		1										Τ				I	I				l				
													Consent for	or demolition of fire damaged building an											
Birch Vale Industrial Area	PEZ	NLP16	Available	4.4 3.52 Red	Red Amber	Red Amber	Red mixed	n/a E	B2, vacant re	esi Brown	nfield Over 5 years	Local highways. Partial FZ2/3. I buildings cleared but hardstand		ent with modern structure and outbuilding 0/0084)	s Stirling Lloyd, Dow Hyperlast	Residential led mixed-use redevlopment with retained R&D facility	Poor access. Some of site is now believed to be surplus to requirements by current occupants.	Manufacuring on site now ceased. R&D remains. Site under utilised.	Poor access, particularly for HGV's	Relatively remote from main market towns	Out of centre	Conflict with neighbouring residential properties	Mixed	Unlikely to be viable for speculative development or attractive to market	lixed-use development
																		Complement Franchistation and a							
																	Constrained in terms of access, quality and market attractiveness. Remote location	Currently vacant. Former industrial premises have been demolished. Demand for large scale industrial/business development unlikely due to		Remote location away from main		Site lies adjacent to residential development, open	Site cleared of former mill complex.		
Forge Mill, Chinley	PEZ	NLP052	Available	7.42 0.8 Red	Red Red	Red Amber	Red n/a	10 0	Derelict (formerly B2) re	esi Brown	nfield Within 5 years		contamination. Outline con any and Green Belt and D1	nsent for 182 dwellings, upto 1672m2 B1	, Vacant	Mixed-use redevelopment		consent would help meet local demand and improve marketability	Restricted access.	centres of population, business and transport infrastructure	Out of centre	countryside in the Green Belt and the Peak Forest Tramway.			Amend designation to reflect mixed-use consent
												Restricted access but right of w						Inward investment / new business potential / expansion opportunity. Currently vacant.	Poor. Currently accessed via right			Potential conflict due to access being gained via public	c	Unlikely to be viable for speculative development. Enabling devlopment	
		HPBC11	Available	1.1 0.88 Red	Amber Red	Amber Amber	Red Site cleared	ed 100 E	Derelict (formerly B2, B8)	32 Brown	offield Over 5 years	that bisects site must also be re	cross tootbridge Refusal - 5t stained. terraced ho	56 affordable houses and 5 open market ouses. (HPK/2006/0691)	Vacant	Develop site for residential / retail	Constrained in terms of access but location next to railway station and near to A6 likely to be attractive. Part of site may be required to extend station car park.	r-ormerly industrial, vehicle storage. Location may be attractive to business.	of access through station car park.	In main market town next to railway station and near A6	Out of centre	car park. Limited residential nearby. PROW over footbridge across site must be maintained	No buildings on site	and/or public sector assistance may be required	Aixed-use designation, including business/industry, additional station parking and housing
																		Low value employment currently. Partially vacant with little prospect of future employment	Close to A6 and Albion Rd but					Unlikely to be viable for speculative	
Newtown Station (Redmoor Mill/Brunswic	rick M PEZ	HPBC32	Available	0.62 0.496 Amber	Amber Red	Red Amber	Red 1800s	100 E	B2, vacant B3	32, canal Brown	offield Over 5 years	Historic buildings, access const	rained. None major	or or recent	Majic Rental Services	Redevelop site for housing	Small plot of industrial estate adjacent to canal and Albion Road. Partially vacant.	use. Current appearance detracts from	junction serving site is constrained for large vehicles.	Canalside location in main market town	Out of centre	Appearance harmful to canalside setting	Poor	development due to historic buildings and small plot size.	Remove from PEZ to enable higher value uses to come forward
													Consent for	or conversion of mill to form 6 apartments	Woodside Garage -west mill, vacant			Majority of site now has consent for housing.		Edge of main market town but away				Speculative development unlikely to be viable, particularly given small size of plot without consent for	Remove PEZ designation. Majority of site already has consent for change of
Salem Mill, New Mills	PEZ	NLP099	Available	0.27 0.27 Red	Red Amber	Amber Amber	Red 1800s, 1900	00s 100 E	B2 re	esi Brown	nfield Unknown	FZ2, 3, Conservation Area	and erection	on of 9 mews dwellings (HPK/2013/0293	) (formerly AIM Engineering) - east mill	Redevelop for housing (east mill)	Constrained, particularly with respect to access, quality and market attractiveness	Single garage remains	Poor access	from main roads	Out of centre	Residential propeties nearby	Poor quality	housing	se to residential (0.2ha)
Sovereign Mills, Chapel-en-le-Frith	PEZ	HPBC13	Available	5.12 4.096 Green	Amber Amber	Amber Amber	Red	100 \	Vacant	90% b	prownfield n/a		Approval fo	for 160 dwellings (HPK/2012/0408)		Implement housing consent with developer	Land deemed surplus to requirements by owner. Consent for housing	Land deemed surplus to requirements by owner for business use. Site now has consent for housing.	Good access on to A6	Edge of main market town	Edge of centre	Industrial premises conflict with neighbouring homes	Aging. Difficult to adapt for other occupiers	Speculative development for employment unlikely to be viable	Remove PEZ designation to reflect residential planning consent
																	Untidy site with remains of mill destroyed by fire. Open storage and B2 use.								
												Major Developed Site in the Gre			Masons Garage, remainder used for open		Potential for tourism / residential development subject to satisfaction of Green Belt constraints and viability. Local Plan inspector previously considered the site to have scope for tourism uses linked to the Canal basin but concluded that EMP9	occupants. Some scope for tourism - linked to		Remote location away from main		Green Belt. Untidy site and remains of fire damaged		Employment development unlikely to be viable due to likely costs of	
Britannia Mill, Buxworth  Buxton	Major Dev. GB	HPBC21	Available	1.57 0.94 Amber	Red Red	Red Red	Red 1800s, 1900	00s 100 E	B2, B8 re	esi Brown	nfield Unknown	FZ3a, partial TPO, access	None major	or or recent	storage	Develop site for housing / tourism	already offered enough flexibility to allow this to happen.	canal basin	Poor access	settlements	Out of centre	mill in need of improvement	Buildings at end of functional life	addressing site constraints	Remove designation
																		Inward investment / new business potential. Agricultural use only at present. Development of						Unviable for speculative development. Requirement for Fairfield Link Rd and potential	
		NLP143	Available	2.03 2.03 Red	Amber Amber	Red Amber	Red n/a	100 A	Agriculture						Vacant			link road would significantly improve the attractiveness of the site to business and enable an extension to industrial estate.	]		Out of centre			environmental mitigation measures. Public sector assistance likely to be needed	Retain. Development unlikely to come forward in the short term.
																		Inward investment / new business potential.							
																	development of the Fairfield link road. The development of sections of the road are	Residential and agricultural use at present.  Development of link road would significantly improve the attractiveness of the site to		Edge of main market town adjacent to		Limited residential nearby. Landscape impacts will need to be addressed as part of any development.		As per NLP143. In addition, dwelling	
	Allocation	NLP144	Available	2.25 2.25 Red	Amber Amber	Red Amber	Red n/a	100 A	Agriculture, resi re	esi, B2, B8 Green	nfield	Development requires developr Link Road. Adjacent to Wildlife			Tongue Lane Farm	Unknown	dependent upon adjacent housing development. Additional funding will be required to complete the entire route to serve the allocation	estate.	Fairfield Link Road required	industrial estate. Potentially attractive location, subject to new access	Out of centre	Impact of development on nearby SAC should also be considered	Largely undeveloped.	on site presents additional constraint to delivery of site.	Remove designation. Site is unlikely to come forward in short term. Presence if farm presents additional contraint.
		NI D142	Availabla	0.98 0.98 Red	Amber Amber	Red Amber	Amber	nod 1001)	Vacant D'	12 B8 Green	Mold Over 5 years	Access required. Development prejudice Fairfield Link Rd prop boundary of site. Adjacent to S/	osed along	not	Vacant	Part of site on market	Plot within PEZ owned by HPBC. Land on edge of site will need to be safeguarded to enable Fairfield Link Rd. Access for site may be provided through asdajcant plot in HPBC ownership on to Dew Pond Lane		Access required. Scope via Dew Pond Lane	Plot to rear of existing industrial estate	Out of centre	Consideration needed to potential impact on neighbouring SAC.	No buildings on site	Unlikely to be viable for speculative development.	Retain
		NLP142	Available	0.30	Alliodi	Alluei	Undevelope	ped 100 V	vacant B.	32, 86 Green	ineid Over 5 years	boundary or site. Aujacent to Si	NO. INGINETECEN	INIL.	Vacant	Part of site on market	in Proc Oministip Oil to Dew Politi Calle	osiate .	Politic Laile	Proc to real of existing moustrial estate	Out of Centre	regiooding SAC.	No buildings on site	иечения.	volue i
Toomis Loop	057	HPRC25	Augilable	0.10	Amber Amber	taba taba	Amber a fa	1001	Undeveloped B3	32, B8, D2 Green	nfield Within 5 years	Access required	Consent for	or erection of training centre	Massal	Implement consent	Vacant undeveloped plot with industrial estate. Consent for training centre.	Opportunity to increase density of industrial	Access onto Dew Pond Lane	Plot within existing industrial estate	Out of contro	Nana	No buildings on site	Assumed that owner will implement consent and operate for their own	Nation .
