

Tring

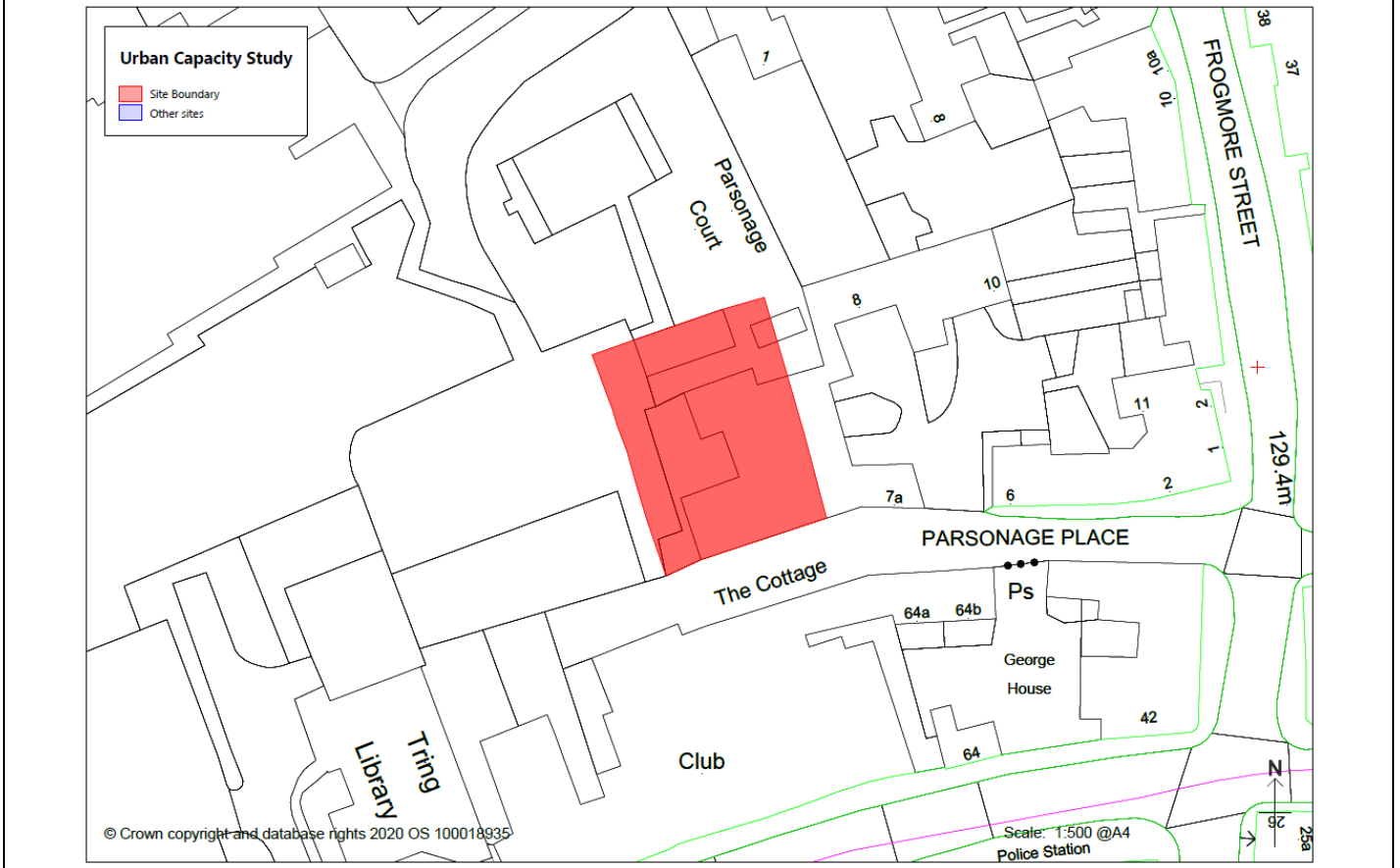
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Tring01 - Parsonage Place

Settlement	Tring	Ward	Tring Central
Previous/Old Reference	TR01	Source	Old SHLAA
Site Area (hectares)	0.05	Brownfield Land	Yes
Current Use(s)	Employment (B-use)		
Adjacent Use(s)	Mixed Use including residential		
Policies Map Designation	Town Centre / Local Centre		

