



# North Lincolnshire Local Development Framework

## People · Places · Spaces



### **Housing and Employment Land Allocations Development Plan Document Revised Submission Draft**

### **Sustainability Appraisal Report and Habitats Regulations Assessment**

April 2014



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**Habitats Regulations Assessment Stage 1 Significance Test and Stage 2 Appropriate Assessment, April 2014**

# Non-Technical Summary

## Introduction

This document is the Final Sustainability Appraisal Report (SAR) for the Sustainability Appraisal (SA), incorporating Strategic Environmental Assessment (SEA)<sup>1</sup> of the North Lincolnshire Council (NLC) Revised Submission Draft Housing and Employment Land Allocations Development Plan Document<sup>2</sup> (H&ELA DPD). It builds on the earlier SA work undertaken for the Part II SA Scoping Report (2005/06), the initial SA for sifting of sites (2007), the SA Report of the Pre-Submission Second Stage H&ELA DPD (2008) and the SA Report of the Submission Draft H&ELA DPD (2010).

Under the regulations implementing the provisions of the Planning and Compulsory Purchase Act 2004, a SA is required for all Local Development Frameworks (LDFs) in England. The purpose of SA is to promote sustainable development through better integration of sustainability considerations in the preparation and adoption of plans. The Regulations<sup>3</sup> stipulate that SAs of LDFs should meet the requirements of the SEA Directive.

The SA process has been informed by and undertaken alongside a Habitats Regulations Assessment Report (Stage 1 and Stage 2). An HRA is required by The Conservation of Habitats and Species Regulations 2010 (the Habitats Regulations), for all plans and projects which may have likely significant effects on international sites. The international sites considered for the HRA of the H&ELA DPD included the five international sites within North Lincolnshire: Humber Estuary SPA; Humber Estuary SAC; Humber Estuary Ramsar site; Thorne and Hatfield Moors SPA; and Thorne Moors SAC. There are also three other international sites within 20 km of North Lincolnshire that were considered in the assessment. The Habitats Regulations Assessment (HRA) Stage 1: Significance Test and Stage 2: Appropriate Assessment was carried out by officers in North Lincolnshire Council's Environment Team.

The H&ELA DPD is one of the DPDs included within the North Lincolnshire Local Development Framework (LDF). Its main purpose is to allocate sufficient land for housing, employment and retail, to meet the needs of North Lincolnshire to 2026 and beyond.

## The Process Followed

The combined process SA/SEA has involved five main stages to date, as follows:

### Stage 1

- Identifying other plans, programmes and sustainability objectives which inform and influence the development of the H& E Site Allocations;
- Establishing an understanding of the social, environmental and economic conditions of North Lincolnshire (the baseline);
- Identifying key sustainability issues in the study area;
- Outlining SA objectives against which to later evaluate the H&ELA DPD site allocations proposals; and
- Gathering consultation feedback on the SA's proposed breadth of coverage and level of detail.

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<sup>1</sup> the SA/SEA process will from herein be referred to as 'SA'

<sup>2</sup> hereby referred to as the H&ELA DPD

<sup>3</sup> Environmental Assessment of Plans and Programmes Regulations 2004

## **Stage 2**

- SA sifting exercise was carried out for over 500 proposed sites.

## **Stage 3**

- An assessment was carried out of preferred site allocation and reported in the SA Report for the Pre-Submission second stage H&ELA DPD;

## **Stage 4**

- An assessment was carried out of preferred site allocation policies contained in the Submission Draft H&ELA DPD and reported in the accompanying Sustainability Appraisal Report.

## **Stage 5**

- Sustainability Appraisal Report updated to take account of new and Revised Submission Draft H&ELA DPD 2014 housing sites, new information, and new data.

## **The SA Framework**

The SA Framework is a key component in completing the SA by synthesising the baseline information and sustainability issues into a systematic and easily understood tool that allows the prediction and assessment of effects arising from the implementation of the LDF.

The SA Framework developed for the SA of the LDF Core Strategy was reviewed and adjusted to undertake the sustainability appraisal exercise for the preferred sites. The Core Strategy (November 2008) SA Objectives were:

1. To promote healthier communities
2. To tackle poverty, social exclusion and inequality geographically as well as demographically
3. To enhance skills, qualifications and the overall employability of the population
4. To reduce crime, the fear of crime and to promote safer neighbourhoods
5. To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community
6. To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard
7. To encourage the participation in culture, leisure and recreational activities including in the countryside
8. To minimise the risk of flooding
9. To adapt to the impacts of climate change for the built and natural environment
10. To make the best use of previously developed land and existing buildings
11. To improve air quality
12. To reduce greenhouse gases emissions particularly from transport
13. To protect and enhance biodiversity and important wildlife habitats within and outside designated sites
14. To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI) and Special Protection Areas (SPAs)

