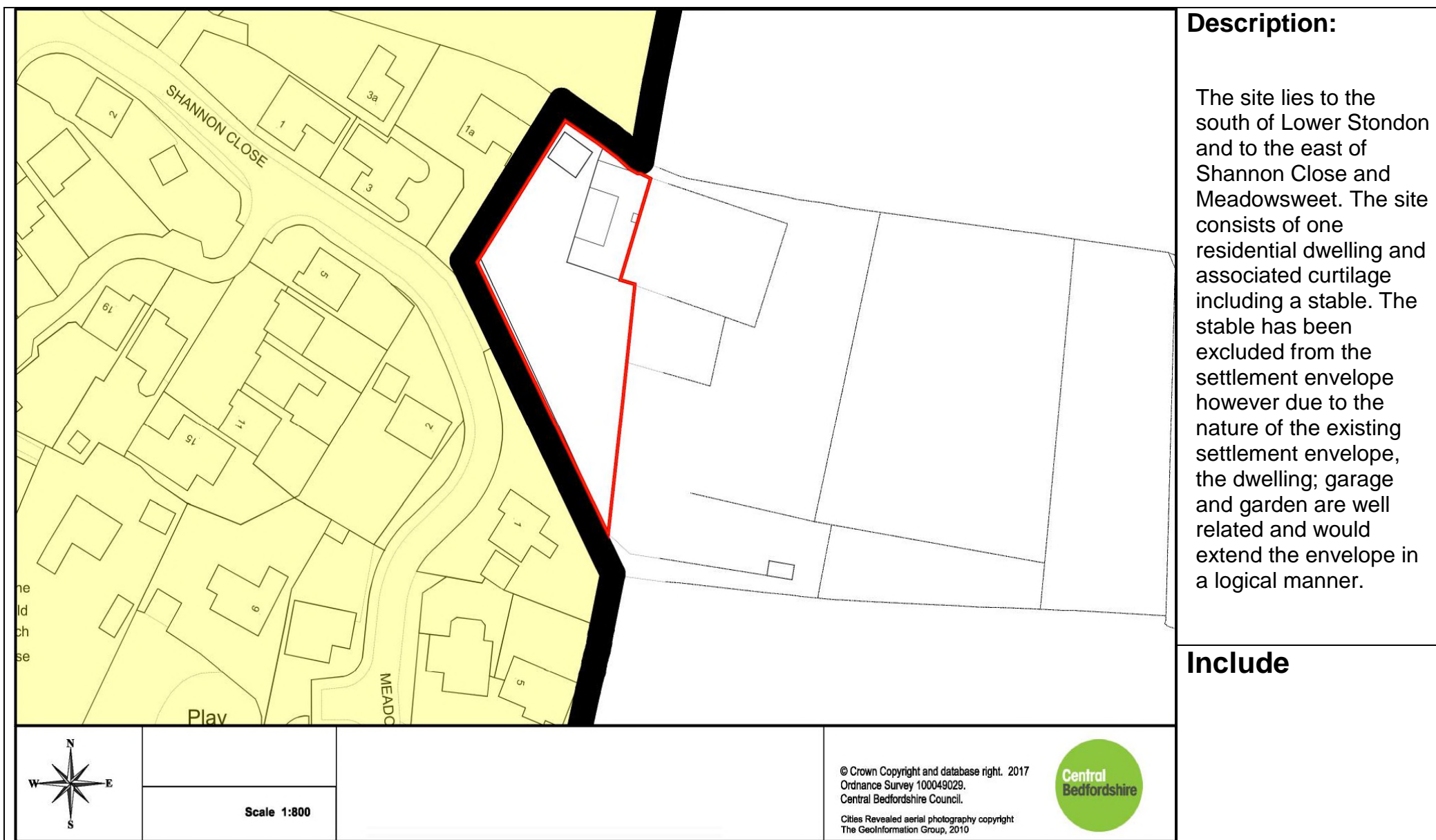
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STON02





