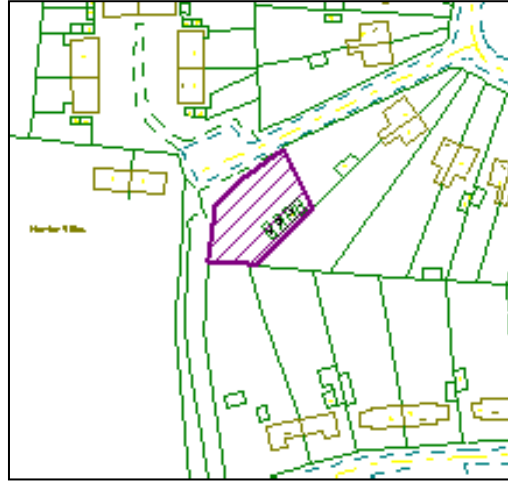


## DEVELOPMENT OF GARAGE SITES

### Newton Grove, Great Dunmow

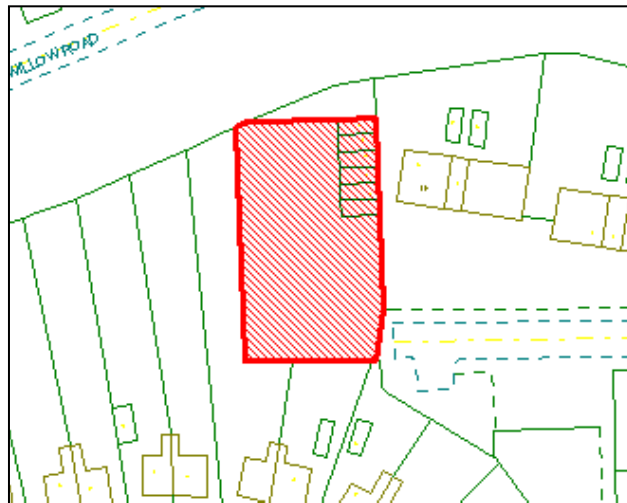


**Description:** Located to the West of Dunmow off Newton Green. Corner plot directly adjacent to Newton Grove and can be accessed from main road. Footpath runs along boundary leading to A120 and new Primary School development. Good amenities with Dunmow town centre approximately 15 minutes walk and Tesco Superstore approximately 5 minutes walk.

**Development:** The site is 556m<sup>2</sup> and could provide a pair of 3 Bed Semi detached houses with two off street parking places per property or 4 No. maisonette style flats with parking for residents. The site could be increased with the use of council owned gardens to provide 8 No maisonette flats and parking.



**Waldgrooms, Great Dunmow**

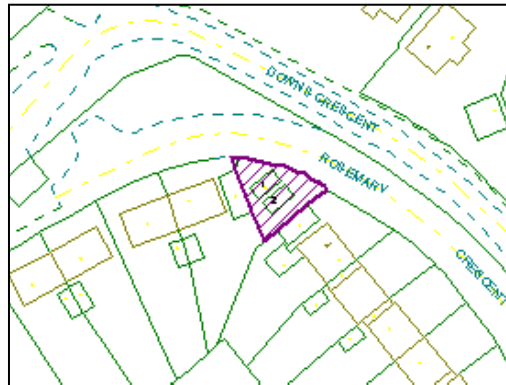


**Description:** Located to the West of Dunmow at one end of Waldgrooms with direct access from the road. Good amenities with Dunmow town centre approximately 15 minutes walk and Tesco Superstore approximately 10 minutes walk.

**Development:** The site is 861m<sup>2</sup> within a good residential area. A development of 2 blocks of 3 storey flats (6 No Flats per block) with residents parking could occupy the site simulating the existing blocks that already occupy Waldgrooms.



