

## APPENDIX A

### Strategic Asset Management– Tanhouse Ward Recommendations

Site Ref	Site Location	Recommendation	Category
TAN 1.6	Land to south of 1-7 Eskdale	Dispose	1*
TAN 6.1	Land adjacent to 20 Elswick	Dispose	1*
TAN 6.2	Land south 20 Elswick	Dispose	1*
TAN 7.7	Car park south of the Tanner Pub	Dispose	1*
TAN 1.3	Land North of 67-79 Eskdale	Seek to dispose in part to adjacent occupiers otherwise retain	1/3
TAN 17.1	Land adj Sephton Croft, 3 Tawd Road	Seek to dispose to adjacent occupiers otherwise retain	1/3
TAN 1.9	Land East of property 97Eskbrook	Seek to dispose to adjacent occupiers otherwise retain	1/3
TAN 5.6	Land rear of 14 – 17 Evington,	Seek to dispose to adjacent occupiers otherwise retain	1/3
TAN 1.14	Land west of Eskdale	Dispose in future To be considered as part of wider Skelmersdale town centre regeneration proposals	2
TAN 1.15	Land to south west of Eskdale, Tanhouse	Dispose in future To be considered as part of wider Skelmersdale town centre regeneration proposals	2
TAN 2.1	Land north Tanhouse Road, The Delfs	Dispose in future	2
TAN 5.2	Land south 103-105 Evington	Dispose in future This site has potential if combined with 5.3 and 5.9. However the current clawback is 48%	2
TAN 5.3	Land to front of 122 and 123 Evington	Seek to dispose in future This site has potential if combined with 5.2 and 5.9. However the current clawback is 48%.	2

Tan 5.9	Former playground & open space to south of Evington	Dispose in future This site has potential if combined with 5.3 and 5.2. However the current clawback is 48%.	2
TAN 7.8	Land adjacent to 21 Elmridge	Dispose in future	2
TAN 7.19	Land south 182 Elmridge	Dispose in future This site may have development potential if combined with 8.1/8.2/8.3/8.4/8.5 to deliver a larger more strategic housing site	2
TAN 8.1	Land to west of 178 Enstone,	Dispose in future This site may have development potential if combined with 7.9/8.2/8.3/8.4/8.5 to deliver a larger more strategic housing site	2
TAN 8.2	Land south west 135 Enstone,	Dispose in future However this site may have potential if combined with 7.9/8.1/8.3/8.4/8.5 to deliver a larger more strategic housing site	2
TAN 8.3	Land to west of 115 Enstone,	Dispose in future This site does have potential to be part of a larger more strategic housing site if combined with 7.9/8.1/8.2/8.4/8.5 to deliver a larger more strategic housing site	2
TAN 8.4	Land to rear of 123 Enstone	Dispose in future This site may have development potential as a more strategic housing development site if combined with 7.9/8.1/8.2/8.3/8.5 to deliver a larger more strategic housing site	2
TAN 8.5	Land to west of 125 Enstone	Dispose in future This site has potential to be combined with 7.9/8.1/8.2/8.3/8.4 to deliver a larger more strategic housing development site	2

TAN 11.1	Hillside playing field east Elmers Green	Dispose in future	2
TAN 12.1	Hillside playing field off Earlswood	Dispose in future	2
TAN 12.2	Open space rear of 16 Earlswood	Dispose in future	2
TAN 12.3	Playing field to south of 28 Elmers Green	Dispose in future	2
TAN 17.2	Land south 15 Tawd Road,	Dispose in future	2
TAN 18.1	Playing field off Tanhouse Road, Holland Park	Dispose in future	2
TAN 1.1	Land adjacent to 198-204 Eskdale	Retain	3
TAN 1.2	Land adjacent to 177-183 Eskdale	Retain	3
TAN 1.4	Land adjacent to 97 Eskdale	Retain	3
TAN 1.5	Land adjacent to 39 Eskdale	Retain	3
TAN 1.7	Land rear 30 Eskbrook	Retain	3
TAN 1.8	Land ad 7 Eskbrook	Retain	3
TAN 1.10	Remaining landscaping in the Eskdale housing estate	Retain	3
TAN 1.11	Eskdale garages	Retain Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 1.12	Eskbrook & Eskdale remaining landscaping	Retain	3
TAN 1.13	Eskbrook garages	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 1.16	Landscaping between Southway road layout	Retain	3
TAN 1.17	Landscaping north Eskdale & Eskbrook	Retain	3
TAN 2.2	Remaining landscaping at The Delf	Retain	3
TAN 2.3	Land surrounding Evenwood	Retain	3