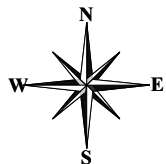
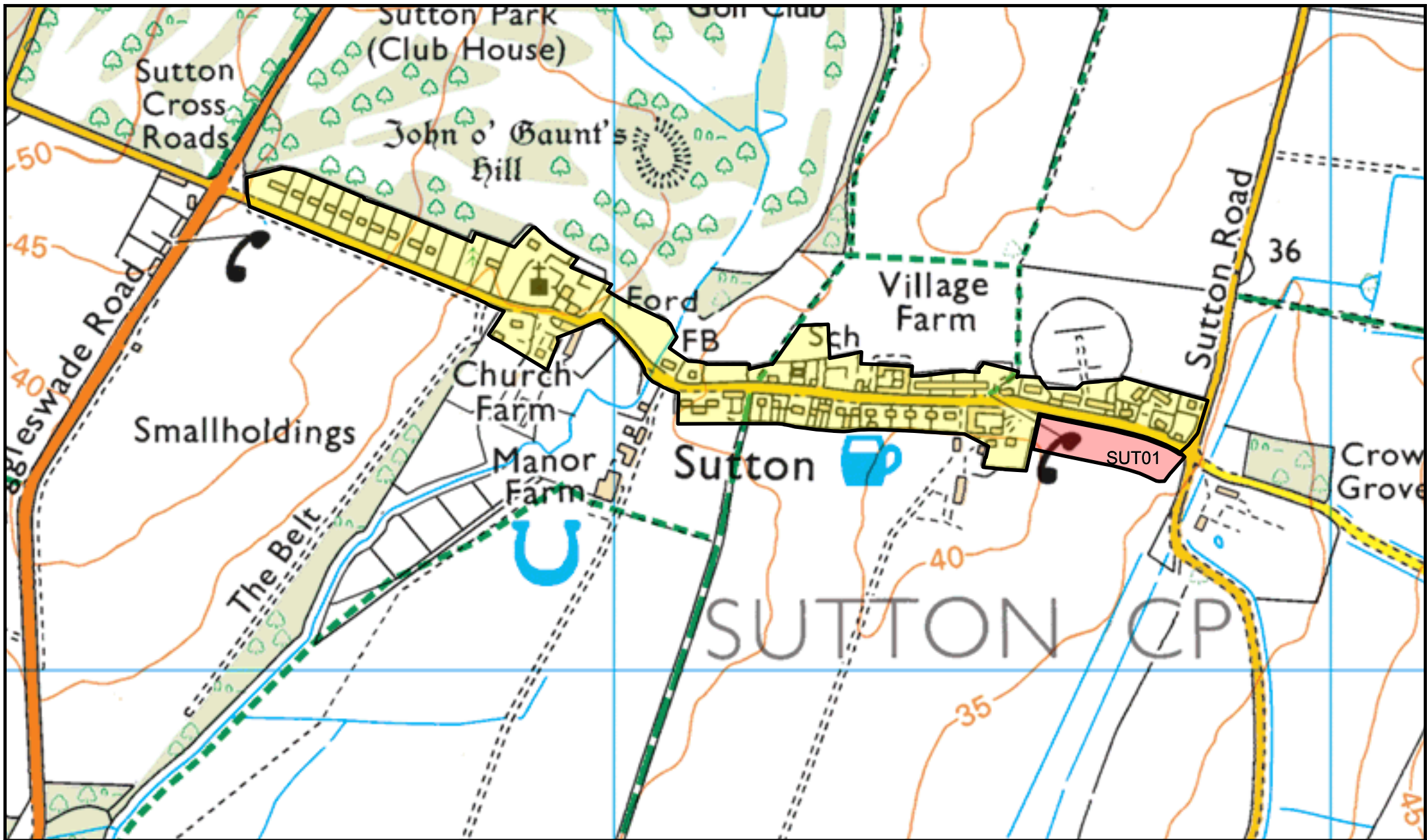
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Sutton



