


SITE OVERVIEW - GREEN	
Town	Paignton
Site Name	3 Keysfield Road
HELAA Reference no.	21P085
Approx. yield	9 (net)
	
Suitable: How the principle of development is established	The site has outline consent for partial demolition, conversion, and extension to form 10 apartments (a net increase of 9 for the site) – see P/2020/0222.
Available: Any change in circumstances since principle established	Yes, the site appears to still be available. The site is subject to a live outline application for 10 apartments which is currently pending consideration – see P/2021/0808.
Achievable	Yes.
Customer Reference no.	
Source of Site (call for sites, Local Plan allocation etc.).	Planning application
Current use	Vacant residential property.
Site description	The site comprises a large Victorian villa and its curtilage area. The building and its curtilage are in a state of disrepair and neglect.
Total site area (ha)	Approximately 0.236ha

AVAILABILITY ASSESSMENT	
Reasonable prospect of delivery (timescale):	
The next 5 years	9
A 6-10 year period	
An 11-15 year period	
Later than 15 years	