	Court		
TAN 2.4	Landscaping to north of Health Centre	Retain	3
TAN 3.1	Land adjacent to 23 Evenwood	Retain	3
TAN 3.2	Land adjacent to 30-44 Evenwood	Retain	3
TAN 3.3	Land to east of 54-60 Evenwood	Retain	3
TAN 3.4	Remaining landscaping throughout Evenwood	Retain	3
TAN 3.5	Garages at Evenwood	Retain	3
TAN 4.1	Land adjacent to 36-46 Eversley	Retain	3
TAN 4.2	Land north 54 Eversley	Retain	3
TAN 4.3	Remaining Landscaping within Eversley	Retain	3
TAN 4.4	Garages at Eversley	Retain	3
TAN 5.1	Play area to west of 99 Evington	Retain	3
TAN 5.4	Land ad 96.Evington	Retain	3
TAN 5.5	Land to south of 42 Evington	Retain	3
TAN 5.7	Remaining landscaping at Evington	Retain	3
TAN 5.8	Garages for rent at Evington,	Retain	3
TAN 6.3	Land north of 74 Elswick	Retain	3
TAN 6.4	Land north of 130-134 Elswick	Retain	3
TAN 6.5	Land north of 41-47 Elswick	Retain	3
TAN 6.6	Garages 23-28, south of 39 Elswick	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 6.7	Car Park north of 17-23 Elswick	Retain	3
TAN 6.8	Land south of 15 Elswick	Retain	3
TAN 6.9	Land to north of 13 Elswick	Retain	3

TAN 6.10	Land to the east of 10 Elmstead	Retain	3
TAN 6.11	Garages to the north of 26 Elmstead	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 6.12	Land to north of 68 Elmstead	Retain	3
TAN 6.13	Land to north of 1-7 Elmstead	Retain	3
TAN 6.14	Land to north of 25-31 Elmstead	Retain	3
TAN 6.15	Land to east of 146-152 Elmstead	Retain	3
TAN 6.16	Remaining landscaping within Elswick and Elmstead	Retain	3
TAN 6.17	Remaining garages within Elswick and Elmstead	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 6.18	Meeting Rooms 154 Elmstead	Retain	3
TAN 7.1	Land south 180 Elmridge	Retain	3
TAN 7.2	Garages 36-45 Elmridge	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 7.3	Garages 31-35 Elmridge	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 7.4	Site of 158 Elmridge	Retain	3
TAN 7.5	Land south of 96 Elmridge	Retain	3
TAN 7.6	Land north of 36 Elmridge	Retain	3
TAN 7.9	Land south of 49 Elmridge	Retain	3
TAN 7.10	Car park north 73-79 Elmridge	Retain	3
Tan 7.11	Land north 171 Elmridge	Retain	3

TAN 7.12	Land adjacent to 145 Elmridge	Retain	3
TAN 7.13	Land adjacent 161 Elmridge	Retain	3
TAN 7.14	Land north of 128 Elmridge	Retain	3
TAN 7.15	Land east of 89 Elmridge	Retain	3
TAN 7.16	Car park to the north of 25 to 31 Elmridge	Retain	3
TAN 7.17	Garage court south 12 Elmridge, Tanhouse	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 7.18	Land north 62 Elmridge	Retain	3
TAN 7.20	Remaining landscaping	Retain	3
TAN 7.21	Garage court south of 137 Elmridge	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 8.6	Land to east of 10 Enstone	Retain	3
TAN 8.7	Land to east of 3 Enstone	Retain	3
TAN 8.8	Land rear 15 Enstone,	Retain	3
TAN 8.9	Land ad 147 Enstone,	Retain	3
TAN 8.10	Land north 56 Enstone,	Retain	3
TAN 8.11	Remaining landscaping at Enstone	Retain	3
TAN 8.12	Garages at Enstone	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 9.1	Community Centre, Ennerdale	Retain	3
TAN 9.2	Play area south of Community Centre,	Retain	3
TAN 9.3	Land east of 5 Ennerdale	Retain	3
TAN 9.4	Land adjacent to 45 Ennerdale	Retain	3

TAN 9.5	Car park adjacent to 182 Ennerdale	Retain	3
TAN 9.6	Car park adjacent to 164 Ennerdale	Retain	3
TAN 9.7	Remaining landscaping with Ennerdale	Retain	3
TAN 9.8	Garages at Ennerdale	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 10.1	Play area south 205 Egerton	Retain	3
TAN 10.2	Land south shops 240 & 246 Egerton	Retain	3
TAN 10.3	Land adjacent to shops 240 & 246 Egerton	Retain	3
TAN 10.4	Car park east of 194 Egerton	Retain	3
TAN 10.5	Land south 123-147 Egerton	Retain	3
TAN 10.6	Remaining landscaping within Egerton	Retain	3
TAN 10.7	Remaining Garages within Egerton	Retain – subject to Housing Option Appraisal referred to in paragraph 4.2	3
TAN 11.2	Land rear 46-72 Elmers Green	Retain	3
TAN 12.4	Clough to rear of 3, 5 & 7 Eastleigh	Retain	3
TAN 12.5	Land rear 2 Eavesdale	Retain	3
TAN 13.1	Delf House & car parks, Southway	Retain	3
TAN 14.1	Land to rear of 57 De-Haviland Way	Retain	3
TAN 15.1	Beacon Country Park	Retain	3
TAN 16.1	Land north Windmill Road	Retain	3
TAN 17.3	Land south 88 Tawd Road	Retain	3
TAN 17.4	Remaining landscaping at Tawd Road estate	Retain	3

### **Key to scoring**

**1 - SEEK TO DISPOSE** - Assets which have development potential which we would seek to dispose of with or without planning permission. Assets which could be sold to adjoining owners eg pieces of land to enable curtilage extensions.  
(\* denotes sites believed to have a value of more than £20,000)

**2 - DISPOSE IN FUTURE** - Assets that have a worth which cannot be realised at the present time e.g. existing tenancy or lease agreements.

**3 - RETAIN** - Assets which should be retained.