15. To maintain and enhance the quality of countryside and wider landscape
16. To reduce congestion, particularly around the South Humber Bank Ports
17. To improve public transport provision and promote sustainable modes of transport
18. To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings
19. To increase energy efficiency and increase the use of renewable energy particularly from wind energy
20. To reduce generation of waste, the proportion sent to landfill and to increase recycling
21. To protect local water resources, soil quality and quantity
22. To promote the use of sustainably sourced products and resources and re-using and recycling products
23. To minimise noise and light pollution
24. To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas
25. To create vibrant towns and village centres in both rural and urban areas
26. To increase diversity of employment
27. To support and improve the economic activity for rural areas through the retention of local facilities
28. To promote and enhance opportunities for tourism, particularly in rural areas

In order to assess the H&ELA DPD it was necessary to modify the original Sustainability Appraisal Framework developed for the Core Strategy, to enable it to only include elements that are applicable to site allocations. Some of the original Core Strategy SA Objectives were omitted as they, and the indicators developed to measure the progress in achieving them, are either beyond the sphere of influence of the site allocation process or their spatial function is encompassed within another objective.

## **Revised Submission Draft Housing and Employment Land Allocations DPD Sustainability Appraisal Objectives**

- a. To ensure the site's appropriate allocation within the settlement hierarchy
- b. To tackle poverty, social exclusion and inequality geographically
- c. To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community
- d. To provide a sufficient and appropriate mix of housing that is affordable
- e. To minimise the risk of flooding
- f. To make the best use of previously developed land and existing buildings
- g. To improve air quality
- h. To protect and enhance biodiversity and important wildlife habitats outside designated sites
- i. To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)
- j. To maintain and enhance the quality of countryside and wider landscape
- k. To reduce congestion, particularly around the South Humber Bank Ports
- l. To improve public transport provision and promote sustainable modes of transport

- m. To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings
- n. To protect local water resources, soil quality and quantity
- o. To minimise noise and light pollution
- p. To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas
- q. To create vibrant towns and village centres in both rural and urban areas
- r. To increase the diversity of employment
- s. To support and improve the economic activity for rural areas
- t. To promote and enhance opportunities for tourism, particularly in rural areas

For assessment of the general DPD policies included in the H&ELA DPD document the SA Framework that was developed for the site allocations was not considered appropriate and, as such, the Core Strategy framework was used.

## Results for the assessment of Revised Submission Draft Housing and Employment Land Allocations DPD

The final land allocations included within the policies in the Revised Submission Draft H&ELA DPD 2014 have been assessed. These relate to allocations for housing and employment. Two general policies are included within the Revised Submission Draft H&ELA DPD 2014; one relating to phasing of delivery of housing land and one regarding development in town and district centres.

The Local Planning Authority can only adopt the Revised Submission Draft H&ELA DPD 2014 if it can be ascertained that the proposal would not adversely affect the integrity of the International Nature Conservation Sites.

The results of the HRA Stage 1 and Stage 2 Report have been integrated into the assessments and recommendations. The following sites were subject to a Stage 2 HRA due to the prediction of likely significant effects at Stage 1:

- SHBE-1 South Humber Bank;
- BARE-1 Humber Bridge Industrial Estate; and
- NEWE-1 Hew Holland Industrial Estate.

None of the proposed housing allocations and none of the other proposed employment allocations will have a likely significant effect on any of the International Nature Conservation Sites considered.

### Housing Sites

Overall, the final land allocations for housing are assessed as having significant positive effects on most of the social objectives, most commonly through the provision of affordable housing within settlement boundaries and thus in locations already served by some services, facilities and infrastructure and close to employment areas. Indeed, the only sites to score negatively under the group of social objectives are in Crowle (**CROH-1** and **CROH-2**).

Most sites are also assessed as having a range of positive effects on economic objectives through provision of a local workforce and contributions to investment and renewal within North Lincolnshire.

The most sustainable sites in Scunthorpe are considered to be **SCUH-7** and **SCUH-9**. They are assessed as having likely strongly positive effects against a large number of the SA objective criteria, principally as a result of their location on previously developed land within the Scunthorpe development boundary in the main body of the settlement in an accessible location.

The Scunthorpe sites predicted to have the highest number of negative and fewest number of positive effects are **SCUH-10** and **SCUH-16** due, in part, to their location on greenfield land on the periphery of the town.

In terms of the Market Towns, **BARH-3** is considered to be the most sustainable. The site has a larger number of strongly positive and moderately positive effects that outweigh the small number of moderately negative effects predicted for the site principally as a result of its location on previously developed land within the development boundary. It is in the main body of the settlement and is in an accessible location in proximity to local services and facilities.