Site Map



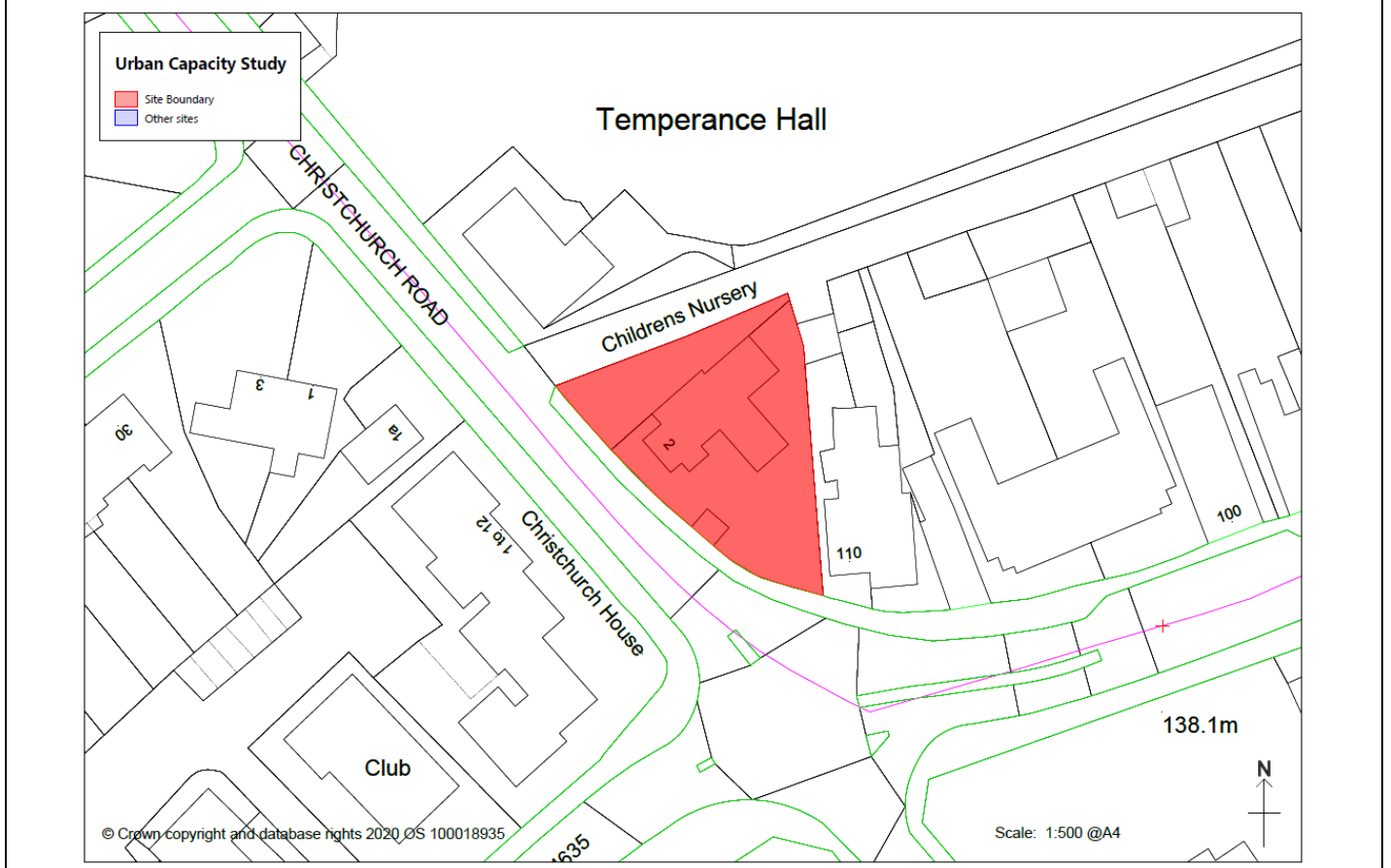
Tring01 - Parsonage Place

Assessment of Constraints			
Conservation Area	Site is wholly within Tring conservation area		
Listed Buildings	Site contains the following listed buildings Barn to the west of No.6		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is wholly within an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is not within 800m of a SSSI		
SACs	The site is approximately 0.95km to the north-east of of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is not within 400m of a designated wildlife site		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	The site does not contain any Tree Preservation Orders		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	It is unclear how suitable access can be provided to the site.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	40 dwellings per hectare	Suitable types of development	Houses
Estimated Development Potential	2 dwellings		
Suitability	Unsuitable: Site is unlikely to deliver five or more dwellings		
Availability	It is unknown at this stage if the site is available for development as it has not been actively promoted.		
Achievability	Site is generally viable to deliver houses or a mixture of houses and flats		

Tring02 - High Street/ Christchurch Road

Settlement	Tring	Ward	Tring Central
Previous/Old Reference	TR02	Source	Old SHLAA
Site Area (hectares)	0.06	Brownfield Land	Yes
Current Use(s)	Education		
Adjacent Use(s)	Mixed Use including residential		
Policies Map Designation	Town Centre / Local Centre		