Tongue Lane	FEZ	HPBC25	Available	0.10	Amber Amber	Amber	Amber	100 C	Undeveloped B.	22, B0, D2 Green	meid Within 5 years	Access required	(HFK)2011/	110230)	Vacant	unipernent consent	vacant unceveruped plut misi industrial estate. Consent or earning denire.	osero.	required	Flot walling allows and ostate	Out of centre	Ivone	No buildings on site	pulposes	volati.
												Access and services required. If archeaological assets. Possible	ownership				0.33ha has been developed. Largely undeveloped land to rear of established		New road required to join with						
Staden Lane	Allocation	NLP141	Available	1.27 1.016 Amber	Red Amber	Green Amber	Amber n/a	100 L	Undeveloped B2	32, B8 Green	offeld Over 5 years	constraint related to site bounda	sry and required Single store	rey light industrial unit (HPK/0003/8947)	Vacant		Industrial estate with low vacancy rates and good quality units. Appropriate landscaping required.	Inward investment / new business potential.  Opportunity to extend popular industrial estate		Rear of established industrial estate on edge of main market town		Consideration needed to avoid impact on adjoining TPO and archaeological assets	Majority of site is undeveloped.	Unviable for speculative development	Retain. Amend boundary to reflect land owners request.
																								Speculative development unviable. Significant cost to develop site.	
Hoffman Quarry	Allocation	NLP072	Available	3.6 2.2 Red	Red Red	Red Amber	Red Undevelope	valued 60 p	Vacant (former quarry and minerals waste processing)	32, B8 Brown	nfield Over 5 years	Services, highways infrastructu Underground storage facility ne Potential wildlife site. Contamin	arby. Topography.	or or recent	Vacant	Unknown	Remote from strategic road network and Buxton. Significant investment required to prepare site for development. Site identified as potential Waste Site Allocation by Derbyshire County Council. Area of high ecological value	Potential to extend adjacent industrial estate comprised of B1, B2, B8 and sui generis developments of varing quality	Poor access. New road required through challenging topography to link to adjacent industrial estate	Adjacent to existing industrial estate on edge of Buxton but remote from main highways	Out of centre	Potential impacts on landscape, designated heritage assets and wildlife. Site is under consideration for designation as a Wildlife Site.	No buildings on site	Public sector assistance previously considered by EMDA but ruled out due to constraints	Remove designation. Site unviable, no developer or land owner interest and estrictive designations that further restrict development opportunities.
													Site lies with	ithin boundary of site with consent for			Undeveloped plot within existing industrial estate. Access and possibly servicing			Adjacent to existing industrial estate				Speculative development unviable.	
		HPBC27	Available	1.78 0.95 Red	Red Amber	Amber Amber	Amber Undevelope	ped 55 V	Vacant B3	32, B8 Green	nfield Unknown	Access and services likely to be	extension to	to existing shed at Swains	Vacant	Unknown	required. Site identified as potential Waste Site Allocation by Derbyshire County Council.	Inward investment / new business / expansion opportunity.	Access to industrial estate is poor.	on edge of Buxton but remote from main highways	Out of centre	None	No buildings on site	No known abnormal costs to development.	Retain.
																Site identified as development land for Harpur Hill	Undeveloped plot within existing industrial estate. Access and possibly servicing required. Site identified as potential Waste Site Allocation by Derbyshire County	Inward investment / new business / expansion	Access to industrial estate is	Adjacent to existing industrial estate on edge of Buxton but remote from				Speculative development unviable.  No known abnormal costs to	
Harpur Hill Industrial Area  Additional available sites with permiss	PEZ ssion outside of PEZs/ allocations (0.2ha	HPBC28	Available SUB TOTAL	0.92 0.92 Red 71.29 49.138	Red Amber	Amber Amber	Amber Undevelope	ped 100 V	Vacant B	32, B8 Brown	nfield Unknown	Access and services likely to be	e required None recen	ent	Vacant	Business Park by owner	Council.	opportunity.	poor.	main highways	Out of centre	None	No buildings on site	development.	Retain.
Land at Thornsett	Land in countryside with permission	HPK/2007/0357	Available	0.59 0.472 Red	Red Amber	Red Amber	Green n/a	100 L	Undeveloped re	esi, B2, B8 Green	nfield Within 5 years	Access, TPO, partial FZ2	Extant cons	nsent for industrial units (HPK/2007/0357	) Vacant	Implement consent	Land within the countryside but with permission for industry. Adjacent to industrial estate	Extension of adjacent industrial estate with further B2 development	Poor access	Remote - away from main settlements	Out of centre	Impacts should be managed in accordance with consent.	No buildings on site	Speculative development unlikely to be viable	nclude in Local Plan as an extension to Thomsett Industrial Estate PEZ
			SUB TOTAL  TOTAL	71.88 49.61																					
Footnote																									
	d available = no development on site or when in 100% for a fully serviced site ready for occ					ew services and roads																			
New proposals / suggestions Glossopdale																									
Olosovitalis																									
																								Unviable for speculative	
5 W 5:	Regeneration Area and draft LP	unn					1970s steel	el	Vacant	Jani B2 A4 B2	ofield .	Contembration	anning de la litte	int		Redevelop site. Application submitted for Growing Places funding to develop start up business	Derelict industrial site. Majority of site cleared. Chimney remains. Council working	Inward investment / new business potential.  Extension to neighbouring industrial estate / light	Good access to A57 via Surrey	Rear of existing industrial estate on	Edge of	Potential amenity conflict with neighbouring residentia retail and leisure. Contamination will need to be	II, Majority of buildings demolished. Funding sought to remove steel	development. Abnormal development costs include demolition of chimney and land	Nocate site for employment / employment generating uses. Some enabling
Ferro Alloys, Glossop  Central Area	allocation	HPBC39	Available	0.74 0.592 Amber	Amber Red	Amber Amber	Amber chimney	100	vacant R	Resi, B2, A1, D2 Brown	offield Over 5 years	Contamination. Steel chimney r	equires demolition None recen	eric.	Vacant	premises	with owner to help bring forward development.	industry / start up units.	offeet	the edge of Glossop town centre	Edge of centre	remediated.	cnimney	remediation	evelopment may be required to assist with viability
												Chesterie e "	der eite Oud-	_				Inuned investment						Holikalı ta ka datı	
North of A6, Bowden Lane	Countryside and draft NP allocation	HPBC42	Available	4.4 3.52 Green	Amber Amber	Green Red	Amber n/a	100 A	Agricultural A	3 Green	nfield Over 5 years	Strategic oil pipeline passes un power cables pass over site. Hi west (potential roman road)		ent	Vacant	Unknown	Draft Neighbourhood Plan allocation. Greenfield site with good access. Overhead cables and oil pipeline may restrict development opportunities.	Inward investment / new business potential.  Potential high quality site to attract growth sectors	Potential for excellent access onto A6	Prominent location on A6 bypass on edge of main market town	Out of centre	Sensitive landscaping and design required. Potential conflict with existing utilies infrastructure	No buildings on site		BD in Neighbourhood Plan. Potential high quality but with landscape impact. Further investigation of utilities infrastructure required
													Defined 5	heavy goods vehicle turning area			Owner wishes to expand from neighbouring site which is current designated as a Major Developed Site in the Green Belt. Site included within a wider draft	Modest B2 expansion to support existing		Remote location away from main				Unlikely to be viable for speculative development but owner/occupier	
Bridgeholme Industrial Estate extension	Green Belt and draft NP allocation	HPBC43	Available	0.25 0.25 Red	Red Amber	Amber Red	Red n/a	100 A	Agricultural B2	Green	offeld Over 5 years	Green Belt. Poor access. Possi	ble contamination (HPK/2003)		Vacant	Develop site to expand business	employment allocation identified in Neighbourhood Plan (also includes HPBC24)		Very poor access	settlements	Out of centre	Conflict with Green Belt designation	No buildings on site		TBD in Neighbourhood Plan. Amendment to Green Belt boundary required.