The sites predicted to have the highest number of negative and fewest positive effects are **BRIH-2**, **BRIH-4** and **CROH-1**. BRIH-2 and BRIH-4 are principally located on greenfield land on the periphery of Brigg away from local services and facilities and susceptible to noise and air pollution due to their location adjacent the M180 motorway. Portions of all three sites are classified as Grade 3 agricultural land with parts of the sites still in use for this purpose.

Site **SCUH-C6** is considered the most sustainable of all the Scunthorpe contingency housing sites due to its location on previously developed land within the Scunthorpe development boundary. It is in the main body of the settlement in an accessible location in proximity to local services and facilities.

**SCUH-C3**, **SCUH-C7** and **SCUH-C8** have been assessed to be the least sustainable of the contingency sites as the potential negative effects of each site outweigh (on balance) the positive predicted effects.

## Employment Sites

The assessment of the employment sites resulted in a range of positive and negative effects being predicted against the SA objectives. Significant positive effects were mostly predicted against social and economic objectives.

Employment allocations are predicted to lead to an increase in employment in a range of locations across North Lincolnshire. This is likely to have significant benefits for employment levels in the plan area particularly where allocations have been located in proximity to areas of identified need.

Significant positive effects were predicted where employment sites are likely to improve accessibility to employment opportunities for a greater proportion of the population.

The implementation of Core Strategy policies together with national planning guidance may reduce the significance of some of the predicted negative environmental effects of the land allocations.

Site **SCUE-1** was assessed as having the greatest number of significant positive effects as a result of its location on previously developed industrial land within Scunthorpe's settlement boundary in proximity to the services, facilities and infrastructure offered in the town. Indeed, it scores highly against objectives under all three sustainability criteria (social, environmental and economic).

Whilst **SHBE-1** has a high proportion of (mostly moderately) negative effects it also has the joint-highest number of strongly positive effects of all the employment sites when assessed against the sustainability appraisal objectives. It also has the second highest number of positive effects of all the sites. It is acknowledged that SHBE-1 is a main strategic site as identified in the Core Strategy, and the mitigation measures proposed in this SAR and the Core Strategy should be fully implemented.

Although **HUME-2** scores strongly positive against one of the objectives it is the least sustainable site on account of its high number of strongly negative or moderately negative effects. Indeed, the site has been assessed as having the highest number of strongly negative effects against the SA objectives.

## General Policies

Two general policies are included within the Revised Submission Draft H&ELA DPD 2014. The policies are assessed as having no likely effect on the majority of the objectives due to the specific nature of the policies

which address issues only covered by a few of the SA objectives. No significant negative effects are considered likely to arise as a result of implementation of either policy.

Policy **H-1** was assessed as having likely significant positive social effects as a result of requirements for the creation of sustainable communities and the provision of sufficient housing which will include a proportion of affordable housing to meet anticipated demand, benefiting the local community and local economy. Requiring the phasing of housing provision to prioritise development on previously developed land is also likely to have positive effects on the local environment.

Policy **TC-1** was assessed as having a number of likely significant positive effects as a result of promoting economic growth through the provision of a range of local facilities, particularly retail.

## **Monitoring of Significant Effects**

This section of the SAR sets out recommendations for the monitoring of significant sustainability effects of the implementation of the H&ELA DPD.

## **Conclusion**

The sites in the H&ELA DPD generally strive to meet the sustainability objectives identified in the Sustainability Appraisal Framework. The majority of the sites are considered to offer significant positive effects, especially from a social and economic perspective. The extent of the significance of the negative effects can be reduced and mitigated following the recommendations made in this report.

The Local Planning Authority can only adopt the Revised Submission Draft H&ELA DPD 2014 if it can be ascertained that the proposal would not adversely affect the integrity of the International Nature Conservation Sites.

The key allocations considered for the purposes of the Appropriate Assessment are the employment allocations SHBE-1, BARE-1 and NEWE-1. None of the proposed housing allocations and none of the other proposed employment allocations will have a likely significant effect on any of the International Nature Conservation Sites considered.

The HRA finds that, over all, it is possible to ascertain that the Housing and Employment Allocations DPD will not have an adverse effect on the Humber Estuary SAC, SPA and Ramsar Site alone or in combination with other plans or projects.

The findings of the SA of the Revised Submission Draft H&ELA DPD 2014 should be considered in future proposals for the allocations addressed within the DPD and also for strategic planning and development through other documents within North Lincolnshire's LDF.