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Sutton

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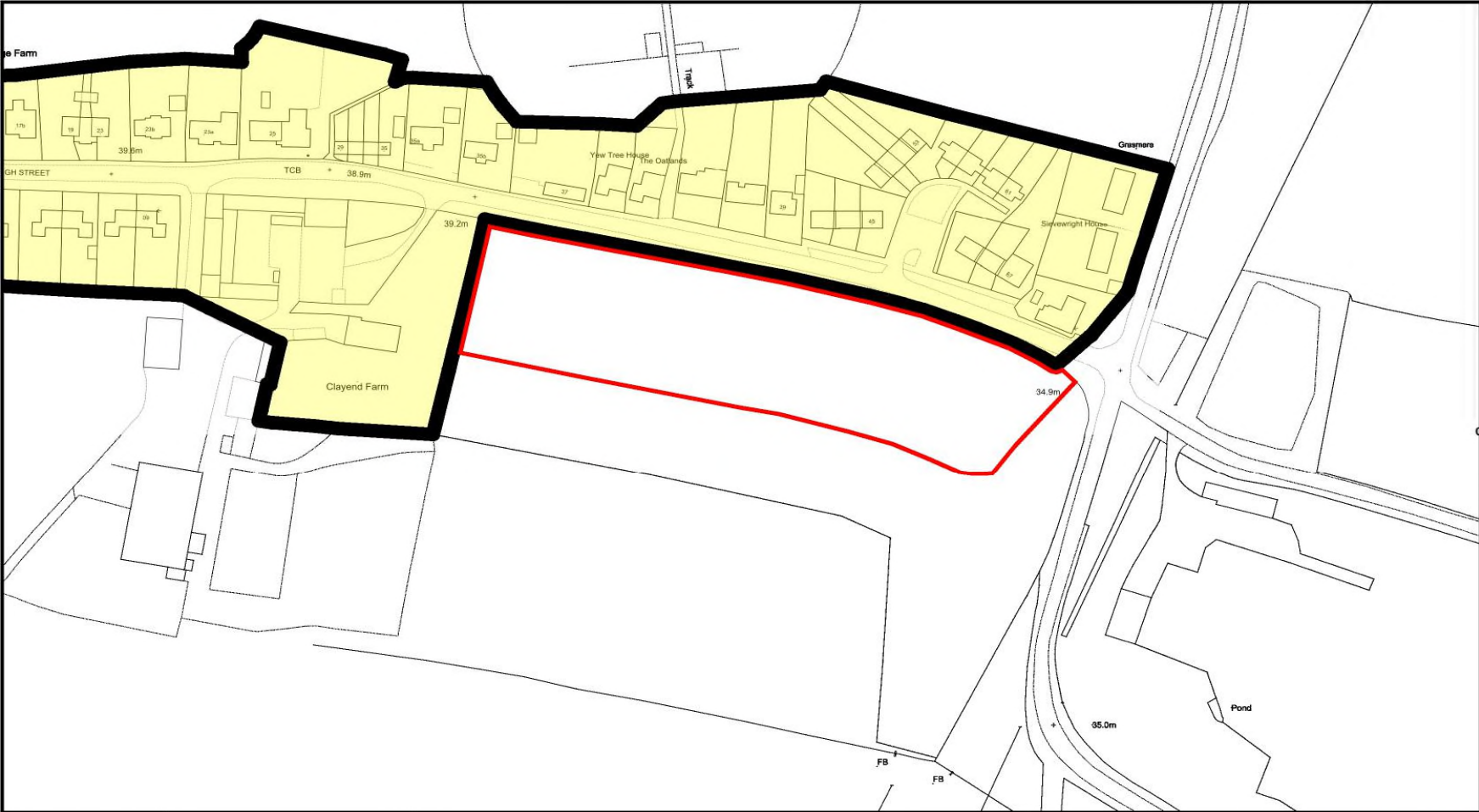
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SUT01



Description:

The site lies to the east of Sutton adjacent to the south of the High Street. The site is adjacent to the existing settlement envelope to the north and west. The site contains agricultural land with no residential uses and is therefore considered a part of the countryside.