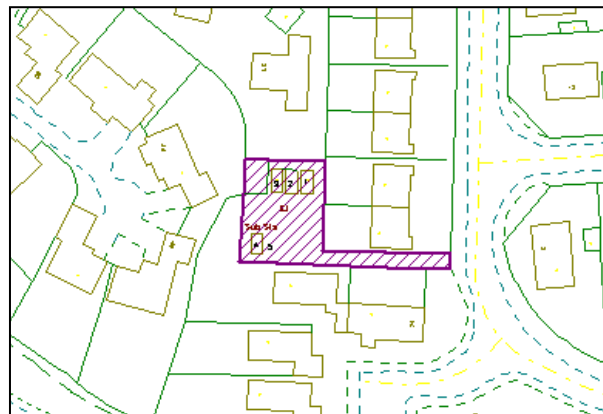
**Rosemary Crescent, Great Dunmow**



**Description:** Located to the North of Dunmow directly off of Rosemary Crescent. Good amenities with Dunmow town centre approximately 10 minutes walk.

**Development:** The site is 105m<sup>2</sup> and has properties bordering both sides. The site is deemed too small for residential development. It is recommended that this site be retained for residents parking or offered for sale to adjoining properties.

**Woodview Road, Great Dunmow**



**Description:** Located to the West of Dunmow and situated off Woodview Road by a small access track. Good amenities with Dunmow town centre approximately 15 minutes walk and Tesco Superstore approximately 10 minutes walk

**Development:** The site is 425m<sup>2</sup> within the heart of a residential area. The site would be suitable for a private development of a detached house as the site is too small to be of any economical interest to a Registered Social Landlord.

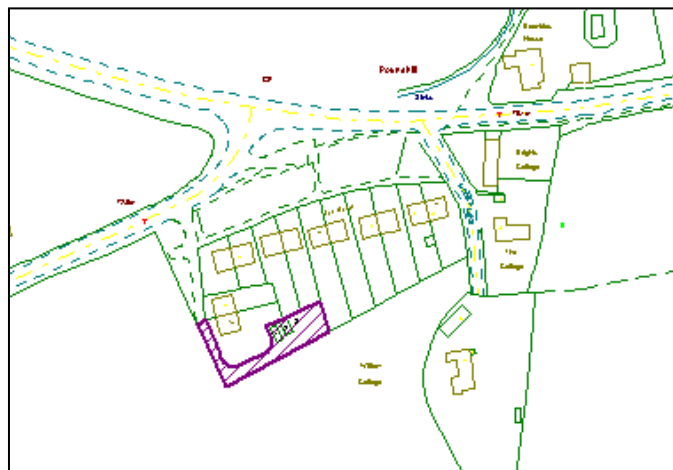
### Church Lane, Little Canfield



**Description:** Located to the West of Dunmow behind the Council bungalows on Church Lane. The site is accessed via a small track from the road. The location is rural and approximately 10 minutes by car from Dunmow.

**Development:** The site is 405m<sup>2</sup> and not suitable for development due to its location and access. It is recommended that this site be retained for residents parking.

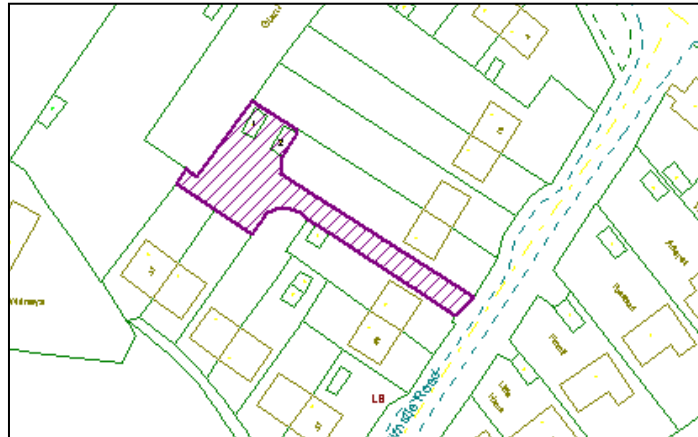
### The Moors, Little Dunmow



**Description:** Located to the East of Dunmow the site is positioned behind the existing bungalows. It is accessed via a small tarmac road. The location is rural and approximately 10 minutes by car from Dunmow.