## Abbreviations

Abbreviation	Definition
AA	Appropriate Assessment
AQMA	Air Quality Management Area
BAP	Biodiversity Action Plan
DPD	Development Plan Document
CLG	Communities and Local Government
CS	Core Strategy
EIA	Environmental Impact Assessment
H&E	Housing and Employment
HRA	Habitats Regulations Assessment
LDF	Local Development Framework
LDD	Local Development Document
LDS	Local Development Scheme
LLCA	Local Landscape Character Assessment
NLC	North Lincolnshire Council
NO <sub>2</sub> ; NO <sub>x</sub>	Nitrogen dioxide; oxides of nitrogen
ODPM	Office of the Deputy Prime Minister
PM <sub>10</sub>	Fine particles
PPG	Planning Policy Guidance
PPP	Plans, policies and programmes
PPS	Planning Policy Statement
RES	Regional Economic Strategy
SA	Sustainability Appraisal
SAC	Special Area of Conservation
SAR	Sustainability Appraisal Report
SAF	Sustainability Appraisal Framework
SEA	Strategic Environmental Assessment
SFRA	Strategic Flood Risk Assessment
SoS	Secretary of State
SPA	Special Protection Area
SPD	Supplementary Planning Document
SSSI	Site of Special Scientific Interest
TPO	Tree Preservation Order



# 1 Introduction

## Background to the Local Development Framework

- 1.1 A Local Development Framework (LDF) is being prepared to set out the statutory development plan for North Lincolnshire in accordance with the Planning & Compulsory Purchase Act 2004. The LDF consists of a portfolio of Local Development Documents (LDDs), which will include Development Plan Documents (DPDs) and Supplementary Planning Documents (SPDs). The aim of the LDF is to provide a clear framework to guide future development, and therefore sets out a vision for North Lincolnshire which recognises and builds on the area's characteristics, its aspirations and needs.
- 1.2 Currently development in North Lincolnshire is led by the existing North Lincolnshire Local Plan, which was adopted in May 2003. Over the next few years the council will progressively replace 'saved' policies with the LDF. Relevant Local Plan policies are 'saved' and will remain of relevance in the decision-making process until they are replaced by LDDs or SPDs, or become redundant and are withdrawn.
- 1.3 The planning system defines the framework within which the council plans for and makes decisions about the future of the area's settlements and countryside. This involves balancing different views and often making difficult decisions. The system is plan led, which involves preparing plans that set out what can be built where. The Housing and Employment Land Allocations Development Plan Document (H&ELA DPD) is one of the plans in this system and will show where future development will take place in North Lincolnshire.
- 1.4 The first Local Development Scheme (LDS) for North Lincolnshire came into effect on 30 June 2005. The LDS sets out the LDDs that will be prepared for the LDF and the opportunities for consultation. Reflecting the dynamic process of LDF development, this has been kept under review on an annual basis. The latest review of the LDS was made in March 2011 prior to the public consultation on the Submission Draft H&ELA DPD. The council is currently revising and updating the LDS to ensure that it is up to date alongside the public consultation on the H&ELA DPD Revised Submission Draft. The council's first Statement of Community Involvement (SCI) was adopted during April 2006. However, following changes to the planning system in 2008, the SCI was reviewed and a new version adopted in July 2010.
- 1.5 LDFs are intended to carry through and build upon national planning policies (i.e., the National Planning Policy Framework). They previously had to be in general conformity with Regional Spatial Strategies. The Yorkshire & Humber Plan – Regional Spatial Strategy to 2026 that covered North Lincolnshire was formally revoked on 22 February 2013, in line with government policy to remove the regional tier of planning. However, North Lincolnshire Council decided to retain the existing local housing targets set out in the revoked RSS. This decision was supported by the evidence gathered locally to support the Core Strategy DPD, which was found "sound" at examination. Accordingly, the development of the North Lincolnshire LDF has continued as before the revocation.
- 1.6 The Core Strategy (CS) was adopted by the Council on 28 June 2011. It sets out the spatial vision and overall development strategy for North Lincolnshire up to 2026. This includes determining the broad locations for housing, employment and other forms of development alongside designating which areas should be protected and enhanced. The strategy also sets out what infrastructure is required to support the future growth and development of the area. The Core Strategy sets the context for all other Development Plan Documents.
- 1.7 North Lincolnshire Council intends, at this stage, to progress with the following documents in the development of the LDF:
  - Housing & Employment Land Allocations DPD (subject of this SAR);

- Proposals Map
- Lincolnshire Lakes Area Action Plan;
- Minerals and Waste DPD; and
- General Policies DPD.