Exclude



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Appendices

Upper Caldecote

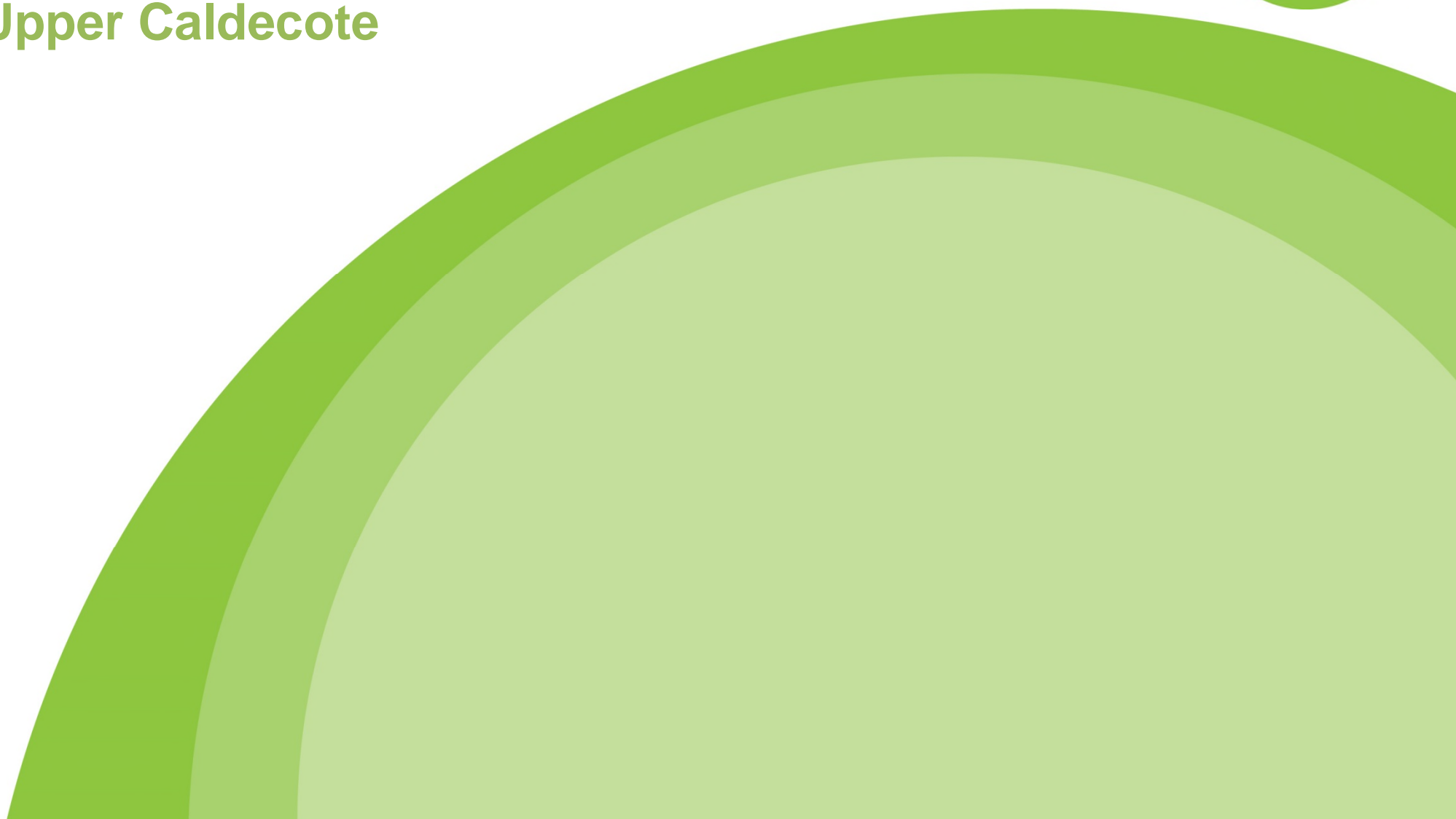
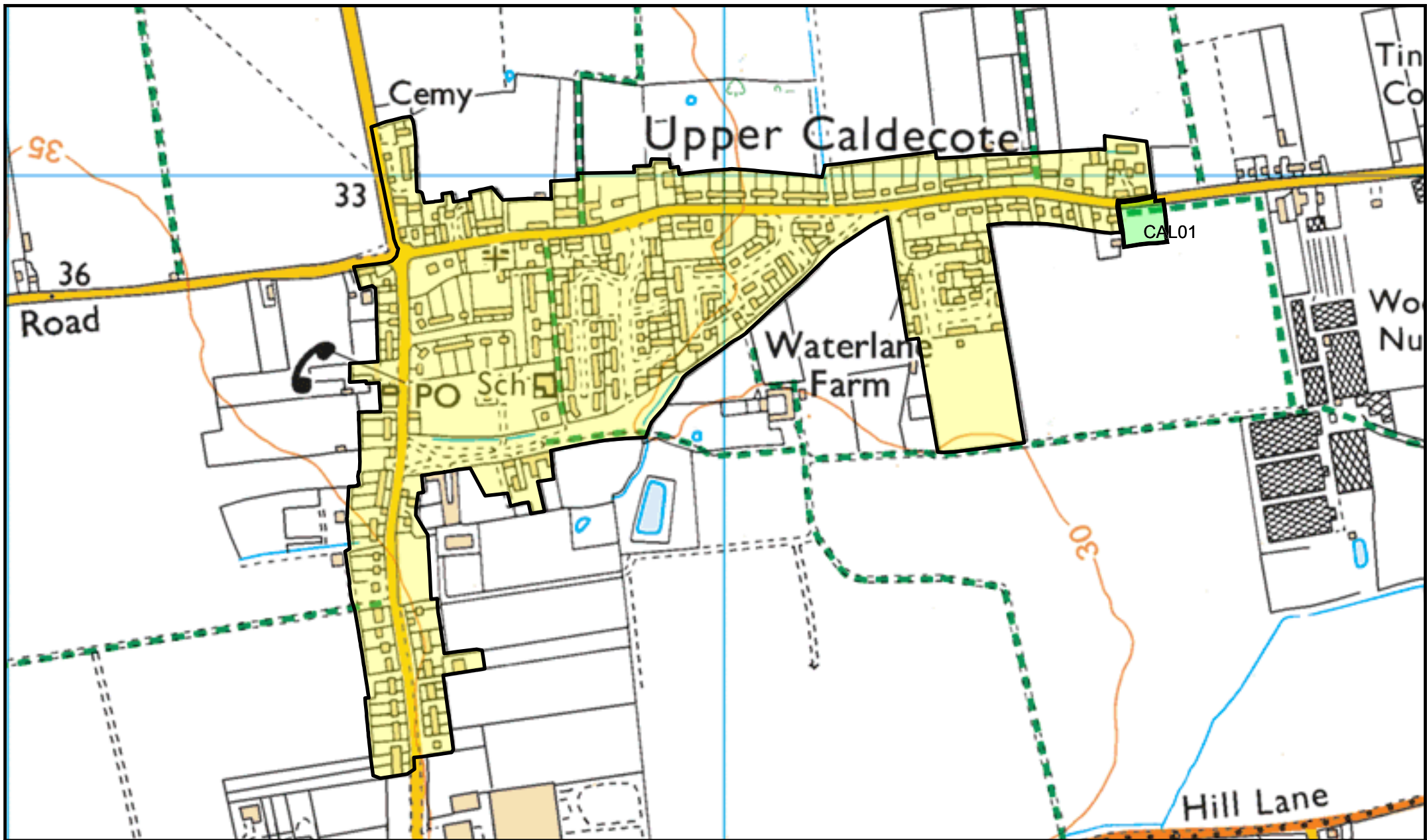