**Development:** The site is 382m<sup>2</sup> and not suitable for development due to its location and size. It is recommended that this site be retained for residents parking.

## **Burnstie Road, Felsted**



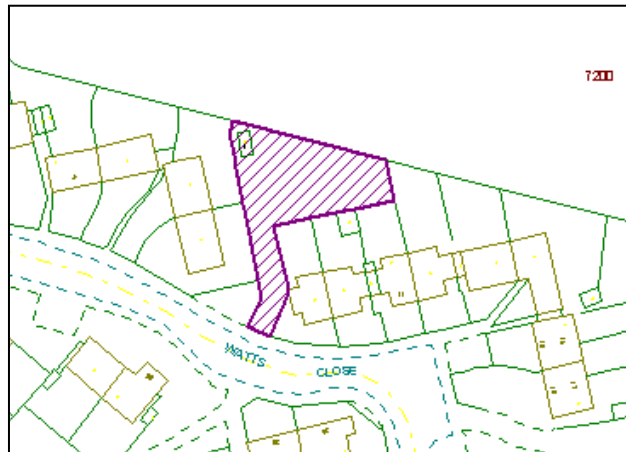
**Description:** Located to the East of Felsted within a rural area. The site is positioned behind the bungalows that already occupy Burnstie Road. It is accessed via a small tarmac road.

**Development:** The site is 435m<sup>2</sup> but could be increased to 1335m<sup>2</sup> with the use of council owned gardens. This could then provide 4 no. Semi detached bungalows complete with residents parking. The access road would need to be widened to provide adequate access.





**Watts Close, Barnston**

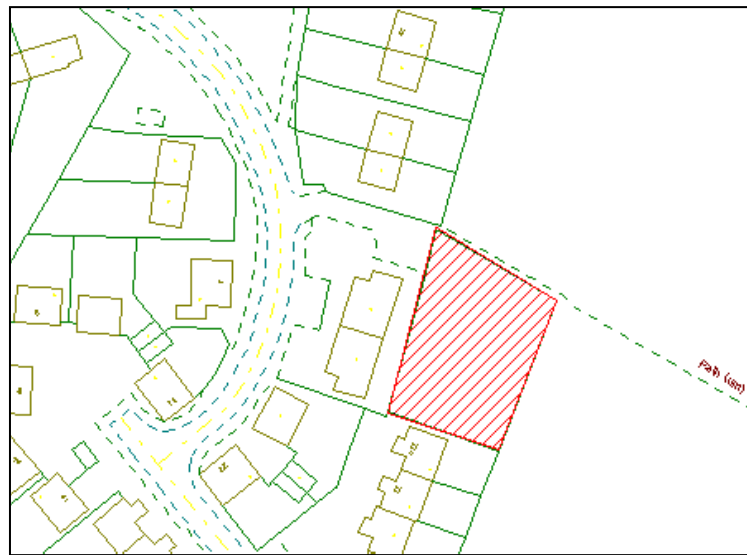


**Description:** Located to the East of Barnston within a rural area. The site is positioned behind properties within Watts Close and is accessed by a tarmac road.

