

Thurrock Local Plan Site Allocations Heritage Impact Assessment Methodology

**Client**

Thurrock District Council

Date:

27th February 2026



Essex County Council



Introduction

- 1.1. This assessment has been undertaken to support the production of the new Thurrock Local Plan. It provides a high-level heritage impact assessment (HIA) of the sites being considered for allocation.
- 1.2. Heritage impact assessments are required as part of the historic environment evidence base, as required by Paragraphs 32 and 36 of the National Planning Policy Framework (NPPF), December 2024), to establish the suitability of a site prior to formal allocation.
- 1.3. 162 Sites, comprising 105 housing sites and 57 commercial sites, have been identified by the Local Authority as requiring assessment with regards to their impact upon the historic environment. These sites have been submitted as part of the Local Plan process.
- 1.4. This assessment follows best practice procedures produced by Historic England^{1,2}.

The Sites

- 1.5. A total of 162 separate sites have been assessed, which are located across the district.
- 1.6. The Sites range considerably in size and are located both within urban and rural locations.

¹ The Historic Environment in Local Plans : *Historic Environment Good Practice Advice in Planning* : 1

² Historic England, December 2017. *Historic Environment Good Practice Advice in Planning Note 3 – The Setting of Heritage Assets*

Methodology

2.1 The approach to the HIA comprised a desk-based assessment of each site to identify any heritage assets with the potential to be affected by the allocation and future development of the site. A 500m study area of each site was adopted but please note that all distances identified as part of the assessment are approximate only. The Essex Historic Environment Record and the National Heritage List for England were also consulted. No site visits were undertaken for this assessment.

2.2 The HIA comprises excel tables (Housing Sites [Appendix A](#); and Employment Sites [Appendix B](#)) with data provided by Thurrock Council e.g. Site Reference number and Site name and Yield, together with the following fields populated during the assessment:

Built Heritage Comment:

- Comment;
- Conclusion (RAG Score); and
- Recommendation/Mitigation.

Archaeology Comment:

- Comment;
- Conclusion (RAG Score); and
- Recommendation/Mitigation.

2.3 This assessment has been undertaken to support the production of the new Thurrock Local Plan. The high-level impact assessments are intended to provide an overview of the designated built heritage assets and archaeology which may be potentially affected and the form/extent of this impact. Whilst designated built heritage assets and archaeology have been assessed separately, the results are intended to be used in conjunction with each, not in isolation, to ensure that the historic environment is considered holistically.

2.4 Please note that non-designated built heritage assets have not been identified in this assessment. If allocations are taken forward, non-designated heritage assets should be considered as part of any planning application, as per section 207 of the NPPF.

2.5 The data from the HIA will be combined with other specialist reports to help identify the Sites to be allocated for development into the Local Plan. Should any planning applications be submitted for the Sites included in this document it is expected that a full and detailed Heritage Impact Assessment/Archaeological Desk-Based Assessment and (if required) evaluation is undertaken, as is required by the National Planning Policy Framework. These assessments should be informed by the nature of the proposed development.



As such it should be noted that this assessment is not exhaustive and the exclusion of reference to a heritage asset does not imply that it would not be impacted by a future development.

The evidence base for this assessment has included:

- Review of the Essex Historic Environment Record;
- Review of historic cartography;
- Consultation of the Historic England National List; and
- Google Earth.

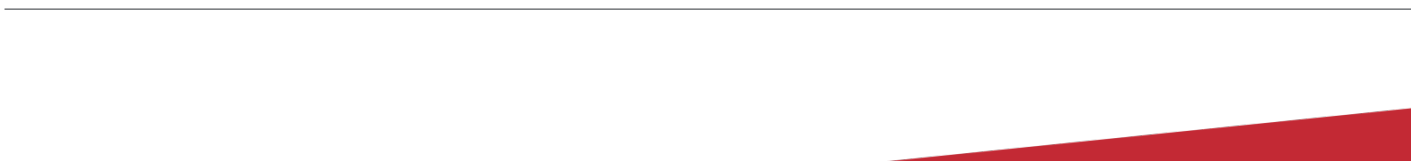
RAG Score

- 3.1 Each site is allocated a RAG Score, considering archaeology and built heritage separately. The definition of Red, Amber and Green is outlined below.

The overall scoring will consider the sources noted above and will be assessed using the table below:

Impact	Description
Major Beneficial	The development of this site could have a major beneficial effect upon the significance of a heritage asset (s), or its optimum viable and sustainable use. Development resulting in these effects should be encouraged and supported.
Moderate Beneficial	The development of this site could have a moderate beneficial effect upon the significance of a heritage asset (s), or its optimum viable and sustainable use. Development resulting in these effects should be supported.
Minor Beneficial	The development of this site could have a minor beneficial effect upon the significance of a heritage asset (s), or its optimum viable and sustainable use. Development resulting in these effects should be supported.
Neutral	The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.
Minor Adverse	The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.
Moderate Adverse	The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.
Major Adverse	The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.

Appendix A: Housing Sites





ID	Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Built Heritage	Recommendations and potential mitigation	Comments	Archaeology	Recommendations and potential mitigation
									Rag Score			Rag Score	
60442			Land at Grey Goose Farm, Grays, Essex	Call-for-Sites Submissions	21.67	11.61	366	There are no designated heritage assets within the Site but two grade II listed buildings in close proximity to it. A listed GreyGoose farmhouse (1111567) and its associated farmstead is surrounded by the Site on all sides, and a listed cottage (1147812) is close to the Site which sits to the east and south of it. The Site forms part of wider rural setting of both these heritage assets and contributes positively to their setting, in particular the setting of the historic farm house as the Site is likely to have formed part of its historic agrarian landholding.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site includes part of a Scheduled Monument (1002134) within it that extends to the north and east of the Site. The Scheduled Monument comprises a multi-period site of overlapping rectilinear and curvilinear enclosures, ring ditches and a field systems with double ditched trackways between the fields. The area is covered with a heavy concentration of large pits, some of which may be Anglo-Saxon grubenhauser. There are additional cropmarks to the east and south east of the Site and to the west on the other side of Blackshots Lane. Development of the Site would be harmful to the significance of the Scheduled Monument through direct impacts on the archaeological remains (which could represent substantial harm) and impacts on its setting and significance resulting in 'less than substantial' harm in NPPF terms. Exclusion of the Scheduled Monument from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for direct impact on the Scheduled Monument and the indirect impact on its setting and significance. The design, scale and layout of any scheme should avoid direct impacts on the Scheduled Monument, which would represent substantial harm, and should avoid impacts on the Scheduled Monument's setting and significance, which could represent less than substantial harm. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment for the Scheduled Monument that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument and opportunities should be secured to preserve important below ground archaeological sites through careful consideration to the layout and location of any new development. Archaeological Desk Based Assessment and field evaluation would also be required.
60443			Southfields Gravel Pit, Welling Road, Orsett, Essex	Call-for-Sites Submissions	3.07	3.07	107	The Site is a former quarry and does not have any designated heritage assets within it. There is a barn which is a Listed Building (1309881) located to the south east but the Site is unlikely to contribute to its setting or significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site has been quarried, removing archaeological potential. A Scheduled Monument (1009286) is located 440 m to the south west of the Site but the Site is unlikely to contribute to its setting or significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an appropriate Heritage Impact Assessment including an assessment of the setting of the Scheduled Monument that adheres to Historic England guidelines. An Archaeological Desk Based Assessment may be required.
60444			SUB STATION, PALMERS AVENUE, GRAYS, RM17 5UE	Call-for-Sites Submissions	0.47	0.47	31	The Site is within a built up area of Grays. There is a Grade II Listed building (138026) located to north-west but it is separated from the Site by large school buildings and so the Site does not contribute to its setting or significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site has been quarried, and built over with modern buildings and areas of hard standing, removing any archaeological potential.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
60459			Rippleside Metalworks, Thames Road, Grays	Call-for-Sites Submissions 2	0.75	0.75	170	There are no designated heritage assets within the Site which is in a built up area of Grays. A grade II listed building (1427217), the White Hart public house, is located 255m to the north west of the Site, and another grade II listed building (111573) the Church of St Peter and St Paul, is located 385 m to the north east, but there is modern development between the Site and the listed buildings, which means the Site does not contribute to their setting and significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located on the eastern edge of the historic town centre of Grays. Archaeological excavations have shown the potential for surviving archaeology related to post medieval buildings. The 1st edition OS may show the Site as open ground and the Chapman and Andre map depicts marshland. Below ground archaeology is likely to have been truncated in areas of the Site that have been previously developed.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment will be needed and field evaluation may be required.
60474			Car Park, Coronation Road, East Tilbury	Call-for-Sites Submissions 2	0.19	0.19	15	The Site is located within the East Tilbury Conservation Area Site, 120 m north east of Bata Avenue which contains eight grade II Listed Buildings. The closest (1224054) is one of a pair of gateway buildings to Bata Avenue. The Site is also located to the north east of four of the East Tilbury Bata industrial buildings, which are all grade II listed buildings e.g. (1393229) but is separated by intervening development. The Site is part of the Bata settlement workers village and will contribute to the setting and significance of the designated heritage assets.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is within the built up area of the Bata settlement. There is a complex of cropmarks of a rectilinear enclosure, ring ditches and linear features to the east but below ground archaeology is likely to have been truncated in areas of previous development on the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any planning application should be accompanied by an Archaeological Desk Based Assessment and field evaluation may be required.
60620			Land to the east of Gable Hall school	Call-for-Sites Submissions	11.96	11.95	376	There are no designated heritage assets within Site or wider Study Area.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are records for pits and ditches within the Site and further records for Roman finds to the north of the Site indicating its archaeological potential.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment will be required and field evaluation will be needed.
60621			Land south of School Lane, Orsett	Call-for-Sites Submissions	1.51	1.51	53	The Site is a Sports Ground on the southern edge of the built up area of Orsett. The Site does not contain any designated heritage assets but 350 m to the north east of the Site is the Orsett Conservation Area which contains a grade I Listed Building and fifteen grade II Listed Buildings. The Site is separated from these designated heritage assets by existing development and so is unlikely to form part of its setting or contribute to its significance. There is another Grade II listed building (1115606) located 380 m to the west of Site, which is a cottage situated between modern buildings along the High road. It is possible that the Site forms part of the wider rural setting of the Listed Building but it is unlikely that it contributes to its significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment.	The Site is a Sports Ground on the southern edge of the built up area of Orsett. There are no designated heritage assets within the Site but 120 m to the west is located a Scheduled Monument (1009287) comprised of Bronze Age and Iron Age enclosures that survive as below ground archaeological remains. The Site sits within the setting of the Scheduled Monument and its development could be harmful to its significance. This would be 'less than substantial' harm in NPPF terms. There are further cropmarks to the north west, south and east of the Site, including a possible ring ditch, former field boundary, linear features and pits.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England should be consulted on any future application due to the proximity to the Scheduled Monument. Any application will require an appropriate Heritage Impact Assessment including an assessment of the setting of the Scheduled Monument that adheres to Historic England guidelines. An Archaeological Desk Based Assessment and field evaluation may also be required.



ID	Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Built Heritage		Archaeology		
									Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
60827			Land to the south of Hillcrest Road, Homdon on the Hill	Call-for-Sites Submissions	1.55	1.55	54	The Site is open land on the west side of the historic village of Homdon on the Hill. There are no designated heritage assets within the Site but the Homdon on the Hill Conservation Area is located 380 m to the east, which contains one grade I, two grade II* and fourteen grade II Listed Buildings. The Site is separated from the designated heritage assets by intervening development and so is unlikely to contribute to the setting and significance of the heritage assets.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is open land on the west side of the historic town of Homdon on the Hill. There are no designated heritage assets, or archaeological finds or features within the Site but the historic core of Homdon on the Hill is located 350 m from the Site. Homdon is believed to be Anglo-Saxon in origin with evidence of an C11 mint and later medieval market.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any planning application for the Site would require an Archaeological Desk Based Assessment and field evaluation.
60831			Land East of Cole Avenue	Call-for-Sites Submissions	0.60	0.60	21	There are no designated heritage assets within the Site. A grade II Listed Building [1337091] is located 430 m north east of the Site within its setting, with open farm land in between. The Site may make a limited contribution to the appreciation of the designated heritage asset by masking the modern development to the west of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be accompanied by a suitable heritage impact assessment. The design, scale and layout of any scheme should consider the setting and significance of the Listed Building e.g. through retention of existing vegetation on the Sites eastern boundary.	There are no archaeological finds or features recorded from within the Site, but linear cropmarks, a ring ditch, trackway and ditched enclosure have been identified to the east and north, with a further complex to the south. A find spot of a Palaeolithic hand axe is recorded south of the Linford Road.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment and field evaluation.
60832			Land fronting High Road, Baker Street	Call-for-Sites Submissions	0.39	0.39	14	The Site does not contain any designated heritage assets but 50 m to east is a Grade II listed building [1111608] which is a cottage situated between modern buildings along the High road. The Site forms part of the setting of the Listed Building.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by a suitable heritage impact assessment. The design, scale and layout of any scheme should consider the setting and significance of the Listed Building	There are no designated heritage assets within the Site but 100 m to the east is a Scheduled Monument [1005287] comprised of Bronze Age and Iron Age enclosures that survive as below ground archaeological remains. The Site may fall within the setting of the Scheduled Monument but its development is unlikely to be harmful to its significance. There are further cropmarks to the north and south and of the Site, including a possible enclosure, trackway linear features and pits.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England should be consulted on any future application due to the proximity to the Scheduled Monument. Any application will require an appropriate Heritage Impact Assessment including an assessment of the setting of the Scheduled Monument that adheres to Historic England guidelines. An Archaeological Desk Based Assessment and field evaluation will be required.
60835			Land East of A1012	Call-for-Sites Submissions	7.35	7.35	245	There are no designated heritage assets within the Site which is bounded by the A13, A1012 and existing modern development. The junction of the A13/A1012 separates the Site from seven Listed Buildings to the north west, located within the Study Area, and two grade II listed buildings to the north which include a farmhouse [1337981] and barn [1115170]. The Site is unlikely to be within the setting of the designated heritage assets and does not make a contribution to their significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site does not contain known archaeological finds or features, although a Roman coin may have been found within it. However, adjacent to its northern boundary excavations revealed a rectangular post-built structure of Saxon date and a small pagan Saxon cemetery were excavated. Three gullies probably represent ploughed-out Saxon barrows. One cremation was found and at least 9 inhumations. This activity is believed to extend into the Site to the east. Adjacent to the Sites eastern boundary, is a cropmark enclosure-complex of overlapping enclosures and linear features, including a trackway. Further cropmarks have been identified 220 m to the west and 70 m to the north east.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any planning application will require an Archaeological Desk Based assessment and field evaluation. Open area archaeological excavation will be required ahead of development.
60836			Land North of Stifford Clays Road	Call-for-Sites Submissions	14.67	14.67	462	There are no designated heritage assets within the Site which is bounded by the A13, A1012 and existing modern development. The junction of the A13/A1012 separates the Site from seven Listed Buildings to the north west, located within the Study Area, including the Grade I Church of St Mary the Virgin and six grade II Listed Buildings. The Site may be within the setting of the farmhouse but is unlikely to make a contribution to its significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future planning application should be accompanied by an appropriate Heritage Impact Assessment.	The Site contains a possible double-ditched trackway and part of an enclosure identified as cropmarks. To the south east of the Site excavations have revealed a rectangular post-built structure of Saxon date and a small pagan Saxon cemetery were excavated. Three gullies probably represent ploughed-out Saxon barrows. One cremation was found and at least 9 inhumations. To the east of the Site, on the site of the modern school, a large rectangular ditched enclosure, with a double ditch on the south side, was identified as cropmarks and shown by excavation to be of Iron Age and Roman date. A Scheduled monument [1002134] containing a multi-period cropmark complex is located 455 m to the east on the other side of Blackshots Lane and cropmarks extend to the west from this, which are potentially of national importance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future planning application will require an Archaeological Desk Based Assessment and field evaluation.



Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Rag Score	Built Heritage	Recommendations and potential mitigation	Comments	Rag Score	Archaeology	Recommendations and potential mitigation
60844			Land south of Aveley	Call-for-Sites Submissions	57.09	57.09	1,399	The Site includes open farmland located immediately to the south of two designated heritage assets, Aveley Hall, which is a grade II Listed Building [1147682] and the medieval Church of St Michael, which is a grade I Listed Building [1337099]. The Site forms part of the setting of both of these designated heritage assets, and contributes to their significance. Three other grade II listed buildings are located to the north of the Site along Aveley High Street, within the existing built up area.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England should be consulted on any future application due to the proximity to a Grade I Listed Building. Development to the south of the designated heritage assets would be harmful, producing a moderate adverse impact. However, it is likely that development could be accommodated within areas of the Site to the west of Ship Lane and east of Aveley Primary School without harm to these known heritage assets. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment of the Listed Buildings that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site includes open farmland located immediately to the south of a designated heritage asset, Aveley Manor, which is a Scheduled Monument [1005562]. The Scheduled Monument comprises a medieval moat surviving as an earthwork, together with below ground archaeological remains of a medieval hall. Documentary records indicate that during the 14th century the manor included a garden and parkland. The Site forms part of the setting of this designated heritage assets, and contributes to its significance. Archaeological discoveries, including individual finds and excavations ahead of the construction of the A13, indicated the potential for below ground archaeological remains of Late Iron Age, Roman and Saxon date, on different parts of the Site. There is a record for possible Dene holes within the Site.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England should be consulted on any future application due to the Scheduled Monument. Development to the south of the designated heritage asset would be harmful producing a moderate adverse impact. However, it is likely that development could be accommodated within areas of the Site to the west of Ship Lane and east of Aveley Primary School without harm to these known heritage assets. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment of the Scheduled Monument that adheres to Historic England guidance. Archaeological Desk Based Assessment and field evaluation would also be required. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument.	
60847		East Tilbury	Call-for-Sites Submissions	76.40	65.67	880	The Site doesn't contain any designated heritage assets but abuts the East Tilbury Conservation Area which contains a row of eight grade II Listed Buildings e.g. [1224061]. The Site is also located to the north east of four of the East Tilbury Bata Industrial buildings, which are all grade II listed buildings e.g. [1393227] and which are also within the Conservation Area. The Site will contribute to the rural setting and significance of the designated heritage assets. Another grade II Listed Building is located 150 m from the north eastern boundary of the Site. The Site will contribute to its setting and significance.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by a suitably detailed heritage impact assessment including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme should consider the setting and significance of the Conservation Area and Listed Buildings.	The Site includes a number of cropmarks including a ditched enclosure and ring ditches in the northern portion, as well as linear features. Within proximity to the Site there are further cropmarks, including complexes to the south and west, and linear ditches and linear to the east. 485 m to the south east is the Scheduled Monument of East Tilbury battery [1013880] and may form part of its wider setting.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset(s) should be avoided.	Historic England should be consulted on any future application due to the Scheduled Monument. Any future application will need to be accompanied by a suitably detailed Heritage Impact Assessment that includes a setting assessment for the scheduled monument that adheres to Historic England guidance, and an updated Archaeological Desk Based Assessment. Further field evaluation will be needed.		
60851		East Tilbury 2	Call-for-Sites Submissions	70.97	44.29	500	The Site doesn't contain any designated heritage assets but is located 490 m to the south of the East Tilbury Conservation Area and the closest listed buildings within it, which are two grade II East Tilbury Bata Industrial buildings [1393227]. There are three Listed Buildings close to the Sites southern boundary, including the grade II Buckslands [1147798], grade II rectory [1111553] and grade I Church of St Katherine [1337129].	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	The Site contains a cropmark complex, including ring ditch, linear and a possible rectilinear enclosure in the south, as well as further linear in the northern part of the Site. There are further cropmarks to the north within proximity to the Site, and to the south on East Tilbury marshes comprising WWII anti-glider ditches. Immediately adjacent to the southern boundary of the Site is a scheduled WWII Heavy Anti-Aircraft gunsite [1012185] at Bowaters Farm. To the east on the other side of Princes Margaret Road is another Scheduled Monument, the East Tilbury battery [1013880] and 225 m to the south is the scheduled monument of Coalhouse Fort [1013943]. Development of the Site has the potential to cause harm to the significance of all three Scheduled Monuments.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England should be consulted on any future application due to the Scheduled Monument. Any future application will need to be accompanied by a suitably detailed Heritage Impact Assessment that includes a setting assessment for the scheduled monument that adheres to Historic England guidance, and an updated Archaeological Desk Based Assessment. Field evaluation will be needed. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monuments.		
60853		Land at the Mardyke Valley Golf Club, South Road, South Ockendon	Call-for-Sites Submissions	99.08	98.99	2,425	The Site includes two designated heritage assets at Ford Place, which are a grade II Listed Building of C17 origin with C18 additions [1337097] and associated listed garden wall incorporating a gardeners cottage [1137121]. Excluding these two heritage assets from the Site would reduce the RAG score to Moderate Adverse. To the south of the Site there are a series of Listed Buildings within the historic settlement of North Stifford. These are mainly located along the High Road and include the grade I Church of St Mary the Virgin, and ten grade II listed buildings. The Site forms part of the setting of these Listed Buildings and may contribute to their significance. Further south is a grade II War Memorial [1391297], but this is separated from the Site by modern development. There is another grade II Listed Building [1111461] 100 m from the south west corner of the Site, but it is separated by modern road infrastructure and vegetation.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site has largely been quarried, removing most of its previous archaeological potential which was indicated by aerial photography, small finds and records of a WWII Heavy Anti-Aircraft Gunsite.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application will need to be accompanied by an Archaeological Desk Based Assessment to determine the potential for archaeological survival.		
60855		Land South of High Road North Stifford	Call-for-Sites Submissions	10.35	10.35	0	The Site has no designated heritage assets within it. To the north of the Site there are a series of Listed Buildings within the historic settlement of North Stifford. These are mainly located along the High Road and include the grade I Church of St Mary the Virgin, and ten grade II listed buildings. The Site forms part of the setting of these Listed Buildings and will contribute to their significance. In particular the church [111011] and Coppell Hall [1147159]. The Site is important in separating the designated heritage assets from the A13. To the west is a grade II War Memorial [1391297], but this is separated from the Site by modern development.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site has been partly quarried. There are records for cropmarks of enclosures and pits within the Site. 270 m to the east, excavation has revealed a rectangular post-built structure of Saxon date and a small pagan Saxon cemetery were excavated. Three gullies probably represent ploughed-out Saxon barrows. One cremation was found and at least 9 inhumations.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will need to be accompanied by an Archaeological Desk Based Assessment and field evaluation may be needed.		



Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Built Heritage	Recommendations and potential mitigation	Comments	Archaeology	Recommendations and potential mitigation
60856		Land northeast of Corringham	Call-for-Sites Submissions	101.77	101.77	1,781	There are no designated heritage assets within the Site but the Site is part of the wider rural setting of the Fobbing Conservation Area and listed buildings within it. The Conservation Area is located 420 m south east of the Sites southern boundary and includes one grade II Listed building [1337111], within the Study Area, which has other grade II listed buildings close by.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	There are records for Roman small finds within the Site indicating the potential for activity.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment will be required and field evaluation may be needed.
60866		Land adjacent to Orsett House, High Road, Orsett, RM16 3NS	Call-for-Sites Submissions	1.04	1.04	36	The Site is located adjacent to the built up area of Orsett. There are no designated heritage assets within the Site but it is situated adjacent to the B188 on the approach to and 115 m west of the Orsett Conservation Area, which contains one grade I Listed Building and four grade II Listed Buildings within it. The closest to the Site, is the village lock (s) [111609] which is 200 m away. There are also Listed Buildings immediately to the west of the Site at Orsett House, which is grade II* [111610] and its grade II garden wall and gate [111544] and further Listed Buildings to the north east at Old Hall farmhouse [111592] and 1 on 2 Mollings Cottages [1337127]. The Site forms part of the setting of these heritage assets and will contribute to its significance.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I and grade II* Listed Buildings. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	There are no recorded archaeological finds or features within the Site. A palaeolithic hand axe has been found in the vicinity. 160 m to the north is the a Ring work and Bailey earthwork which is a Scheduled Monument [1002196]. The Site forms part of the designated heritage assets setting and will contribute to its significance and the appreciation of its significance. Another Scheduled Monument of a cropmark complex of Bronze Age and Iron Age enclosures is located 250 m to the south west, with intervening modern development.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the scheduled monument. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the scheduled monuments. Archaeological Desk Based Assessment and field evaluation will be required.
60876		Land at Arden House, High Road, Horndon on the Hill	Call-for-Sites Submissions	1.72	1.72	60	The Site is situated largely on open land immediately abutting the east side of the historic core of Horndon on the Hill, with an area in the south west corner including existing built development. Part of the Site is immediately adjacent to, and falls within, the Horndon on the Hill Conservation Area, which contains one grade I, two grade II* and fourteen grade II Listed Buildings. The Site is within the setting of the designated heritage assets and will contribute to their significance to varying degrees. Development of the Site would be harmful to their significance, causing 'less than substantial' harm in NPPF terms but in appropriate development within the Conservation Area could raise this harm to the highest level.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is situated on largely on open land immediately abutting the east side of the historic village of Horndon on the Hill, with an area in the south west corner including existing built development. The village is believed to be Anglo-Saxon in origin, with evidence of an C11 mint, and medieval market. Excavations in the historic core have identified Anglo-Saxon and medieval features and finds. A medieval buckle was found to the east of the Site and there are linear cropmarks to the south.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment. An Archaeological Desk Based Assessment and field evaluation will also be required.
60883		Land to the west of North Road, South Ockendon	Call-for-Sites Submissions	94.27	49.36	1,382	The Site is open farmland on the edge of the built up area of South Ockendon. There are no designated heritage assets located within the Site. 430 m north of the Site are the Listed Buildings of the grade II garden walls of the former North Ockendon Hall [1309500], although intervisibility with the Site is likely to be limited. 380 m east of the Site is the former gateway at Grove Barns, a Listed Building [1147431] which is grade II. The Street Farmhouse grade II listed building [111540] is located close to the Sites southern boundary. The Site forms part of the wider rural/agrarian setting of each of the listed buildings and will contribute variably to their significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is open farmland on the edge of the built up area of South Ockendon. There are no designated heritage assets located within the Site. Aerial photography has recorded a number of rectilinear ditched enclosures, pits and a cluster of ring ditches of likely prehistoric origin within the Site. To the west of the Site, aerial photography and geophysics has revealed ditched enclosures, pits or post holes and a cluster of ring ditches also of likely prehistoric origin. To the north of Kemps Farm, cropmarks of a double-ditched trackway, field boundaries and a rectilinear ditched enclosure have also been identified. There are additional cropmarks of rectilinear enclosures in fields to the north and south east. 460 m west, on the other side of the railway, cropmarks of a double-ditched trackway, field boundaries and a rectilinear ditched enclosure have also been identified to the north of Kemps Farm and widening of the M25 revealed medieval and post medieval features. 430 m north of the Site is the medieval moated site of North Ockendon Hall and the church of St Mary Magdalene.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment. An Archaeological Desk Based Assessment and field evaluation will be required. The design, scale and layout of any scheme should consider and avoid impacts on known archaeological features.
60888		Land at Wharf Road, Stanford-le-Hope	Call-for-Sites Submissions	30.31	30.30	849	The Site does not contain any designated heritage assets within it but there are two grade II Listed buildings located around 500 m distance to east of Site on the other side of a modern roadway with earthwork embankment and fencing on the east side. The Site is likely to be within the wider rural, agrarian setting of the listed buildings but is unlikely to contribute to their significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment	The Site contains no recorded archaeological finds or deposits but there are cropmarks of a trackway, linear features and possible ring ditch immediately adjacent to the site and extensive multi-period cropmarks 200 m to the north, as well as cropmarks of a ring ditch, possible enclosures and a trackway to the west, and a dense concentration of enclosures ring ditches and linear features to the south.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any planning application for the Site would require an archaeological Desk Based Assessment with aerial photographic rectification, and associated field evaluation.



Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Rag Score	Built Heritage	Recommendations and potential mitigation	Comments	Rag Score	Archaeology	Recommendations and potential mitigation
60901		Land south of Weiling Road	Call-for-Sites Submissions	11.71	11.71	369	There are no designated heritage assets within the Site but a grade II Listed barn [1308981] is located 100 m from the eastern boundary of the Site which forms part of its setting. The designated heritage asset has modern development around it and there is vegetation intervening between the barn and the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application will need to be informed and accompanied by a suitably detailed Heritage Impact Assessment.	The Site is recorded to have been the location of a WWI and WWII airfield and a modern military camp but has been partially quarried. Linear cropmark features have also been recorded within the Site and to its south, where a small crop mark enclosure and ring ditches have also been identified. 300 m To the south west is a Scheduled Monument [1009286] comprising a causewayed enclosure and Anglo-Saxon cemetery. The Site is unlikely to contribute to its setting or significance. To the north of the Site there is an extensive cropmark complex on the other side of the Stanford Road, including linear, ring ditches and enclosures, and excavation prior to the duelling of the A13 recorded a Bronze Age ring ditch.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an appropriate Heritage Impact Assessment including an assessment of the setting of the Scheduled Monument that adheres to Historic England guidelines. An Archaeological Desk Based Assessment will be required.		
60910		Land at East Tibury Road, Linford	Call-for-Sites Submissions	4.85	4.24	148	There are no designated heritage assets within the Site but four grade II listed buildings, including a C16 farmhouse [1111569], a C18 farmhouse [1307175], a C17 barn [1337098] and C17 hall [1111568], are located to the north along Walton Hall Road. The Site forms part of the wider agrarian setting of the Listed Buildings and is likely to contribute to their significance although there is intervening vegetation including woodland. The grade II C17 Smithy Cottage [1111554] is located 150 m to the south of the Site which forms part of its setting.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.			Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	There are archaeological features identified within the Site including cropmarks of a trackway, pit, and ring ditch. There are further cropmarks outside the Site to the south, north and east within the Study Area.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any planning application for the Site would require an archaeological Desk Based Assessment and field evaluation. The design, scale and layout of any scheme should consider and avoid impacts on known archaeological features.
60911		Medebridge Road, South Ockendon	Call-for-Sites Submissions	26.76	26.75	749	The Site has no designated heritage assets within it. To the south of the Site there are a series of Listed Buildings within the historic settlement of North Stifford. These are mainly located along the High Road and include Coppid Hall [1147159], a former granary north of the hall [1111692], the Europa Hotel [1337079] and kitchen garden wall to its east [1111545], within the Study Area. The Site forms part of the setting of these Listed Buildings and may contribute to their significance. 400 m from the Sites eastern boundary is a listed barn [1111570] at Stifford Clays Farm. The Site is part of the barns wider rural setting and may contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.			Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site has been partly quarried, removing some of its previous archaeological potential which is indicated by cropmarks of pits, former field boundaries, and a possible rectilinear enclosure within the Site and further cropmarks within the Study Area, particularly to the north, north west and south east.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will need to be accompanied by an Archaeological Desk Based Assessment to determine the potential for archaeological survival.
60912		Butts Lane, Stanford-le-Hope	Call-for-Sites Submissions	9.49	9.49	315	The Site doesn't contain any designated heritage asset but there are two Listed Buildings located 150-200 m to the east separated from the Site by a railway line. The two listed buildings are a grade II C19 vicarage [1111587] and the grade II* medieval church of St John the Baptist [13337106]. The Site falls within the wider rural setting of the Listed Buildings.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade II* listed building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site contains evidence for multi-period occupation in the form of Bronze Age boundary or drainage ditch and a medieval pit and ditch found during archaeological excavations. Further Bronze Age activity has been recorded to the north of the Site, with Iron Age activity identified to the west and Roman finds to the east, all within the Study Area.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment and field evaluation will be required for any future application.		
60913		West Horndon (approximate - see Site Location Plan)	Call-for-Sites Submissions	463.29	463.24	10,000	The Site contains three grade II Listed Buildings: C18 Little Tiltingham Hall [1111629], C16 Field House [1166302] and C18 Slough House. The Site forms the immediate rural landscape setting of each of these heritage assets and will contribute to their significance. Excluding these three heritage assets from the Site would reduce the RAG score to Moderate Adverse. Other listed buildings are close to the Site boundary including grade II C15 Old England [1111563] to the west, grade II C18 Barnards [1166226] to the east and grade II C18 Blankets farmhouse to the south. The Site forms part of the wider rural landscape setting of each of these Listed Buildings and will contribute to their significance. Within the built up historic village of Bulphan to the south of the Site, there are a further four Listed Buildings close to its boundary. These include the Grade I medieval Church of St Mary [1111617], a grade II war memorial [142447], the grade II* C15 Old Plough House [1337059] and grade II C16 Carlesters [1111648]. The Site forms part of the wider rural landscape setting of each of these listed buildings and will contribute to their significance to varying degrees.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I and grade II* listed buildings. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site contains the medieval moated site of Tiltingham Hall with associated house, and cropmarks including two ring ditches and a large rectangular enclosure probably from a medieval field system. There are also cropmark enclosures to the south west of the Site, and an enclosure to the east and field boundaries to the north on the other side of the railway line. Medieval and Roman finds have also been recovered from the Site.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment and field evaluation will be required for any future application. The design, scale and layout of any scheme should consider and avoid impacts on known archaeological features.		



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60915		Land North East of South Ockenden	Call-for-Sites Submissions	109.44	103.96	1,819	The Site is open farmland on the edge of the build up area of South Ockenden. There is a single designated heritage asset located within the Site, which is a Listed Building (1147701) comprised a grade II C18 moat bridge and gatehouse at South Ockendon Hall (although note there is also a Scheduled Monument considered in the Archaeological assessment). 260 m north of the Site, but with intervening woodland, is the former gateway at Grove Barns, a Listed Building (1147431) which is grade II. The Street Farmhouse grade II listed building (1111540) is located 310 m from the Sites western boundary but with intervening modern development. 70m to 100m from the Sites western boundary are the grade II Listed Building, the Royal Oak Inn (1337095), and the grade I Listed Building, the Church of St Nicholas (1111564), with its churchyard separated from the Site by a hedge. To the south of the Site, are four Listed Buildings located on the south side of Mollands Lane, including the grade II C19 Little Mollands (1111585), the grade II C17 Great Mollands (1337105), a C17 granary (1111586) and a grade II C17 barn (1147382), which form part of the former farmstead of Great Mollands. The Site forms part of the wider rural/agrarian setting of a number of these listed buildings and will contribute variably to their significance. Quince Tree Farmhouse is a grade II Listed Building (1306392) to the west of the Site within the modern built up area of South Ockenden, which is separated from the Site by modern development.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site contains a scheduled Roman burial mound and multiple cropmark complexes of multi-period features including ring ditches, rectilinear enclosures, double ditch trackways and other linear, as well as surviving earthworks of the moat of South Ockendon Hall. Further cropmark complexes are recorded to the south, west and north of the Site. Excluding the Scheduled Monument from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for direct impact on the Scheduled Monument and the indirect impact on its setting and significance. Any future application should be informed and accompanied by a detailed Heritage Impact Assessment including a setting assessment of the Scheduled Monument that adheres to Historic England Guidelines. An investigation and assessment of new aerial photographs of the areas should be undertaken and Archaeological Desk Based Assessment and field evaluation will be required. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument and opportunities should be secured to preserve important below ground archaeological sites through careful consideration to the layout and location of any new development.		
60918		Land north of Thurrock Garden Centre, South Ockenden	Call-for-Sites Submissions	4.52	4.52	158	There are no designated heritage assets within the Site. A grade II Listed Building Quince Tree Farmhouse (1306392) is located 340 m to the north of the Site but there is modern development between the two and the Site does not contribute to its setting or significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site contains a known archaeological features within it including a rectilinear ditched enclosure. It is also recorded as the general location of a WWI Heavy Anti Aircraft battery. Palaeolithic flint debris was recovered from the adjacent quarry.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk based assessment and field evaluation will be required. The design, scale and layout of any scheme should consider and avoid impacts on known archaeological features.		
60933		Bloomfields Farm, Stifford Clays Road, Orsett, Essex	Call-for-Sites Submissions	2.43	2.43	85	There are no designated heritage assets within the Site but two grade II Listed Buildings are located to the south east. The Site is very unlikely to contribute to the setting and significance of GreyGoose Farm (1111567) or Little Wellhouse (1147812) due to intervening modern development and vegetation.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site contains no designated heritage assets but a Scheduled monument (1002134) containing a multi-period cropmark complex is located 55 m to the east on the other side of Blackshots Lane and cropmarks extend into the Site, which are potentially of national importance. To the west of the Site, on the site of the modern school, a large rectangular ditched enclosure, with a double ditch on the south side, was identified as cropmarks and shown by excavation to be of Iron Age and Roman date. Due to the fact that nationally significant archaeological remains may survive on the Site, development could result in 'substantial harm' in NPPF terms as the heritage asset may be subject to the same policies as those for designated heritage assets (as per NPPF footnote 63). Excluding the Scheduled Monument from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for indirect impact on the Scheduled Monument's setting and significance. Any future application should be informed and accompanied by a detailed Heritage Impact Assessment including a setting assessment of the Scheduled Monument that adheres to Historic England Guidelines. An investigation and assessment of new aerial photographs of the areas should be undertaken and Archaeological Desk Based Assessment and field evaluation will be required. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument and opportunities should be secured to preserve important below ground archaeological features that may be of national significance through careful consideration to the layout and location of any new development.		
60935		Land to the west of Romford Road, Aveley	Call-for-Sites Submissions	14.51	14.51	457	The Site is open farmland located 50 m to the south of Kennington's which is a late C13 11* Listed Building (1147634) with medieval moat, and 250 m south of Bretts Farmhouse, which is a late C14/early C15 grade 11* Listed Building with medieval moat located in an historic farmstead that includes a grade II Listed Building (1337131). The Site forms part of the rural/agrarian setting of each of the three listed buildings and contributes to their significance. The Site is located 300 m to the west of the western boundary of Bethus Park, which is a grade II Registered Park and Garden. The Site forms part of the Park's wider rural setting, but intervisibility is limited due to intervening modern development and woodland.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade 11* Listed Buildings. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is open farmland located to the south of two medieval moats, which have associated listed buildings, at Kennington's and Bretts Farm and falls within the rural setting of these medieval earthworks. The Site is also located to the north of an area of multi-period occupation recorded on the site of what are now former quarries. This included Bronze Age, Iron Age, Roman and potentially Saxon activity, identified through finds, features and deposits. 310 m to the south west of the site is a cropmark of a double-ditched enclosure which is likely to be prehistoric.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment. Archaeological Desk Based Assessment and field evaluation will be required.		