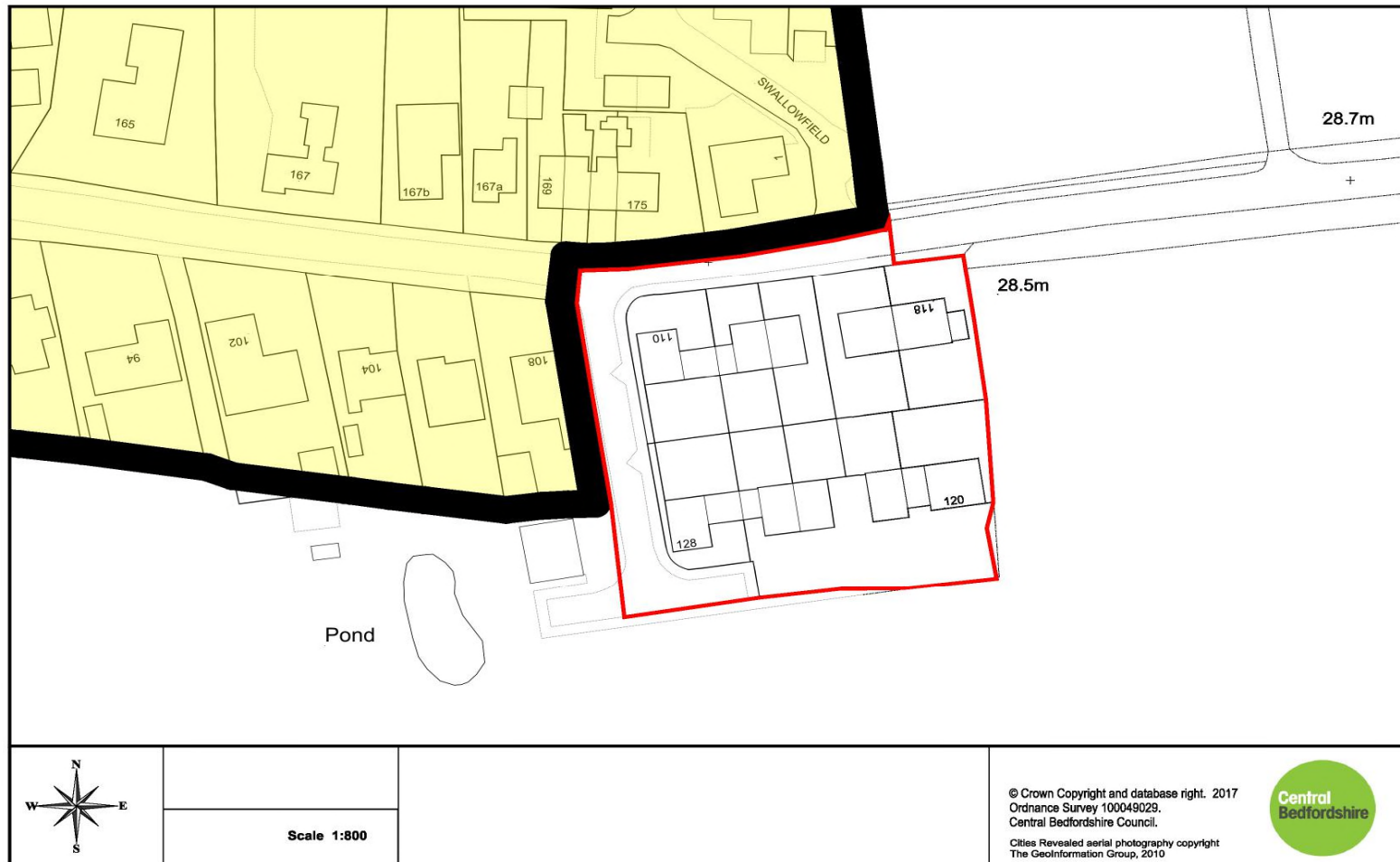
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| | <p>Upper Caldecote</p> <p>Scale 1:7000</p> | <p> Sites to be Excluded</p> <p> Sites to be Included</p> | <p>© Crown Copyright and database right. 2018 Ordnance Survey 100049029. Central Bedfordshire Council.</p> <p>Cities Revealed aerial photography copyright The GeoInformation Group, 2010</p>  |
|--|---|---|--|