**Development:** The site is 482m<sup>2</sup> and could provide 2 no. semi detached houses with parking.



**Broadfield, High Roding**

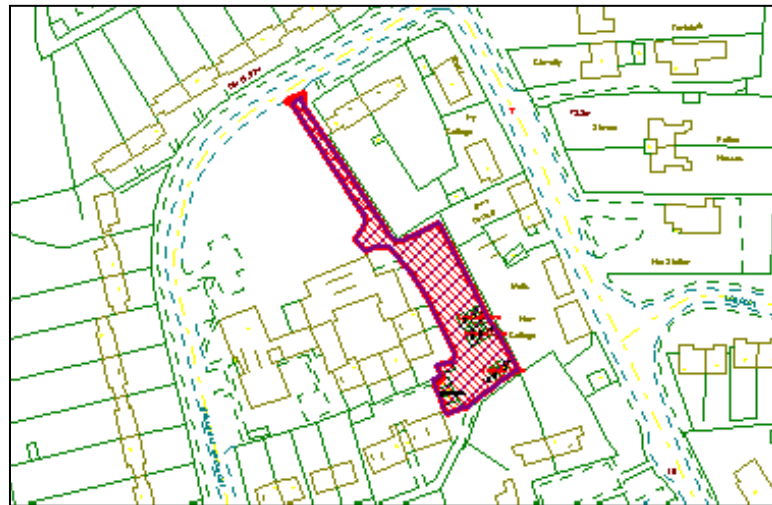


**Description:** Located in the heart of High Roding off of Broadfield the site has good access with country views. The site is rural with no local amenities and Great Dunmow is approximately 4 miles away.

**Development:** The site is 780m<sup>2</sup> and could provide a 2 storey block consisting of 4-6 flats with residents parking.



**Holloway Crescent, Leaden Roding**



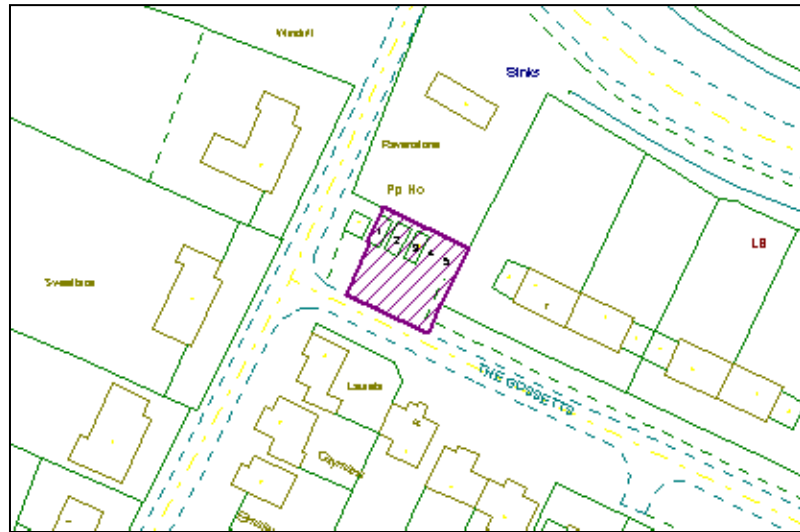
**Description:** Centrally located within Leaden Roding in conjunction with the existing Sheltered Accommodation Block. Rural area with limited amenities.

**Development:** The site is 1225m<sup>2</sup> including the access road. The site sits adjacent to the Council's sheltered scheme, and council owned brick built garages and has development potential. The site could possibly be accessed from Holloway Close with some landscaping development.





**The Gossetts, Margaret Roding**

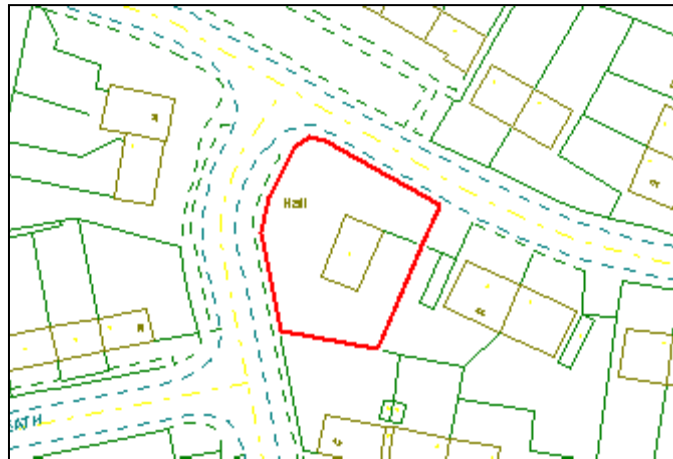


**Description:** Located at the entrance to Gossetts within this very rural area. The site also has a pumping house located next to it.

