HINGHAM

Hingham is identified as a key service centre in the GNLP. Local services within Hingham include a primary school, GP practice, community buildings, employment opportunities and a food shop. Hingham is well served by public transport, connecting to Wymondham and Norwich.

Hingham stands on a low ridge separating the Blackwater valley to the north and the low-lying area of Hall Moor to the south. It has an attractive centre of significant historic and architectural value based around the open areas of The Fairland and Market Place and overlooked by the church which dominates the skyline from distant views. As such, the development boundary excludes the wooded grounds of The Rectory, St Andrews Church and churchyard, the grounds of St Andrews Lodge and The Fairland, as these areas make an important contribution to the character of the town.

Two sites are identified as preferred options providing for at least 100 new homes in the key service centre (one for 80 homes, one for 20 homes). There are no carried forward residential allocations and a total of 16 additional dwellings with planning permission on small sites. This gives a total deliverable housing commitment for the key service centre of 116 homes between 2018 – 2038.

All new and carried forward allocations are expected to address standard requirements associated with development. These vary from place to place, but are likely to include mitigations for flood risk (as well as SUDs), highways improvements, safeguarding of minerals resources, land remediation, measures to protect the environment, biodiversity, and landscape intrusion.
New allocations are proposed

**POLICY GNLP0503** Land north of Springfield Way and west of Dereham Road, Hingham (approx. 1.50 ha) is allocated for residential development. This will accommodate at least 20 homes, 33% of which will be affordable.

More homes may be accommodated, subject to an acceptable design and layout being achieved, and any infrastructure issues addressed.

The development will be expected to address the following specific matters:

- The provision of a safe access onto Dereham Road, including promotion of a Traffic Regulation Order to extend the existing 30mph speed limit along the site frontage.
- Provision of a continuous footway at the west side of Dereham Road from the site access to Pottles Alley.
- The design and layout of the scheme will need to consider and mitigate potential amenity impacts of the neighbouring farm operations.
- Design and layout of the scheme will need to consider and mitigate the areas of surface water flood risk.
- The area of trees to the west of the site will be protected, enhanced and incorporated into the scheme.

**Notes**

GNLP0503: This site is proposed for allocation on a reduced boundary. Development of up to 20 dwellings would be acceptable subject to provision of a safe access and a continuous footway at the west side of Dereham Road from the site access to Pottles Alley. A 30mph speed limit extension would be required to include the site frontage. Minor carriageway widening may also be required.
HINGHAM

Site Reference: GNLP0503
Location: Land north of Springfield Way and west of Dereham Road
Allocation: Residential Development (20 dwellings)
Area: 1.50 ha

Greater Norwich Local Plan
Preferred Site

Date Created: 24/10/2019

© Crown copyright and database right 2019 Ordnance Survey 100019340

Preferred Housing Allocation
Existing Settlement Boundaries
POLICY GNLP0520 (part of) Land south of Norwich Road, Hingham (approx. 6.92 ha) is allocated for residential development. This will accommodate approximately 80 homes, 33% of which will be affordable.

More homes may be accommodated, subject to an acceptable design and layout being achieved, and any infrastructure issues addressed.

The development will be expected to address the following specific matters:
- TPO oak trees on south side of Norwich Road to be retained.
- Design and layout of the site to create an active frontage along Norwich Road.
- Provision of an adequate visibility splay incorporating footways, to be provided along the whole site frontage.
- Pedestrian refuge in the proximity of Ironside Way, to access local employment opportunities.
- Connectivity of the site to Public Right of Way (PROW) Hingham F9.

Notes
GNLP0520: This site is proposed for allocation on a reduced boundary to avoid areas of surface water flood risk and historic environment impacts. The site is well located on the approach into the village adjacent to the existing allocated site. The allocation is subject to provision of adequate visibility splays and layout of the development to create an active frontage at B1108. Footways need to be provided at the site frontage, along with a pedestrian crossing refuge in the vicinity of Ironside Way. Consideration should also be given to connectivity with PROW Hingham F9.
HINGHAM

Site Reference: GNLP0520
Location: Land to the south of Norwich Road
Allocation: Residential Development (80 dwellings)
Area: 6.92 ha

Greater Norwich Local Plan
Preferred Site

Date Created: 24/10/2019

© Crown copyright and database right 2019 Ordnance Survey 100019340

Preferred Housing Allocation
Existing Settlement Boundaries
Existing Site Commitments up to 2018 (residential and/or employment uses)
Strategic Employment Sites
**Existing allocations to be carried forward**

**POLICY HIN2**

Land adjacent to Hingham Industrial Estate at Ironside Way, Hingham (approx. 2.24 ha) is allocated for employment uses in Classes B1/B2/B8 as an extension to the existing industrial estate.

The development will be expected to address the following specific matters:
- Local road improvements and a safe access with road access to the site from the existing industrial estate at Ironside Way.
- Wastewater infrastructure capacity must be confirmed prior to development taking place.
- Retention of existing tree belts along northern, eastern and southern boundaries.
- Historic Environment Record to be consulted to determine any need for archaeological surveys prior to development.