Site Map



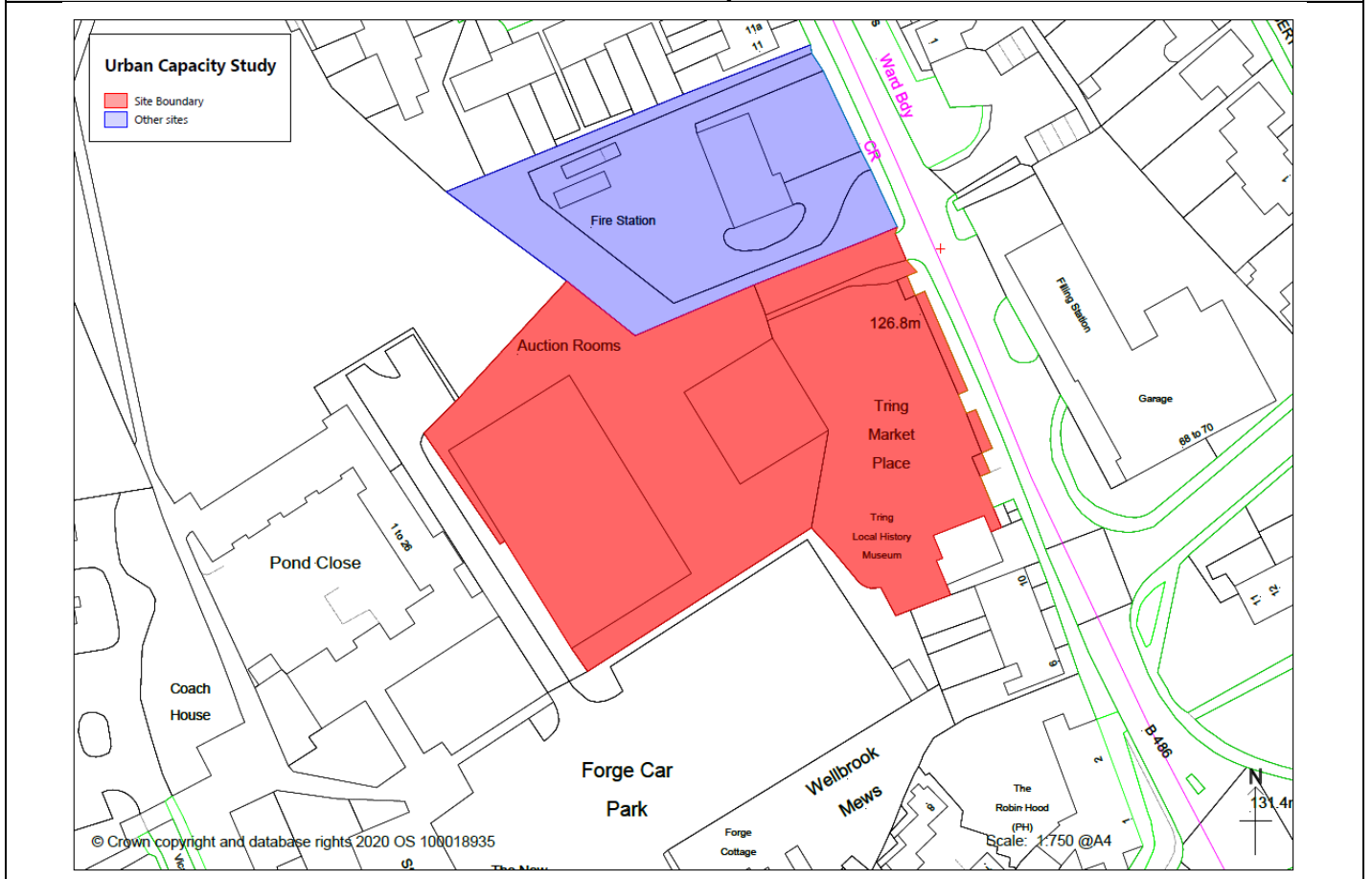
Tring02 - High Street/ Christchurch Road

Assessment of Constraints			
Conservation Area	Site is wholly within Tring conservation area		
Listed Buildings	Site may impact upon the setting of Ardenoak House		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is not within an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is approximately 790 metres to the north of Tring Woodlands		
SACs	The site is approximately 0.83km to the north of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is not within 400m of a designated wildlife site		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	The site does not contain any Tree Preservation Orders		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	Site already has suitable access.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	100 dwellings per hectare	Suitable types of development	Houses/Flats
Estimated Development Potential	5 dwellings		
Suitability	Suitable subject to the successful relocation of existing uses to an appropriate location.		
Availability	It is unknown at this stage if the site is available for development as it has not been actively promoted.		
Achievability	Site is generally viable to deliver all types of residential development.		