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60937			Malvern Road	Call-for-Sites Submissions	1.65	1.65	58	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site contains no designated heritage assets. Scheduled dene holes are located 440 m north of the Site but they are separated by intervening modern development, which means there would be no impact on the significance of the designated heritage asset. An area of Roman occupation including C1 cremation burials, a Roman kiln and ditches have been recorded 300 m to the east of the Site and prehistoric features are recorded from a location 300 m to the north. A medieval pit and pottery were recorded 200 m south at Rookery Hill.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment will be required with any future planning application and field evaluation may be needed.
60939			Gobions Park, East Tilbury	Call-for-Sites Submissions	36.84	32.49	910	There are no designated heritage assets within the Site but it is close to the northern boundary of the of East Tilbury Conservation Area, forming part of its wider rural landscape setting. Part of Site boundary and Conservation Area boundary are in close proximity, separated by row of houses along the north side of Alexandra Way. 470-500 m to the south west is Bata Avenue which has eight grade II listed buildings along it. The closest [1224054] is one of a pair of gateway buildings to Bata Avenue. The Site is also located to the north east of four of the East Tilbury Bata Industrial buildings, which are all grade II listed buildings e.g. [1393328] but there is intervening development within the Conservation Area. A grade II listed building C17 Smith Cottage [1111554] is located west of the Site. The listed building is on the other side of a railway line but the Site also forms part of its wider rural landscape setting.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	The site may contain potential archaeological features identified from geophysical survey. To the north of the Site there is cropmark evidence including a linear feature and possible ring ditch, together with Second World War bomb craters and enclosure.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application would require an Archaeological Desk Based Assessment and field evaluation.
60940			Land north of Stanford Le Hope	Call-for-Sites Submissions	216.30	216.29	3,941	There are no designated heritage assets located within the Site which is bounded to the south by the A13. Four Listed Buildings are located less than 250 m from the Sites western boundary and the Site forms part of their wider rural setting and will contribute to their significance. Wrens Park [1111588] is a grade II C17 house. C18 Arden Hall [1308529] is grade II, as is its associated C17 dovecote [1111589] and outbuildings [1337123] of C15 origin. There are two grade II Listed Buildings to the east of the Site at Heasenbrook Hall, but these are separated from the Site by the A13 and modern development. The south western corner of the Site is situated 435 m to the east side of the historic core of Hondon on the Hill and its Conservation Area, which contains one grade I two grade II* and fourteen grade II Listed Buildings. The Site is within the setting of the designated heritage assets and will contribute to their significance to varying degrees. Development of the Site would be harmful to their significance, causing 'less than substantial' harm in NPPF terms.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	The Site includes cropmarks of a ring ditch and field boundaries.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment will be required with any future planning application and field evaluation may be needed.
60941			Land North of B149 Wood View and River View, Chadwell St Mary	Call-for-Sites Submissions	3.45	3.45	121	There are no designated heritage assets within the Site but a grade II Listed Building C16 C17 Chadwell Place [1111584] is located 200m to the south on the other side of the Chadwell Road. The Site is located within the wider setting of the Listed Building but probably makes a contribution to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	The Site is bordered to the east by the A1089, to the south by Chadwell Road and to the east by modern development. There are no records for archaeological finds or features from within the Site but palaeolithic and Roman stray finds are recorded in proximity to the Site. The Site may be partially quarried.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application would require an Archaeological Desk Based Assessment and may need field evaluation.
60942			Land East of Heath Road, Chadwell	Call-for-Sites Submissions	15.68	15.67	494	There are no designated heritage assets within the Site but it is located 140 m to the South of a Listed Building, grade II C18 [1111547] and is within its rural setting, which will make a contribution to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance.	The Site contains archaeological finds and features including Neolithic flint tools recovered from field walking, and a Bronze Age round barrow, Iron Age pottery and post medieval field boundaries identified from trial trenching. There is a cropmark complex 300 m to the north of the Site and a possible ring ditch to the south west.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application would require an Archaeological Desk Based Assessment and associated field evaluation.
60944			Land off Rainbow Lane	Call-for-Sites Submissions	10.53	10.53	332	The Site does not contain any designated heritage assets within it but there are 2 x grade II Listed buildings located at nearly 500 m distance to east of Site on the other side of a modern roadway with earthen embankment and fencing on the east side. The Site is within the wider rural, agrarian setting of the listed buildings but is unlikely to contribute to their significance	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance.	The Site contains multi-period cropmarks within it, including a ditched enclosure and cluster of ring ditches, possibly within a ditched enclosure, and a double ditched trackway. There are further cropmark complexes to the south, west and east of the Site, including a dense concentration of enclosures, ring ditches and linear features to the south.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any planning application for the Site would require an archaeological Desk Based Assessment with aerial photographic rectification, and associated field evaluation. The design, scale and layout of any scheme should avoid impacts on the cropmark enclosures in the north west of the Site.



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60948			East Thurrock Unit Football Club, Rookery Hill, Corringham, Stanford-le-Hope SS17 9LB	Call-for-Sites Submissions	3.53	3.53	124	There are no designated heritage assets within the Site but its northern boundary abuts the Corringham Conservation Area which includes eleven Listed Buildings including the grade I medieval Church of St Mary (1337083) and ten grade II Listed Buildings, including Corringham Hall (1118622). The Site forms part of the setting of these designated heritage assets and will contribute variably to their significance. 190 m south west of the Site is another grade II listed building, C19 Old Hall (147061). The Site forms part of the listed buildings wider setting and is likely to contribute to the appreciation of its relationship with the historic village of Corringham to the north east and the designated heritage assets within it.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England should be consulted on any future application because of the grade I Listed Building. Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	The Site includes the location of three destroyed WWII Spigot Mortar sites. Further WWII defences were located to the south but are also destroyed. Archaeological evidence for the post medieval farm complex at Corringham Hall includes a pit and ditch. A palaeolithic stone tool was found to the south of the Site and a medieval vessel was recovered to the west. Cropmarks of late prehistoric, possible pits and a small enclosure are visible on aerial photographs south of Old Hall.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application would require an archaeological Desk Based Assessment and associated field evaluation.
60953			Land at East Quarry, North of Orsett Golf Club and South of the Stanford Road, Southfields	Call-for-Sites Submissions	39.50	39.39	1,103	There are no designated heritage assets within the Site but a grade II Listed barn (1308981) is located adjacent to the southern boundary of the Site which forms part of its setting. The designated heritage asset has modern development around it and there is vegetation intervening between the barn and the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application will need to be informed and accompanied by a suitably detailed Heritage Impact Assessment.	The Site is recorded to have been the location of a WWI and WWII aerfield and modern military camp but has been partially quarried. Linear cropmark features have also been recorded within the Site and to its south, where a small crop mark enclosure and ring ditches have also been identified. To the north of the Site there is an extensive cropmark complex on the other side of the Stanford Road, including linears, ring ditches and enclosures, and excavation prior to the dualling of the A13 recorded a Bronze Age ring ditch	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will need to be informed and accompanied by a suitably detailed Heritage Impact Assessment. An Archaeological Desk Based Assessment will be required and associated field evaluation may be needed.
60956			Land East of Chadwell St Mary	Call-for-Sites Submissions	111.43	106.53	1,899	There are no designated heritage assets within the Site but three Grade II listed buildings are situated very close to the Site boundary and the Site forms part of their immediate rural landscape setting. The listed buildings are an C18 cottage (11151547), C18 house (1337091) and C19 house (11151577). The latter, Mill house, is part of an historic mill. The Site abuts the West Tilbury Conservation Area to south, forming part of its immediate landscape setting.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	The Site includes a number of individual cropmarks and complexes, including a dense concentration of ring ditches, pits, circular and rectilinear enclosures in the south east of the Site, which are of potential national significance. There are further cropmarks to the south and north including a Scheduled cropmark to the north within 500 m of the Site boundary. Due to the fact that nationally significant archaeological remains may survive on the Site, development could result in 'substantial harm' in NPPF terms as the heritage asset may be subject to the same policies as those for designated heritage assets (as per NPPF footnote 63).	Major Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset(s) should be avoided.	Any application would require archaeological DBA with aerial photographic rectification of cropmarks and associated field evaluation. The design, scale and layout of any scheme should secure the preservation of important below ground archaeological sites through careful consideration to the layout and location of any new development.
60958			Former Allotment site, Hall Road, Aveley	Call-for-Sites Submissions	2.05	2.05	72	The Site comprises former allotments located to the south west of two designated heritage assets, Aveley Hall, which is a grade II Listed Building (1347682) and the medieval Church of St Michael, which is a grade I Listed Building (1337099). Three other grade II listed buildings are located in the wider proximity of the Site to the north along Aveley High Street, within the existing built up area. There is intervening modern development between the Site and the designated heritage assets meaning it may not contribute to their setting and significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Historic England should be consulted on any future application due to the proximity to a Grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment of the Listed Buildings that adheres to Historic England guidance.	The Site comprises former allotments located 350m to the south west of a designated heritage asset, Aveley Manor, which is a Scheduled Monument (1005542). The Scheduled Monument comprises a medieval moat surviving as an earthwork, together with below ground archaeological remains of a medieval hall. Documentary records indicate that during the 14th century the manor included a garden and parkland. The Site forms part of the wider rural setting of this designated heritage assets, and despite some intervening development, is likely to contribute to its significance. Archaeological discoveries to the south of the Site including individual finds and excavations ahead of the construction of the A13, indicate the potential for below ground archaeological remains of Late Iron Age, Roman and Saxon date, in the wider proximity of the Site. There is a record for possible Dene holes to the south.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England should be consulted on any future application due to the Scheduled Monument. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment of the Scheduled Monument that adheres to Historic England guidance. Archaeological Desk Based Assessment and field evaluation would also be required. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument.



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60961			Land West of Park Lane, Aveley	Call-for-Sites Submissions	2.84	2.79	90	The Site is immediately adjacent to the southern boundary and one of the historic entrances, of Belhus Park, which is a grade II Registered Park and Garden [1000738]. The Site makes a positive contribution to the setting and significance of the designated heritage asset being one of the last remaining areas of undeveloped open space between the park and the modern road, Lance Corporal Nicky Mason Way, to the south and modern development beyond. 20th century developments have removed much of the historic rural setting of the park, and the impact of development of the Site would be cumulative and harmful. Any harm to significance through impacts on the Registered Park and Garden's setting would be 'less than substantial' in APPF terms. There is a grade II listed building, Courts Farmhouse [1111551] located 250 m to the south east of the Site's southern boundary but it is separated from the Site by modern development, so there would be no impact on the significance of the listed building from the Sites development.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Development to the south of the Registered Park and Garden would be harmful, producing a moderate adverse impact. It may be possible for some development to be accommodated at the western end of the Site, beyond the existing historic field boundary that runs north-south to the south of Ormiston Park Academy, with a lesser degree of harm. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Registered Park and Garden.	There are no archaeological finds or deposits recorded from within the Site. A single Roman artefact is recorded as found somewhere along the historic Park Lane, which is adjacent to the east end of the Site, but limited archaeological investigation in the form of supervision of geotechnical boreholes in the grounds of Ormiston Academy revealed no archaeological deposits. The Site may have been partially disturbed by quarrying.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk-Based Assessment will be required and field evaluation may be needed.
60972			Land at Kemps Farm, South Ockendon	Call-for-Sites Submissions	35.13	33.75	945	The Site is open farmland located on the edge of the built up area of South Ockendon. There are no designated heritage assets within the Site. 335m to the east of the Site along West Road is Street Farmhouse, a late C16 grade II Listed Building [1111540], and 489 m to the south east is Quince Tree Farmhouse [1308392]. These two Listed Buildings are separated from the Site by modern development and trees meaning there is unlikely to be intervisibility and the Site is unlikely to contribute to the significance of the designated heritage assets. To the north of the Site there are two Listed Buildings, C19 Kemps [1111627] and C18 Kemps Cottage [1308865] on the north side of Dennis Road, which are both grade II. The Site forms part of the Listed Buildings wider rural, agrarian setting but it is separated from them by modern housing development.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. If the Site is found to contribute to the significance of the designated heritage asset(s), the design, scale, and layout of any scheme should consider mitigating impacts on the setting and significance of the Listed Building(s).	The Site is open farmland on the edge of the built up area of South Ockendon. Aerial photography and geophysical survey have recorded a number of ditched enclosures, pits or post holes and a cluster of ring ditches of likely prehistoric origin with the Site. To the west of the Site, on the other side of Dennis Road, rescue excavations ahead of quarrying in 1964 revealed C1 Romano-British occupation, including remains of a ditch, oven and latrine. Three stone tools were found beneath the Romano-British levels. Further to the west, cropmarks of linear features, pits and a rectilinear enclosure have been identified west of the M25. To the north of Kemps Farm, cropmarks of a double-ditched trackway, field boundaries and a rectilinear ditched enclosure have also been identified. There are additional cropmarks of rectilinear enclosures in fields to the east.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by an appropriate Heritage Impact Assessment. An Archaeological Desk-Based Assessment and field evaluation will be required. The design, scale and layout of any scheme should avoid impacts on the cropmark enclosures in the south west of the Site.
61007			Nursery Gardens off Sandown Road	Call-for-Sites Submissions	0.48	0.48	17	There are no designated heritage within the Site or within the Study Area.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site has no recorded archaeological finds or features within it. To the south east is recorded to have been the location of a WWI and WWII airfield and modern military camp. Linear cropmark features have been recorded to the south and west. To the north of the Site there are cropmarks of enclosures, and linear features within the Study Area.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk-Based Assessment will be required and field evaluation may be needed.
61008			Distribution Centre, West Road, South Ockendon, RM15 6PD	Call-for-Sites Submissions	3.57	3.57	416	The Site is occupied by a C20 distribution centre located on the edge of the built up area of South Ockendon. There are no designated heritage assets within the Site. 330 m to the east of the Site along West Road is Street Farmhouse, a late C16 grade II Listed Building [1111540], and 350 m to the south east is Quince Tree Farmhouse [1308392]. The Listed Buildings are separated from the Site by modern development and trees meaning there is unlikely to be intervisibility and the Site is unlikely to contribute to the significance of the designated heritage assets.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. If the Site is found to contribute to the setting and significance of the designated heritage asset(s), the design, scale, and layout of any scheme should consider mitigating impacts on the setting and significance of the Listed Building(s).	The Site is occupied by a C20 distribution centre and areas of associated handstanding located on the edge of the built up area of South Ockendon. The 1st edition OS map shows the Site was the location of a post medieval farmstead (Glasscocks Farm) that may have been medieval in origin. Development is likely to have truncated any below ground archaeology. There are no recorded archaeological finds or deposits from within the Site. 280 m to the south east is a medieval moated site. 250 m to the north west, aerial photography and geophysical survey have recorded a number of ditched enclosures, pits or post holes and a cluster of ring ditches of likely prehistoric origin.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological Desk-Based Assessment will be required.
61011			Land at Manor Road	Call-for-Sites Submissions	0.63	0.63	39	The Site is located in the built up area of Grays. There are no designated heritage assets within the Site, but the grade I listed medieval Church of St Mary the Virgin is located 110 m from the Sites eastern boundary. The Site is likely to fall within the wider setting of the church and may contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	The Site is the route of a former tramway leading into the Globe Works to the north.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological Desk-Based Assessment will be required to understand potential survival of features associated with the tramway, and field evaluation may be needed.