Buxton																									
														n of buildings (DET/2013/0009),				Inward investment / new business potential. Former bottling plant has vacated site as us is	Direct access on to A53.			Continuation of previous industrial use would conflict		Speculative employment development unlikely to be viable. Higher value uses required as part of	
Former Nestle site	Town Centre Regeneration Area	HPBC44	Available	0.217 0.217 Amber	Green Amber	Amber Amber	Amber n/a	10 \	Vacant (formerly B2) A	k1, train station and resi Brown	nfield Over 5 years	Adjacent to listed building. High required to accord with SPD	quality design Foodstore,	, mixed commercial and student tion (HPK/2011/0534) withdrawn	Vacant	Redevelop site	Former bottling plant. Buildings demolished. Opportunity to improve station road area in line with SPD		Adjacent to train station and bus	Town centre location	Town centre	with aspirations to improve Station Rd environment in line with SPD	Buildings being demolished	mixed-use scheme to support B1 office	nclude office development within a mixed-use designation for the site.
																								Speculative employment	
Spring Cardena art-	Town Centre Regeneration Area	HPBC45	Availahla	0.2	Green	Ambar	Amber	1-	Public car park A	k1	fold O	High quality design required to Levels issues. Need to maintain	accord with SPD. Supermarks	ket, retail, office, hotel parking 9/0177) with-frawn	HDBC	Helman	Town centre car park with scope for development. Opportunity to improve station road area in line with SPD. Parking provision should be maintained	Inward investment / new business potential. Scope for some office use as part of a mixed- use scheme	Direct access on to A53. Adjacent to train station and bus	Town contro localis-	Town contro	Sensitive design required in line with SPD	No huidings on cit-	development unlikely to be viable. Higher value uses required as part of mixed-use scheme to support B1 office	nclude office development within a mixed-use designation for the site.
Spring Gardens car park	. Sim Genue Regeneration Area	nrau45	AvaidOlti	v.z v.2 Amber	Amber Amber	Ansuer Amber	n/a	10 F	. June var park A	Brown	dru Over 5 years	consisted to maintain	ni <sup>2</sup> K/2U09)	, without the	n IFDU	UNATURE	and the second provision second premaining provisions second be maintained	W VARIANTS		Town centre location	Town centre		No buidlings on site	Consultation desired	and the principal within a museuruse designation for the Sile.
Mohare	Countrields and death I D. T	UDBO4**	Augistis	52	Red	Green	Amber		naviaul*	22 80	stold -	Land scape impact. Gas pipletin	ne and PROW No applicat	ations. Part of former employment for major single user (1998 Local Plan)	Manage	Unicour	Land identified by Nestle Waters Ltd as location for possible future extension.  Located with a former employment allocation in 1998 Local Plan. Consideration of landscape impact needed.	Land to enable potential future expansion of	Good highways access to nearby A6. Limited pedestrian, cycling or public transport access	Close to A6 and established industry but relatively remote from town centre	Out of capter	l and come investor in	No hui	Specultaive development unlikely to be viable. However, site likely to come forward when Nestle require additional land	Weeds site
Waterswallows allocation	Countryside and draft LP allocation	нивС47	Available	5.2 5.2 Amber	Green	Amber	n/a	100 a	agnoutural B2	sz, tit Green	meld Over 5 years	cross southern end of site			vacant	uriknown	landscape impact needed.	Nestle Waters bottling and distribution operation	Public adrisport 8008SS	pocretatively remote from town centre	Jul of Centre	Land scape impact to be addressed	No buidlings on site	additional land	viocate Sile
													associated access off t	on of a water bottling plant and d storage areas together with a new the A6, internal roads and a								Conflict with ancient monument, woodland, ecology,			
Cowdale Quarry	Countryside	HPBC48	Available	12.2 9.76 Red	Red Amber	Amber Red	No buildings Amber capable of r	gs \\frac{100}{9}	Vacant (former quarry) re	esi, quarrying Green	offeld Over 5 years	Impact on scheduled monumen Park boundary. Poor access. A	t. Close to National ncient woodland heritage/clir refused. (HI dismissed.	limbing centre (HPK/2010/0380) - HPK/2011/0182) - refused. Appeal	Vacant	to develop site as a bottling plant. Application	Former quarry. Two application for bottling plant for Rockhead Water refused. Subsequent appeal upheld on grounds of impact on scheduled monement arising from development and access.	Potential site to enable bottling of Rockhead Mineral Water	Very poor access to A6	Close to A6 but relatively remote from town centre	Out of centre	landscape. Appeal decision determined that all excep impact on ancient monument were addressed satisfactorily as part of application	t No buildings of use on site. Historic quarry buildings remain	Speculative employment development unlikely to be viable.	Do not allocate. It has not been demonstrated that access to the site can be rovided without an unacceptable impact on an ancient monument
									T	Γ								Inward investment / new business potential.							
i i												Prominent site - high quality de:	sign required, No applicat	ation. Site previously considered for		Develop site as a local centre (minor A1, D1, D2, A3, A4) to support potential adjacent housing	1990's. Land owner wants to develop as a local centre e.g. retail and services.	Potential high quality site for business. Scope fo small scale B1 as part of local centre	Potential for good access onto	Close to A515 and established		Consideration needed of impact on possible roman		Speculative development unviable.	nclude small allowance for office development within a mixed-use /local
Foxlow Farm	Countryside and draft LP allocation	HPBC49	Available	2 0.2 Amber	Red Amber	Green Amber	Red N/a	10 a	agricultural 4	A1, B2, B8 Green	nfield Over 5 years	roman road	allocation in	in 1998 and 2005 Local Plan	Vacant	development.	High quality design essential	designation.	A515	industry but remote from town centre	Out of centre	road and landscape	No buildings on site	Owner has alternative aspirations	entre designation for the site.

Local Plan Site Name	Planning Status	NLP Ref/s	Available / developed (a)	Gross Size (Ha) Net Size (Ha) (b)	Site Access	Location	Quality of site /	Likely market demand	Status of site	Availability of site	Age of Building	Land available (%)	Currentuse	Adjacent uses	Greenfield brownfield	Availability / timeframe (where known)	Constraints (where known)	Planning history	Occupier (single or multiple)	Owner aspirations
Glossopdale																				
Waterside, Hadfield	Allocation	NLP153	Developed	1.6	Amber	Amber	Amber	Amber	Green	n/a	n/a	n/a	B2, B8	b2/b8	Brownfield	n/a	FZ3a along river bank	Consent for waste transfer granted in 1992	Beesons, Regency Group Ltd  JD Williams, Regency Kitchens, Birchfield	Regency Group Ltd - business looking to expand
