

CPRE Hertfordshire Estimated Site Analysis from Hertsmere Borough Council Reg 18 Draft Local Plan (Oct 2021) Updated 22nd December 2021													
KEY: Grey shaded sites not in Green Belt. HBC = Hertsmere Borough Council.													
Proposed Site Allocation	Settlement	Site Ref	Green Belt site	Gross site area from HBC data (Gross Ha)	GREEN BELT SITES - gross site area from HBC data (Gross Ha)	GREEN BELT SITES - net GB inset area from HBC data (Net Ha)	Brownfield & Allocated Sites (Gross Ha)	Sites in Washed Over settlement (Gross Ha)	Dwellings				
									Dwellings total	Dwellings Green Belt	Dwellings Brownfield	Dwellings in Washed Over settlement	
<b>RESIDENTIAL SITES</b>													
1	Aldenham Glebe, Roundbush	Aldenham Village	HEL345	Y	1.20	1.20	0.00	0.00	1.20	30	0	0	30
2	Hillfield Lane, Patchetts Green	Aldenham Village	HEL179	Y	1.20	1.20	0.00	0.00	1.20	10	0	0	10
3	Kemprow, between White House and Adelaide Lodge	Aldenham Village	HEL180	Y	0.80	0.80	0.00	0.00	0.80	15	15	0	0
4	Land at Church Lane, Aldenham village	Aldenham Village	HEL199	Y	0.40	0.40	0.00	0.00	0.40	10	0	0	10
5	Little Simpsons, Letchmore Heath	Aldenham Village	HEL509	Y	0.40	0.40	0.00	0.00	0.40	10	0	0	10
6	Pegmire Lane, Patchetts Lane	Aldenham Village	HEL219/252	Y	1.20	1.20	0.00	0.00	1.20	15	0	0	15
7	Elstree Way Corridor Opportunity sites	Borehamwood and Elstree	BE5 (HEL392)	N	7.50	0.00	0.00	7.50	0.00	685	0	685	0
8	Green Street	Borehamwood and Elstree	HEL601	N	0.20	0.00	0.00	0.20	0.00	5	0	5	0
9	Land north of Barnet Lane (east)	Borehamwood and Elstree	BE6 (HEL209a)	Y	12.60	12.60	7.00	0.00	0.00	250	250	0	0
10	Land North of Barnet Lane, Elstree	Borehamwood and Elstree	HEL197	Y	3.00	3.00	3.00	0.00	0.00	75	75	0	0
11	Lyndhurst Farm	Borehamwood and Elstree	HEL152	N	1.00	0.00	0.00	1.00	0.00	10	0	10	0
12	Organ Hall Farm	Borehamwood and Elstree	HEL218	Y	5.50	5.50	5.50	0.00	0.00	165	165	0	0
13	The Point, Shenley Rd	Borehamwood and Elstree	HEL388	N	0.90	0.00	0.00	0.90	0.00	150	0	150	0
14	Wall End Lodge	Borehamwood and Elstree	HEL369	Y	0.40	0.40	0.40	0.00	0.00	15	15	0	0
15	Wrotham Park land off Cowley Hill	Borehamwood and Elstree	BE3 (HEL347)	Y	68.30	68.30	50.80	0.00	0.00	800	800	0	0
16	New Settlement - Bowmans Cross	Bowmans Cross	NS1 (HEL382a/c)	Y	630.10	630.10	307.90	0.00	0.00	2400	2400	0	0
17	Birchville Cottage, Heathbourne Road	Bushey	HEL502	N	0.30	0.00	0.00	0.30	0.00	15	0	15	0
18	Bushey Hall Farm Site, Bushey Mill Lane	Bushey	HEL521	Y	8.90	8.90	2.50	0.00	0.00	80	80	0	0
19	Bushey Hill Garage	Bushey	HEL235	N	0.20	0.00	0.00	0.20	0.00	20	0	20	0
20	Former Bushey Golf and Country Club	Bushey	B3 (HEL176)	Y	22.10	22.10	7.10	0.00	0.00	200	200	0	0
21	Gravel allotments, Heathbourne Road	Bushey	HEL386	Y	0.90	0.90	0.90	0.00	0.00	30	30	0	0
22	Greenacres, Heathbourne Road	Bushey	HEL505	N	0.80	0.00	0.00	0.80	0.00	35	0	35	0
23	Hartsbourne Country Club	Bushey	HEL75	Y	4.50	4.50	4.50	0.00	0.00	20	20	0	0
24	Land adjacent to Little Bushey Lane & Bournehall Ave (Compass Park)	Bushey	B2 (HEL381)	Y	48.10	48.10	29.80	0.00	0.00	750	750	0	0
25	Land east of Farm Way (sites)	Bushey	HEL376	N	0.80	0.00	0.00	0.80	0.00	35	0	35	0
26	Land east of Farm Way (site2)	Bushey	HEL37b	Y	0.20	0.20	0.20	0.00	0.00	5	5	0	0
27	Land east of Little Bushey Lane	Bushey	B1 (HEL201 & HEL336)	Y	22.90	22.90	20.90	0.00	0.00	350	350	0	0
28	Land south of Elstree Road (Heathbourne Green)	Bushey	B4 (HEL355)	Y	32.80	32.80	25.20	0.00	0.00	800	800	0	0
29	Edgewarebury House Farm	Elstree Village	HEL274	Y	9.90	9.90	9.90	0.00	0.00	100	100	0	0