Tring03 - Tring Market Place

Settlement	Tring	Ward	Tring Central
Previous/Old Reference	TR03	Source	Other sources
Site Area (hectares)	0.46	Brownfield Land	Yes
Current Use(s)	Market / Auctions		
Adjacent Use(s)	Mixed Use including residential		
Policies Map Designation	Town Centre / Local Centre		

Site Map



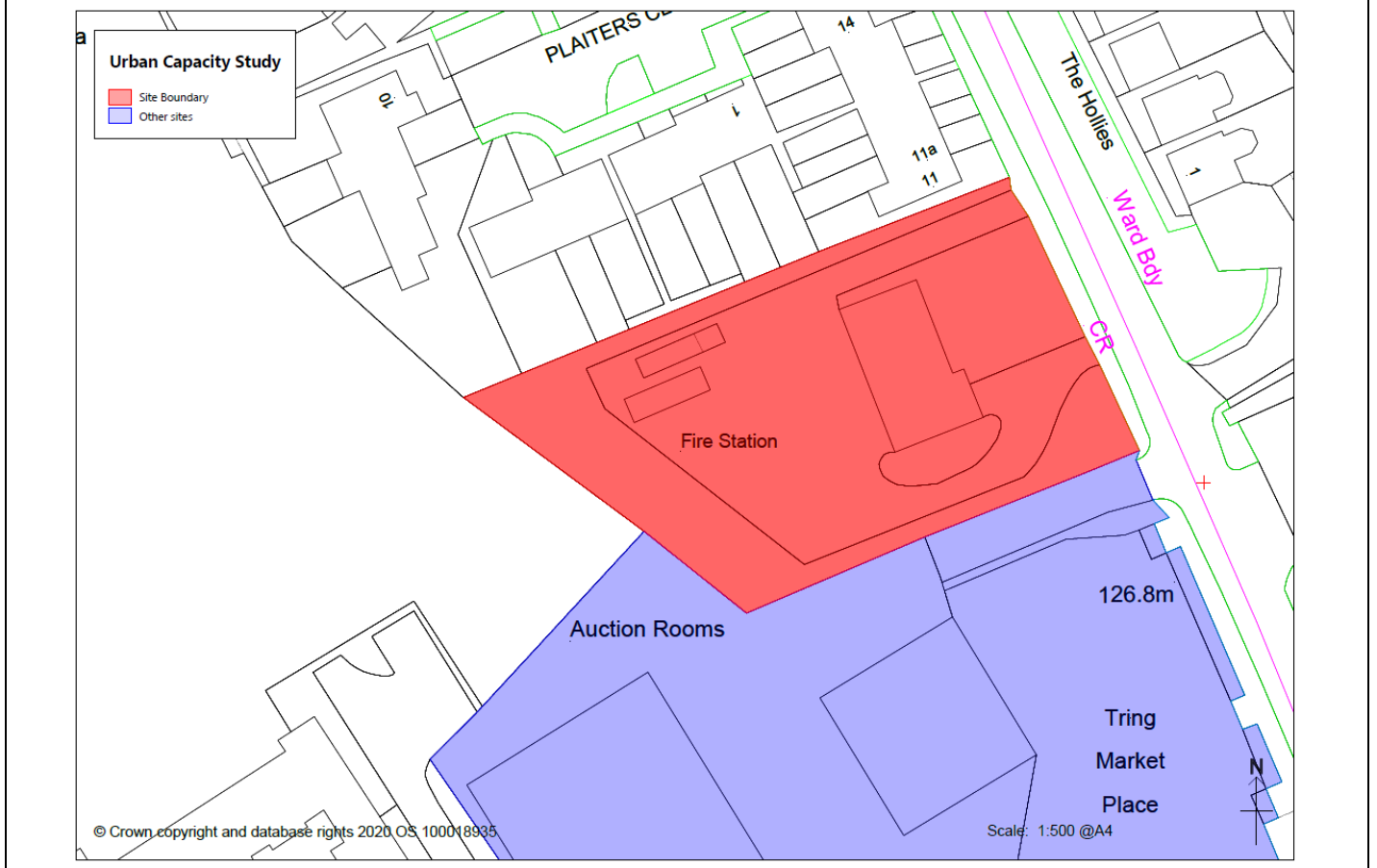
Tring03 - Tring Market Place

Assessment of Constraints			
Conservation Area	Site is adjacent to Tring conservation area		
Listed Buildings	Site may impact upon the setting of Marash House/The Robin Hood Public House		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is adjacent to an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is not within 800m of a SSSI		
SACs	The site is approximately 1.21km to the north-east of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is not within 400m of a designated wildlife site		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	There are Tree Preservation Orders within or on the boundary of the site		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	Site already has suitable access.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	100 dwellings per hectare	Suitable types of development	Houses/Flats
Estimated Development Potential	46 dwellings		
Suitability	Suitable subject to it being demonstrated that there is no reasonable prospect that the site can be retained for its current use.		
Availability	It is unknown at this stage if the site is available for development as it has not been actively promoted.		
Achievability	Site is generally viable to deliver all types of residential development.		

Tring04 - Tring Fire Station

Settlement	Tring	Ward	Tring Central
Previous/Old Reference	TR04	Source	Other sources
Site Area (hectares)	0.21	Brownfield Land	Yes
Current Use(s)	Community Facility		
Adjacent Use(s)	Mixed Use including residential		
Policies Map Designation	Residential Area		