- 1.8 The LDS recognises that each DPD will be subject to a Sustainability Appraisal (SA).
- 1.9 Atkins Ltd was commissioned in November 2006 to undertake a Sustainability Appraisal (SA), incorporating Strategic Environmental Assessment (SEA), of the North Lincolnshire H&ELA DPD on behalf of North Lincolnshire Council. Atkins also undertook the Sustainability Appraisal of the Core Strategy DPD which was submitted for examination by the Secretary of State in August 2010 and adopted in June 2011. The production of this version of the SA/SEA has been undertaken by the council's Planning and Regeneration Research Team using the same methodology.

## **Housing and Employment Land Allocations DPD**

- 1.10 The main purpose of the H&ELA DPD is to allocate sufficient land for housing, employment and retail, to meet the future needs of North Lincolnshire to 2026 and define settlement development limits.
- 1.11 The H&ELA DPD has been prepared in line with the adopted Core Strategy and complements its approach to growth in North Lincolnshire. When adopted, the DPD will illustrate the location and size of allocated sites on a Proposals Map and provide guidelines on how, when and for what purpose the site should be developed.
- 1.12 The council has already undertaken several stages of public consultation, which sought information and views about potential sites for new homes, Gypsy & Traveller accommodation, and employment uses, and also allowed further opportunities for new sites to be submitted for consideration. The first stage took place in November 2007 (Issues and Options Consultation) with a version of the DPD being published showing all of the suggested sites and changes to development limits that had previously been submitted at the evidence gathering stage in December 2006. A further Issues & Options consultation on sites for Gypsy & Traveller accommodation followed in August 2008.
- 1.13 The second stage took place in January/February 2009 (Pre-Submission – Second Stage) with a version of the DPD published which set out a reduced number of sites and amended settlement development limits.
- 1.14 The council then produced a Submission Draft H&ELA DPD containing its final set of housing and employment sites, settlement development limits and town/district shopping centre boundaries. This allowed the public and stakeholders to make representations on the plan's soundness. The period for making representations ran from November 2010 to January 2011. At the independent examination into the Core Strategy, the need to identify contingency sites for housing in the Scunthorpe area was raised as a key issue, and it was recommended that the H&ELA DPD should be issued for a further round of public consultation to allow the community and others to have their say on these new sites. Accordingly, the Submission Draft H&ELA DPD was revised to include a number of contingency sites.
- 1.15 The Revised Submission Draft version of the H&ELA DPD of the North Lincolnshire LDF is the subject of this SA/SEA process. It represents the council's final draft of the DPD and puts forward the council's preferred locations for new homes (including the contingency housing sites) and employment sites. It also identifies preferred settlement development limits and town/district shopping centre boundaries. These sites and/or changes to development limits are the sites/changes that the council supports and as such these preferred site options are a step closer to being allocated for housing and employment.

- 1.16 This final draft of the H&ELA DPD has been published to allow the community and other key stakeholders to comment on its soundness before it is submitted to the Government for independent examination.

### **Housing Contingency Measures**

- 1.17 The concept of a western extension to Scunthorpe pre-dates the Core Strategy Issues and Options stage. It has been part of the vision for the town's future for several years and emerged, together with the vision of a new urban heart, from a community-based event held in 2002.
- 1.18 Subsequently the Lincolnshire Lakes, presented as a sustainable option with waterside setting and residential neighbourhood, was included in the Core Strategy as one of two flagship projects considered central to the overall development of North Lincolnshire. At the Preferred Options stage of the CS this flagship project was linked with the need for a broad location for significant housing development. These two strands are drawn together in the CS which identifies the Lincolnshire Lakes as a sustainable broad location for development, linked to the town's renaissance, to be taken forward through an Area Action Plan (AAP).
- 1.19 However, relying on a single project to deliver such a large proportion of North Lincolnshire's housing supply is not without risk. Later stages of the Lincolnshire Lakes project will require significant lead-in times to provide infrastructure and assemble sites, and maintaining a momentum of delivery will depend on multiple developers working concurrently. The detailed evidence that supports the Lincolnshire Lakes project goes to an appropriate level of detail to demonstrate that all of these requirements are capable of being achieved. Nevertheless, in her Report on the CS Public Examination, the Inspector recommended that the H&ELA DPD should include contingency measures to ensure a managed supply of housing should development at Lincolnshire Lakes take place at a slower rate than anticipated. A proactive approach of allocating contingency sites in Scunthorpe through the H&ELA DPD was agreed upon which can be brought forward if the Lincolnshire Lakes proposal fails to deliver as anticipated. This change has provided the necessary flexibility to ensure that the H&ELA DPD is able to accommodate any changes in circumstances.
- 1.20 Housing completions will be closely monitored by means of the Spatial Planning Team's Monitoring Report and Strategic Housing Land Availability Assessment (SHLAA) and Housing Trajectory, to ensure that there is a continuous 5-year supply of housing land. If, over any continuous three year period, the net additional housing requirement varies by more than 20% the allocated contingency sites will be brought forward.