Waterside, Hadfield Waterside, Hadfield	PEZ PEZ	NLP38 HPBC34	Developed  Available	11.49	Amber 8 Amber	Green Green	Amber Amber	Red Green	Green Green	n/a Green	1980s/90s/2000s	n/a 100	B2/B8	B1/B8 & resi B2, B8	Brownfield Brownfield	n/a Immediately	None known  Existing building to be demolished	None major. Adjacant plot has consent for redevelopment  Consent for high bay warehouse renewed in 2010 (HPK/2010/0064)	Sheet Metal, Esmanco Engineering, BB Car Sale MOT Garage, JD Williams	JD Williams - implement consent for warehouses  Redevelop site in accordance with consent
	Allocation /PEZ with mixed-use																	Outline consent for mixed use housing / B1 employment. 0.5ha relates to employment only -		Develop site in accordance with consent upon
Bridge Mills, Tintwistle	consent	HPBC33	Available	3.09 0.1	5 <mark>Amber</mark>	Amber	Red	Amber	Green	Red	n/a	15	Undeveloped	b2/b8, resi	Brownfield	Within 5 years	Contamination, made ground	1394m2 (HPK/2011/0493)	Vacant	reserved matters approval
Glossop Road, Gamesley	Allocation	NLP059	Available	1.79 0.0	8 Red	Red	Amber	Red	Red	Red	n/a	100	) Vacant	resi, industrial, countryside	Greenfield	n/a	Access & services required. Potential contamination on former railway sidings. Dependent on gap funding	Consent granted for housing development across northern half of employment allocation (HPK/2012/0026)	Vacant	Development for housing along with adjoining land
Wren Nest Road, Glossop	Allocation	NLP122	Available	2.5 1.1	5 Amber	Green	Red	Red	Amber	Green	n/a	100	Undeveloped	b2, resi, retail	Greenfield	Over 5 years	Possible problems of artesian water and topography. North west corner of site is steeply sloping.	None	Vacant	Develop site for industry, employment, commercial sport or leisure
Brookfield Industrial Estate, Glossop	PEZ	NLP33 & 34	Developed	11.81	Green	Green	Amber	Amber	Amber	n/a	1980s/90s	n/a	B1, B2, B8	B2/B8/ resi	Brownfield	n/a	FZ2. Some poor quality units	Consent for to redevelop car show room for A1, A3, D1 & D2 (HPK/2013/0162)	Glossop Caravans, Northern School of Plastering & Partitioning, BP, Alm Engineering, Peli, Wizzdom, Eschmann Textures, Tann UK	Unknown
Dinting Lane Industrial Estate, Glossop	PEZ	NLP35	Developed	1.46	Amber	Amber	Amber	Red	Amber	n/a	Mix of 1940s and newer premises	n/a	B2, B8, trade counters	Resi	Brownfield	n/a	Some poor quality units	None major	Unitrack powderflight, Corpack, Hague Electrical, The Diet Plate, M&M Limos, 1st AAB Aerial, High Peak Workwear, Alan H Schofield VW Restoration, Conway & Son	- 9Unknown
Dinting Lodge, Glossop	PEZ	NLP36	Developed	6.64	Amber	Amber	Amber	Amber	Amber	n/a	Mix	n/a	B2/B8	B2/B8 & resi	Brownfield	n/a	FZ3 along river bank	Consent to extend industrial building to provide an extra 12160 m sq (HPK/2009/0496). Under construction	Carpenters PLC	Extend premises in accordance with consent
Dinting Vale Industrial Estate, Glossop	PEZ	NLP37	Developed	3.01	Amber	Amber	Amber	Amber	Amber	Amber	1800/1900,s	100	B2/B8	B2/B8 & resi	Brownfield	Over 5 years	FZ3 on much of site. Poor condition of buildings. Junction improvements on to A57 may be required. Historic mill buildings	Application for a waste transfer station on part of site withdrawn in 2008 (CON/2008/0028). New boundary treatment and access (HPK/2012/0663)	Garden Structures and Timber Supplies, NDC, Autopep, Springvale Insulation	Investment in employment premises. Alternative uses difficult due to flood risk
Dover Mill, Glossop	PEZ	NLP28	Developed	1.14	Green	Amber	Amber	Amber	Amber	n/a	1900s	n/a	B2	b2, resi, National Park	Brownfield	n/a	Old buildings. Partially within FZ2	None major or recent	Moorfield Industries, Lister Equipment Ltd	Unknown
																		Name of the state	Lynton Trailers, Cell Ltd, LDL Compondents, Esimon Architectural, Plumbfit, Just Add Water Sports, TH	
		NLP38A	Developed	7.4	Green	Amber	Green	Green	Green	n/a	2000s	n/a	B2/B8, sui generis	B2/B8	Brownfield	n/a	None known	Numerous implemented consents for business/industry	Plastics, Sunmed International, Pressure	Sell / let business /industrial premises
	PEZ	HPBC30	Available	2.84 2.84	Green	Amber	Green	Green	Green	Amber	n/a	100	Undeveloped	B2/B8	Brownfield	Immediately				
	PEZ	HPBC31	Available	0.54 0.54	Green	Amber	Green	Green	Green	Amber	n/a	100	Undeveloped	B2/B8	Brownfield	Immediately				
	PEZ	HPBC31a	Available	0.79 0.79	Green	Amber	Green	Green	Green	Amber	n/a	100	Undeveloped	B2, B8	Brownfield	Immediately		Consent for a business / industrial park for B1, B2 B8 use (HPK/2004/0614). Partially implemented or other plots.	Vacant	Sell / let land for business / industry
Etherow Industrial Park, Hadfield (Rossington Park)	PEZ	HPBC35	Available	0.0	Green	Amber	Green	Green	Green	Red	n/a	100	Undeveloped	B2/B8	Brownfield	Within 5 years	None known	Outline consent for busines park. Expired consent for hotel, B1 and live/work units	Vacant	Develop site and adjoining white land for housing
Hadfield Mill, Padfield	PEZ	NLP31	Developed	221	Red	Red	Amber	Red	Amber	n/a	1900s	n/a	B2, sui generis	Resi	Brownfield	n/a	Local highways. Historic mill buildings	Extension to factory (HPK/2007/0463)	Glossop Cartons, Car Care Centre, David Oldham Motors, SAABtec, Esquire Glass	Glossop Carton wish to relocate and develop their land for alternative uses to fund the move.
Hawkeshead Mill, Old Glossop	PEZ	нРВС36	Available	0.94 0.752	2 Red	Red	Red	Red	Green	Red	1800s	100	B2, derelict, resi	Resi	Brownfield	Unknown	Access, poor condition of historic mill building	Demolition of mill and erection of 34 dwellings (refused - HPK/2012/0537)	Vacant	Redevelop old mill site for housing.
Hawkeshead Mill, Old Glossop	PEZ	NPL077	Developed	0.49	Red	Red	Red	Amber	Green	n/a	1900s	n/a	B2	Resi	Brownfield	n/a	Access	None recent	Howard Town Brewery. GH Winterbottom Ltd	Unknown
																		No recent consents. Interim Planning Statement		
Howard Town Mills (Woods Mill)	PEZ	NLP39	Available	2.54 2.03	3 Amber	Green	Red	Red	Amber	Red	1800s	100	Vacant (formerly B2)	Retail, retail, leisure and residential	d Brownfield	Over 5 years	Conservation Area. Multiple ownerships. FZ3/2 or parts of site, poor condition of mill buildings, potential contamination, high development costs	nand Concept Statement adopted by HPBC to facilitate mixed-use redevelopment (resi, retail leisure, business use)	Vacant	Mixed-use redevelopment
Logwood Mill, Glossop	PEZ	NLP32	Developed	3.7	Amber	Amber	Amber	Red	Amber	n/a	1900s	n/a	B2	Resi, retail, B2/B8	Brownfield	n/a	Flood Zone 2 in parts	None recent.	Lancashire Chemicals, AccuTest, Joe Barber Plumbing Merchants	Lancashire Chemicals - improve on site storage (June 2013). Previous interest in housing redevelopment (2012)
Shepley Street, Old Glossop	PEZ	NLP27	Developed	4	Amber	Amber	Amber	Amber	Amber	n/a	1960s	n/a	B2	Resi	Brownfield	n/a	Local highways. FZ2 and 3 on parts of site	Demolition of industrial buildings and development		Remain on site. Provide additional staff parking
Shepley Street, Old Glossop	PEZ	HPBC37	Available	0.44 0.44	4 Amber	Amber	Amber	Amber	Amber	Red	1960s West - 1980s, 1990s, East	100	B2	resi	Brownfield	unknown	Owner aspirations - planning consent for housing		Firth Rixon Superalloys	Redevelop for housing
Surrey Street, Glossop	PEZ	NLP26	Developed	5.55	Amber	Green	Amber	Amber	Amber	n/a	1800/1900s	n/a	B2, D2	Resi, retail, leisure	Brownfield	n/a	Issues with culvert to east of site.	None recent or major	Kingspan, The Unit Gym, Broban, HPBC, Fast Pac, TJM Services, Juniper Training	Unknown
																		Erection and siting of portable storage building.		