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									Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
01012			Land at St Johns Road, Chadwell St Mary	Call-for-Sites Submissions	1.71	1.71	60	There are no designated heritage assets within the Site. 200 m to the south east is a grade II C20 prefabricated Sunspan house [1408508]. The Site is unlikely to contribute to its setting or significance due to intervening development. Between 180 m and 250 m to the north west are three listed buildings including the grade I medieval church of St Mary in Chadwell St Mary [1111576] and two adjacent grade II listed buildings, Sleepers Farmhouse [1337061] and Chadwell House [1106262]. The Site is unlikely to contribute to the setting and significance of the listed buildings due to intervening modern development.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	There are no archaeological finds or features definitively recorded within the Site, but many Roman remains indicating settlement have been found over an area of some 1000 yds, around Sandy Lane, Chadwell St Mary which may fall within the Site. It is also located close to the historic core of the village of Chadwell St Mary, where a Roman tessellated floor was found west of the church and trial trenching in the grounds of Chadwell St Mary Primary School revealed pits or postholes and an early Saxon sunken floored building dating to the C6 or C7. Roman and palaeolithic finds have been recorded to the west of the Site, and a WWII spigot mortar was located at Chadwell House.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an Archaeological Desk-Based Assessment will be required and field evaluation will be needed.
01022			Land at Unford Road and Turnpike Lane, Chadwell St Mary	Call-for-Sites Submissions	3.84	3.74	121	There are no designated heritage assets within the Site but 290 m to the east is a grade II C19 Mill house [1111577], which is part of an historic mill. The Site forms part of its wider rural setting. The Site abuts the West Tilbury Conservation Area to east, and forms part of its immediate landscape setting.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider mitigating impacts on the setting and significance of the Conservation Area and Listed Building.	There are no finds or features from within the Site although its northern boundary is adjacent to a postulated roman road, and there are linear cropmarks and ring ditches to the north. Adjacent to the Sites eastern boundary is a cropmark complex including rectilinear enclosure and double ditched trackway, a ring ditch and possible pits indicating multi-period activity. 420 m to the east is a dense concentration of ring ditches, pits, circular and rectilinear enclosures in the south east of the Site, which are of potential national significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an Archaeological Desk-Based Assessment will be required and field evaluation may be needed.
01024			Land at Aveley Hall	Call-for-Sites Submissions	1.46	1.22	67	The Site contains a designated heritage asset, Aveley Hall, which is a grade II Listed Building [1147682] located on the east side of an associated historic farmstead, which forms part of the immediate setting of the designated heritage asset. Exclusion of this Listed Building from the Site would reduce the RAG score to Moderate Adverse. The Site also abuts the churchyard of the medieval Church of St Michael. Located to the north, which is a grade I Listed Building [1337099]. The Site forms part of the setting of both of these designated heritage assets, and contributes to their significance. Development of the Site would be harmful to their significance, causing 'less than substantial' harm in NPPF terms. Three other grade II listed buildings are located to the north of the Site along Aveley High Street, within the existing built up area.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site includes part of a designated heritage asset, Aveley Manor, which is a Scheduled Monument [1005562]. The Scheduled Monument comprises a medieval moat surviving as an earthwork, together with below ground archaeological remains, including the site of a medieval hall. Documentary records indicate that during the 14th century the manor included a hall with a garden and parkland. There is likely to have been a strong historical association between the medieval Church of St Michael and Aveley Manor, with the two forming a church-hall complex, typical of the landscape and historic settlement pattern of medieval Essex. Development of the Site would be harmful to the significance of the Scheduled Monument through direct impacts on the archaeological remains (which could represent substantial harm) and impacts on its setting and significance resulting in 'less than substantial' harm in NPPF terms. Exclusion of the Scheduled Monument from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for direct impact on the Scheduled Monument and the indirect impact on its setting and significance. The design, scale and layout of any scheme should avoid direct impacts on the Scheduled Monument, which could represent substantial harm, and should avoid impacts on the Scheduled Monument's setting and significance, which could represent less than substantial harm. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment for the Scheduled Monument that adheres to Historic England guidance. Archaeological Desk Based Assessment and field evaluation would also be required.
01020			Little Wellhouse Farm RM16 3NH	Call-for-Sites Submissions	2.78	0.86	30	The Site includes a grade II Listed Building, a C16 or early C17 house [1147812], which is located on an historic farmstead. The Site forms the immediate and wider setting of the Listed Building and will contribute to its significance. Excluding the Listed Building from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The northern half of the Site contains part of a scheduled monument [1002134] which is a multi-period cropmark complex elements of which are likely to extend into the southern part of the Site where below ground archaeological remains could also be of potential national significance, and so may be subject to the same policies as those for designated heritage assets (as per NPPF footnote 62). Further cropmark complexes are known to the west, north, south and east of the Site boundary. During WWII there was a small military camp close to the Sites northern boundary, and there are records of a Spigot Mortar and Telford turret close by. Removal of the Scheduled Monument and potentially nationally significant below ground archaeological remains would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for direct impact on the Scheduled Monument and the indirect impact on its setting and significance. The design, scale and layout of any scheme should avoid direct impacts on the Scheduled Monument, which could represent substantial harm, and should avoid impacts on the Scheduled Monument's setting and significance, which could represent less than substantial harm. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment for the Scheduled Monument that adheres to Historic England guidance. Archaeological Desk Based Assessment, including aerial photographic rectification, and field evaluation would also be required.



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61030			LAND AT SOUTH ROAD/ BUCKLES LANE, SOUTH OCKENDEN	Call-for-Sites Submissions	1.33	1.33	47	There are no designated heritage assets within the Site or study area.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features recorded from within the Site, but Palaeolithic finds were made from the quarry to the east and a cropmark of a ditched rectilinear enclosure is recorded 300m to the north, and more cropmarks have been recorded to the east and north east of the Site. 300m to the east of the Site was the location of a Heavy Anti-Aircraft battery during WWII.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological Desk Based Assessment and Field Evaluation may be required	
61032		Whitfields Farmhouse	Call-for-Sites Submissions	5.05	0.78	27	The Site contains two listed buildings within an historic farmstead at its southern end adjacent to Stifford Clays Road. The listed buildings at a C16 grade II farm house [1146709] and its associated C17 grade II barn [11114636]. Removal of these two Listed Buildings from the Site would reduce the RAG score to Moderate Adverse. There are three further listed buildings outside the Site but close to its southern boundary. The C17 grade II Baker Street Windmill [1111643] is 120 m to the south but separated by an intervening row of houses and their gardens on the south side of Stifford Clays Road. Within the row of houses is the C15 or early C16 grade II Mill house [1111642], and on the Sites eastern boundary is a C18 grade II house [1111631]. Another grade II listed C16 or early C17 farmhouse [1146717] is located 250 m to the north east of the Site and 380 m to the east is grade II C17 Slades Hold Cottages [1111608]. The Site is likely to fall within the setting of all the listed buildings and will contribute to their significance to varying degrees.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	There are no recorded archaeological finds or features within the Site but a scheduled monument [1002134] comprising a multi-period cropmark complex is located 115 m to the west. Another scheduled monument [1009287] comprising Bronze Age and Iron Age enclosures is located 420 mto the east, and cropmarks of field boundaries have been recorded 350 m to the east. Further cropmark complexes are located to the south and south east within the Study Area.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. Archaeological Desk Based Assessment and field evaluation will be required.		
61033		Land off Church Road, Corringham	Call-for-Sites Submissions	0.59	0.59	21	The Site is located within the historic core of Corringham and the Corringham Conservation Area and adjacent to or within proximity of a number of listed buildings. These include the medieval Church of St Mary [1337083] which is grade I, C18 Rose Cottage [1111618] and C18 Bush House [1111562] which are both grade II, and eight other grade II listed buildings. Development would result in direct impacts resulting in harm to the significance of the Conservation Area and impacts on the and settings and significance of the listed buildings. Removal of the Conservation Area from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building and direct impacts on the Conservation Area. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and direct impacts on the Conservation Area.	The Site is located within the historic core of Corringham. 150 m to the south east, trial trenching has revealed medieval features within a farm complex that originated as a manorial complex in the Anglo-Saxon period associated with the Church. Within 50 m of the Sites eastern boundary, excavations have revealed a Bronze Age or early Iron Age pit indicating settlement in the area. Wall foundations of the former rectory recorded on 19th mapping have also been identified to the east of the Site.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset(s) should be avoided	An Archaeological Desk Based Assessment and Field Evaluation would be required for any future planning application		
61034		Land to the north of Thames Haven Road	Call-for-Sites Submissions	0.92	0.92	32	The Site is located adjacent to the historic core of Corringham and the Corringham Conservation Area and adjacent to or within proximity of a number of listed buildings. These include the medieval Church of St Mary [1337083] which is grade I, C18 Rose Cottage [1111618], C18 Bush House [1111562] and C18 Fearings farmhouse [1337132], which are both grade II, and six other grade II listed buildings. Development would result in harm to the setting and significance of the Conservation Area and impacts on the and settings and significance of the listed buildings. The Site is unlikely to contribute to the setting and significance of another listed building [1337088] to the north east of the Site within the existing built up area, which is outside the Conservation Area and is unlikely to contribute to the setting and significance of another listed building. Old Hall [1147851] which is located to the south on the other side of the A1014.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset(s) should be avoided	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and the Conservation Area.	The Site is adjacent to the historic core of the historic settlement of Corringham. 200 m east of the Site trial trenching has revealed medieval features within a farm complex that originated as a manorial complex in the Anglo-Saxon period associated with the Church. Within 50 m of the Sites western boundary, excavations have revealed a Bronze Age or early Iron Age pit indicating settlement in the area. Wall foundations of the former rectory recorded on 19th mapping have also been identified to the west of the Site.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk Based Assessment and Field Evaluation would be required for any future planning application		
61035		Land south of Thames Haven Road, Corringham	Call-for-Sites Submissions	0.51	0.51	18	This is a small site 200 m to the west of Corringham Conservation Area which contains number of listed buildings. These include the medieval Church of St Mary [1337083] which is grade I, C18 Rose Cottage [1111618] and C18 Bush House [1111562] which are both grade II, and seven other grade II listed buildings. The Site is unlikely to make a meaningful contribution to settings and significance of these listed buildings. The Site is also unlikely to contribute to the setting and significance of another listed building [1337088] to the north east of the Site within the existing built up area, which is outside the Conservation Area, and is unlikely to contribute to the significance of another listed building. Old Hall [1147851] which is located to the south on the other side of the A1014.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and on the Conservation Area.	The Site is located approximately 150 m west of the historic medieval core of Corringham. Medieval pottery was recovered when the adjacent A1014 was built. Historic mapping shows it as a hedged field.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological Desk Based Assessment and Field Evaluation may be required for any planning application		
61059		Tilbury Football Club, Chadfields, Tilbury RM18 8NL	Call-for-Sites Submissions	4.25	2.07	112	There are no designated heritage assets within the Site or in proximity to it	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site. WWII anti-glider ditches have been identified on the former Thameside grazing marshes to the north, east and west of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment would be required for any planning application to determine the archaeological potential of the Site and field evaluation may also be needed.		



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61064			Former Cottage Site, Rainbow Lane	Call-for-Sites Submissions	0.50	0.50	17	The Site does not contain any designated heritage assets within it but there are two grade II Listed buildings located at nearly 500 m distance to the east of Site on the other side of a modern roadway with earthwork embankment and fencing on the east side. The Site is within the wider rural, agrarian setting of the listed buildings but it is unlikely to contribute to their significance	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application should be accompanied by an appropriate Heritage Impact Assessment	The Site has multi-period cropmarks to the north of it including a ditched enclosure and cluster of ring ditches, possibly within a ditched enclosure, and a double ditched trackway. There are further cropmark complexes to the south, west and east of the Site, including a dense concentration of enclosures, ring ditches and linear features to the south, indicating the potential for multi-period activity within the Site.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any planning application for the Site would require archaeological Desk Based Assessment and associated field evaluation.
61066			Land North of Church Street, Bulphan	Call-for-Sites Submissions	0.68	0.68	24	This is a small Site without any designated heritage assets within it, located on the northern edge of the built up historic village of Bulphan. 120 m west of the Site is the Grade I medieval Church of St Mary [111617], a grade II war memorial [142447]. The Site forms part of the setting of each of these listed buildings and may make a limited contribution to their significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is close to the medieval centre of Bulphan. A Roman artefact was found at the nearby Primary School.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future planning application for the Site will require an Archaeological Desk Based Assessment and field evaluation may be needed.
61071			Land east of Blackshots Lane	Call-for-Sites Submissions	5.20	2.66	93	There are no designated heritage assets within the Site but two grade II listed buildings in close proximity to it. A listed Grey Goose farmhouse [111567] and its associated farmstead are located to the east of the Site, and a C16/C17 house [147832] is also close to the Site which sits to the west of the listed building. The Site forms part of wider rural setting of both these heritage assets and contributes positively to their setting, in particular the setting of the historic farm house as the Site is likely to have formed part of its historic agrarian landholding.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset	Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The northern half of the Site contains part of a scheduled monument [1002134] which is a multi-period cropmark complex elements of which are likely to extend into the southern part of the Site where below ground archaeological remains could also be of potential national significance. Further cropmark complexes are known to the west, north, south and east of the Site boundary. Removal of the Scheduled Monument from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for direct impact on the Scheduled Monument and the indirect impact on its setting and significance. The design, scale and layout of any scheme should avoid direct impacts on the Scheduled Monument, which could represent substantial harm, and should avoid impacts on the Scheduled Monument's setting and significance, which could represent less than substantial harm. Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, which includes a setting assessment for the Scheduled Monument that adheres to Historic England guidance. Archaeological Desk Based Assessment, including aerial photographic rectification, and field evaluation would also be required.
61075			Land east of Cole Avenue	Call-for-Sites Submissions	0.64	0.64	22	There are no designated heritage assets within the Site or study area.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no archaeological finds or features recorded from within the Site, but linear cropmarks, a ring ditch, trackway and ditched enclosure have been identified to the east, with a further complex to the south. A find spot of a Palaeolithic hand axe is recorded south of the Linford Road.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment and field evaluation.
61084			Land adj; Brookmans Avenue & north of Long Lane	Call-for-Sites Submissions	1.25	1.25	34	There are no designated heritage assets within the Site but grade II listed building GreyGoose farmhouse [111567] is located 340 m north. The Site forms part of wider rural setting of the heritage assets and contributes positively to its setting, in particular the setting of the historic farm house as the Site is likely to have formed part of its historic agrarian landholding.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site contains no designated heritage assets but is located 390 m south of a Scheduled Monument [1002134] crop mark complex. The Scheduled Monument comprises a multi-period site of overlapping rectilinear and curvilinear enclosures, ring ditches and a field systems with double ditched trackways between the fields. The area is covered with a heavy concentration of large pits, some of which may be Anglo-Saxon grubenhäuser. There are additional cropmarks to the east of the Site.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application due to the potential for impact on the Scheduled Monument's setting and significance. Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, which includes a setting assessment for the Scheduled Monument that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument. Archaeological Desk Based Assessment and field evaluation will also be required.
61085			Chapel Farm, Land south of Long Lane	Call-for-Sites Submissions	4.23	4.23	148	There are no designated heritage assets within the Site. There is a grade II listed building [1337056] located 500 m to the north east on the other side of the Dock Approach Road. The site falls within its wider rural setting but it is unlikely to contribute to its significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance.	There are no recorded archaeological finds or features within the Site but cropmarks of linear field boundaries and pits have been identified immediately to the north on the other side of Long Lane, with a complex of ring ditches, linears and pits to the north east. A neolithic hand axe was found in Laird Avenue 400 m west of the Site but a geophysical survey 420m south of the Site revealed no archaeological features.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk Based assessment and associated field evaluation will be required for any future application.
61088			Blackshot Estate, Land south of Long Lane (Kier Hardie House)	Call-for-Sites Submissions	0.58	0.58	38	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site but cropmarks of linear field boundaries and pits have been identified immediately to the north on the other side of Long Lane, with a complex of ring ditches, linears and pits to the north east and further cropmarks to the north west. A neolithic hand axe was found in Laird Avenue 370 m south west of the Site.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk Based assessment and associated field evaluation will be required for any future application.