### **Gypsy and Traveller Accommodation**

- 1.21 Following the independent examination of the Core Strategy DPD in January 2011, and with the agreement of the Inspector undertaking the examination, it was decided that it would be more appropriate to deal with sites for Gypsy and Traveller accommodation through the General Policies DPD. This was to allow further detailed evidence to be gathered to assist in identifying potential sites. Therefore, the Revised Submission Draft DPD does not contain any proposed Gypsy & Traveller sites.

### **Sustainable Development and Climate Change**

- 1.22 There is a widely accepted international commitment to achieving more sustainable development. One of the means by which this can be achieved is through the land use planning process, and particularly through the production of Local Development Frameworks.
- 1.23 There are many definitions of sustainable development, however the most common and widely accepted is that adopted by the World Commission on Environment and Development in 1987:

*"Development that meets the needs of the present without compromising the ability of future generations to meet their own needs"*

- 1.24 Sustainable development seeks to integrate environmental, social and economic considerations. National policy on the delivery of sustainable development was previously set out in Planning Policy Statement (PPS) 1: Delivering Sustainable Development, and its annex Planning & Climate Change. Both have been replaced by the NPPF issued in March 2012. It states that the purpose of the planning system is to contribute to the achievement of sustainable development, and that all planning policy documents should be prepared with this objective in mind.
- 1.25 The NPPF introduced the principle of “Presumption in favour of sustainable development”, which means that any development that is sustainable should be approved without delay.

## **Strategic Environmental Assessment and Sustainability Appraisal**

### **Requirement for Strategic Environmental Assessment**

- 1.26 The EU Directive 2001/42/EC on the assessment of effects of certain plans and programmes on the environment (the ‘SEA Directive’) came into force in the UK on 20 July 2004 through the Environmental Assessment of Plans and Programmes Regulations 2004. The Directive applies to a variety of plans and programmes including those for town and country planning and land use and applies to the H&ELA DPD for North Lincolnshire, as this document:
- a) sets the framework for future development consent; and
  - b) is likely to have a significant effect on the environment.
- 1.27 The overarching objective of the SEA Directive is:
- ‘To provide for a high level of protection of the environment and to contribute to the integration of environmental considerations into the preparation and adoption of plans... with a view to promoting sustainable development, by ensuring that, in accordance with this Directive, an environmental assessment is carried out of certain plans... which are likely to have significant effects on the environment.’ (Article 1)*
- 1.28 SEA is an iterative assessment process which plans and programmes are now required to undergo as they are being developed to ensure that potential significant environmental effects arising from the plan/programme are identified, assessed, mitigated and communicated to plan-makers. SEA also requires the monitoring of significant effects once the plan/programme is implemented.
- 1.29 The SEA Directive and associated UK Regulations state that the SEA must consider the following topic areas:
- Biodiversity;
  - Population;
  - Human Health;
  - Flora and Fauna;
  - Soil;
  - Water;
  - Air;
  - Climatic factors;
  - Material assets;
  - Cultural heritage, including archaeological and architectural heritage;
  - Landscape; and
  - The interrelationship between these factors.

## Requirement for Sustainability Appraisal

- 1.30 The NPPF requires that planning policies and decisions should be based on up to date information about the natural environment and other characteristics of the area. A Sustainability Appraisal which meets the requirements of the European Directive on SEA should be an integral part of the plan preparation process, and should consider all the likely significant effects on the environment, economic and social factors.
- 1.31 Local Plans may require a variety of other environmental assessments, including under the Habitats Regulations where there is a likely significant effect on a European wildlife site (which may not necessarily be within the same local authority area), Strategic Flood Risk Assessment and assessments of the physical constraints on land use. Wherever possible, assessments should share the same evidence base and be conducted over similar timescales, but local authorities should take care to ensure that the purposes and statutory requirements of different assessment processes are respected. Assessments should be proportionate and should not repeat policy assessment that has already been undertaken. Wherever possible, the Local Planning Authority (LPA) should consider how the preparation of any assessment will contribute to the plan's evidence base.
- 1.32 Under the regulations implementing the provisions of the Planning and Compulsory Purchase Act 2004, an SA is required for all Local Development Documents (LDDs). The Town and Country Planning (Local Development) (England) (Amendment) Regulations 2008 removed the requirement for an SA to be undertaken for Supplementary Planning Documents (SPD), although LPAs are still required to screen their SPDs in relation to both SA and SEA. The purpose of SA is to promote sustainable development through better integration of sustainability considerations in the preparation and adoption of plans. The Regulations<sup>4</sup> stipulate that SAs of LDDs should meet the requirements of the SEA Directive.

