

Annex C: Market for Developer Services

Q3c – Classification of brownfield and greenfield

The definition of greenfield v brownfield used is an approximation based upon post code, matched to the local authority classification of that area from ONS. We have made an assessment by each classification whether it is predominantly brownfield or greenfield – see below.

Greenfield data is identified using the method below;

- New connection property is not from an existing TW main
- Office for National Statistics | ONSGeography_data (August 2019) has been used to apply categories per post code to our connections data ([ONSGeography 201908](#))
- The following categorisation for area type and RFI Class has been applied manually to the local authority classification which is then applied to each individual post code

LACNM_Class		
lacnm	AreaType	RFI Class
Affluent rural	Rural	Greenfield
Ageing Coastal Living	Rural	Greenfield
City Periphery	Suburban	Brownfield
Country Living	Rural	Greenfield
Ethnically Diverse Metropolitan Living	Urban	Brownfield
Expanding Areas	Suburban	Brownfield
Industrial and Multi-ethnic	Urban	Brownfield
Larger Towns and Cities	Urban	Brownfield
London Cosmopolitan	Urban	Brownfield
Manufacturing Legacy	Industrial	Brownfield
Mining Legacy	Industrial	Brownfield
Northern Ireland Countryside	Rural	Greenfield
Older Farming Communities	Rural	Greenfield
Prosperous Semi-rural	Rural	Greenfield
Prosperous Towns	Suburban	Brownfield
Pseudo (Channel Islands / Isle of Man)	Rural	Greenfield
Rural Growth Areas	Rural	Greenfield
Rural-Urban Fringe	Suburban	Brownfield
Scottish Countryside	Rural	Greenfield
Scottish Industrial Legacy	Industrial	Brownfield
Seaside Living	Rural	Greenfield
Service Economy	Suburban	Brownfield
Sparse English and Welsh Countryside	Rural	Greenfield
University Towns and Cities	Urban	Brownfield
Urban Living	Urban	Brownfield

All other properties are classified (by exception) as brownfield