**Development:** The site is 220m<sup>2</sup> and would more suitable for a private development of a detached house as it is too small to be of any economical interest to a Registered Social Landlord



**Broomfields, Hatfield Heath**



**Description:**

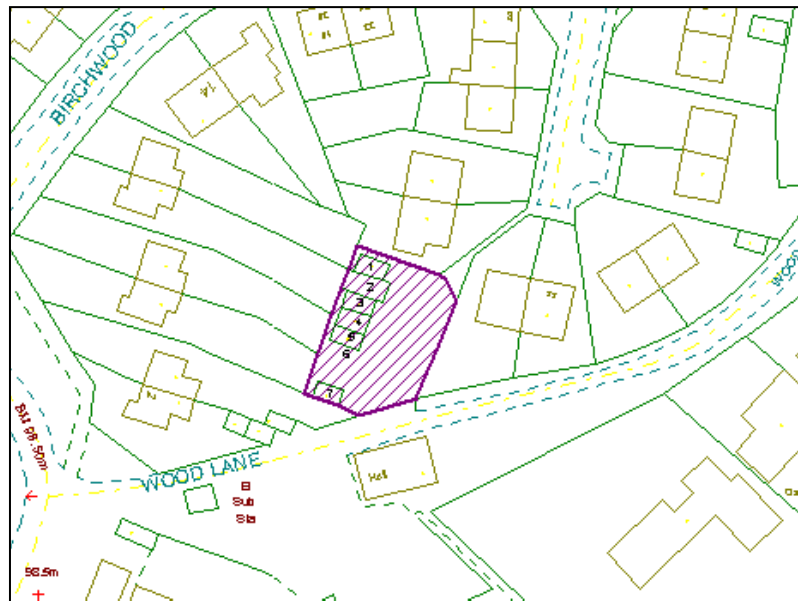
Located in the heart of Broomfields with good amenities within walking distance. The site has a small dilapidated hall situated on it previously used by the local Scouts. The hall is due to be demolished within the next few weeks.

**Development:**

The site is 595m<sup>2</sup> positioned within an established housing estate. The site would be suitable for a two storey block of 4-6 flats/bungalows with off street parking provided.



**Birchwood, Birchanger (Site 1)**



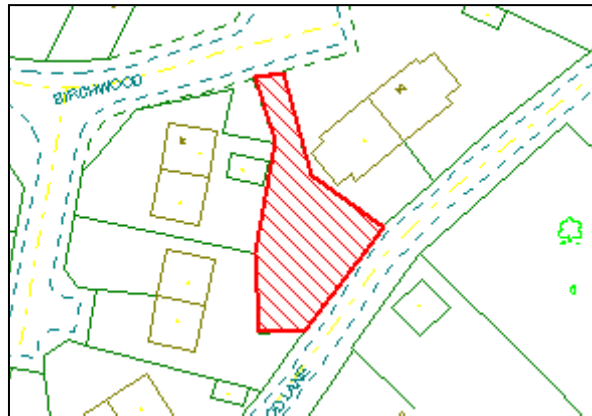
**Description:** Located within the Birchwood estate but accessed from Wood Lane with a footpath leading through to Birchwood. The site is presently occupied by a number of garages in poor condition.

