



REG1 (31)
ISFRYN
INDUSTRIAL
ESTATE,
BLACKMILL

Uses – B1, B2 & B8

Area of
Undeveloped Land
Remaining (ha)
(2009) – 0.40

Site Details

The employment-only designated part of this site is fully developed. However, an adjoining vacant plot of land falls within the PLA3(17) mixed use site which is expected to bring forward 0.9ha of employment development as part of the overall scheme.

Planning Requirements

- Planning Application
- Design and Access Statement
- Masterplan / Development Brief
- Environmental Statement
- Ecological Assessment
- Noise Impact Assessment
- Flood Consequences Assessment
- Transport Assessment
- Contaminated Land Investigations
- Energy Assessment
- Economic Impact Assessment
- Habitats Regulations Assessment
- Archaeological Assessment
- Landscape Impact Assessment
- Health Impact Assessment
- Travel Plan
- Groundwater Investigations
- Tree Survey

Infrastructure Requirements

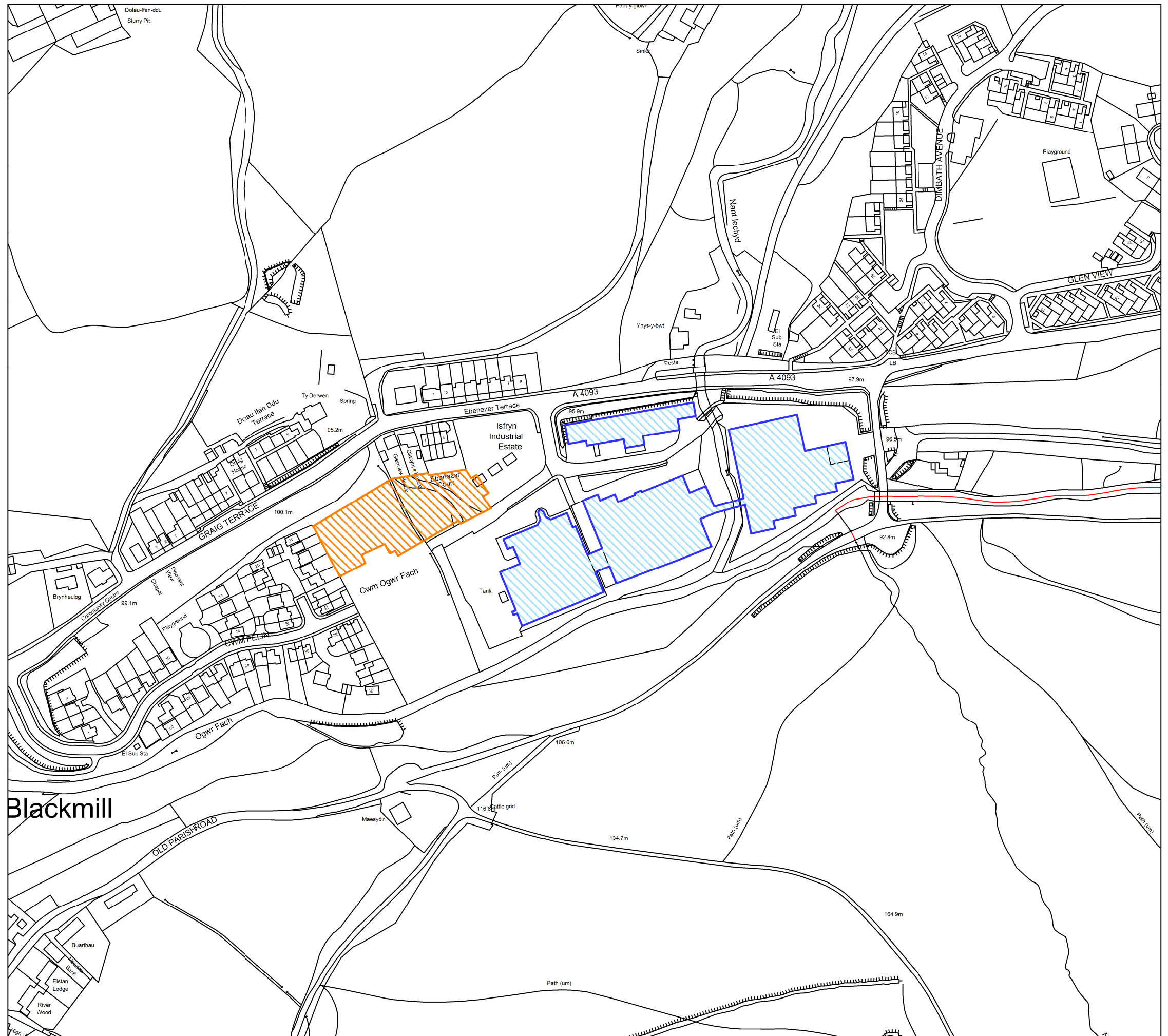
- Affordable Housing
- Education Provision
- Community Facility Provision
- Community Route/Cyclepath
- Highways Improvements
- Recreation Provision
- Green Infrastructure
- Drainage Improvements/SUDS
- Connection to Watermains
- Land Stability

Total Area (Ha)
2.92

**Phasing of
Development**
2011-2016
2016-2021

Current Status
Various

Isfryn Ind. Estate - 2013
REG1(31)
0.40 Ha remaining



Date: _____ Map generated by: _____



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Scale 1:2500 @ A3