																		Approved. (HPK/2006/0854). New portable industrial unit for de pollution of end of lift vehicles (reclacing previous building). Approved.	Kabetex, TC Engineering, Quinlan Autos, Mark Fararr Metali Recycling, Fararrs	
		HPBC1 (west of A624	Developed	2.78	Amber	Amber	Amber	Amber	Amber	n/a	1900s, 2000s	n/a	B2	Resi,	30% greenfield, 70% brownfield	n/a	FZ2/3 along brook, culverts, potential contamination.	warehousing and distribution of goods (HPK/2009/0559)	Tyres, Glossop Screenprint, Walmsley Windows	Unknown
		HPBC2 (west of A624	Available	1.68 1.34	4 Amber	Amber	Red	Red	Amber	Amber										
																		Demolition of buildings and construction of 105		
		HPBC3 (east of A624	) Available	1.24 0.992	Amber	Amber	Red	Red	Amber	Amber	1900s/1800s	100	Vacant (formerly B2)	Resi, B2	Brownfield	Over 5 years	FZ2/3 along brook, culverts, poor condition of mill buildings, highways improvements required, potential contamination. TPO to north	dwellings (including conversion of former office building) and 1660 m2 B1 (HPK/2013/0053 - Refused - APPEAL PENDING	Vacant	Mixed-use redevelopment - housing and employment
																		Excellent of postal industrial and the		
Turker	057	HPBC38			Ambar	Anto	Anto	Amber	Amber	nía	1800s, 1980s	-1-	D2		B		Deer jungling 40%	Erection of portal industrial unit. Decision pending (HPK/2011/01/20). Outline application for residential. Refused (HPK/2004/0596). Appeal dismissed. Extension to existing industrial unit. Approved. (HPK/2008/004). Single storey office extension. Approved. (HPK/2008/0183)	Mallon Cores Code S	Liebrouen
Turnlee/Charlestown road	PEZ	i = BU36	, peveropéd	0.44	rundet	rinider	relibel	riner	under	ina	10005, 19805	rina	DO	B2, resi	Brownfield	n/a	Poor junction onto A624		Mellors Garage, Garie Bevan Coatings  Glossop Caravans, Travis Perkins, Apex Self Storage, Mr Clowns, GDL, Evade	Control (LAWE)
Woolley Bridge Road, Hadfield  Chisworth Works, Chisworth	PEZ Major Day, GB	NLP29830	Developed	6.5	Green	Amber	Amber	Amber	Amber	n/a	1900s, 2000s 1800s, 1900s	n/a		B2, resi	Brownfield	n/a	FZ3 / 2 on much of site  Green Belt, poor condition of buildings, potential contamination, conservation area, poor access	Extension to factory to provide a packing area approved (HPK/2008/0154)  None major or recent. Application to convert 5 adjacant cottages to form 10 dwellings in 2009 withdrawn (HPK/2009/0248)	Martial Arts, Dynamite Dance, KCM Packaging, KPJ Recruitment	Unknown
Chisworth Works, Chisworth  Holehouse Mill, Chisworth	Major Dev. GB  Major Dev. GB	HPBC4	Developed	0.43 0.43	Red	Red	Amber	Amber	Red	n/a	1800s, 1900s 1800s, 1900s	n/a	Vacant (formerly B2) B2	resi	Brownfield  Brownfield	n/a	contamination, conservation area, poor access  Green Belt, adjacant to conservation area. Historimit buildings. Contamination		Vacant Prisma Colour	Dispose of site  Mixed-use redevelopment to enable relocation of business
													Recording					Implemented consent for residential (HPK/2004/0765). Numerous amanedments		
Kinderlee Mill, Chisworth  Central Area	Major Dev. GB	HPBC6	Developed	0.64	n/a	n/a	n/a	n/a	n/a	n/a	1800s, 2000s	n/a	Recently redeveloped for residential	resi	Brownfield	n/a	Green Belt, FZ3	(HPK/2004/0765). Numerous amanedments including HPK/2010/0644. Under construction	Under construction	Housing development
																	Access required. Part of site is statutory allotmen land. Part is current occupied. It cannot be developed until alternative provision in public	ı		Parish Council would like to dispose of land for
	Allocation	NLP101	Available	2.2 1.3	Green	Amber	Green	Green	Green	Red	n/a		Undeveloped Under construction	B2, B8	Greenfield	Over 5 years	ownership is found to the satisfaction of the SoS under section 8 of the Allotments Act 1925.	(HPK/0002/9511)  Consent granted for new industrial building	Vacant	business / industrial use when alternative public allotment land is made available.
1	PEZ	NLP100	Developed	0.44	ureen	Amber	Amber	ureen	oreen	Green	n/a	100	for B2	B2, B8	Greenfield	n/a	None known	(HPK/2013/0254) - under construction	To be occupied by Street Crane	Develop and occupy new industrial unit

	PEZ	NLP102	Developed	2.2	2	Green	Amber	Amber	Green	Green	n/a	2000s	n/a	B2, B8	B2, B8	Brownfield	n/a	None known	Consent for an additional solvent store (HPK/2008/0026)	Kelsa, Peak Dale Molecular, Natural Stone Surfaces Ltd	Unknown
	PEZ	HPBC40	Available	1.5	12	Green	Amber	Amber	Amber	Amber	Red	1900's	10	0 B8	resi, B2, B8	Brownfield	Over 5 years	Adjacent to conservation area. Partial FZ3	Application for housing refused (HPK/2013/0225)	Lomas distribution, High Peak Buses	Develop site for housing upon consent
		11 5040	ATTORNOOD .	1.0								10000	10		100, 02, 50	Civilinos	orei o yearo				
Sheffield Road / Townend, Chapel-en-le-	PEZ	NLP03	Developed			Cman	Amhar	Croon	Cross	Ambor	nin	1000-		B2, B8	22	Brownfield	-1-	Partial FZ3a	None recent	Derbyshire County Council, Chapel Tool	
Files	PEL	NLPU3	Developed	2		Gleen	Alliber	Green	Gleen	Alliber	100	1900s	tiva	52, 50	DZ	brownneid	IVA	Falsa F23a		THE	Unknown
		HPBC8	Developed	1.68	3	Green	Amber	Green	Green	Amber	n/a	1990s/2000s	n/a	B2/B8	limited resi, B2, B8	Brownfield	n/a	Possible discharge constraints	Implemented consents for warehouse and offices (HPK/2003/0734), new industrial units (HPK/2006/0537 and HPK/2004/0350) and change of use to vehicle repair facility (HPK/2008/0102)	Williams (HS) Ltd, Fibracon, Kenyon MOT and Servicing, Simbal Ltd, Motox. Royal Mail	Maintain business development
		HPBC7	Available	0.22	0.22	Green	Amber	Green	Green	Amber	Green	n/a	10	O Attenuation pond	B1, B2, B8	Brownfield	Immediately	None known	Consent granted for underground surface water attenuation tank (HPK/2009/0412). Consent for new industrial unit (HPK/2010/0360)	Vacant (to be occupied by Fibracon)	Develop industrial unit
																		Possible discharge constraints, access and	Unimplemented consent for industrial units (plot 7 and 8) (HPK/2008/0134) on part of site. Expired		
		NLP005	Available	3.73	3 3.00	Green	Amber	Red	Green	Amber	Amber	n/a	100	Undeveloped	B1, B2, B8	Greenfield	Within 5 years	Infrastructure required	consent for industrial units on remainder	Vacant	Develop industrial units  Owner resides on site currently but is willing to
	Allocation	NLP034	Available	1.32	2 1.1	Green	Amber	Red	Green	Amber	Red	mixed	10	Residential / 0 agricultural	B1, B2, B8	Greenfield	Over 5 years	Ownership. Residential development. Access and services required	Change of use of barn to dwelling refused. (HPK/2003/0393)	Residential occupant only	consider offers for land. Considers that high value commercial would be appropriate.
																			Change of use of part of existing units to form 4 dwellings (withdrawn) (HPK/2004/0166). Consent for demolision of lean to extension to enable		New build offices and site improvements funded by
Bowden Lane, Chapel-en-le-Frith	PEZ	NLP02a	Developed	0.6	5	Green	Amber	Green	Green	Amber	n/a	190	0 n/a	B2	resi, B1, B2, B8	Brownfield	n/a	Conservation Area, partial FZ3	construction of offices.	Kelsa Truck Products	realease of part of site for housing.
																			Implemented consent for new access, including bridge (HPK/2009/0705). Implemented consent for		
Garrison Works, Thomsett	Allocation	NLP15A	Developed	0.4		Red	Red	Amber	Red	Amber	n/a	n/a	n/a	B2	resi	Brownfield	n/a	Access	installation of HGV wash (HPK/2002/0785).	Crabtree	Unknown
Thornsett Industrial Estate	PEZ	NLP15	Developed	3.57	,	Red	Red	Amber	Red	Amber	n/a	mixed	n/a	B2	resi	Brownfield	n/a	Access. Some poorer quality buildings	Consent for solar panels (HPK/2011/0494). Implemented consent for change of use for warehouse to office and factory (HPK/2009/0547).	Alken Engineering	Allied Irish Bank - dispose of property
Bingswood Industrial Estate, Whaley Brid	Ige Allocation	NLP028	Available	1	1 0.8	3 Red	Amber	Red	Amber	Amber	Red	n/a	10	0 Undeveloped	B1, B2, B8, A1	Brownfield	Over 5 Yrs		None major or recent	Vacant	Dispose of site
Bingswood Industrial Estate, Whaley Brid	ige PEZ	NLP14	Available	3.89	3.112	Red	Amber	Red	Amber	Amber	Red	1800s/1900s/199 s	10	0 B2, B8	Resi	Brownfield	n/a	Access. Historic mill buildings. Bridge over River Goyt required. Insufficient funding available. Partis FZ2. Possible contamination. Multiple ownerships	Consent for four starter warehouse units (HPK/2010/0671)	Multiple, including; Paintmaster, Minibus Options, JS Burgess Engineering, Rainford Models, ESI	Tasco LLP - Comprehensive mixed-use redevelopment
	Allocation	NLP53	Available	0.5	5 0.4	4 Amber	Amber	Red	Amber	Amber	Amber	n/a	10	Car parking /	B1, B2	Brownfield	Over 5 years	Current policy restriction for B1 use only. Access road is constrained. Partial TPO	Expired consent for single industrial unit	Shared car parking for industrial estate	Develop site for housing and tourist accomodation to facilitate redevelopment of industrial premises.