Site Map



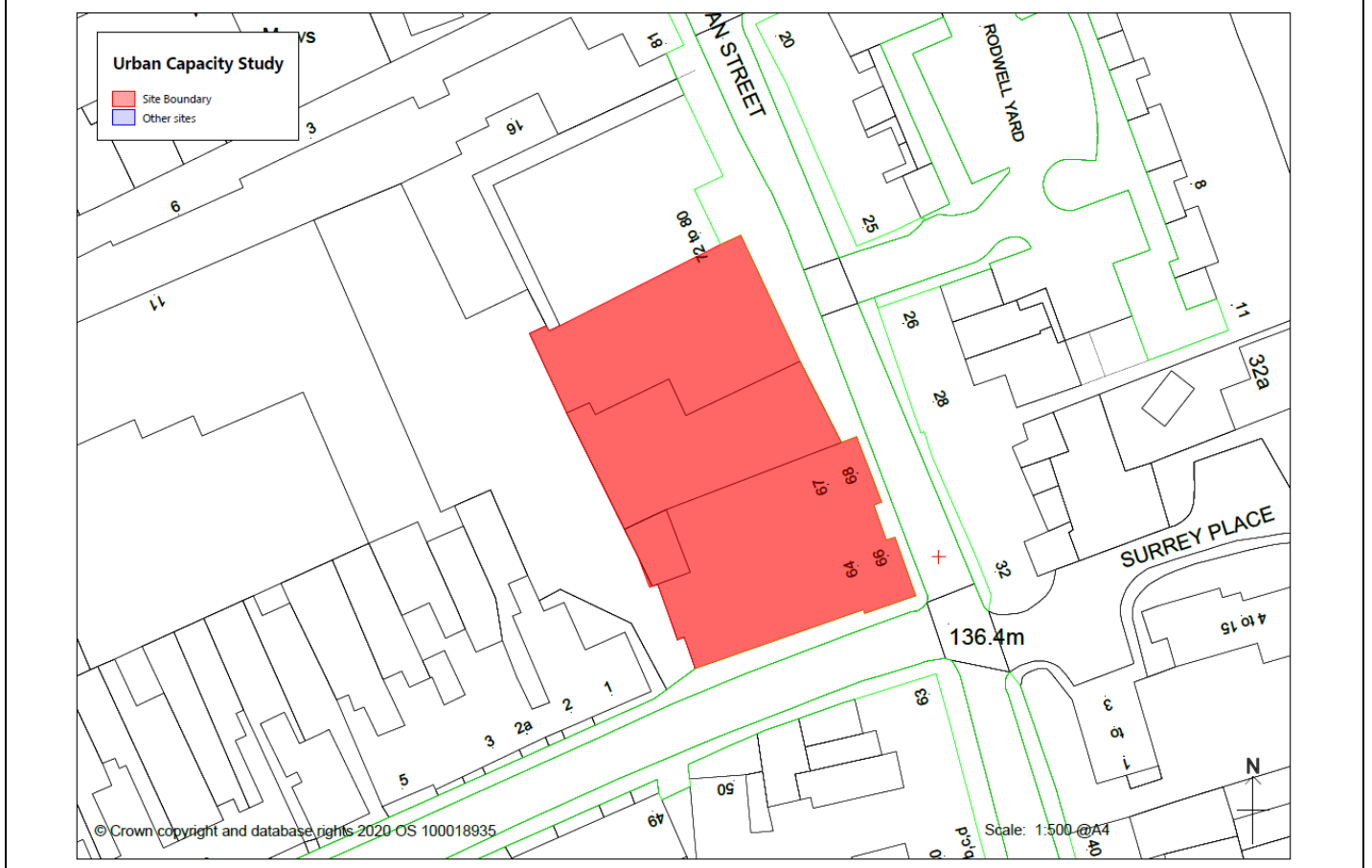
Tring04 - Tring Fire Station

Assessment of Constraints			
Conservation Area	Site may impact upon Tring conservation area		
Listed Buildings	Site may impact upon the setting of Marash House/The Robin Hood Public House		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is adjacent to an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is not within 800m of a SSSI		
SACs	The site is approximately 1.22km to the north-east of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is not within 400m of a designated wildlife site		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	There are Tree Preservation Orders within or on the boundary of the site		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	Site already has suitable access.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	100 dwellings per hectare	Suitable types of development	Houses/Flats
Estimated Development Potential	21 dwellings		
Suitability	Suitable subject to the successful relocation of existing uses to an appropriate location.		
Availability	It is unknown at this stage if the site is available for development as it has not been actively promoted.		
Achievability	Site is generally viable to deliver all types of residential development.		

Tring05 - Akeman Street GEA

Settlement	Tring	Ward	Tring West
Previous/Old Reference	TR05	Source	Old SHLAA
Site Area (hectares)	0.13	Brownfield Land	Yes
Current Use(s)	Employment (B-use)		
Adjacent Use(s)	Employment, Residential		
Policies Map Designation	General Employment Area		