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61093			Crown Court, Newton Road, Tilbury	Call-for-Sites Submissions	0.54	0.54	46	There are no designated heritage assets within the Site or study area. The Tilbury Clock Tower War Memorial, a grade II Listed Building [1471691] is located 100 m to the north of the Site and the Site forms part of its setting and may contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	There are no recorded archaeological finds or features within the Site. To the east was a D-Day assembly area and to the west is the site of 18 WWII air raid shelters (destroyed). Palaeolithic finds may have been made in proximity to the Site but the exact location is not recorded on the HER. The Site was been previously developed which is likely to have truncated any below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application will require an Archaeological Desk Based Assessment and field evaluation may also be necessary.
61094			Land rear of 2 North View Avenue, Tilbury	Call-for-Sites Submissions	0.49	0.49	16	There are no designated heritage assets within the Site. The Tilbury Clock Tower War Memorial, a grade II Listed Building [1471691] is located 100 m to the south of the Site but the Site does not form part of its setting.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site. To the east was a D-Day assembly area. A Roman coin was found 180 m to the south east and a palaeolithic stone tool was recovered 370 m to the east.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
61097			Alexandra Court Sheltered Housing complex, Alexandra Road, Tilbury	Call-for-Sites Submissions	0.46	0.46	34	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site. To the east was a D-Day assembly area and to the west is the site of 18 WWII air raid shelters (destroyed). A Roman urn was found 310 m to the north west. The Site was been previously developed which is likely to have truncated any below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
61098			Land west of Anton Road (north)	Call-for-Sites Submissions	0.21	0.21	18	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site. 200m to the west of the Site is Little Belhus, a grade II* Listed Building of C16 origin with later additions [114762] and associated grade II* listed gate and garden walls [1111586]. The Listed Buildings are separated from the Site by modern development and the Site is unlikely to make any contribution to its significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Historic England will need to be consulted on any future application due to the potential for an impact on the setting and significance of the grade II* Listed Buildings. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is located within the modern built up area of South Ockendon. There are no records for archaeological finds or deposits within the Site. There are linear cropmarks (field boundaries) recorded to the north and east, close to the Site, and other linear cropmarks further to the west. The cropmark of a ring ditch and central pit has been identified 250 m to the south east. The construction of modern development on the Site is likely to have truncated any below ground archaeology that may have been present in the footprint of the buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
61099			Land west of Anton Road (south)	Call-for-Sites Submissions	0.30	0.30	13	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site. 200m to the west of the Site is Little Belhus, a grade II* Listed Building of C16 origin with later additions [114762] and associated grade II* listed gate and garden walls [1111586]. The Listed Buildings are separated from the Site by modern development and the Site is unlikely to make any contribution to its significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Historic England will need to be consulted on any future application due to the potential for an impact on the setting and significance of the grade II* Listed Buildings. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site is located within the modern built up area of South Ockendon. There are no records for archaeological finds or deposits within the Site. There are linear cropmarks (field boundaries) recorded 100-200 m to the north and northeast of the Site, and other linear cropmarks further to the west. The cropmark of a ring ditch and central pit has been identified 250 m to the east. The construction of modern development on the Site is likely to have truncated any below ground archaeology that may have been present in the footprint of the buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
61100			Blackshot Estate, Land south of Laird Avenue (Bevan & Morrison House)	Call-for-Sites Submissions	1.85	1.85	273	There are no designated heritage assets within the Site or within proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site but cropmarks of linear field boundaries have been identified 430 m to the north, with a complex of ring ditches, linear and pits to the north east. A neolithic hand axe was found in Laird Avenue immediately to the north of the Site but a geophysical survey south of the Site revealed no archaeological features.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be accompanied by an Archaeological Desk Based assessment. Field evaluation may also be needed.
61102			Garage/parking site, Broxburn Drive	Call-for-Sites Submissions	0.65	0.65	0	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site. 450 m to the east of the Site is Ford Place, a grade II Listed Building of C17 origin with C18 additions [1337097] and associated listed garden wall incorporating a gardeners cottage [11337121]. The Listed Buildings are separated from the Site by modern development and trees.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Buildings.	The Site is located within the modern built up area of South Ockendon and includes C20 garages, driveways and areas of hardstanding between C20 housing a C19 railway line. There are linear cropmarks to the west, close to the Site, and further linear cropmarks and a ditched enclosure within proximity of the Site, 160 m to the west. A Neolithic axe-axe head was found in a garden 160 m west of the Site, and a cropmark of a ring ditch 80 m from the Sites western boundary. The construction of the railway and modern garages and hardstanding on the Site is likely to have truncated any below ground archaeology that may have been present in the footprint of the development.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment. An Archaeological Desk Based Assessment will be required and field evaluation may also be needed.



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									Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
61104	22/01284/TBC	PER	Garage site east of Vigerons Way	Call-for-Sites Submissions	0.24	0.24	7	The Site is located in the built up area of Chadwell St Mary. There are no designated heritage assets within the Site but three listed buildings are located between 330m and 370 m to the south west. These are the grade I medieval church of St Mary (1111570) and two adjacent grade II listed buildings, Sleepers Farmhouse (1337061) and Chadwell House (166282). There is intervening development between the Site and designated heritage assets which means it does not contribute to their setting or significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no archaeological finds or features definitively recorded within the Site, but many Roman remains indicating settlement have been found over an area of some 1000 yrs, around Sandy Lane, Chadwell St Mary which may fall within the Sites proximity. The Site is located to the north of the historic core of the village of Chadwell St Mary, where a Roman tessellated floor was found west of the church and trial trenching in the grounds of Chadwell St Mary Primary School revealed pits or postholes and an early Saxon sunken floored building dating to the C6 or C7. Cropmarks of linear features have been identified to the north and east, and lithics have been recovered from locations to the east and west. The Site includes areas of hard standing which means any below ground archaeology is likely to have been truncated.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be accompanied by an Archaeological Desk-Based Assessment to determine archaeological potential and field evaluation may also be needed.
61106			Alexandra Court sheltered housing complex	Call-for-Sites Submissions	0.18	0.18	17	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site. To the east was a D-Day assembly area and to the west is the site of 18 WWII air raid shelters (destroyed). A Roman urn was found 300 m to the north west. The Site has been previously developed which is likely to have truncated any below ground archaeology in the footprint of existing/former buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
61107			Housing east of Broadburn Drive	Call-for-Sites Submissions	3.14	3.14	0	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site. 450 m to the east of the Site is Ford Place, a grade II Listed Building of C17 origin with C18 additions (1337097) and associated listed garden wall incorporating a gardeners cottage (1337121). The Listed Buildings are separated from the Site by modern development and trees meaning there is unlikely to be intervisibility.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Buildings.	The Site is located within the modern built up area of South Ockendon and includes C20 building, gardens and areas of handstanding. There are linear cropmarks within the Site and further linear cropmarks and adjoined enclosure within proximity of the Site, 100 m to the west. A Neolithic axe-adze head was found in a garden 80 m west of the Site, and a cropmark of a ring ditch close the Sites western boundary. The construction of modern housing and associated infrastructure on the Site is likely to have truncated any below ground archaeology that may have been present in the footprint of the development.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk-Based Assessment will be required and field evaluation may also be needed.
61110	24/00111/FUL	PER	Land at Teviot Avenue, Aveley	Planning Application Sites	1.03	1.03	12	The Site is immediately adjacent to the western boundary of Belhus Park, which is a grade II Registered Park and Garden (100738). The Site is currently developed and makes a negative contribution to the setting and significance of the designated heritage asset. 20th century developments have removed much of the historic rural setting of the park, and the impact of redevelopment of the Site could also be harmful. The footprint of any future development in the Site should be moved further away from the boundary of the Registered Park and Garden and the scale and mass of any development on the Site should be reduced. Any harm to significance through impacts on the Registered Park and Garden's setting would be 'less than substantial' in NPPF terms.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Registered Park and Garden. Any future development should be moved to the west of the footprint of the existing buildings.	There are no recorded archaeological finds or deposits recorded from within the Site, or within proximity to it. However, historic mapping shows that the Site included part of the historic boundary of Belhus Park, 'The Shrubbery' which was designed by Capability Brown, and which may survive as below ground archaeological features and deposits. To the west of boundary the Site was open land during the late 19th century, but partially developed in the 20th century. The 20th century development of the Site is likely to have truncated any below ground archaeology that may have been present in the footprint of these buildings.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Registered Park and Garden. The footprint of any future development should be moved to the west of the existing buildings. Archaeological Desk Based Assessment will be required. Field evaluation of the former boundary to Belhus Park will also be needed.
61112	21/01497/FUL	PDE	St Michaels Church Hall Mill Road Aveley South Ockendon Essex RM15 4SR	Planning Application Sites	0.19	0.19	9	The Site is located in the modern built up area of Aveley, on the site of demolished 20th century buildings. There are no designated heritage assets within the Site or within proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located in the modern built up area of Aveley. There are no designated heritage assets within the Site or within proximity to it. There are no recorded archaeological finds or deposits within the Site. Historic mapping shows that the Site was open land during the late 19th century, but partially developed in the 20th century. The 20th century development of the site at its east and west ends is likely to have truncated any below ground archaeology that may have been present in the footprint of these buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological desk based assessment may be needed.



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61113	22/01682/TBC	PER	Land At Former Library And Public HallPurfeet RoadAveleyEssex	Planning Application Sites	0.24	0.24	16	The Site is located in the built up area of Aveley High Street, on the former site of a library and hall. There are no designated heritage assets within the site or within proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located in the built up area of Aveley High Street, on the former site of a library and hall. There are no designated heritage assets within the Site. There are no records for archaeological finds or deposits within the Site. Historic mapping shows that the southern portion of the Site fronting onto the High Street was developed by the late 19th century, the larger northern portion was open land. The development of the modern library and hall is likely to have truncated any below ground archaeology that may have been present in the footprint of these buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological desk based assessment may be needed.	
61114	20/01777/FUL	PCO	Former Culver Centre And Land To Rear Daiglen Drive South Ockendon Essex	Planning Application Sites	4.44	4.44	200	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site or within proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located within the built up area of South Ockendon and includes open green space and an area of formerly developed land. There are linear cropmarks denoting a ditched trackway and abutting enclosure to the south of the Site that extend into it. Several of the cropmarks appear to relate to a post medieval trackway and historic field boundaries depicted on the 1st edition OS map. These may be earlier in origin but evaluation trenching of some of them retrieved no early material. Former buildings on the north western side of the Site are likely to have truncated any below ground archaeology that may have been present in the footprint of these buildings.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment. An Archaeological Desk-Based Assessment and field evaluation will be required.	
61115	22/01388/FUL	PCO	Belhus Park Bowling ClubDarenth LaneSouth OckendonEssexRM15 5LN	Planning Application Sites	0.15	0.15	17	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site or within proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located within the modern built up area of South Ockendon and includes a C20 building and areas of handstanding. There are linear cropmarks denoting a ditched trackway 320 m to the north and further north within the grounds of the Ockendon Academy. A Roman artefact was retrieved from Daiglan Drive which is within proximity to the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.	
61116	22/01706/TBC	PER	1 To 431 Odds, Broxburn Drive, South Ockendon, Essex	Planning Application Sites	1.72	1.72	33	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located within the modern built up area of South Ockendon and includes C20 building, gardens and areas of handstanding. There are linear cropmarks and a ring ditch to the south of the Site and a ditched enclosure and further linear within proximity of the Site, 150 m to the south west. A Neolithic axe-head was found in a garden 310 m south west of the Site. The construction of modern housing and associated infrastructure on the Site is likely to have truncated any below ground archaeology that may have been present in the footprint of the development.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be accompanied by Archaeological Desk-Based Assessment to determine the archaeological potential of the Site.	
61117	24/00408/FUL	PER	Jack O LanternDaiglen DriveSouth OckendonEssexRM15 5AE	Planning Application Sites	0.16	0.16	17	The Site is located in the built up area of South Ockendon. There are no designated heritage assets within the Site or within proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located within the modern built up area of South Ockendon and includes C20 building and areas of handstanding. There are linear cropmarks denoting a ditched trackway 110 m to the north east and further north within the grounds of the Ockendon Academy. The double ditched linear cropmark may intersect the Site. A Roman artefact was retrieved to the south, from Daiglan Drive, within proximity to the Site.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment. An Archaeological Desk-Based Assessment will be required and field evaluation may also be needed.	
61123	25/00078/OUT	PDE	Land At 22 And To Rear Of 18 To 28Fairview AvenueStanford Le HopeEssex	Planning Application Sites	0.30	0.30	10	The Site is in the built up area of Stanford Le Hope. There are no designated heritage assets within the Site but three Listed Buildings are located to the north within the Study Area. 210 m north of the Site, the medieval Church of St Margaret of Antioch (111653) is grade I and has an associated grade II tomb (1166323) in its churchyard. 220 m north east of the Site is the grade II Inn on the Green (1337062). The Site is located in backgardens surrounded by housing and so does not appear to form part of the setting of the listed buildings or contribute to their significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Historic England will need to be consulted on any future application due to the potential for an impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	There are no recorded archaeological finds or features within the Site. 150 m north east of the Site, a Bronze Age pit and ditch were discovered during archaeological evaluation. 380 m to the south east, Bronze Age activity was also identified including a ditch and pits. A Roman quern and vessel was found 240 m south east of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk-Based Assessment will be required and field evaluation may also be needed.	



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61124	22/01714/FUL	PER	Whitwell Court, Fairview Chase, Stanford le Hope	Planning Application Sites	0.15	0.15	6	The Site is in the built up area of Stanford Le Hope. There are no designated heritage assets within the Site but three Listed Buildings are located to the north within the Study Area. 315 m north of the Site, the medieval Church of St Margaret of Antioch (111663) is grade I and has an associated grade II tomb (116632) in its churchyard. 340 m north east of the Site is the grade II inn on the Green (1337062). The Site is located in backgardens surrounded by housing and so does not appear to form part of the setting of the listed buildings or contribute to their significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Historic England will need to be consulted on any future application due to the potential for an impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	There are no recorded archaeological finds or features within the Site. 250 m north east of the Site, a Bronze Age pit and ditch were discovered during archaeological evaluation. 290 m to the south east, Bronze Age activity was also identified including a ditch and pits. A roman vessel was found 220 m east of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk-Based Assessment will be required and field evaluation may also be needed.
61126	24/01077/FUL	PER	Sandown Road, Southfields	Planning Application Sites	0.33	0.33	6	There are no designated heritage within the Site or in proximity to it within the Study Area.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site has no recorded archaeological finds or features within it. To the south east is recorded to have been the location of a WWI and WWII airfield and modern military camp. Linear cropmark features have been recorded to the south and west. To the north of the Site there are cropmarks of enclosures, and linear features on the other side of the Stanford-Le-Hope bypass, but within the Study Area.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Archaeological Desk-Based Assessment will be required and field evaluation may be needed.
61127	24/00883/OUT	PCO	Criton Works Stanford Road Orsett Essex	Planning Application Sites	0.59	0.59	22	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The northern part of the Site has been previously built on. This will have truncated any below ground archaeology. The southern end of the Site is recorded to have been the location of a WWI and WWII airfield. Linear cropmark features have been recorded 390 m to the south, immediately to the north of the Site there is an extensive cropmark complex on the other side of the Stanford Road, including linear, ring ditches and enclosures, and excavation prior to the duelling of the A13 recorded a Bronze Age ring ditch. There are also form quarry workings near by.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk-Based Assessment will be required and field evaluation may also be needed.
61136	24/01197/FUL	PCO	The SpringhouseSpringhouse RoadCorringhamEssexSS17 7QT	Planning Application Sites	3.43	3.43	93	The Site is in the built up area of Corringham and has previously been developed on the western side of the Site. There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site. A medieval vessel was found around 310 m south east of the Site during construction of the Manor Way. 480 m to the south there are linear cropmarks and ring ditches recorded.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk-Based Assessment will be required and field evaluation may also be needed.
61139	18/01403/OUT	PER	Police Station Gordon Road Corringham SS17 7RD	Planning Application Sites	0.25	0.25	34	The Site is in the built up area of Stanford Le Hope and has previously been developed. There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site. 230 m to the south west there are cropmarks of an undated enclosure in the grounds of the Arthur Buglar primary school.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.
61143	24/00307/OUT	PDE	Land Adjacent 94Fobbing RoadCorringhamEssex	Planning Application Sites	0.33	0.33	12	There are no designated heritage assets within the Site but 30 m to the west is a pair of C18 cottages that are grade II Listed Buildings (1146734) and 75 m to the east is a C16 house (1113579) which is also grade II listed. This listed house also marks the boundary of the Fobbing Conservation Area, which contains a further thirteen Listed Buildings including the grade II White Lion public house (1111578) which is 120 m east of the Site, the grade II C18 Church View cottages (1111597) which are 130 m east of the Site, and the Grade I medieval Church of St Michael (116807). This is highly sensitive location at the entrance to the Fobbing Conservation area, which falls with the settings of multiple designated heritage assets and will contribute to varying degrees to their significance. There is another grade II listed building 260 m south west of the Site but the Corringham Primary School intervenes between meaning the Site is unlikely to fall within its setting.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential for an impact on the setting and significance of the grade I Listed Church. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	The Site includes records for a Mesolithic occupation Site as well as later Neolithic and also medieval activity, that extends beyond the Site boundaries to the south, east and west. Medieval finds have also been made in the historic core of Fobbing. 330 m to the south east is a record for post medieval brick and tile works which survive as earthworks on the edge of historic grazing marsh.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk-Based Assessment and associated field evaluation will be required.
61146	23/00913/TBC	PER	Garage SiteLyndhurst RoadCorringhamEssex	Planning Application Sites	0.22	0.22	6	The Site is in a built up areas of Corringham. There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site or in proximity to it. Previous development within parts of the Site will have truncated below ground archaeology in the footprint of the buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment may be needed for any future application.



Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Built Heritage	Recommendations and potential mitigation	Comments	Archaeology	Recommendations and potential mitigation	
61147	21/02190/FUL	PER	Land Adjoining Tamarisk Road South Ockendon Essex	Planning Application Sites	0.43	0.43	38	There are no designated heritage assets within the Site which is in a built up area of Ockendon with a railway line on its western boundary. 315 m to the north east along West Road is Street Farmhouse, a late C16 grade I Listed Building [111540], and 280 m to the south east is Quince Tree Farmhouse [1308392]. The Listed Buildings are separated from the Site by modern development and trees meaning there is unlikely to be intervisibility and the Site is unlikely to contribute to the significance of the designated heritage assets.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or deposits from within the Site. 190 m to the south east is a medieval moated site, 480 m to the north west, aerial photography and geophysical survey have recorded a number of ditched enclosures, pits or post holes and a cluster of ring ditches of likely prehistoric origin.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Archaeological Desk-Based Assessment will be required and field evaluation may be needed.
61148	20/01394/OUT	PER	Kemps Farm Dennis Lane South Ockendon RM15 5SD Kemps Farm Dennis Lane South Ockendon RM15 5SD	Planning Application Sites	2.06	2.06	27	The Site contains no designated heritage assets but wraps around the east, north and west sides of C19 Kemps [1113627] and is adjacent to C18 Kemps Cottage [1308965] which are both grade II Listed Buildings. The Site forms part of the Listed Buildings immediate agrarian setting and will make a positive contribution to their significance.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Buildings.	The Site is open farmland. Aerial photography and geophysical survey have recorded a number of ditched enclosures, pits or post holes and a cluster of ring ditches of likely prehistoric to the south and west of the Site and on the other side of Dennis Road, rescue excavations ahead of quarrying in 1964 revealed C1 Romano-British occupation, including remains of a ditch, oven and latrine. Three stone tools were found beneath the Romano-British levels. Further to the west, cropmarks of linear features, pits and a rectilinear enclosure have been identified west of the M25. To the north of Kemps Farm, cropmarks of a double-ditched trackway, field boundaries and a rectilinear ditched enclosure have also been identified. There are additional cropmarks of rectilinear enclosures and a ring ditch in fields to the east and north east.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk-Based Assessment and field evaluation will be required.
61151	23/01389/OUT	PER	Portland Lodge, Brentwood Road, Bulphean	Planning Application Sites	0.20	0.20	5	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no archaeological finds or features from within the Site which have existing development on it which will have truncated any below ground archaeology in its footprint. The site lies along the line of a conjectured roman road.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based assessment may be required for any future application.
61152	24/00066/FUL	PER	Judds Farm, Harrow Lane, Bulphean	Planning Application Sites	0.76	0.76	6	There are no designated heritage assets within the Site or in proximity to it	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site which is developed with existing buildings and hard standing that will have truncated below ground archaeological deposits. A Romano British settlement with a cemetery and pits is recorded on land to the west of the Site although its exact location is unknown. Multi-period occupation has been identified through archaeological evaluation on land to the east of the Site, including Late Bronze Age-Early Iron Age and Late Iron Age-Roman occupation.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An appropriately detailed Desk Based Assessment may be required to determine archaeological potential.
61159	23/00893/FUL	PER	Sunnyside, Ingfield Road, Fobbing	Planning Application Sites	1.67	1.67	6	There are no designated heritage assets within the Site or in proximity to it	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located on high ground on the road to Fobbing, overlooking Thameside marshes and 200 m west of Whitehall Farm, which is shown on the 1777 Chapman and Andre map of Essex. There are no known archaeological finds or features within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any planning application will need an appropriate Archaeological Desk Based Assessment
61161	19/01062/FUL	PER	Langdon Hills Golf Course	Planning Application Sites	80.26	80.26	242	There are no Listed Buildings within the Site. 350 m to the north is a grade II listed C17 farmhouse [1146666], 380 m to the south is a grade II listed C17 house [1146666]. The Site falls within the wider rural/agrarian settings of the listed buildings and will contribute to their significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Buildings.	The Site is in use as a golf course and may have been previously quarried. Below ground archaeology will have been truncated in areas of landscaping/disturbance. There are no recorded archaeological finds or features within the Site other than a WWII bomb crater, but 140 m to the west is a Scheduled Monument [1020998] which is a WWII bombing decoy site and 275 m to the east is the site of a WWII prisoner of war camp. The Site falls within the setting of the Scheduled Monument and will contribute to its significance. 200 m to the east, trial trenches revealed a number of pits dating to the Middle to Late Bronze Age, and one Early Iron Age pit.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application will require a detailed Heritage Impact Assessment, including a setting assessment of the Scheduled Monument that adheres to Historic England guidelines. An Archaeological Desk Based Assessment to determine archaeological potential of the Site will also be required and field evaluation may be needed.
61162	23/01448/OUT	PER	Rose Briar, Lower Dunton Road, Homdon On The Hill	Planning Application Sites	0.53	0.53	5	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site but 220 m to the north east, trial trenches revealed a number of pits dating to the Middle to Late Bronze Age, and one Early Iron Age pit.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any application will need to an appropriate Archaeological Desk Based assessment and associated field evaluation.



Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Rag Score	Built Heritage	Recommendations and potential mitigation	Comments	Rag Score	Archaeology	Recommendations and potential mitigation
61164	22/01560/FUL	PER	40 High Road, Fobbing, Essex	Planning Application Sites	0.43	0.43	5	There are no designated heritage assets within the Site or in proximity to it	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located on high ground overlooking Thameside marshes. There are no known archaeological finds or features within the Site. Roman tile and pottery has been recorded from a location 300 m to the south west of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any planning application will require an appropriate Archaeological Desk Based Assessment	
61169	19/01058/OUT	PER	Land Part Of Little Thurrock Marshes, Thurrock Park Way, Tilbury, Essex	Planning Application Sites	13.48	13.48	161	The Site is in the built up area of Thurrock. There are no designated heritage assets within the Site, but 135 m to the north is the medieval Church of St Mary the Virgin, which is a grade II* Listed Building [1111628]	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application because of the grade II* Listed Building. Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Building.	The Site includes records for WWII anti-glider ditches on former Thameside grazing marshes of Little Thurrock Marsh. There is a record for a small circular mound within 100 m of the Site that was destroyed by modern development. Medieval pottery was found 383 m north west at Rookery Hill. Prehistoric lithics have been found in the area of Little Thurrock.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an appropriate Archaeological Desk Based assessment and associated field evaluation.	
61171	23/01446/OUT	PCO	Grays Shopping Centre, High Street, Grays	Planning Application Sites	2.06	2.06	860	There are no designated heritage assets within the Site which is in a built up area of Grays, partially within the historic centre. A grade II listed building [1111573] the Church of St Peter and St Paul, is located 175 m to the south west. 110m to the west is a grade II* Listed cinema [1111543] and 72m to the north west is a grade II war memorial [1401269]. 160 m to the north west is the grade II listed Mecca Bingo Club [1384993]. There is modern development between the Site and the listed buildings, which means the Sites contribution to their setting and significance is limited.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application because of the grade II* Listed Building. Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Building.	The Site is located on the northern edge of the historic town centre of Grays and has previously been developed, meaning any below ground archaeological remains are likely to have been truncated. Archaeological excavations in the historic centre have shown the potential for surviving archaeology related to post medieval buildings. The 1st edition OS map shows the Site as mainly open ground with Shakespeare Villas along the south edge of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment will be required and field evaluation may be needed.	
61172	23/00442/FUL	PCO	Car Parks Crown Road And Damley Road, Grays	Planning Application Sites	0.59	0.59	49	There are no designated heritage assets within the Site which is in a built up area of Grays, but outside the historic centre. A grade II listed building [1111573] the Church of St Peter and St Paul, is located 253 m to the south west. 232m to the north west is a grade II* Listed cinema [1111543] and 230 m to the north west is a grade II war memorial [1401269]. 320 m to the north west is the grade II listed Mecca Bingo Club [1384993]. There is modern development between the Site and the listed buildings, which means the Site does not contribute to their setting and significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located outside the historic town centre of Grays and is car park, meaning any below ground archaeological remains are likely to have been truncated. Archaeological excavations in the historic centre have shown the potential for surviving archaeology related to post medieval buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment will be required with any future application.	
61178	23/01318/FUL	PER	Tig Contract Services Ltd, Whitehall Works, Whitehall Lane, Grays	Planning Application Sites	0.16	0.16	6	The Site is located in the built up area of Grays. There are no designated heritage assets within the Site, but the grade I listed medieval Church of St Mary the Virgin is located 295 m south east from the Site. Intervening modern development means the Site does not fall within the setting of the listed building.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site has been previously developed and any below ground archaeology is likely to have been truncated, although Pleistocene sediments have been recorded 260 m to the north east and palaeolithic finds have been made 290 m to the north west in extraction which has effected large parts of the surrounding area which was a brick field.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment will be required with any future application.	
61187	21/01813/FUL	PER	Land adjacent and rear of George and Dragon Public House	Planning Application Sites	9.52	9.52	230	There are no designated heritage assets within the Site but four grade II listed buildings, including a C16 farmhouse [1111569], a C18 farmhouse [1307175], a C17 barn [1337098] and C17 hall [111568], are located to the north along Walton Hall Road. The Site forms part of the wider agrarian setting of the Listed Buildings and is likely to contribute to their significance although there is intervening vegetation including woodland.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	There are archaeological features identified within the Site including cropmarks of a cropmark enclosure, trackway, pits, and ring ditch. There are further cropmarks outside the Site to the south, north and east within the Study Area.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage	Any planning application for the Site would require archaeological Desk Based Assessment and field evaluation. The design, scale and layout of any scheme should avoid the cropmark enclosure at the north end of the Site.	
61190	23/00586/FUL	PER	11 River View, Chadwell St Mary	Planning Application Sites	0.27	0.27	9	There are no designated heritage assets within the Site which is located near to the historic centre of Chadwell St Mary. 132m east is the grade I medieval church of St Mary in Chadwell St Mary [1111576]. 80 m to the east is grade II Sleepers Farmhouse [1337961] and 122m east is grade II Chadwell House [1166262]. The Site will contribute to the setting of the listed buildings despite some intervening development.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the grade I Listed Building. Any future application should be informed and accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	There are no archaeological finds or features definitively recorded within the Site, but is located close to the historic core of the village of Chadwell St Mary, where a Roman tessellated floor was found west of the church and trial trenching in the grounds of Chadwell St Mary Primary School to the north of the Site revealed pits or postholes and an early Saxon sunken floored building dating to the C6 or C7. Roman and palaeolithic finds have been recorded to the north of the Site, and a WWII spigot mortar was located at Chadwell House.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any planning application for the Site would require archaeological Desk Based Assessment and field evaluation.	
61195	23/01486/FUL	PER	Land Adjacent Dell Road And Orsett Road, Grays	Planning Application Sites	0.61	0.61	37	The Site is within a built up area of Grays. There is a C19 grade II listed building [138026] located 260 m to north. It is partly separated from the Site by modern development but, and the Site is unlikely to contribute to its significance.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site has no recorded archaeological finds or features within it or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment.	



ID	Planning Ref	Planning Status	Address / Site Name	Site Type	Sites Size	Suitable Area	Refined Capacity	Comments	Built Heritage		Comments	Archaeology	
									Rag Score	Recommendations and potential mitigation		Rag Score	Recommendations and potential mitigation
61202	22/00689/FUL	PDE	Gas Valve Compound, Drake Road, Chafford Hundred, Grays	Planning Application Sites	1.16	1.16	54	There are no designated heritage assets within the Site. A grade II listed war memorial[1391297] is located 370 m to the north but the Site does not form part of its setting due to intervening development and vegetation.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site has no recorded archaeological finds or features within it and has previously been developed. This has probably truncated any archaeology in the footprint of the buildings/hard standing. A cropmark complex including a number of ditched enclosures has been identified 180 m to the north on the other side of the A1306, and the cropmark of a dene hole has been recorded 277 m to the west.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any planning application for the Site would require archaeological Desk Based Assessment and field evaluation may be needed.
61209	17/01668/OUT	PER	Development Land East Of Caspian Way And North And South Of London Road, Purfleet, Essex	Planning Application Sites	62.24	52.48	3,000	The Site includes part of the Purfleet Conservation Area, and falls within its setting. The Conservation Area contains a number of Listed Buildings located to the west of the Site, including: C18 cottages [111616] which the site surrounds to the east, south and north; the C19 grade II Purfleet Royal Hotel [1147279] 144m to the west; a grade II C18 former chapel [1118054] located 88 m to the north west; a grade II clock tower 219 m to the west; an C18 grade I gunpowder store [1166258] 275 m to the west and a grade II* C18 laboratory building [1393264] 300 m to the west. Removal of the Conservation Area from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the grade I and grade II * Listed Buildings. Any future application should be informed and accompanied by a appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings and Conservation Area.	There are no designated heritage assets within the Site but a scheduled monument - the C18 Purfleet Magazine gunpowder store [1005561] is located 275 m to the west. The Site has been previously quarried and developed meaning any below ground archaeology is likely to have been truncated. However, finds from within the Site and in proximity to it include (ethics from the Palaeolithic and Neolithic, and Bronze Age, Iron Age and Roman pottery. A WWII anti aircraft battery, Royal Engineers camp, POW camp and defences were located to the west of the Site as was a chalk pit and associated C18 industrial buildings/structures.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the potential impact on the setting and significance of the scheduled monument. Any future application should be informed and accompanied by a appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the scheduled monument. An archaeological desk based assessment will be required with any future application to determine the archaeological potential of the Site and field evaluation may be needed.
5 year totals													

Appendix B: Employment Sites





2025 Call for sites REF	Comparison to B1H	2023 ELAA REF	Market Area	Site Name	Source / Designation	Greenfield / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage			Archaeology		
														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
60833	Same	T41	Southfields	Land North of Stanford Road	Call for sites (2025)	GF	8.3	85%	7.1	Employment - general, E1(g)(iii), truck park	Previously the subject of pre-app discussions. Reps state that site is capable of providing new homes or supporting economic growth. Opportunities include last mile logistics and medium scale warehousing, up to 25,500 sqm in total. Supported for Tier 2 employment. CFS submission states sole owner but LR files suggest otherwise. No information on estimated completion. Lack of existing employment influences scoring, but otherwise prominent and accessible location. In the GB which influences grading however sandwiched between two roads which prevents sprawl. Consultation confirmed no significant updated following Reg 18 reps and submissions. Seeking further engagement with the Council.	Very Good	B2/B8	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is located between the A13 and A1013 but contains records for a cromark complex that extends to the north of the A13. Excavations of cromark features before the A13 dualing including a middle bronze age ring ditch.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	An Archaeological Desk Based Assessment and field evaluation will be required for any future application
60834	Same	T100	Chafford Hundred	Land North of A1306	Call for sites (2025)	GF	13.2	85%	11.2	None submitted	Assessed as potential in 2023 ELAA. Boundaries appear the same. No information submitted to indicate when development could be delivered in CFS, but reps state that site could contribute to housing requirement in first 5 years of plan period. Lack of existing employment influences scoring, but otherwise prominent and accessible location. In the GB which influences grading however sandwiched between two roads which prevents sprawl. Reps suggest development would be suited to employment because of electricity cables, gas mains and noise from A13.	Good	Mixed used - Residential, E1(g)	The Site has no designated heritage assets within it. To the north of the Site there are a series of Listed Buildings within the historic settlement of North Stiffords. These are mainly located along the High Road and include the grade I Church of St Mary the Virgin [1119511], and ten grade II listed buildings, including Coppid Hall [114759]. The Site is separated from the designated heritage assets by the A13 dual carriageway and its embankments and vegetation, which means it doesn't contribute to their setting. To the north west is a grade II War Memorial [1391297], but this is also separated from the Site by the A13 and modern development.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site contains evidence for below ground archaeology in the form of a possible rectilinear cromark enclosure in the north east corner. Outside the Site, a cromark complex is recorded 75 m to the west on both sides of the A13 and in a recreation ground 215 m to the east. A dema hole and former brickwork/infraction are recorded within the modern built up area to the south.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an Archaeological Desk Based Assessment and associated field evaluation.
60850	Same	-	West Thurrock	West Thurrock Works, Stoneness Road	Call for sites (2025)	BF	30	95%	28.5	Employment - truck park, general, extension to Titan Works	CFS submission estimates development could start in the next 5 years. Within existing employment area. May be a need for remediation and clearance of previous structures, but otherwise appropriate location and reasonable transport links. Single ownership also helps with delivery. Reps request that allocation is combined to show that site is Tier 1 employment and a chemical storage and processing facility. Plan in reps shows division between proposed allocations / designations. Also request jetty is included in allocation as it forms part of operations. Consultation on adjacent site (Titan Truck Park) revealed that land at the northern end of 60850 remains available and there are longer term ambitions for this to be used for employment, including as part of the consolidation of operations at Titan Works. Estimated capacity of 100,000 - 115,000 sqm.	Very Good	B2, B8, Sui Generis	There are no designated heritage assets within the site but 75 m to the east is a grade I Listed Building, the medieval Church of St Clement [1147666]. The Site forms part of the setting of the church and the northern section is the last surviving green space in the church's wider setting as it has been enclosed by development to the north, east and south. Development of the Site would be harmful to the Listed Buildings significance, causing less than substantial harm in NPPF terms.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Development of the northern portion of the Site to the west of the designated heritage asset should be provided. Historic England will need to be consulted on future applications because of the grade I status of the church. Any future application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	The Site is occupied by hard standing associated with a coal fired power station dating from the 1980's. Assessment by English Heritage in 1995 assessed the power station as being of potentially national significance and so the heritage asset may be subject to the same policies as those for designated heritage assets (as per NPPF footnote 63).	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application will need to be accompanied and informed by a suitable Heritage Impact Assessment. An Archaeological Desk Based assessment and associated field evaluation will also be needed.



2025 Call for sites REF	Comparison to B1	2025 ELAA REF	Market Area	Site Name	Source / Designation	Overhead / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage			Archaeology		
														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
60854	Same	191, 192	Tilbury	Land East of Tilbury2	Call for sites (2025)	Mixed	75.8	75%	56.9	Employment, waste management, port-related uses, Refo expansion	CFS submission suggests that there may be contamination or pollution. Supports the proposed designation of the Port's land interests in the new local plan. Reqs include site plan separating site into different areas, including 60879 & 60862. CFS submission estimates development could start in the next 5 years. Site has been the subject of several applications in the past 5 years. Adjacent to Tilbury Port. Part of the designated Freeport Tax Site. Presents natural location for expansion of existing uses and activities. Limited prominence as is and ground condition likely to be influenced by flood risk and wildlife sites. Otherwise in single ownership with large area. Grading limited by GB. Note comments in reps regarding division of land across port area. Estimated capacity of 200,000 - 225,000 sqm. Consultation confirmed that hybrid application has been validated (with 60862) which seeks full permission for delivery of infrastructure, road and rail services and outline for B2, B8, offices and port-related uses (25/00598/FUL).	Very Good	B2, B8, port related development	There are no designated heritage assets within the Site or in proximity to it with the exception of a Scheduled Monument [1021092] considered under the accompanying impact assessment for Archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is 495 m to the east of a Scheduled Monument, C17 TilburyFort [1021092], with intervening modern development. The western half of the site has been previously built on (disturbed (a disused power station) which will have caused some truncation of below ground archaeology. Roman occupation has been recorded in the south eastern area of the Site and there are cropmarks of rectilinear enclosures, and linear features, including WWII anti-landing ditches, within the Site and to the west, east and north. The Site is on former marshland and there are records for saltens adjacent to the northern boundary and further to the north east. The Site has potential for late Iron/Roman salt manufacturing and associated activity as demonstrated during current excavations (2025/2026) further to the east in association with mitigation for the Lower Thames Crossing.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England should be consulted on any future application due to the proximity to the Scheduled Monument, Tilbury Fort. Any future application will need to be accompanied and informed by a suitable Heritage Impact Assessment, including a setting assessment for the Scheduled Monument that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Scheduled Monument. An Archaeological Desk Based assessment and associated field evaluation will also be needed.
60859	Same	-	Purfleet	Arterial Hub, Land north of Arterial Road	Call for sites (2025)	Mixed	14.5	85%	12.3	Employment - distribution, warehouse, fulfilment centre	Reps submitted confirming intention to prepare planning application for c. 43,000 sqm of employment development, including B2/B8 and office space. Consultation confirmed that outline application remains outstanding (24/00332/FUL) for similar proposal. Site was previously the subject of a residential-led outline planning application, initially granted and then later refused by SoB. Reps support allocation as Tier 1 employment site. CFS submission estimates development could start in the next 5 years. Located amongst mostly employment surroundings and close to transport links which positively influence grading. Green belt a limitation, as is existing residential use to the north and south. Due diligence undertaken air quality, arboriculture, archaeology, ecology, flood risk, noise, topography, utilities. Site confirmed to be viable in completed pro forma. Indicative phasing expects 18-month delivery from start on site. Estimated capacity of 40,000 - 50,000 sqm.	Very Good	B2, B8, ancillary office	The site is located between the Purfleet Industrial estate and A13. There are no designated heritage assets within the Site but a Listed Building [1113561] is located 40 m from its southern boundary within its historic farmstead, C18 Farns Farmhouse to grade II. Despite existing vegetation, the Site contributes to the setting and significance of the Listed Building which will be impacted by future development along the southern boundary of the Site. Development of the Site would be harmful to the significance of the Listed Building, causing 'less than substantial' harm in NPPF terms.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	There are no recorded archaeological finds or features within the Site but 65 m to the south west is a Palaeolithic to Bronze Age lithic working site. Boreholes and trial pits ahead of the A13 improvement scheme revealed palaeolithic evidence adjacent to the Sites northern boundary. 70 m north of the Sites northern boundary, beyond the houses along Purfleet Road, C12-C14 activity was identified. To the south, drainage ditches have been recorded along the Mar Dyle and to the west, on the other side of the railway line, is the site of a WWII military camp.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment and associated Field Evaluation, including for Palaeolithic potential.
60861	Same	139	South Ockenden	Land south of Stifford Road (west of Hangmans Wood Industrial Estate), RM15 9RL	Call for sites (2025)	GF	2.5	90%	2.2	Employment - extension to neighbouring uses, storage, trade counter, general	Previously assessed as potential in 2023 study. Boundary in 2025 submission is slightly smaller. CFS submission suggests that there may be contamination or pollution. CFS submission estimates development could start in the next 5 years. Reps agree with proposed allocation as Tier 1 employment. Adjacent to related uses and transport links. Infrastructure may be required and location in GB influences overall grade but should be considered for allocation. Reps also supported by GB review which concludes that the site 'contributes nothing to the green belt'. Estimated capacity of 8,000 - 10,000 sqm.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site which is a disused quarry workings. The Sites northern boundary is bordered by a former sand and gravel quarry. A neolithic flint knife was found in the Mar Dyle 200 m to the south and there are records of an upper peat layer in the valley bottom, but extraction will have removed the archaeological potential of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment

2025 Call for sites REF	Comparison to B1H	2023 ELAA REF	Market Area	Site Name	Source / Designation	Greenfield / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage			Archaeology		
														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
60862	Same	T94	Tilbury	Land at Goshem's Farm East Tilbury	Call for sites (2025)	GF	20.4	75%	15.3	Employment	Previously assessed as potential in 2023 study, boundary appears to have changed. CFS submission suggests that there may be land stability constraints. Supports the proposed designation of the Ports land interests in the new local plan. CFS submission estimates development could start in the next 5 years. Site subject of EI screening application in past 5 years. Limited prominence as is and ground condition likely to be influenced by flood risk and wildlife sites. Otherwise in single ownership with large area. Grading limited by GB. Plan showing boundary submitted within reps but no further info. Consultation confirmed that hybrid application has been validated (with 60854) which seeks full permission for delivery of infrastructure, road and rail services and outline for B2, B8, offices and port-related uses (25/00598/FUL).	Good	B2, B8, port related development	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The site has been previously built on/disturbed which will have caused truncation of below ground archaeology. Roman occupation has been recorded in the Site and there are Roman finds from land to the west. There are cropmarks of rectilinear enclosures, and linear features, including WWII anti-landing ditches to the east and north, and a record for a medieval sea wall against the western boundary of the Site. The Site is on former marshland and there are records for salters to the north. The Site has potential for late Iron/Roman salt manufacturing and associated activity as demonstrated during current excavations (2023/2024) further to the east in association with mitigation for the Lower Thames Crossing.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based assessment will be required and associated field evaluation will also be needed.
60864	Same	T87 (part)	Tilbury	Land east of Dock Road and south of Marshfoot Road	Call for sites (2025)	GF	31.2	75%	23.4	Employment	Site previously assessed as potential in 2023 study but as a larger area (combined with 60867). This site is the western portion. Reps state that landowner is seeking option agreements with developer after previous agreement expired. Seeks allocation as Tier 1 employment site. Drainage and flood risk management strategy required - located within the Flood Storage Area (functional floodplain) which may also bring abnormal costs. CFS submission estimates development could start in the next 5 years. Otherwise to be considered for allocation.	Good	Data centre	The Site is in the built up area of Thurrock. There are no designated heritage assets within the Site, but 346 m to the north is C18/C17 grade II Listed Building, Chadwell Place (1111984). Despite separation by the A226, the site is likely to form part of the wider rural setting of the listed building and contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Building.	The Site includes records for WWII anti-glider ditches on former Thameside grazing marshes of Little Thurrock Marsh. There is a record for a small circular mound within 205 m of the Site that was destroyed by modern development. Medieval pottery was found 233 m north west of Ruckey Hill. Prehistoric flints have been found in the area of Little Thurrock.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an appropriate Archaeological Desk Based assessment and associated field evaluation.
60869	Same	-	Purfleet	Former Paper Mills Site, London Road, Purfleet	Call for sites (2025)	BF	4.2	100%	4.2	Employment - port related, storage	Site appears covered in hardstanding. Site access issues. Flood zone 3. 2.5km from A13. Site benefits from detailed consent (16/01698/FUL) for storage which has been implemented. CFS submission seeks inclusion of the site as Tier 1 allocation. Consultation discussions have confirmed the site is used for Port distribution and storage purposes and there is continued demand for this use. Limited alternative employment uses owing to neighbouring uses. Aspirations for the site to be designated as a Tier 1 Employment allocation and retention of the site for Port distribution and storage uses were supported via consultation discussions. Site is part of 17/01688/OUT permission for regeneration of Purfleet. Scheme has been implemented and part of phase 1 for housing has been delivered elsewhere on the larger site. However delivery of the remaining site is to be reviewed. Estimated capacity of 30,000 - 40,000 sqm.	Very Good	B2, B8, port related development	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site includes the former site of the Thames paper Mill, which originated in the C19. The mill has since been cleared and the site redeveloped to alternative industrial uses.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
60872	Same	T04	South Ockenden	Hangmans Wood Industrial Estate, Stifford Road, RM15 6RL (MDS site and Areas 1, 2 and 2a)	Call for sites (2025)	BF	9.4	100%	9.4	Employment - as present on site	CFS seeking removal of site from green belt and allocation as Tier 1 employment site. To be considered in conjunction with 60861 which is located to the south-west. No indication on when development could start so not considered achievable. GB influences grading, otherwise already appears to be established employment use at the site. Estimated capacity of 35,000 - 40,000 sqm.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site which is a disused quarry workings. The Site's northern boundary is bordered by a former sand and gravel quarry. A neolithic flint knife was found in the Fur Dyke 220 m to the south and there are records of an upper peat layer in the valley bottom, but extraction will have removed the archaeological potential of the Site.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment



2025 Call for sites REF	Comparison to B1H	2023 ELAA REF	Market Area	Site Name	Source / Designation	Greenfield / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage	Archaeology



2025 Call for sites REF	Comparison to B1H	2025 ELAA REF	Market Area	Site Name	Source / Designation	Owner(s) / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage			Archaeology		
														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
60898	Same	-	Comingham	Hovell Farm	Call for sites (2025)	BF	21.2	CIS	19.8	Employment, special educational needs, outdoor sport, residential	As per 60893 but includes eastern portion of the site. Deemed available on the basis that land is held under option, as per CFS submission, however to be reviewed if this is not the case as there are multiple titles and owners. CFS submission estimates development could start in the next 5 years. Lack of existing employment presence and ownerships present limitations, along with GB status. Estimated capacity of 70,000 - 80,000 sqm.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in close proximity to it. 270 m to the north east is the C18 grade II listed Five Bell Inn [133841] which is separated from the Site by modern development. 283 m to the north is grade II C18 Hawkeshay Manor [1338396]. The Site is likely to form part of the wider rural setting of Hawkeshay Manor and to contribute to its significance, despite intervening vegetation of Langton Hills Country Park.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Building.	There are no records for archaeological finds or features within the Park part of which is already developed as Hovell Farm. There are woodland bank and ditch earthworks to the west of the Site, and two post medieval wells from a water bottling company, and to the south on the outside of the road is a C20 water works, including service reservoir and pump house.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application will require an Archaeological Desk Based Assessment and associated Field Evaluation may also be needed.
60900	Same	-	Grays	Land at Hillside	Call for sites (2025)	GF	1.1	90%	1	Employment - as proposed, E(g)(ii)	Located adjacent to relatively new-build residential development. Restrictive covenant confirmed in CFS submission however consultation revealed that this does not implicate employment uses on the site. Ecological sensitivity relating to potential need to relocate badger setts. Assessments undertaken for residential development to the south will need updating in this regard. CFS submission estimates development could start in the next 5 years. Pre-app has discussed prospect of E(g)(ii) light industrial development, now working on submitting outline application. This would focus on the southern portion first, with a longer-term view of delivering further uses at the northern end if later deemed appropriate (subject to safety zone for NuStar). Location and accessibility a key factor when considered against other options. Main constraint relates to HSE petrol storage. Reps request consideration as Tier 2 employment site on southern portion. Previous proposals included the site as open space however it is noted this is not publicly accessible land. Estimated capacity of 3,000 - 4,000 sqm.	Good	E(g)	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site has no recorded archaeological finds or features within it but there are tramway embankments 25 m to the east and 320 m to the west that used to service post medieval/modern quarries. 220 m to the east, evidence for medieval occupation has been recovered from locations around the Belmont Castle Academy and Belmont allotments to the south east. 450 m south west is an undated dense hole. A Roman corn was recovered 160 m to the east and a Roman vessel was also found 236 m east of the Site. The southern half of the Site was previously developed which is likely to have truncated below ground archaeology in the footprint of any buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application will require an Archaeological Desk Based Assessment and associated Field Evaluation may also be needed.
60916	Same	-	Comingham	The Stables, One Tree Hill, Stanford-le-Hope	Call for sites (2025)	GF	1.2	90%	1.1	Residential, employment, BNG offering, general or E(g)(ii)	Previously the subject of pre-app discussions. Reps state that site is capable of providing new homes or supporting economic growth. Supported for Tier 2 employment or residential. CFS submission states sole owner but LR titles suggest otherwise. CFS submission estimates development could start in the next 5 years. Considered more appropriate for employment than residential given proximity to A13. Access to be considered. Council may own small area at the western end of the site, although this may form part of the adopted road. Estimated capacity of 4,000 - 5,000 sqm.	Good	E(g)	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no records for archaeological finds or features within the Site. 280 m to the north is an area of Ancient Woodland with boundary bank and ditch earthwork. 300 m to the south groups of dry pits are shown on 3rd-4th edition OS mapping. Geophysical survey has revealed possible ditches and pits of unknown date further to the south.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	Any future application will require an Archaeological Desk Based Assessment and associated Field Evaluation may also be needed.
60929	Same	107	East Tilbury	Thames Industrial Park	Call for sites (2025)	BF	14.3	CIS	10.8	Residential, employment, commercial - as present on site	CFS submission suggests that there may be contamination or pollution. CFS submission states sole owner. Boundary includes residential units delivered in south-east corner, but remainder appears to be mostly under control by single owner (considered available). Some heritage considerations in respect of conservation area and listed buildings. Promoted for residential and employment-based development. CFS submission estimates development could start in the next 5 years. Heritage constraints limit grading. Estimated capacity of 35,000 - 45,000 sqm.	Very Good	E(g)(ii), B2, B8, ancillary office	The site is located between the Arithal Road A1306 and A13. There are no designated heritage assets within the Site but a Listed Building [111581] is located within its historic townstead. 30 m from the Site's southern boundary, C18 Farms Farmhouse is grade II. The Site contributes to the immediate setting of the Listed Building and will contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Building.	Palaeolithic animal remains were recovered from within the Site and to the east, and Palaeolithic flints have been found 170 m to the south west of Tank Hill. Excavations to the north of Purfleet Road revealed small scale medieval occupation from the C12-C14. A modern military camp was located to the west on the other side of the railway line and drainage ditches have been recorded in the Mar Dyke valley to the south.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment, and associated Field Evaluation, including for palaeoenvironmental potential.



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														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
00943	Same	T83a	Tilbury	Brett's Farm	Call for sites (2025)	Mixed	3.3	90%	3	Employment	Assessed as potential in 2023 ELAA. New site boundary is larger and extends further to the west. Reps request that site is allocated as Tier 1 employment. Also confirms that part of the site is in established employment use. CFS submission estimates development could start in the next 5 years. Multiple ownerships and GB present limitations. Not expected there will be much value to alternative uses given surrounding roads. Presents reasonable option given that roads will prevent sprawl. Not the largest of sites with multiple ownerships.	Good	Eggh, B2, B8, ancillary office	The Site is in the built up area of Thurrock. There are no designated heritage assets within the Site, but 270 m to the north east is C16/C17 grade II Listed Building, Chawell Place [1111564]. Despite separation by the A128, the Site is likely to form part of the rural setting of the listed building and contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Building.	The western side of the Site has been previously developed with areas of hard standing, and below ground archaeology may have been truncated, but this is the location of a post medieval farmstead (Bretts) shown on the 1st edition OS map, which may be medieval in origin. Medieval pottery was found 263 m west at Rookery Hill and Roman occupation was identified in excavations during construction work at the Palmer's College, site, and there are finds of Roman material nearby, 460 m to the north. Iron Age occupation was identified during excavations on the South Essex College site. Prehistoric lithics have been found in the area of Little Thurrock. To the south and east there are cropmarks of WWII anti-landing ditches.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an appropriate Archaeological Desk Based assessment and field evaluation will also be needed.
00967	Same	T87 (part)	Tilbury	Land south of Marshfoot Road, Tilbury (Brett's Farm, Grays)	Call for sites (2025)	GF	39.9	75%	30	Employment & commercial	Assessed as potential in 2023 ELAA. 00967 covers eastern portion of the previous boundary (T87). Reps request that site is allocated as Tier 1 employment. CFS submission states sole owner but LR files suggest otherwise. Site is in the Flood Storage Area (functional floodplain) which may require abnormal costs. CFS submission estimates development could start in the next 5 years.	Good	Data Centre	The Site is in the built up area of Thurrock. There are no designated heritage assets within the Site, but 330 m to the north is C16/C17 grade II Listed Building, Chawell Place [1111564]. Despite separation by the A128, the Site is likely to form part of the wider rural setting of the listed building and contribute to its significance.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale, and layout of any scheme should consider impacts on the setting and significance of the Listed Building.	The Site includes records for WWII anti-glider ditches on former Thameside grazing marshes of Little Thurrock Marsh. Palaeolithic implements have been found 355 m to the east of the Site and further east is a destroyed medieval moated site, St Chad's Well at Hobhill Farm.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any application will require an appropriate Archaeological Desk Based assessment and associated field evaluation.
00968	Same	-	Bulphan & rural north	Red House Farm	Call for sites (2025)	BF	3.7	CIS	2.2	Employment	Reps supports allocation of the site for commercial development. Benefits from permission for use as B2 and ancillary B8 & office uses. CFS submission estimates development could start in the next 5 years. Scoring influences by lack of surrounding uses. Otherwise appears to be in employment use and under single ownership. Application for certificate of lawful use or development submitted in Jan 2025.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site. There is a Listed Building C18 Lower Dutton Hall [1111583] located 300m south of the Site. The Site forms part of the wider rural setting of the Listed Building but is partly developed already.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider any impacts on the setting and significance of the Listed Building.	The Site contains no recorded archaeological finds or features. The Site has been partly developed and any below ground archaeology is likely to have been truncated within the footprint of existing buildings.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment will be required for any future application and field evaluation may also be necessary.
00969	Same	T50b	Bulphan & rural north	Land at Blue House Farm	Call for sites (2025)	Mixed	154.1	75%	115.5	None submitted, capacity of big box units if employment-led scheme comes forward, possible specialist uses (e.g. data centre, labs, R&D)	Assessed as potential in 2023 ELAA. Site boundary is largely the same but incorporates land within existing employment area (T50a). Limited existing employment presence, and demand limitations. Very large site but GB status. Consultees considered site to meet definition of grey belt. New residential development in the locality of the site is being brought forward for c.9,000 units whilst the approved Lower Thames Crossing route will aid connectivity of the site, which has been reflected in our assessment. Consultation discussions have indicated that the land owner seeks to prepare land for development in the near to short term. Expected that site will be for mixed uses although residential led as confirmed through consultation, with a capacity identified for c.438,000 sqm of flexible B2/B8 uses. Deemed reasonable based on benchmarking calcs.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site. Listed buildings close to the Site boundary include grade II C18 Barnards [1168226] 60 m to the west. The Site forms the immediate rural setting of the Listed Building and will contribute to its significance. Within the built up historic village of Bulphan to the south of the Site, there are two more Listed Buildings around 310 m from the Site boundary. These are the grade II* C15 Old Prough House [1337659] and grade I C16 Garlesters [1111648]. The Site forms part of the wider rural landscape setting of these listed buildings and will contribute to their significance to varying degrees. Development of the Site would be harmful to their significance, causing less than substantial harm in NPPF terms.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Historic England will need to be consulted on any future application due to the impact on the setting and significance of the grade II* listed building. Any future application should be informed and accompanied by suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	The Site contains cropmarks including enclosures and field boundaries and the conjectured course of a Roman road. There is the site of a medieval windmill 350 m to the north on the other side of the railway line and the site of a medieval moat 290 m to the south. 180 m south of the site is the location of a WWII bombing decoy.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An Archaeological Desk Based Assessment and field evaluation will be required for any future application. The design, scale and layout of any scheme should consider and avoid impacts on known archaeological features.