																	,				
	PEZ	HPBC41	Available	1.22	2 0.488	3 Amber	Amber	Amber	Amber	Amber	Amber	1800s, 1900s	4	0 B2	B1, B2, resi	Brownfield	Over 5 years	Access road is constrained. Partial F22. Mill buildings.	None recent	Multiple, including; HPBC, Pearwalk, Cadtek	Improve industrial estate, including redevelopment of some buildings
																	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,				
Furness Vale Industrial Estate	PEZ	NLP05	Developed	1.1	1	Amber	Amber	Amber	Amber	Amber	n/a	1990s	n/a	B1, B2, B8	limited resi	Brownfield	n/a	Access road is constrained	None major or recent Implemented consent for public house	Trident Foams Ltd	Unknown
	PEZ	HPBC9	Developed	0.47	,	Green	Amber	Green	Red	Red	n/a	2000s	n/a	A3	n/a	Brownfield	n/a	Site developed as a public house	Implemented consent for public nouse (HPK/2007/0694)	Marston's Inns and Taverns (Fallow Deer)	Public house operation
																			Application for Aldi foodstore under consideration (HPK/2013/0484). Outline consent for highway service area (hotel, petrol filling station, restaurant,		
	PEZ	NLP001	Available	1.72	2 1.376	Green	Amber	Green	Green	Green	Amber	n/a	10	0 Undeveloped	A3, B2, B8	Brownfield	Over 5 years		retail kiosk) (HPK/2004/0162). Reserved matters consent for access road (HPK/2007/0079). Part of includes part of expired consent for 9 B1 units (HPK/2008/0115)	Vacant	Dispose of site
																		Topography. Adjacent to Peak Forest Tramway.	Expired consent for warehouse and offices		
A6 Link Road, Chapel-en-le-Frith	PEZ	NLP002 NLP01	Available  Developed	0.26	0.26	Green	Amber	Red Green	Amber Green	Red Amber	Amber n/a	n/a 1990's/2000's	n/a	0 Undeveloped B2/B8	B2, B8 B2/B8	Greenfield Brownfield	Over 5 years	Small plot with dense tree / vegitation coverage.  None known	(HPK/0003/2866)  None major or recent	Vacant Crimped Paper	Unknown
																			Consent for demolition of fire damaged building and		
Birch Vale Industrial Area	PEZ	NLP16	Available	4.4	3.52	Red	Red	Amber	Red	Amber	Red	mixed	n/a	B2, vacant	resi	Brownfield	Over 5 years	Local highways. Partial FZ2/3. Fire damaged buildings cleared but hardstanding remains	replacement with modern structure and outbuildings (HPK/2010/0084)	Stirling Lloyd, Dow Hyperlast	Residential led mixed-use redevlopment with retained R&D facility
																			Demolition of existing store and construction of steel framed metal clad workshop / store	Clover Chemicals, Small Car Company, Country Attire, DJS Research, Forgefix, Nutri Ltd, Labels Plus, MPE UK Ltd, Pac Pro Ltd, Shannon R&D, Vak Conveying	
Botany Works, Whaley Bridge	PEZ	NLP13	Developed	6.1		Red	Amber	Green	Green	Amber	n/a	mixed	n/a	B2	resi	Brownfield	n/a	Site access/egress	(HPK/2006/0500)	Systems	Unknown
Forge Mil, Chinley	PEZ	NLP052	Available	7.42	2 0.8	Red	Red	Red	Red	Amber	Red	n/a	1	Derelict (formerly B2)	resi	Brownfield	Within 5 years	Access, partial FZ3a, potential contamination.  Adjacent to Peak Forest Tramway and Green Belt	Outline consent for 182 dwellings, upto 1672m2 B1, and D1	Vacant	Mixed-use redevelopment
Halisteads (east), Dove Holes	PEZ	NLP11	Developed	1.54		Green	Amber	Green	Amber	Amber	n/a	1950s, 1960s, 1990s	n/a	B1, B2, sui generis (garage)	resi	Brownfield	n/a	None known	Implemented consent for change of use from retail to council offices (CON/2009/0013)	Nomow, High Peak Buses	Unknown
Halisteads (west), Dove Holes	PEZ	NLP12	Developed	0.89	9	Green	Amber	Amber	Amber	Amber	n/a	1980s, 1960s	n/a	B2	resi	Brownfield	n/a	None known	Consent for additional bay to spray house booth (HPK/2005/0785)	Leander Architectural, Fletchers Bodyshop, Dove Tyres, Peak Dale Saddlery Prestige Wheels, Rotational Mouldings Ltd	Unknown
Knowles Industrial Estate, Furness Vale		NLP06	Developed	1.79		Red	Red	Amber	Amber	Amber	n/a	1980s	n/a	B2	resi	Brownfield	n/a	None known	None major or recent  Consent for single storey warehouse	RS Autos  DMC Distribution, LeSports, Datum	Unknown
Land off Church Road, New Mills	PEZ	NLP09	Developed	1.14		Red	Amber	Amber	Amber	Amber	n/a	1980s	n/a	B1, B2, B8	A1	Brownfield	n/a		(HPK/2010/0573)  Retention of 2 storage silos and erection of 6 new	Technology, Focal Design	Unknown
Manchester Road, Tunstead Milton  New Mills Road, Hayfield	PEZ PEZ	NLP17	Developed Developed	0.35		Red Amber	Red	Amber Amber	Red	Amber Amber	n/a n/a	1900s 1900s	n/a n/a	B2 B2, sui generis	resi	Brownfield Brownfield	n/a n/a	None known None known	silos (HPK/2009i0132)  None major or recent	Garie Bevan Coatings, JE Morton Ltd Hallam Brothers, Grade A Components	Unknown
		HPBC11	Available	1.1	0.88	8 Red	Amber	Red	Amber	Amber	Red	Site cleared	10	Derelict (formerly B2, 0 B8)	B2	Brownfield	Over 5 years	Restricted access but right of way across train station car park. Right of way across footbridge th bisects site must also be retained.	Refusal - 56 affordable houses and 5 open market terraced houses. (HPK/2006/0691)	Vacant	Develop site for residential / retail
		HPBC10	Developed	0.82		Amber	Amber	Amber	Amber	Amber	n/a	1900s, 1990s	n/a	B2, B8, D2	resi	Brownfield	n/a		Change of use from werehouse to boxing gym (HPK/2006/0175)	Chalkers, Jungle Monkey, Philip Whitfield	·
				5.52																	
		HPBC32	Available	0.62	0.496	Amber	Amber	Red	Red	Amber	Red	1800s	10	g B2, vacant	B2, canal	Brownfield	Over 5 years	Parts of site are difficult to access. Poor quality of	None major or recent	Majic Rental Services	Redevelop site for housing
Newtown Station (Redmoor Mill/Brunswic Newtown (Grove Mill)	*NPEZ PEZ	NLP094 NLP10	Developed Developed	4.56 1.1		Amber Amber	Amber Amber	Red Red	Red Red	Amber Amber	n/a n/a	mixed mixed	n/a n/a	B2, B8, D1 B2	resi, B2	Brownfield Brownfield	n/a n/a		None major or recent	Multiple Neiman Packaging	Unknown
	1			0.27	7 0.27	Red	Red	Amhar	Amhar	Amhar	Red	1800s, 1900s		0 B2	resi	Brownfield	Unknown	FZ2, 3, Conservation Area	Consent for conversion of mill to form 6 apartments and erection of 9 mews dwellings (HPK/2013/0293)	Woodside Garage -west mill, vacant (formerly AIM Engineering) - poet mill	Redevelop for housing (east mill)
Splam Mill Moust Alli-	PE7	NI Priga			0.21		100	remodi	runuer .	- muer		,us, 1900S	10		- som	ocommeted.	on as no Mil		Partial demolition and improvements	, ageneenergy - cost mile	
Salem Mil, New Mils	PEZ	NLP099	Available			Green	Amher	Amhar	Amber	Amher	n/a		n/e	B2		Brownfold	n/a		(HPK/2012/0454)		Investment to improve employment premises