30	Land north of Watford Road	Elstree Village	HEL212	Y	2.30	2.30	2.30	0.00	0.00	90	90	0	0
31	Dove Lane	Potters Bar	HEL177	Y	5.40	5.40	5.40	0.00	0.00	170	170	0	0
32	Former Potters Bar Golf Club	Potters Bar	PB2 (HEL251)	Y	40.20	40.20	19.60	0.00	0.00	500	500	0	0
33	HCC 6 - former Sunny Bank Primary School	Potters Bar	HEL318	Y	2.30	2.30	2.30	0.00	0.00	80	80	0	0
34	Land south of Barnet Road	Potters Bar	HEL362	Y	0.40	0.40	0.40	0.00	0.00	20	20	0	0
35	Land west of Potters Bar station	Potters Bar	HEL316	N	0.30	0.00	0.00	0.30	0.00	40	0	40	0
36	Manor Road	Potters Bar	HEL375	Y	0.90	0.90	0.90	0.00	0.00	40	40	0	0
37	Wrotham Park West Barnet Road East Baker Street	Potters Bar	PB3 (HEL362)	Y	63.50	63.50	63.50	0.00	0.00	900	900	0	0
38	Cobden Hill	Radlett	HEL222	Y	0.40	0.40	0.40	0.00	0.00	10	10	0	0
39	Land north of Watford Road	Radlett	R1 (HEL379)	Y	21.10	21.10	15.60	0.00	0.00	350	350	0	0
40	Land South of Shenley Road	Radlett	R3 (HEL358)	Y	8.70	8.70	8.70	0.00	0.00	195	195	0	0
41	Land south of Theobald Street	Radlett	HEL214	Y	3.20	3.20	3.20	0.00	0.00	75	75	0	0
42	Porters Park Golf Club	Radlett	HEL220	Y	0.80	0.80	0.80	0.00	0.00	40	40	0	0
43	Staveacres, 16 Watford Road	Radlett	HEL231	N	3.10	0.00	0.00	3.10	0.00	90	0	90	0
44	Land adj 52 Harris Lane	Shenley	HEL390	Y	1.70	1.70	1.70	0.00	0.00	50	50	0	0
45	Longsway & Shenley Grange Land to the west of London Road	Shenley	S4 (HEL348/349)	Y	12.30	12.30	12.30	0.00	0.00	240	240	0	0
46	Land north of St Albans Road (part of SM3)	South Mimms	HEL228b	Y	4.20	4.20	4.20	0.00	0.00	80	80	0	0
47	Land north of St Albans Road (part of SM3)	South Mimms	HEL228a	Y	1.10	1.10	1.10	0.00	0.00	25	25	0	0
48	Land north of St Albans Road, east of Blanche Lane	South Mimms	HEL320	Y	1.80	1.80	1.80	0.00	0.00	40	40	0	0
49	Land south of St Albans Road (Popes Farm)	South Mimms	HEL385c	Y	24.00	24.00	13.30	0.00	0.00	80	80	0	0
Estimated commitments									1000		940	60	
Estimated windfall									960		840	120	
<b>RESIDENTIAL SITES TOTAL</b>					<b>1084.80</b>	<b>1069.70</b>	<b>633.90</b>	<b>15.10</b>	<b>4.40</b>	<b>12160</b>	<b>9040</b>	<b>2865</b>	<b>255</b>
<b>Existing Green Belt Settlements/Revised Settlement Boundaries</b>													
Elstree Village revised settlement boundary													
Land east of Barnet Road revised boundary													
Shenley revised settlement boundary													
South Mimms revised settlement boundary													
Other revised boundaries													
<b>GREEN BELT BOUNDARY REVISIONS</b>						<b>65.00</b>	<b>65.00</b>						
<b>EMPLOYMENT SITES</b>													
Land east of Rowley Lane, Borehamwood (Media Quarter - safeguarded)									Data awaited from HBC	Data awaited from HBC	Data awaited from HBC		
Land east of Rowley Lane, Borehamwood (Media Quarter)													
Bushey Hall Farm, Bushey													
Tylers Way, Bushey													
Land adjacent to Lisimirne Industrial Estate, Elstree													
Land East of Furze Field Wood, Potters Bar													
Cranbourne Road, Potters Bar													
<b>EMPLOYMENT SITES TOTALS</b>						<b>64.09</b>	<b>64.09</b>	<b>20.00</b>					
<b>COMBINED RESIDENTIAL, EMPLOYMENT &amp; OTHER</b>						<b>1198.79</b>	<b>762.99</b>	<b>35.10</b>					
<b>% of Existing Green Belt (currently approx 8000Ha)</b>						<b>14.99%</b>	<b>9.54%</b>						
Figure provided by Hertsmere BC for total area of Green Belt to be reallocated including Open Spaces, Sports & Community Facilities and Infrastructure:								<b>880Ha</b>					
								<b>11%</b>					