**Development:** The site is 425m<sup>2</sup> and would be a suitable for a detached house/pair of semi detached houses.





**Birchwood, Birchanger (Site 2)**

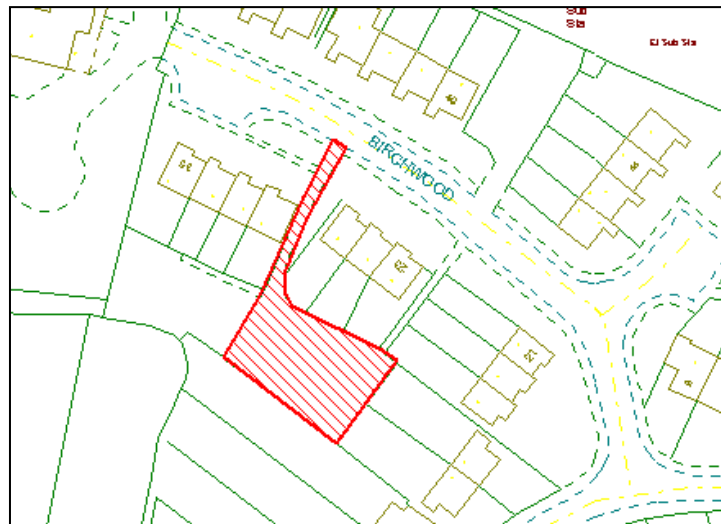


**Description:** Located towards the end of Birchwood and set between the existing bungalows. The site is presently used for parking and one garden has access to a garage near to the entrance. There is no present access from Wood Lane but this could be a possibility.

**Development:** The site is 400m<sup>2</sup> including the access road and would be suitable a detached property/pair of semi bungalows to match with the existing properties.



**Birchwood, Birchanger (Site 3)**



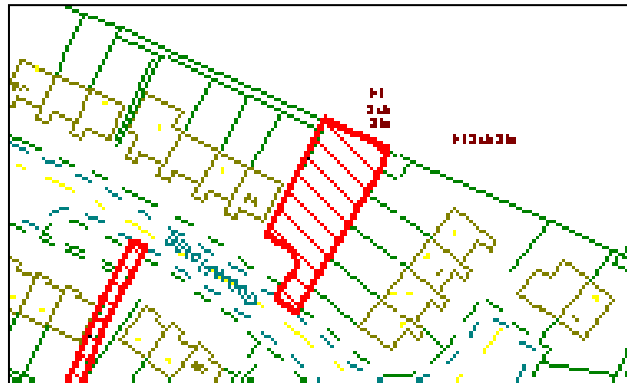
**Description:** Located towards the north of the Birchwood estate the land is presently being used for parking with some residents using access to the rear of their gardens. The site is access via a single track road.

**Development:** The site is 540m<sup>2</sup> including the access road and would be large enough to accommodate 3 no. three bed houses or a number of flats with parking.





**Birchwood, Birchanger (Site 4)**



**Description:** Located at the north of Birchwood the land is presently used for residents parking and access for rear gardens.

**Development:** The site is 360m<sup>2</sup> but this would be reduced due to the need for access to be retained. The site would be suitable for private development as it is too small to be of any economical interest to a Registered Social Landlord