Salem Mill, New Mills	PEZ	NLP099 NLP04	Available Developed	7.99	)	Green	Amber	Amber	Amber	Amber	n/a		n/a	B2		Brownfield	n/a	Buildings in need of investment. Noise and odour	(HPK/2012/0454)		Investment to improve employment premises
Selem Mill, New Mils Soversign Mils, Chapel-en-le-Frith	PEZ PEZ		Developed  Available			Green Green	Amber	Amber Amber	Amber Amber	Amber	n/a Red	1900s	n/a	B2 0 Vacant	resi	Brownfield  90% brownfield	n/a		(HPK/2012/0454)	Federal Mogul	Investment to improve employment premises  Implement housing consent with developer
		NLP04	Developed  Available  Developed	7.99	2 4.096	Green Green Red	Amber  Amber  Amber	Amber  Amber	Amber Amber Red	Amber  Amber	n/a Red n/a	1900s 1960s	n/a 10	B2 Vacant B2, B8	resi		n/a	Buildings in need of investment. Noise and odour associated with current use is promiematic for neartry residents. Potential contamination.	(HPK/2012/0454)		Implement housing consent with developer Uhlanown
Sovereign Mills, Chapel-en-le-Frith	PEZ	NLP04 HPBC13	Developed  Available  Developed  Developed	7.99 5.12	2 4.096	Green Green Red	Amber  Amber	Amber Amber	Amber  Amber  Red	Amber  Amber	n/a Red n/a		n/a 10		resi resi	90% brownfield	n/a n/a	Buildings in need of investment. Noise and odour associated with current use is promiematic for neartry residents. Potential contamination.	(HPK/2012/0454)  Approval for 160 dwellings (HPK/2012/0406)  None recent or major  Consent existed in 2006 for a new access med	Diworth and Morris, Church Lane Autos  Eagley Plastics, Vinyl Compounds, Vinyl	Implement housing consent with developer

Watford Bridge Industrial Estate, New M	Wils PEZ	NLP07	Developed	3	Red	Amber	Amber	Amber	Amber	n/a	1970s and 1900s	n/a	B2, partially vacant	resi	Brownfield	Unknown	Partial FZ3b, 3a and 2. Poor condition of some buildings	Retrospective application approved for silo loading frame and storage area (HPK/2011/0075). Extension to industrial unit (HPK/2007/0467)	JE Jones	Let property for business use (units on market)
Bate Mil, Thornsett	Major Dev. GB	HPBC16	Developed	0.28	Red	Red	Amber	Amber	Red	n/a	1900s	n/a	B2, sui generis	resi	Brownfield	n/a	Major Developed Site in the Green Belt, partial FZ3a	None major or recent	Bate Mill Trade Centre	Unknown
Old Fire Station, New Mills	Major Dev. GB	HPBC17	Developed	0.14	Amber	Amber	Amber	Amber	Red	n/a	1900s	n/a	B8, resi	resi	Brownfield	n/a	Major Developed Site in the Green Belt	Approval for security fence (HPK/2003/0551)	HPBC	Unknown
Hague Bar Works, Hague Bar	Major Dev. GB	HPBC18	Developed	0.5	āmhar	Amher	Amhar	Amhar	Red	n/a	1900s	nla	B2	resi	Brownfield	0/9	Major Developed Site in the Green Belt	Refusal for 14 dwellings (HPK/2003/0457)	Tec Ties, Applied Industries Ltd	Unknown
The Haulage Yard, Furness Vale	Major Dev. GB	HPBC19	Developed	0.42	Green	Green	Amber	Amber	Red	n/a	mixed	n/a	B2, D1	resi	Brownfield	n/a	Major Developed Site in the Green Belt		First Steps Nursery, Fix Auto	Unknown
																	Major Developed Site in the Green Belt, restricte	4	AC Workwear, Ringstones Equestrian Supplies, Pathdale Systems, Micrarium	
Ringstones Industrial Estate, Bridgemon	nt Major Dev. GB	HPBC20	Developed	0.47	Amber	Amber	Amber	Amber	Red	n/a	1800s, 1900s	n/a	B2, B8	resi	Brownfield	n/a	access	None major or recent	Enterprises Ltd, Hill & Sons	Unknown
Britannia MII, Buxworth	Major Dev. GB	HPBC21	Available	1.57 0.9	94 Amber	Red	Red	Red	Red	Red	1800s, 1900s	100	B2, B8	resi	Brownfield	Unknown	Major Developed Site in the Green Belt, partial FZ3a, partial TPO, access	None major or recent	Masons Garage, remainder used for oper storage	n Develop site for housing / tourism
Bugsworth Basin, Buxworth	Major Dev. GB	HPBC22	Developed	3.47	Red	Amber	0.4		0-4	-6-		-1-	Canal basin	resi, A4	Brownfield		Major Developed Site in the Green Belt, Scheduled Ancient Monument, Conservation Area. FZ3	None major or recent	-1-	
bugsworth basin, buxworth	Major Dev. Gb	nirbG22	Developed	3.47	100	Fillipoli	Red	Red	Red	nva	fird	nva	Canal basin	rest, A4	Brownneid	tva	7400,120	None major or recent	nva	Unknown
Former Council Offices, Chinley	Major Dev. GB	HPBC23	Developed	0.77	Amber	Amber	Amber	Amber	Red	n/a	1900s	n/a	Vacant (formerly B1)	resi	Brownfield	n/a	Major Developed Site in the Green Belt	None major or recent	Vacant	Let office accomodation
Bridgeholm Mill, Chinley	Major Dev. GB	HPBC24	Developed	1	Red	Red	Amber	Amber	Red	n/a	1900s, 1980s	n/a	B2, B8, resi	resi	Brownfield	n/a	Major Developed Site In the Green Belt, partial FZ3, Peak Forest Tramway	None major or recent	CJK Packaging, Riverside Garage, Frank Benstead	CJK Packaging - extend industrial premises onto land beyond designation boundary
Buxton																				
		NLP143	Available	2.03 2.0	.03 Red	Amber	Amber	Red	Amber	Red	n/a	100	Agriculture						Vacant	_
	Allocation	NLP144	Available	2.25 2.	.25 Red	Amber	Amber	Red	Amber	Red	n/a	100	Agriculture, resi	resi, B2, B8	Greenfield		Development requires development of Fairfield Link Road. Adjacent to Wildlife Site and SAC	None	Tongue Lane Farm	Unknown
																	Access required. Development should not	170000		
		NLP142	Available	0.98 0.	.98 Red	Amber	Amber	Red	Amber	Amber	Undeveloped	100	Vacant	B2, B8	Greenfield	Over 5 years	prejudice Fairfield Link Rd proposed along boundary of site. Adjacent to SAC.	None recent	Vacant	Part of site on market
																			Buxton Scaffolding, Buxton Roofing Centre, Newbodies Gym, Floxflex, Otter Controls, Fairfield Building Supplies, World	td .
		NLP22/23	Developed	8.53	Red	Amber	Amber	Amber	Amber	n/a	1990s, 2000s	n/a	B2, B8, D2	resi	Brownfield	n/a	Fairfield Link Road would improve access	None major	of Power, DLG, Buxton Car Centre, Lea Manufactoring	Unknown
Tongue Lane	PEZ	HPBC25	Available	0.18 0.	18 Red	Amber	Amber	Amber	Amber	Amber	n/a	100	Undeveloped	B2, B8, D2	Greenfield	Within 5 years	Access required	Consent for erection of training centre (HPK/2011/0236)	Vacant	Implement consent
																	Access and services required. Potential archeaological assets. Possible ownership constraint related to site boundary and required			Seeks modification to employment allocation to
	Allocation	NLP141	Available	1.27 1.0	16 Amber	Red	Amber	Green	Amber	Amber	n/a	100	Undeveloped	B2, B8	Greenfield	Over 5 years	access.	Single storey light industrial unit (HPK/0003/8947)		draw boundary up against Staden Lane.
