

# Village Growth Potential Study

**RICCALL**

**Sustainability Ranking (1 – most sustainable - 5 least sustainable)**

**See Background Paper No. 5**

<b>Size</b>	<b>Local Services</b>	<b>Accessibility to Principal Town (or equivalent)</b>	<b>Access to Employment</b>	<b>Overall Classification</b>
<b>1</b>	<b>1</b>	<b>2</b>	<b>2</b>	<b>1</b>
<b>Groundwater Source Protection Zones</b>	N/A		<b>Agricultural Land Classification</b>	Grade 2 with grade 3 on further outlying areas to the north.
<b>Waste Water Treatment Capacity</b>	Drains to Barlby WWTW which has limited capacity.			
<b>Highway Network Constraints/Public Transport</b>	Village abuts the A19 to the east and is sited on the Selby-York bus route. Although direct access onto the A19 is unlikely to be supported, only minor road improvements have been suggested within the village.			
<b>Biodiversity</b>	N/A			
<b>Character and Form</b>	The village is of a compact form adjoining the A19 to the east. There is a Conservation Area generally marking the central area of the village around Silver Street/Main Street area and 10 Listed buildings primarily situated within the central area with a couple in outlying areas.			
<b>Landscape Sensitivity</b>	The surrounding landscape has few features of intrinsic value. Development would distort the existing compact pattern of development along the northern, western and southern edges of the village, but would be set against the existing backdrop of development.  Owing to the compact form of the village and definitive urban edge provided by the A19, any development to the east of the A19 would appear discordant with the current form and character and would be visually intrusive within the landscape.			

<b>Flood Risk</b>	Built village is low flood risk (FZ1). Land to the west of the built area is high risk (FZ3b) as well as land further north and north east.
<b>Residential Site Potential (SHLAA)</b>	Four sites to the north and east of the village providing approximately 9 hectares of potential land.
<b>Conclusion</b>	Riccall is one of the most sustainable villages with good local services. Potential expansion to north and possibly the south.
<b>Village Growth Potential</b>	<b>Potential for Planned Growth</b>