**Globe Crescent, Farnham**

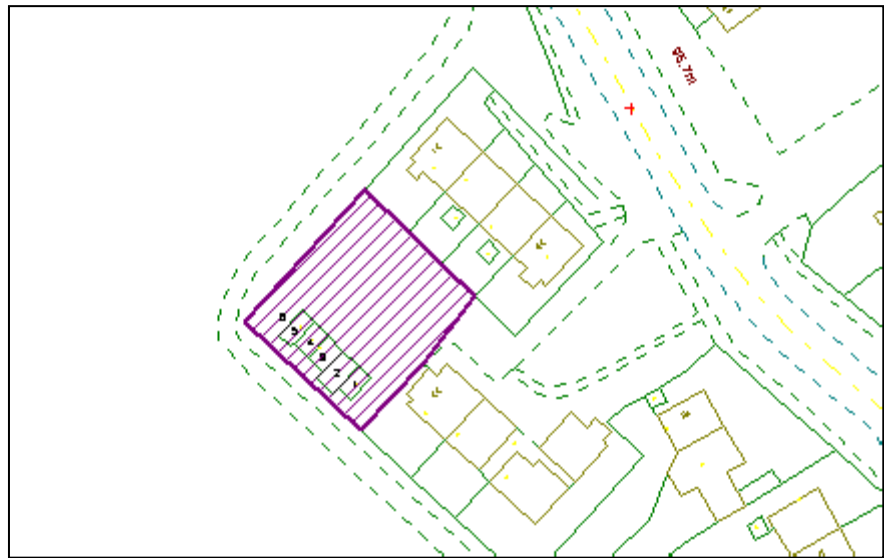


**Description:** Located at the end of Globe Crescent within a rural area the site is presently used for parking.

**Development:** The site is 475m<sup>2</sup> but would be reduced due to the access to rear gardens needing to be continued. The site is also occupied by a sub station and note of this should be made. The site could accommodate a pair of semi detached bungalows.



**Coney Acre, Rickling**

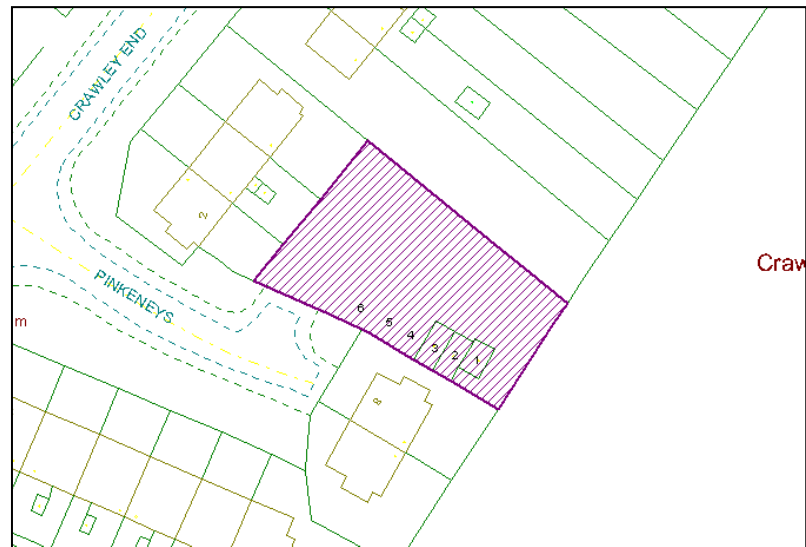


**Description:** Located towards the north of Rickling within a rural area the site is presently occupied by a number of garages.

**Development:** The site is 650m<sup>2</sup> and would be suitable for 3 No terraced bungalows in accordance with the properties already surrounding it.



**Pinkneys, Chrishall**

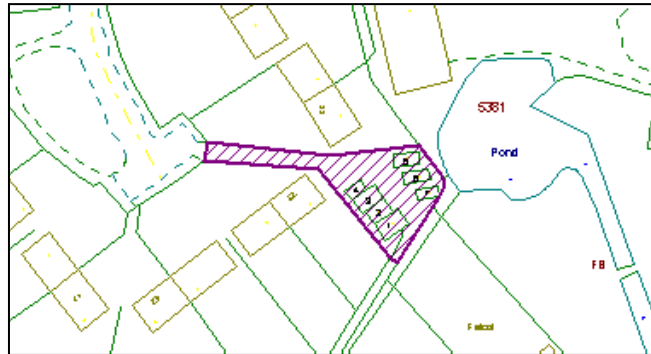


**Description:** Located on the edge of the village with good country views. This is a rural village with limited amenities. The site has good access and is presently used for parking.

**Development:** The site is 690m<sup>2</sup> and has development potential for 3 No terraced bungalows/houses. It should be noted that the Council has received a request from the Parish Council to locate a new village post office. The Parish Council have asked that their request be taken into consideration when a decision on the future use of the land is made.



**Chaffix, Felsted**



**Description:** Located in rural Felsted at the end of a quiet cul-de-sac the site is already occupied by garages that are in good condition.

**Development:** The site is 328m<sup>2</sup>. Due to its location and access it is recommended that this site be retained for residents parking.