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<sup>4</sup> Environmental Assessment of Plans and Programmes Regulations 2004

## The SA Process

- 1.33 The requirements to carry out SA and SEA are thus distinct, but UK Government (CLG) SA guidance<sup>5</sup> for LDFs states that it is possible to satisfy both through a single appraisal process (commonly designated as SA/SEA<sup>6</sup>) and provides methodologies and guidance for doing so. This methodology goes further than the SEA methodology (which is primarily focused on environmental effects) requiring the examination of all sustainability-related effects, whether they are social, economic or environmental. However, those undertaking the SA should ensure that in doing so they meet the requirements of the SEA Directive. This report, therefore, integrates both the SA and SEA requirements, and subsequent reference to SA in this document is taken to mean SA incorporating SEA.
- 1.34 The key aims of SA are:
- To promote sustainable development through better integration of sustainability considerations in the preparation of plans;
  - To ensure that social, environmental and economic concerns are addressed and fully incorporated into the production of a planning document and that integration of these issues is achieved as far as possible;
  - To identify potential issues at an early stage to enable amendments to be made to policies/plans to ensure that they are as sustainable as possible; and
  - Through consultation and the involvement of stakeholders and specialist experts in the process the resulting appraisal is both robust and fully integrated.
- 1.35 The main stages in the SA process are as follows:
- Stage A - Setting the context and objectives, establishing the baseline and deciding on scope;
  - Stage B - Developing and refining options and assessing effects;
  - Stage C - Preparing the Sustainability Appraisal Report (SAR);
  - Stage D - Consultation on the draft plan and the SAR;
  - Stage E - Monitoring implementation of the plan.
- 1.36 The current guidance sets out a requirement for the preparation of the following reports:
- Scoping Report (summarising Stage A work) which should be used for consultation on the scope of the SA;
  - SAR (documenting Stages A to C work) which should be used in the public consultation on the Preferred Options.
- 1.37 There is also a requirement for the preparation of an adoption statement to accompany the adopted DPD outlining how the findings of the SA process have been taken into account, and how sustainability considerations more generally have been integrated into the DPD. The adoption statement will also confirm monitoring arrangements during the implementation of the DPD.
- 1.38 North Lincolnshire Council has completed this latest SAR and Habitats Regulations Assessment (HRA) 2014. It updates the SAR and HRA 2010 undertaken by Atkins Ltd on behalf of North Lincolnshire Council for the specific purpose of the Sustainability Appraisal of the North Lincolnshire Housing and Employment Land Allocations DPD.

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<sup>5</sup> Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents, Guidance for Regional Bodies and Local Planning Authorities, ODPM, November 2005

<sup>6</sup> The term SA is used to denote the combined SA/SEA process in this Scoping Report

1.39 Table 1.1 sets out the various stages, tasks and relationships with the plan preparation contained in the guidance, which are being applied to the SA of the H&ELA DPD.

**Table 1.1 - Incorporating SA/SEA within the DPD Preparation Process – Stages and Tasks**

Planning Stage	SA/SEA Stage	Components
Pre production (Evidence gathering)	A. Setting the context, establishing the baseline and deciding on the scope	Identify related plans/programmes
		Identify environmental protection objectives
		Baseline data and likely future trends
		Identify sustainability issues
		Develop sustainability objectives, indicators and targets (SA/SEA Framework)
		Assess DPD objectives against the SA/SEA framework
		Prepare scoping report
		Consult on the scope of the SA/SEA (Scoping Report Consultation)
Production (Preparation of draft DPD)	B. Developing and refining options and assessing the effects of the DPD	Take account of consultation responses
		Identify options
		Evaluate/select preferred options
		Predict and assess effects of options taken forward
		Propose mitigation measures
	Propose monitoring programme	
	C. Prepare SAR	
Production (Public participation on draft DPD <sup>7</sup> )	D. Consultation on draft DPD and SAR	Consult on SAR and Preferred Options
		Consider consultation and assess effects of all changes
		Amend SAR if required
Adoption	E. Monitor significant effects of DPD	Prepare consultation statement
		Prepare a monitoring report

## Purpose of the Sustainability Appraisal Report

1.40 The overarching purpose of the SAR is to document the outcome of the appraisal process, and demonstrate the influence it has had on the development and selection of the preferred sites. It maps the development of options and the supporting policies by reference to their significant effects or their mitigation of any adverse effects.