**Notes**

HIN2: The site was allocated in 2015 as part of the current local plan but has not yet been developed. The principle of development on the site has already been accepted and it is expected that development will take place within the new local plan time-period. The site is re-allocated for employment/commercial development.
HINGHAM

Site Reference: HIN2
Location: Hingham Industrial Estate at Ironside Way
Allocation: Employment uses in Classes B1/B2/B8 as an extension to existing estate
Area: 2.24 ha

Greater Norwich Local Plan
Carried Forward Allocation

(Also shown as commitments on other maps)

1:4,000
@ A4

Date: 30/10/2019

© Crown copyright and database right 2019 Ordnance Survey 100019340

Existing Settlement Boundary
Carried forward Employment Allocation
Preferred Housing Allocation
Strategic Employment Site
### Reasonable Alternatives

<table>
<thead>
<tr>
<th>Address</th>
<th>Site Reference</th>
<th>Area (ha)</th>
<th>Promoted for</th>
<th>Reason for not allocating</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hingham</td>
<td>NO REASONABLE ALTERNATIVE SITES</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

### Unreasonable Sites - Residential

<table>
<thead>
<tr>
<th>Address</th>
<th>Site Reference</th>
<th>Area (ha)</th>
<th>Promoted for</th>
<th>Reason considered to be unreasonable</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hingham</td>
<td>GNLP0273</td>
<td>1.33</td>
<td>Residential (unspecified number)</td>
<td>This site is not considered to be suitable for allocation as it is located some way from the existing settlement limit with no safe walking route to the local primary school.</td>
</tr>
<tr>
<td>Land opposite Hingham Sports Centre, Watton Road</td>
<td>GNLP0298</td>
<td>1.87</td>
<td>Approx. 50-100 dwellings</td>
<td>This site is not considered to be suitable for allocation as development here would extend the settlement further west along the B1108. It is not possible to get an adequate footway link from the site into Hingham Town centre.</td>
</tr>
<tr>
<td>Address</td>
<td>Site Reference</td>
<td>Area (ha)</td>
<td>Promoted for</td>
<td>Reason considered to be unreasonable</td>
</tr>
<tr>
<td>-------------------------------</td>
<td>----------------</td>
<td>-----------</td>
<td>--------------</td>
<td>-------------------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Land south of Norwich Road, north of Seamere Road</td>
<td>GNLP0310</td>
<td>5.65</td>
<td>Approx. 172 dwellings</td>
<td>This site is not considered to be suitable for allocation at the current time as it would need to be developed in conjunction with, or following site GNLP0520 otherwise development would be separate from the existing built form of the settlement. There are concerns about forward visibility; it is unlikely that adequate vehicular access could be provided without a safety concern.</td>
</tr>
<tr>
<td>Land south of Watton Road</td>
<td>GNLP0335</td>
<td>5.81</td>
<td>Approx. 100-200 dwellings</td>
<td>This site is not considered to be suitable for allocation as it would make an odd, backland form of development without the allocation of site GNLP0298, which is also</td>
</tr>
<tr>
<td>Address</td>
<td>Site Reference</td>
<td>Area (ha)</td>
<td>Promoted for</td>
<td>Reason considered to be unreasonable</td>
</tr>
<tr>
<td>------------------------</td>
<td>----------------</td>
<td>-----------</td>
<td>--------------</td>
<td>-------------------------------------</td>
</tr>
<tr>
<td>Land west of Attleborough Road</td>
<td>GNLP0395</td>
<td>3.99</td>
<td>Approx. 200 dwellings</td>
<td>This site is not considered to be suitable for allocation as Attleborough Road is considered too constrained and not suitable for intensification of use. The footways are narrow and there is no scope for improvement. Development of this site would also have landscape and heritage impacts.</td>
</tr>
<tr>
<td>Land west of Springfield Way</td>
<td>GNLP0501</td>
<td>1.32</td>
<td>Approx. 41 dwellings with associated</td>
<td>Despite a safe pedestrian route to the primary school, the site is not considered to be suitable for allocation due to the absence of an</td>
</tr>
<tr>
<td>Address</td>
<td>Site Reference</td>
<td>Area (ha)</td>
<td>Promoted for</td>
<td>Reason considered to be unreasonable</td>
</tr>
<tr>
<td>--------------------------</td>
<td>----------------</td>
<td>-----------</td>
<td>---------------------------------------------------</td>
<td>-------------------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Land west of Springfield Way</td>
<td>GNLP0502</td>
<td>3.86</td>
<td>Approx. 91 dwellings with associated new public open space</td>
<td>Despite a safe pedestrian route to the primary school, the site is not considered to be suitable for allocation due to the absence of an acceptable vehicular access on to Springfield Way. The site area is constrained by flood risk and development in this location would encroach into open countryside with a resulting impact on form and character.</td>
</tr>
<tr>
<td>Address</td>
<td>Site Reference</td>
<td>Area (ha)</td>
<td>Promoted for</td>
<td>Reason considered to be unreasonable</td>
</tr>
<tr>
<td>------------------------------</td>
<td>----------------</td>
<td>-----------</td>
<td>--------------</td>
<td>---------------------------------------</td>
</tr>
<tr>
<td>Swan Field, Hardingham Road</td>
<td>GNLP0544R</td>
<td>2.96</td>
<td>Up to 96 dwellings</td>
<td>This site is not considered to be suitable for allocation due to highways constraints. The narrowness of the carriageway and the lack of a continuous footpath is compounded by the very poor forward visibility for vehicles travelling around the adjacent bend on Hardingham Road.</td>
</tr>
</tbody>
</table>

![Map of Hingham showing unacceptable site](attachment:image)