

3. Index of Candidate Sites for Development/Redevelopment

MAIN TOWNS

CHEPSTOW

Chepstow						
Candidate Site Reference No.	Site Name	Electoral Ward	Current Use	Proposed Use	Site Proposer	Page No.
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CS0098	Land at Bayfield	Mount Pleasant/ Shirenewton/ St Kingsmark	Agriculture	Residential	Barratt David Wilson (RPS)	30
CS0112	Land at St Lawrence Lane	Shirenewton	Agriculture	Residential	Vistry Group (Walsingham Planning)	31
CS0154	Land to the north of M48	Bulwark and Thornwell	Vacant scrubland	Hotel (C1)	East Mon Holdings Ltd (Carney Sweeney)	32

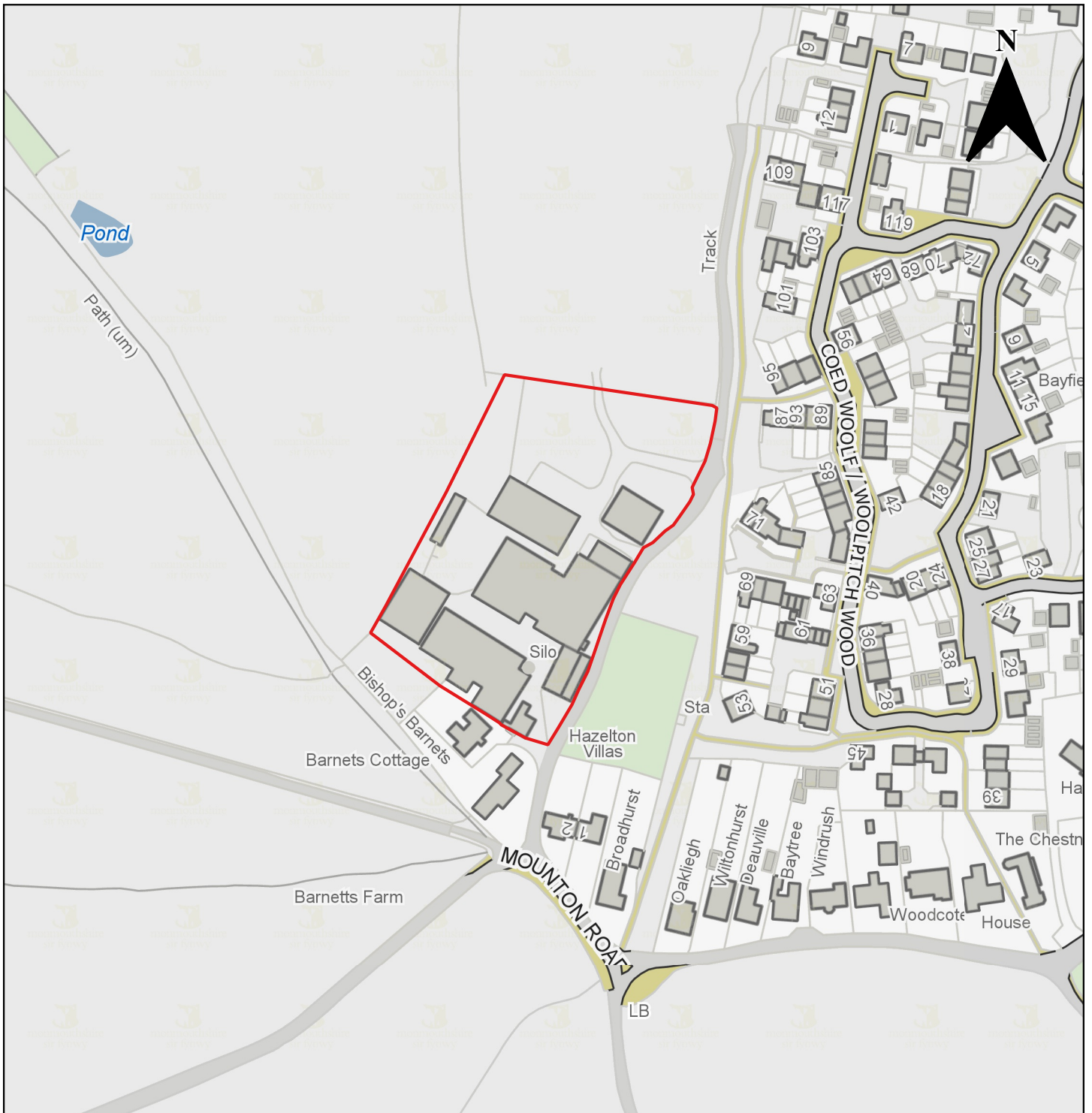
*Sites that have been Filtered Out of the process and are not progressing to Stage 3A Candidate Site Assessment.