CAL01



Description:

The site is situated to the east of Upper Caldecote, adjacent to Biggleswade road and with the settlement envelope north and west of the site. The site consists of residential development associated with planning permission for 10 dwellings under CB/13/00554/FULL, which was completed in 2015. The site is a logical extension to Upper Caldecote and continues the settlement pattern and built form.

Include



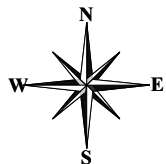
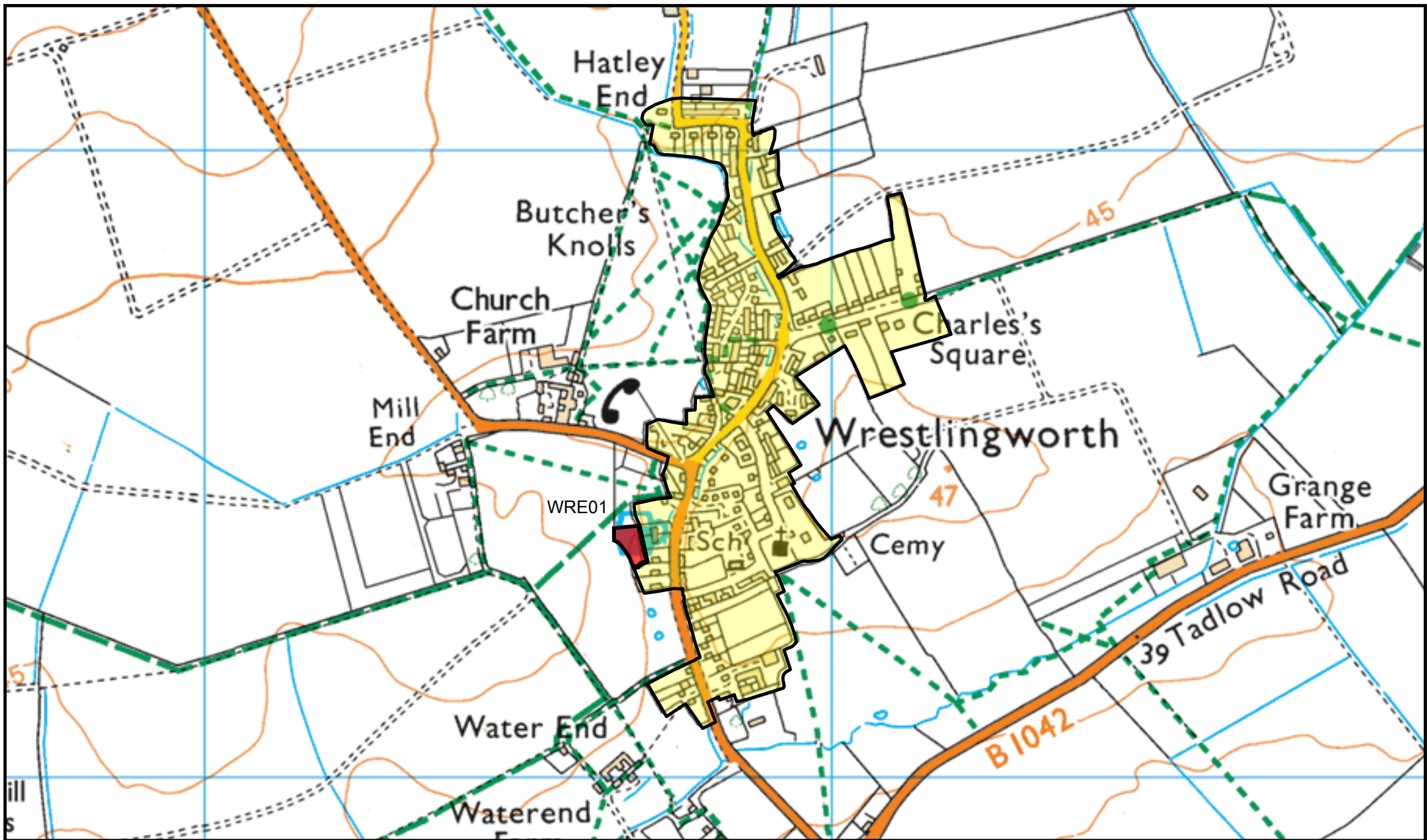
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Sites to be Excluded