Site Map



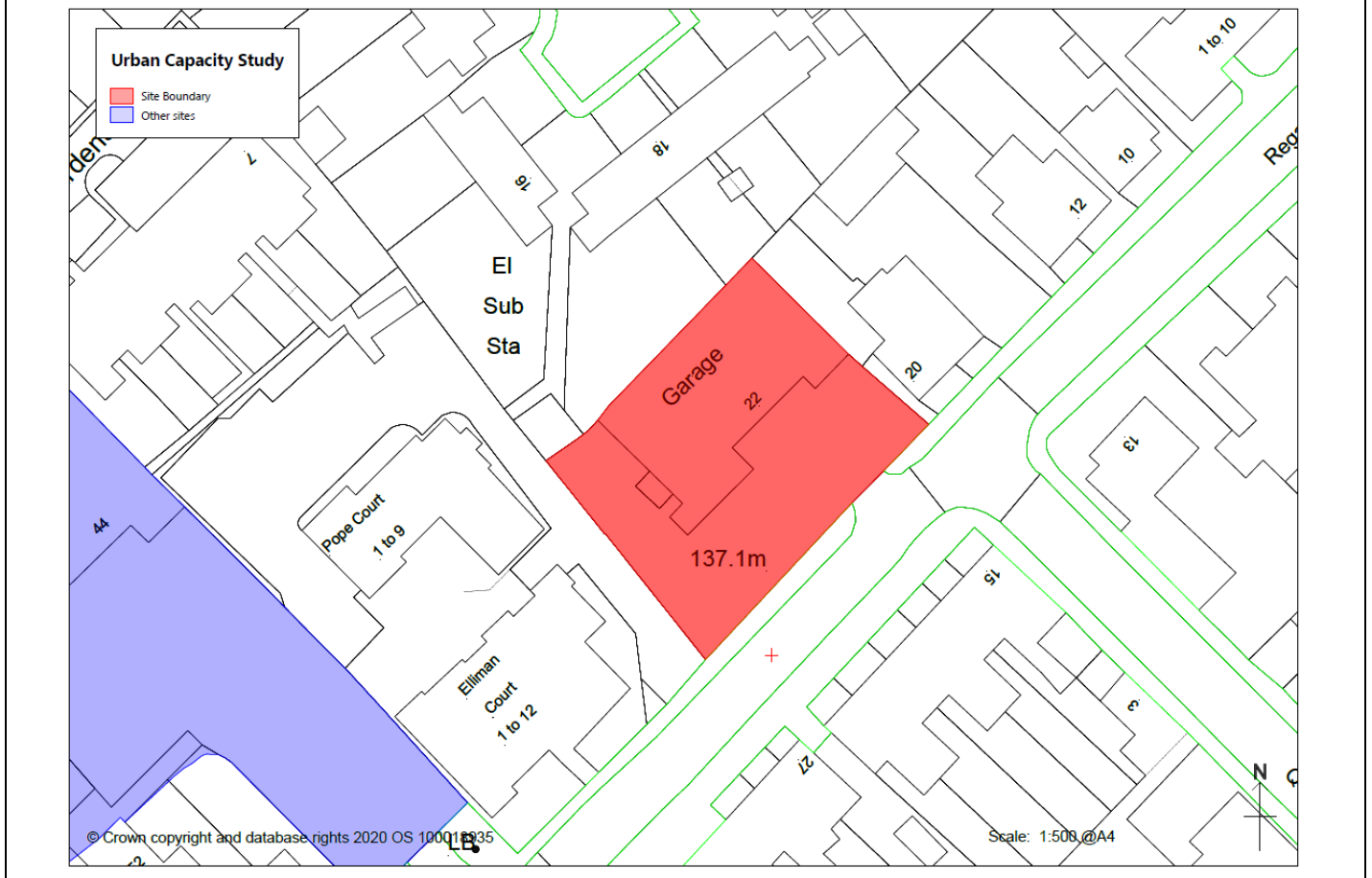
Tring05 - Akeman Street GEA

Assessment of Constraints			
Conservation Area	Site is wholly within Tring conservation area		
Listed Buildings	Site contains the following listed buildings 81 Akeman St		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is wholly within an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is approximately 590 metres to the north-west of Oddy Hill/Tring Park and 717m north-east of Tring Woodlands		
SACs	The site is approximately 0.72km to the north-east of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is approximately 171 metres to the north of Dawes Park/Tring Museum.		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	The site does not contain any Tree Preservation Orders		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	Site already has suitable access.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	100 dwellings per hectare	Suitable types of development	Houses/Flats
Estimated Development Potential	13 dwellings		
Suitability	Suitable subject to it being demonstrated that there is no reasonable prospect that the site can be retained for its current use.		
Availability	There is a reasonable prospect that the site could be made available for development.		
Achievability	Site is generally viable to deliver all types of residential development.		

Tring06 - Roy Chapman, Western Road

Settlement	Tring	Ward	Tring West
Previous/Old Reference	TR06	Source	Other sources
Site Area (hectares)	0.1	Brownfield Land	Yes
Current Use(s)	Employment (B-use)		
Adjacent Use(s)	Residential		
Policies Map Designation	Residential Area		