For further information see Candidate Site Assessment Methodology (Updated June 2023) and Candidate Sites High-Level Assessment (Updated June 2023)


Chepstow						
Candidate Site Reference No.	Site Name	Electoral Ward	Current Use	Proposed Use	Site Proposer	Page No.
CS0165	Land at Mounon Road	Mount Pleasant	Agriculture	Mixed Use: Residential (C3), Residential Care (C2), Community Hub (A1/A3/D1)	Barwood Development Securities Ltd & The Meade Family (Barton Willmore)	33
CS0260	Land south of Junction 2 M48 (Option 1: Hotel and Employment)	Bulwark and Thornwell, Shirenewton	Vacant land	Mixed Use: Hotel (C1), Employment (B1/B2/B8)	East Mon Holdings Ltd (Carney Sweeney)	34
CS0261	Land south of Junction 2 M48 (Option 2: Petrol Station, Drive Thru and Employment)	Bulwark and Thornwell, Shirenewton	Vacant land	Mixed Use: Petrol Station (Sui Generis), Drive Thru (A1/A3), Employment (B1/B2/B8)	East Mon Holdings Ltd (Carney Sweeney)	35

*Sites that have been Filtered Out of the process and are not progressing to Stage 3A Candidate Site Assessment.

For further information see Candidate Site Assessment Methodology (Updated June 2023) and Candidate Sites High-Level Assessment (Updated June 2023)




Candidate Site Number	CS0029
Site Name	Barnetts Farm
Site Promoter	Mr Christopher Jones
Settlement	Chepstow
Ward	Shirenewton
Proposed Use	Residential
Site Size in Hectares	1.13 ha

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Candidate Site Number	CS0054
Site Name	Land west of Racecourse Roundabout
Site Promoter	Mark Zorab
Settlement	Chepstow
Ward	St Kingsmark
Proposed Use	Residential
Site Size in Hectares	4.77 ha

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Candidate Site Number	CS0098
Site Name	Bayfield
Site Promoter	Barratt David Wilson Homes
Settlement	Chepstow
Ward	Shirenewton, Mount Pleasant, St Kingsmark
Proposed Use	Residential
Site Size in Hectares	10.07 ha