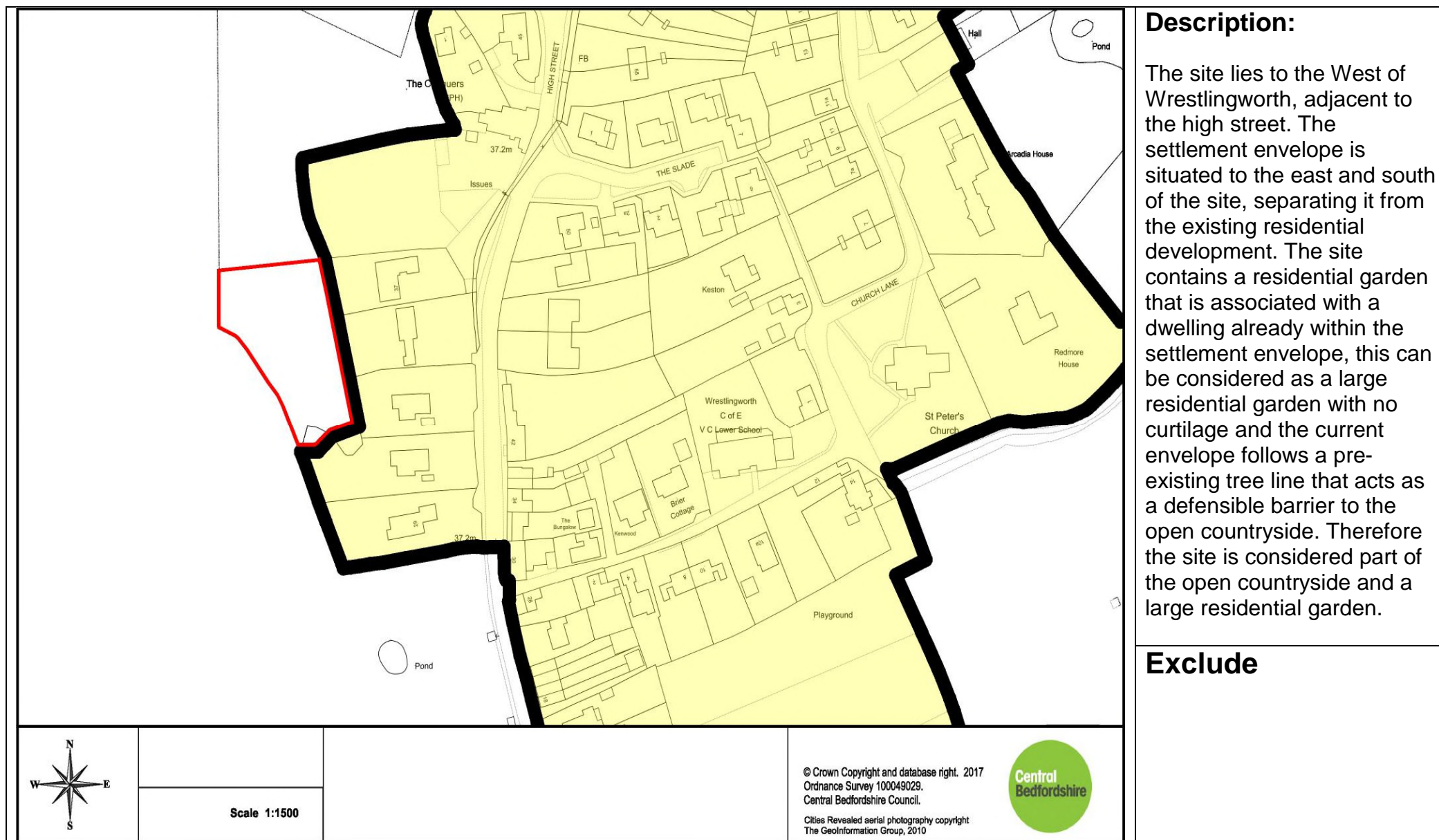
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