																		Change of use from bottling plant to training centre (HPK/2011/0207), Consent for chill store extension pallet storage, office, canteen & staff facilities	Selden Research, ATS, Autofinish, DG Bradshaw, First Choice Musical Solutions	
Staden Lane	PEZ	NLP21	Developed	17.5	Amber	Red	Amber	Green	Green	n/a	mixed	n/a	B1, B2, B8, A1	Resi, cemetary	Brownfield	n/a	None known	(HPK/2012/0634	Markovitz	Unknown
11.6	Alleration	All DOTO	A. official c		n a Red	Red	Red		Amher	Red	. Indoorbeard		Vacant (former quarry and minerals waste processing)	D0 D0	Brownfield	Over 5 years	Services, highways infrastructure required. Underground storage facility nearby. Topography Potential wildlife site. Contamination.		15	
Hoffman Quarry	Allocation	NLP072	Available	3.6 2	2 2 Red	Red	Red	Red	Amber	red	Undeveloped	60	processing)	B2, B8	Brownfield	Over 5 years	Potential wildlife site. Contamination.	None major or recent	Vacant	Unknown
																			Swains, University of Derby, orbert Dentressangle, Geoff Fielden, Jackson	
		NLP20	Developed	22.05	Red	Red	Amber	Amber	Amber	n/a	1930s - 2000s	n/a	B2, B8	Countryside	Brownfield	n/a	Access	Consent for two industrial units (HPK/2010/0591 and HPK/2010/0592)	Express, Mansfield Group, Ford & Kidd, Gas Gas	Unknown
																		Site lies within boundary of site with consent for		
		HPBC27	Available	1.78 0.9	95 Red	Red	Amber	Amber	Amber	Amber	Undeveloped	55	Vacant	B2, B8	Greenfield	Unknown	Access and services likely to be required	extension to existing shed at Swains (HPK/2007/0961)	Vacant	Unknown
Harpur Hill Industrial Area	057	HPBC28	A. offichile	0.92 0.9	no Red	Dad	Ambar	Amber	Ambar	Ambar	Undeveloped	400	Vacant	B2. B8	D	(Internet	Access and services likely to be required			Site identified as development land for Harpur Hill Business Park by owner
Harpur Hill Industrial Area Smalldale Road, Smalldale	PEZ	NLP25	Available Developed	4.37	Amber	Red	Red	Red	Amber	n/a	mixed		B2, B8	B2, B8 resi	Brownfield Brownfield	Unknown n/a	Access and services likely to be required Access	None major or recent.	Vacant PD Edenhall	Unknown
																			Derbyshire County Council, Lomas	
Waterswallows Road	PEZ	NLP24 and NLP157		5.9	Amber	Red	Amber	Amber	Amber	Amber	1990s, 2000s	n/a	B2, B8	Limited resi, countryside	Brownfield	n/a	None known	None major	Distribution, High Peak Scaffolding, High Peak Borough Council, Carr Body Repair Buxton and High Peak Security	Unknown
Additional available sites with permis-	ssion outside of PEZs/ allocations (0.2hr		SUB TOTAL	257.74 49.13	38															
Land at Thornsett	Land in countryside with permission	HPK/2007/0357	Available	0.59 0.4	72 Red	Red	Amber	Red	Amber	Green	n/a	100	Undeveloped	resi, B2, B8	Greenfield	Within 5 years	Access, TPO, partial FZ2	Extant consent for industrial units (HPK/2007/0357	Vacant	Implement consent
Carpenters, Dinting Vale	Land in countryside with permission	HPK/2009/0496	Developer	24	Amher	Amher	Amher	Amher	Amher	nla	Under construction	n/a	Under construction	B2/B8 & resi	Greenfield	0/9	Wildlife site	Consent to extend industrial building to provide an extra 12160 m sq (HPK/2009/0496). Under construction	Carpenters PLC	Extend premises in accordance with consent
			SUB TOTAL																	
Ecotosta			TOTAL	257.74 49.	61															
	d available = no development on site or who on 100% for a fully serviced site ready for or						nt landscaping and	new services ==	nd roads											
	, and the total of			g and study diff	_ 2 5/10 10	g agained	gask													
New proposals / suggestions Glossopdale																				
Farm Allows Channe	Regeneration Area and draft LP allocation	HPBC39	∆بروزادیکان در الماران	0.74 0.58	02 Amber	Archar	Red	Ambee	Andres	Ambay	1970s steel chimney	***	Vacant	Resi, B2, A1, D2	Brownfield	Out 6	Contamination. Steel chimney requires demolitio	n None recent	Vacant	Redevelop site. Application submitted for Growing Places funding to develop start up business premises
Ferro Alloys, Glossop  Central Area		.= 5-545		0.74 0.50	- A produced	J. Lincol			, when			100	Vecant	,		Over 5 years	since strategy requires denicino			<u></u>
North of A6, Bowden Lane	Countryside and draft NP allocation	HPBC42	Available	4.4 3.9	52 Green	Amber	Amber	Green	Red	Amber	n/a	100	Agricultural	A3	Greenfield	Over 5 years	Strategic oil pipeline passes under site. Overhea power cables pass over site. HERS record to far west (potential roman road)	d None recent	Vacant	Unknown
				3.												.,				
Bridgeholme Industrial Estate extension	Green Belt and draft NP allocation	HPBC43	Available	0.25 0.3	25 Red	Red	Amber	Amber	Red	Red	n/a	100	Agricultural	B2	Greenfield	Over 5 years	Green Belt. Poor access. Possible contamination	Refusal - heavy goods vehicle turning area (HPK/2003/1043)	Vacant	Develop site to expand business
Buxton																		T		1
																	Adjacent to listed building. High quality design	Demolition of buildings (DET/2013/0009), Foodstore, mixed commercial and student		
Former Nestle site	Town Centre Regeneration Area	HPBC44	Available	0.217 0.2	17 Amber	Green	Amber	Amber	Amber	Amber	n/a	10	Vacant (formerly B2)	A1, train station and resi	Brownfield	Over 5 years	required to accord with SPD	accomodation (HPK/2011/0534) withdrawn	Vacant	Redevelop site
Spring Gardens car park	Town Centre Regeneration Area	HPBC45	Available	0.2	0.2 Amber	Green	Amber	Amber	Amber	Amber	n/a	10	Public car park	A1	Brownfield	Over 5 years	High quality design required to accord with SPD. Levels issues. Need to maintain parking provisio	Supermarket, retail, office, hotel parking n (HPK/2009/0177) withdrawn	HPBC	Unknown
												10	,		,and	, 2013	portion			
Websers "	Country life and the first	unner	A		Anh.	De d	Consti	Cro	Anto	Ambar	-1-			D2 D0	0	0	Land scape impact. Gas pipleline and PROW	No applications. Part of former employment		National Control of Co
Waterswallows allocation	Countryside and draft LP allocation	HPBC47	Avail80%	5.2 5	5.2 Amber	iveu .	CH dell'	aretti	Amber'	N. Der	nra	100	agricultural	B2, B8 Limited resi, B2, B8	Greenfield	Over 5 years	cross southern end of site	allocation for major single user (1998 Local Plan)  Implemented conseent for new bottling plant and	y acant	Unknown
Lance and the second	1	HPBC46	Developed	7.217	Amber	Red	Green	Green	Amber	n/a	2010s	n/a	B2, B8	Limited resi, B2, B8 countryside	Brownfield	n/a	None known	implemented conseent for new bottling plant and warehousing (HPK/2010/0661)	Nestle Waters Ltd	Unknown
Waterswallows PEZ extension	Countryside (developed)			I I												1		Construction of a water bottling plant and		
Waterswallows PEZ extension	Countryside (developed)																	associated storage areas together with a new		
	Countryside (developed)										No buildings		Vacant (former				Impact on scheduled monument. Close to Nation	associated storage areas together with a new access off the A6, internal roads and a heritage/climbing centre (HPK/2010/0380) - la refused. (HPK/2011/0182) - refused. Appeal		
Waterswallows PEZ extension  Cowdale Quarry	Countryside (developed)  Countryside	HPBC48	Available	12.2 9.	76 Red	Red	Amber	Amber	Red	Amber	No buildings capable of re-use	100	Vacant (former quarry)	resi, quarrying	Greenfield	Over 5 years	Impact on scheduled monument. Close to Nation Park boundary. Poor access. Ancient woodland	heritage/climbing centre (HPK/2010/0380) - la refused. (HPK/2011/0182) - refused. Appeal	Vacant	Unknown
		HPBC48	Available	12.2 9.:	76 Red	Red	Amber	Amber	Red	Amber	No buildings capable of re-use	100	Vacant (former quarry)	resi, quarrying	Greenfield	Over 5 years	Park boundary. Poor access. Ancient woodland	heritage/climbing centre (HPK/2010/0380) - la refused. (HPK/2011/0182) - refused. Appeal	Vacant	Unknown  Develop site as a local centre (minor A1, D1, D2,
			Available  Available	12.2 9.	76 Red	Red	Amber Amber	Amber Green	Red Amber	Amber Red	No buildings capable of re-use		quarry)	resi, quarrying A1, B2, B8	Greenfield  Greenfield	Over 5 years Over 5 years	Impact on scheduled monument. Close to Nation Plant boundary - Poor access. Ancient woodland Prominent site - high quality design required, roman road	heritage/climbing centre (HPK/2010/0380) - la refused. (HPK/2011/0182) - refused. Appeal	Vacant Vacant	