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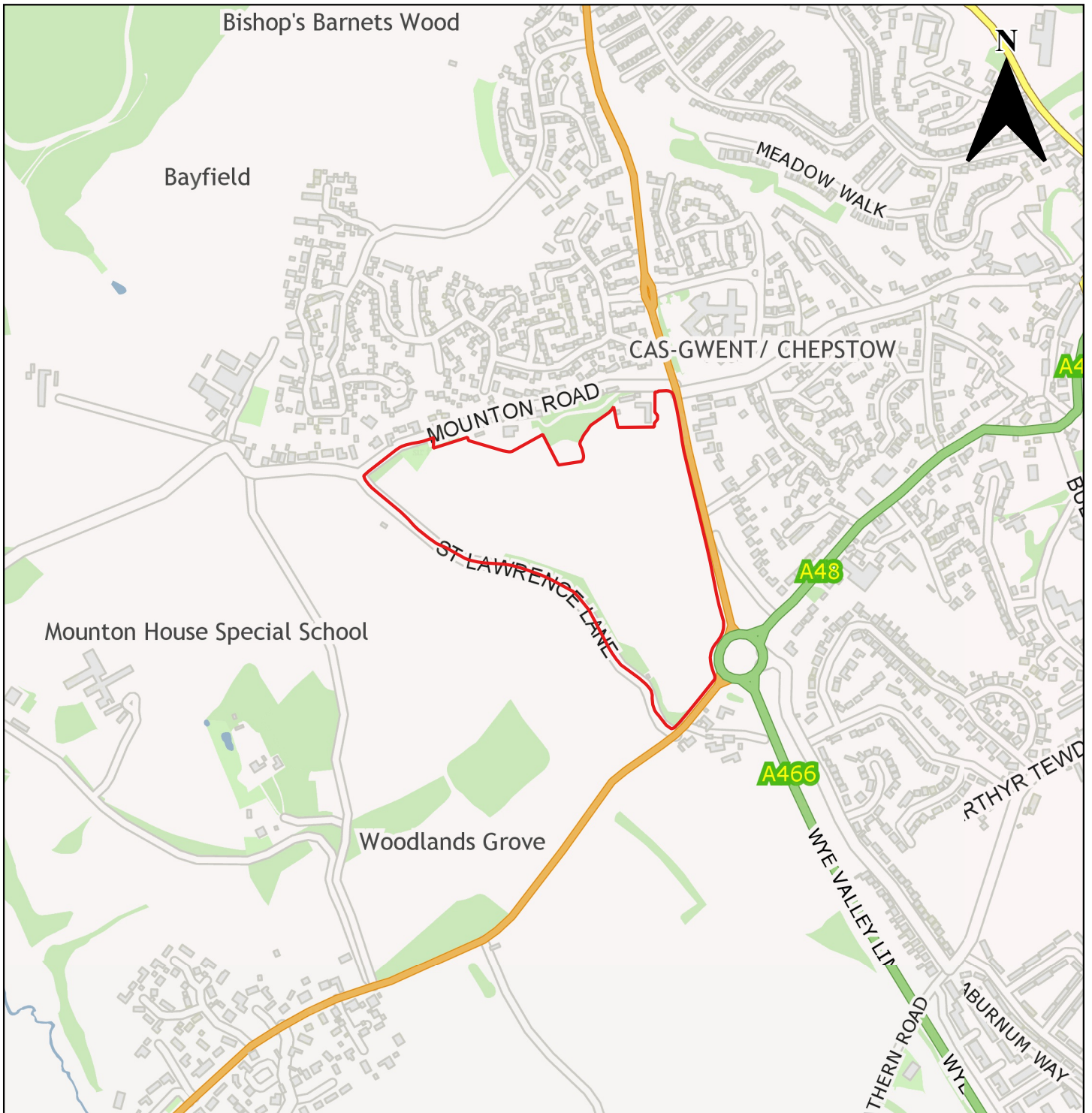
Candidate Site Number	CS0112
Site Name	Land at St Lawrence Lane
Site Promoter	Vistry Group Limited
Settlement	Chepstow
Ward	Shirnewton
Proposed Use	Residential
Site Size in Hectares	20 ha

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Candidate Site Number	CS0154
Site Name	Land to the north of M48
Site Promoter	East Mon Holdings Ltd
Settlement	Chepstow
Ward	Bulwark and Thornwell
Proposed Use	Hotel (C1)
Site Size in Hectares	1.8 ha

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Candidate Site Number	CS0165
Site Name	Land at Mounon Road
Site Promoter	Barwood Development Securities Ltd and The Meade Family
Settlement	Chepstow
Ward	Mount Pleasant
Proposed Use	Mixed Use: Residential (C3)
Site Size in Hectares	12.8 ha

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Candidate Site Number	CS0260
Site Name	Land south of Junction 2, M48 (Option 1: Hotel and Employment)
Site Promoter	East Mon Holdings
Settlement	Chepstow
Ward	Bulwark and Thornwell, Shirenewton
Proposed Use	Mixed Use: Hotel (C1), Employment (B1/B2/B8)
Site Size in Hectares	6.7 ha

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Candidate Site Number	CS0261
Site Name	Land south of Junction 2 ,M48 (Option 2 Petrol Station ,Drive- Thru and Employment)
Site Promoter	East Mon Holdings
Settlement	Chepstow
Ward	Bulwark and Thornwell, Shirenewton
Proposed Use	Mixed Use: Petrol Station (Sui Generis), Drive-Thru (A1/A3), Employment (B1/B2/ B8)
Site Size in Hectares	6.7 ha

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