Site Map



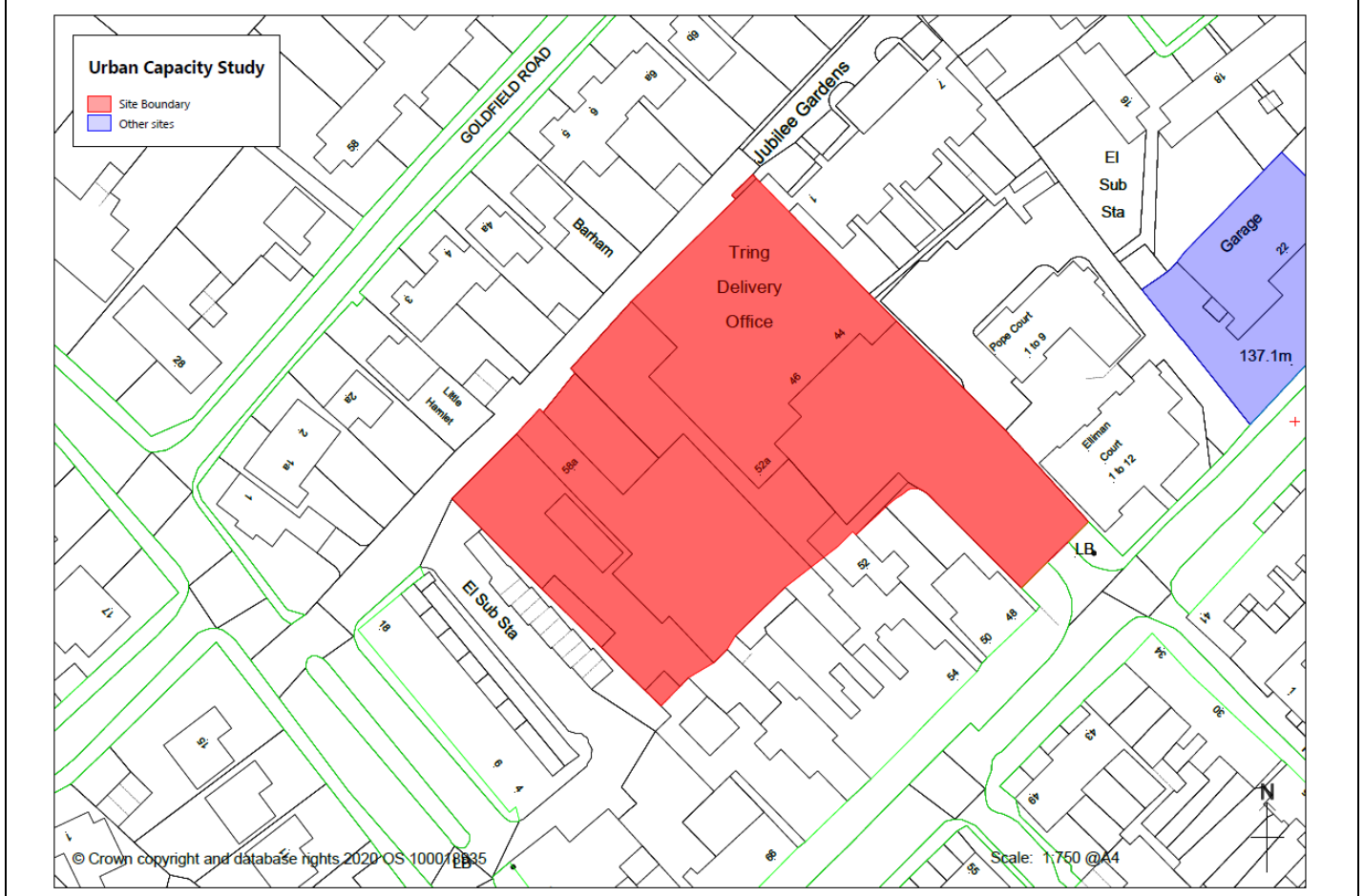
Tring06 - Roy Chapman, Western Road

Assessment of Constraints			
Conservation Area	Site is adjacent to Tring conservation area		
Listed Buildings	Site is unlikely to impact upon any listed buildings or structures		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is not within an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is approximately 690 metres to the north of Tring Woodlands		
SACs	The site is approximately 0.70km to the north of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is not within 400m of a designated wildlife site		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	The site does not contain any Tree Preservation Orders		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	Site already has suitable access.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	100 dwellings per hectare	Suitable types of development	Houses/Flats
Estimated Development Potential	10 dwellings		
Suitability	Suitable subject to it being demonstrated that there is no reasonable prospect that the site can be retained for its current use.		
Availability	It is unknown at this stage if the site is available for development as it has not been actively promoted.		
Achievability	Site is generally viable to deliver all types of residential development.		

Tring07 - H/16 - Western Road

Settlement	Tring	Ward	Tring West
Previous/Old Reference	TR07	Source	Review of allocations
Site Area (hectares)	0.45	Brownfield Land	Yes
Current Use(s)	Employment (B-use)		
Adjacent Use(s)	Employment, Residential		
Policies Map Designation	Conversion of Employment Land to Housing and other uses.		

Site Map



Tring07 - H/16 - Western Road

Assessment of Constraints			
Conservation Area	Site is adjacent to Tring conservation area		
Listed Buildings	Site is unlikely to impact upon any listed buildings or structures		