2025 Call for sites REF	Comparison to B1H	2023 ELAA REF	Market Area	Site Name	Source / Designation	Greenfield / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage			Archaeology		
														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
00976	Same	T95	London Gateway	Land at Great Garlands Farm	Call for sites (2025)	Mixed	23.3	CIS	21.9	Employment - extension to London Gateway, port-related uses.	Reps support redesignation of the land for use as Tier 1 employment. Consultation confirmed that previous conflict identified in Reg. 18 reps regarding ecological mitigation is now no longer relevant as boundary has been amended to remove this part of the site. Consultation confirmed extent of investigations undertaken, including utilities, contamination, archaeology, ecologic etc. Flagged that there may be some further work / investigations required in respect of power capacity, but nothing significant expected which cannot be overcome. Flood risk to be managed by design and height of floor levels. Masterplan being investigated, previous intention as (very park now fulfilled by Tongue Land. CFS submission estimates development could start in the next 5 years. GB status influences grading. Suggest site is considered for allocation as employment. Estimated capacity of 75,000 - 85,000 sqm.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site, 330 m to the north east is the C18 grade II Listed Building Great Garlands Farmhouse [1147121] with stable on the north west and 400 m to the north west is a C17 grade II listed barn [1337104] at Old Garlands Farm. The Site falls into the rural landscape setting of both these heritage assets and will contribute variably to their significance. Great Garlands Farmhouse in particular will be effected, as its principal elevation faces the Site	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application should be accompanied by an appropriate Heritage Impact Assessment, which includes a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider any impacts on the setting and significance of the Listed Building.	There are no designated heritage assets within the Site but it includes an area of historic grazing marsh that contains significant earthworks, including a raised causeway that may be medieval in origin. Most drainage ditches are sinuous although there are occasional straight drains and WWII anti-glider ditches. Archaeological investigations at Garland's Farm identified medieval agricultural activity at the marsh edge and the Sites western boundary abuts medieval sailworking earthworks that may be associated with Old Garlands or Great Garlands Farm, as well as features and finds representing medieval occupation that may be the original site of Old Garlands recorded in the C13-C16. The area within the Study Area to the west of the Site represents an well preserved example of medieval coastal landscape.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	An Archaeological Desk Based Assessment and field evaluation will be required for any future application.
00981	Same	T102	West Thurrock	Land South of A13 and North of A1306 Arterial Road West Thurrock	Call for sites (2025)	Mixed	54.8	CIS	33	Employment & BNG offsetting, proposals seek delivery of data centre	Assessed as potential in 2023 ELAA. Boundaries appear the same, small addition in north-west corner. Reps support the proposed allocation as Tier 1 employment site. EIA scoping application submitted in 2024 which states proposals involve 128,000 sqm of data centre space across 4no. buildings, along with 4,000 sqm office. CFS submission estimates development could start in the next 5 years. Size presents opportunity for increase in employment land in location which will prevent sprawl because of existing infrastructure. Some elements likely to be retained for open space but otherwise good location and connectivity. GB presents limitation. Single landowner. Potential ground contamination from landfills (x2) and use as racing track. Consultation confirmed that remediation will not be incumbent to development. Application expected to be forthcoming. Assurance provided on viability, not expected to be speculative development. Full suite of investigations undertake, GB review to follow with application. Estimated capacity of 100,000 - 130,000 sqm.	Very Good	Data Centre	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Sites has records for field boundaries/drainage ditches along its north west boundary, and an upper peat layer, within the Mar Dyke. There are also records for 40 undated dene holes and clay block lined shaft, which was probably a well, associated with chalk workings. These workings and later development of the Arena Essex Raceway will mean that archaeological potential is largely limited to the north part of the Site located within the Mar Dyke. A WWII Heavy Anti Aircraft gun battery was positioned on land west of the Site which is now the area of a modern service station.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment, including for palaeoenvironmental potential within the Mar Dyke, and associated Field Evaluation



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															Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
61057	Same	-	West Thurrock	Titan Truck Park, Stoneness Road, RM20 3AG	Call for sites (2025)	BF	4.9	90%	4.4	Employment - proposed location for lorry park	Potential contamination disclosed in CTS submission. Reqs request that allocations require updating to help support growth. Used as 24hr lorry park with ancillary office space, canteen, services and fuel storage. Outline consent granted in 2016 for extension to lorry park (1301223/OUT) with reserved matters in 2017 (1700802/REM). Approvals for total of 554 parking spaces, ancillary facilities, refuelling, truck wash, landscaping and habitat creation area. LPP has submitted an application to discharge outstanding 'prior to first use' conditions attached to the relevant consents. This application was submitted on 25th March 2025 and assigned Planning Portal Reference No. PP-13633796. Support allocation as Tier 1 employment sites. Boundary change since CTS submission and now includes strip at southern end. Estimated capacity of 15,000 - 20,000 sqm	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site but 350 m to the east is a grade I Listed Building, the medieval Church of St Clement (1147960). The Site is unlikely to form part of the setting of the church due to the intervening vegetation and development.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is occupied by hard standing associated with a coal fired power station dating from the 1960's. Assessment by English Heritage in 1985 assessed the power station as being of potentially national significance and so the heritage asset may be subject to the same policies as those for designated heritage assets (as per NPPF footnote 63).	Minor Adverse - The development of this site could cause substantial harm to a heritage asset (2). There are likely to be options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (2) should be avoided.	Any future application will need to be accompanied and informed by a suitable Heritage Impact Assessment. An Archaeological Desk Based assessment and associated evaluation will also be needed.	
61073	Same	T101	Purfleet	Land Adjacent to A1306 and Junction 31 of M25, Purfleet-on-Thames, Essex	Call for sites (2025)	Mixed	12.4	80%	9.9	Employment - mixed size general industrial	Site has been resubmitted during ELAA process to revise site boundary (previously 60890). New submission removes area to the west which is ancient woodland and won't form part of forthcoming application. Update CTS submission confirms site has had investigations and technical assessments, many of which relate to previous application expected to be withdrawn (2201370/FUL). New proposals expected to provide smaller scale scheme of 35,000 sqm employment, confirmed during consultation. Revised scheme aiming to address areas which could have been improved in previous application. Illustrative masterplan shows 15no. ranging from c. 220 - 9,590 sqm. Reasonable score and surrounding uses deemed fairly compatible with more employment. Green belt presents limiting factor. Several ownerships identified from Land Reg review but understood to be held under option.	Very Good	Egiii, B2, B8, ancillary office	There are no designated heritage assets within the Site or in close proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are drainage channels recorded within the Site that are likely to be post-medieval in date. Areas of development within the Site are likely to have truncated below ground archaeology. Excavation pits have been identified to the north east of the Site as well as field boundaries and an upper peat layer within the Mar Dyke to the north. To the south of the Site, Palaeolithic and faunal remains have been recorded from the site of a former quarry and C19/C20 cement works.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (6). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment, including for palaeoenvironmental potential, and associated Field Evaluation	
	Same	T05a	Stanford Le Hope	East of UPS	Available land within existing employment site	GF	8.69	100%	8.69	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	
	Same	T05b	Stanford Le Hope	South of Ocean Boulevard and west of Atlantic Avenue (LG873)	Available land within existing employment site	GF	24.85	100%	24.85	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	
	Same	T05c	Stanford Le Hope	South of Ocean Boulevard and east of Atlantic Avenue (LG1301)	Available land within existing employment site	GF	30.68	100%	30.68	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	

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														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
	Same	T05d	Stanford Le Hope	North of Ocean Boulevard and east of Atlantic Avenue (LG784)	Available land within existing employment site	GF	14.8	100%	14.8	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T05g	Stanford Le Hope	West of Baltic Avenue (LG715)	Available land within existing employment site	GF	11.34	100%	11.34	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T05h	Stanford Le Hope	West of Ocean Boulevard (LG76)	Available land within existing employment site	GF	8.43	100%	8.43	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T05i	Stanford Le Hope	Between Baltic Avenue and Ocean Boulevard	Available land within existing employment site	GF	3.51	100%	3.51	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Smaller site than others in London Gateway so may be more suitable for a mix of B2, B8 & office space.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T05j	Stanford Le Hope	South of Manoway House	Available land within existing employment site	GF	1.48	100%	1.48	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Smaller site than others in London Gateway so may be more suitable for a mix of B2, B8 & office space.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T05k	Stanford Le Hope	Eastern edge of London Gateway Logistics Park	Available land within existing employment site	GF	5.8	100%	5.8	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Smaller site than others in London Gateway so may be more suitable for a mix of B2, B8 & office space.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T05l	Stanford Le Hope	South East corner of London Gateway Logistics Park	Available land within existing employment site	GF	1.48	100%	1.48	Limited	4.5km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Smaller site than others in London Gateway so may be more suitable for a mix of B2, B8 & office space.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No Comment	The Site is former historic grazing grass that has already been developed with major infrastructure	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T06a	Stanford Le Hope	Master Plan Plot A	Available land within existing employment site	BF	0.69	70%	0.48	Limited	8.8km to the A13. Remediation started on site. Located within Zone of Influence for Thames Estuary & Marshes SPA. Smaller site than others in Thames Enterprise Park, expected to be more suitable for B2.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is occupied by modern infrastructure, which will have truncated below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T06b	Stanford Le Hope	Master Plan Plot B	Available land within existing employment site	BF	1.64	100%	1.64	Limited	8.8km to the A13. Remediation started on site. Located within Zone of Influence for Thames Estuary & Marshes SPA. Smaller site than others in Thames Enterprise Park, expected to be more suitable for B2.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is occupied by modern infrastructure, which will have truncated below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T06c	Stanford Le Hope	Master Plan Plot C	Available land within existing employment site	BF	4.47	100%	4.47	Limited	8.8km to the A13. Remediation started on site. Located within Zone of Influence for Thames Estuary & Marshes SPA. Could provide mix of B2 & B8.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is occupied by modern infrastructure, which will have truncated below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T06d,e	Stanford Le Hope	Master Plan Plot D, E	Available land within existing employment site	BF	20.65	50%	10.33	Limited	8.8km to the A13. Remediation started on site. Located within Zone of Influence for Thames Estuary & Marshes SPA. Larger site in Thames Enterprise Park so could suit storage, distribution and logistics uses (B8) as well as general industrial.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is occupied by modern infrastructure, which will have truncated below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment
	Same	T06f	Stanford Le Hope	Master Plan Plot F	Available land within existing employment site	BF	5.22	40%	2.09	Limited	8.8km to the A13. Remediation started on site. Located within Zone of Influence for Thames Estuary & Marshes SPA. Could provide mix of B2 & B8.	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The Site is occupied by modern infrastructure, which will have truncated below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment

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														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
	Same	T06g,h,j,k,l,m,n,p,q,r,s	Stanford Le Hope	Master Plan Plot G, H, J, K, L, M, N, P, Q, R, S	Other	BF	113.72	55%	62.55	Limited	8.8km to the A13. Remediation started on site. Located within Zone of Influence for Thames Estuary & Marshes SPA. Larger site capable of accommodating mix of employment uses aligned with ambitions of Thames Enterprise Park (manufacturing, green energy, logistics).	Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	Much of the Site is occupied by the former Coryton oil refinery part of which covers the earlier C19 Kynochtown explosives factory and village, although some areas may survive around the periphery of the modern refinery. The locations of numerous WWII defences were formerly situated along the sea wall but many have been destroyed. To the north west of the Site is an area of well preserved historic grazing marsh. The marsh was reclaimed by the time of the Chapman and Andre map of 1777 and a large central area of Fobbing Marsh is likely to be 13th century in origin. Significant lengths of post medieval, or potentially earlier sea walls or counter walls survive. Earthwork mounds may represent late Iron Age or Roman salt making sites. An unusually large D-shaped earthwork is likely to have been used as a cattle refuge. The site of Oozeadam farm is likely to be 16th century in origin and the modern farmhouse sits on a substantial settlement mound, which straddles a raised trackway. There is extensive evidence of 'salt' cultivation across the marsh. Evidence for industrial activity includes remnants of a dismantled light railway that ran from Corringham to the docks at Shivelbeen and the Knocktown explosives factory. Cropmarks of WWII anti landing ditches have been identified from aerial photographs and as earthworks on the ground, along with an anti-aircraft gun.	Moderately Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any future application will require an Archaeological Desk Based Assessment and associated Field Evaluation with a focus on the surviving remains of the C19 Kynochtown explosive factory.
	Same	T07a	Tilbury	NW corner of Thames Industrial Estate, East Tilbury	Available land within existing employment site	GF	2.57	90%	2.32	Limited	5.8km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Listed buildings nearby. Previous assessment recommended that Council consider removing employment allocation to allow for alternative uses. Could suit B2, E(g)(ii) or offices given proximity to residential areas. B8 deemed less likely / suitable.	Good	B2, E(g)	The Site abuts, and includes part of the western edge, of the East Tilbury Conservation Area which contains a row of eight grade II Listed Buildings e.g. (1224061) between 165 m and 306 m north east of the Site. The Site is also located between 85 m and 255 m to the east of four of the East Tilbury Bata Industrial buildings, which are all grade II listed buildings e.g. (1393327) and which are also within the Conservation Area. The Site will contribute to the setting and significance of the designated heritage assets. Excluding the Conservation Area from the Site would reduce the RAG score to Moderate Adverse.	Major Adverse - The development of this site could cause substantial harm to a heritage asset (s). There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	Within proximity to the Site, and possibly within it, aerial photography and geophysical survey has identified a range of below archaeological features and anomalies.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An updated Archaeological Desk Based Assessment will be required for any future application and field evaluation will also be necessary.
	Same	T07b	Tilbury	Southern edge of Thames Industrial Estate, East Tilbury	Available land within existing employment site	GF	0.32	100%	0.32	Limited	5.8km from the A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Listed buildings nearby. Previous assessment recommended that Council consider removing employment allocation to allow for alternative uses. Could suit B2, E(g)(ii) or offices given proximity to residential areas. B8 deemed less likely / suitable.	Good	E(g)	The Site abuts the southern edge, of the East Tilbury Conservation Area which contains a row of eight grade II Listed Buildings e.g. (1224061) between 355 m and 465 m north east of the Site. The Site is also located between 125 m and 225 m to the east of four of the East Tilbury Bata Industrial buildings, which are all grade II listed buildings e.g. (1393327) and which are also within the Conservation Area. The Site will contribute to the setting and significance of the designated heritage assets.	Moderate Adverse - The development of this site could cause less than substantial harm to a heritage asset (s) and this harm is considerable. There are likely no options for mitigation. Proposals causing this level of harm to the significance of a heritage asset (s) should be avoided.	Any application should be informed and accompanied by a suitably detailed Heritage Impact Assessment, including a setting assessment that adheres to Historic England guidance. The design, scale and layout of any scheme must consider impacts on the setting and significance of the Listed Buildings.	Within proximity to the Site, and possibly within it, aerial photography and geophysical survey has identified a range of below archaeological features and anomalies.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	An updated Archaeological Desk Based Assessment will be required for any future application and field evaluation will also be necessary.
	Same	T14a	Grays	Eastern end of Manor Way Industrial Estate	Available land within existing employment site	BF	0.72	100%	0.72	Limited	Works appeared underway, assumed to relate to 1701/1350DML. Involves demolition of former structures for redevelopment. 4.4km from A13. Located within Zone of Influence for Thames Estuary & Marshes SPA. Previous assessment recommended that Council consider removing employment allocation to allow for alternative uses.	Poor	E(g)	There are no designated heritage assets in the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features within the Site, which has previously been developed, potentially truncating below ground archaeological remains. There is a record of a C19 maltings to the north west, C19 brick works to the north, WWII anti-glider ditches to the east and peat deposits at depths of 0.5 to 13m have been recorded in borsholes to the south, with basal peats dated to the Mesolithic period.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	An Archaeological Desk Based Assessment will be required for any future application and field evaluation may also be necessary.
	Same	T33a	West Thurrock	North of Magnet Road	Available land within existing employment site	BF	0.61	100%	0.61	Limited	Included as site appeared to have been cleared and vacant during our visits. Conceded from view but provides reasonably large space. No planning constraints (i.e. GB or local wildlife sites). Recommend the Council undertake further investigations to establish availability. Could be mix of B2, B8 and E(g)(iii). B8 may be less suitable owing to size.	Very Good	E(g)(iii), B2, B8	There are no designated heritage assets within the Site but to the south is a grade II Listed Building, The Ship Public House (1147299). The Site is separated from the listed building by intervening development, vegetation and a railway line and does not form part of its setting.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	There are no recorded archaeological finds or features from within the Site but to the north is a record for a cluster of Dene Holes and the former Site of the Thames Cement Works. 385 m to the east is a quarry tramway embankment which supplied the Lion Portland Cement Works. The Site is an area of hardstanding which is likely to have truncated below ground archaeology.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment



2024 Call for sites REF	Comparison to SH	2022 ELAA REF	Market Area	Site Name	Source / Designation	Greenfield / Brownfield?	Total Site Area (Hectares)	Adjustment / Source	Estimated Net Developable Area	Proposed / Alternative Uses	Notes	Policy Off Site Grade for Employment	Local Plan Proposed Use	Built Heritage			Archaeology		
														Comments	Rag Score	Recommendations and potential mitigation	Comments	Rag Score	Recommendations and potential mitigation
	Same	152	Purfleet	East of Quarry Road	Available land within existing employment site	GF	1.61	100%	1.61	Commercial / Mixed Use	Access restricted during site visits. 1.6km from the M25. Expected to be more suitable for storage, distribution and logistics (B8) than general industrial (B2), although could accommodate both. Potential for ancillary office.	Very Good	B2, B8, ancillary office	There are no designated heritage assets within the Site or in proximity to it.	Neutral - The development of this site could have no impact on the heritage asset and its significance. It may also be the circumstance that any identified harm can be neutralised through mitigation.	No comment	The 1st edition OS map indicates that an historic farmstead was located within the Site, which may be medieval in origin, although later development will probably have truncated below ground archaeology - Test pitting on the route of the Channell Tunnel Rail Link indicated the potential for Palaeolithic artefacts and environmental evidence in the area although the exact location is uncertain.	Minor Adverse - The development of this site could cause less than substantial harm to a heritage asset (s). There may be options, through mitigation, to reduce this harm.	Any future application will require an Archaeological Desk Based Assessment and field evaluation may also be necessary.