Scheduled Monuments	Site is unlikely to impact upon any scheduled monuments		
Historic Parks and Gardens	Site is unlikely to impact upon any Historic Parks and Gardens		
Archaeology	Site is not within an Area of Archaeological Significance		
Ancient Woodland	Site does not contain any Ancient Woodland		
SSSIs	The site is approximately 610 metres to the north of Tring Woodlands		
SACs	The site is approximately 0.66km to the north of Chiltern Beechwoods SAC.		
Wildlife Sites	The site is not within 400m of a designated wildlife site		
Nature Reserves	The site is not within 400m of a Local or National Nature Reserve		
Chilterns AONB	Development of this site is unlikely to impact the setting of the AONB		
Tree Preservation Orders	The site does not contain any Tree Preservation Orders		
Source Protection Zones	The site is not located within any Source Protection Zones		
Flood Zones 2/3	None of the site is affected by Flood Zones 2/3		
Site Access	Site already has suitable access.		
Public Transport	Site is within 400m of a bus stop (200m in town centre location).		
Landfill	The site is not within 400m of an authorised or historic landfill site		
Air Quality Management Areas	The site is not within 800m of a designated AQMA		
Agricultural Land Quality	Urban land		
Article 4 Direction	This site is not subject to an existing or emerging Article 4 direction		
Deduction for constraints	0 hectares		
Density (gross) attributed to site	100 dwellings per hectare	Suitable types of development	Houses/Flats
Estimated Development Potential	45 dwellings		
Suitability	Suitable subject to it being demonstrated that there is no reasonable prospect that the site can be retained for its current use.		
Availability	It is unknown at this stage if the site is available for development as it has not been actively promoted.		
Achievability	Site is generally viable to deliver all types of residential development.		