## Programme

1.41 The anticipated programme for the production of the SA alongside the H&ELA DPD is shown in Table 1.2 below:

<sup>7</sup> The Town and Country Planning (Local Development) (Amendment) Regulations 2008 provides more flexibility to local authorities as to how they undertake public consultation and the process of preparing a DPD should be tailored to the circumstances

**Table 1.2 – Housing & Employment Land Allocations DPD Timetable**

Stage	Date
Part II Scoping Report Consultation	December 2005 – February 2006
Initial Sifting of Sites	May 2007
Preparation of H&ELA DPD Pre-Submission Second Stage and SAR	January - March 2009
Consultation on H&ELA DPD Submission Draft and SAR	November - December 2010
Representations on Submission Draft	November - December 2010
Consultation on H&ELA DPD Revised Submission Draft and SAR	February 2014 – April 2014
Submission to Secretary of State	Spring/ Summer 2014
Pre-Examination Meeting	Autumn 2014
Independent Examination	Autumn/Winter 2014
Receipt of Inspector's Report	Early 2015
Adoption	Spring/Summer 2015

## SA and Consultation

1.42 The requirements for consultation during a Sustainability Appraisal are determined from the requirements of the SEA Directive. These are:

- Authorities which, because of their environmental responsibilities are likely to be concerned by the effects of implementing the plan or programme, must be consulted on the scope and level of detail of the information to be included in the Environmental Report. The 2004 SEA Regulations indicate four Consultation Bodies as follows: Countryside Agency, English Heritage, English Nature and the Environment Agency. The SA guidance goes further by suggesting consultation, in addition to the four Consultation Bodies, of representatives of other interests including economic interests and local business, social interests and community service providers, transport planners and providers and NGOs.
- The public and the Consultation Bodies must be consulted on the draft plan or programme and the Environmental Report (SAR in the case of SA).

1.43 The SA Consultation process of the H&ELA DPD has been programmed as follows:

- Part II Scoping Report Consultation: December 2005 – February 2006;
- Consultation on the H&ELA DPD – Pre Submission Second Stage and Draft SAR: January and February 2009;
- Submission Draft and SAR: November 2010/January 2011; and
- Revised Submission Draft and Revised Final SAR: January 2014 – March 2014

1.44 Comments received on the Part II Scoping Report informed the revised SA Framework for the H&ELA DPD. Comments received on both the Pre-Submission Second Stage Draft and Submission

Draft Sustainability Appraisal Reports have been taken into account in the assessment of the finalised DPD policies and preferred options and throughout the production of this revised and final SAR.

## Habitats Regulations Assessment (HRA)

- 1.45 Alongside the SA process it is also necessary to assess whether the sites contained in the H&ELA DPD are likely to have a significant effect upon Natura 2000 sites which comprise Special Areas of Conservation (SACs), Special Protection Areas (SPAs) and (by convention) Ramsar sites, and are designated as European sites for their ecological value.
- 1.46 An HRA is required by the Conservation of Habitats and Species Regulations 2010 (the Habitats Regulations) for all plans and projects which may have likely significant effects on international sites. International sites include SACs and SPAs. HRA is also required as a matter of UK Government policy for listed Wetlands of International Importance (Ramsar sites) for the purposes of considering how plans and projects may impact on them.
- 1.47 The international sites considered for the HRA of the North Lincolnshire Housing and Employment Land Allocations DPD includes the five located within North Lincolnshire:
- Humber Estuary SPA;
  - Humber Estuary SAC;
  - Humber Estuary Ramsar site;
  - Thorne and Hatfield Moors SPA; and
  - Thorne Moors SAC.
- 1.48 There are also three other international sites within 20 km of North Lincolnshire that are considered in the assessment. These are:
- Hatfield Moor SAC: Located immediately adjacent to the western boundary of North Lincolnshire, near Hatfield;
  - River Derwent SAC: Located approximately 15 km north-west of North Lincolnshire, near Barmby on the Marsh; and
  - Lower Derwent Valley SAC and Ramsar site: Located approximately 17 km north-west of North Lincolnshire, near South Duffield.
- 1.49 Having considered that the plan or project would be likely to have a significant effect on the Humber Estuary SAC, SPA and Ramsar Site and that the plan or project was not directly connected with or necessary to the management of the site, an Appropriate Assessment has been undertaken of the implications of the proposal in view of the site's conservation objectives.
- 1.50 The Habitats Regulations Assessment (HRA) Stage 1: Significance Test and Stage 2: Appropriate Assessment 2014 for the H&ELA DPD Revised Submission Draft 2014 has been undertaken by officers in North Lincolnshire Council's Environment Team under the Conservation of Habitats and Species Regulations 2010. Further details of the results of the Stage 1 and Stage 2 HRA can be found in Section 6 of this report and in the HRA document itself. This SA has integrated the results of the HRA into the site assessments, where appropriate.
- 1.51 The HRA Appropriate Assessment takes into account conservation objectives and information supplied by Natural England, concluding that:

***“Overall, it is possible to ascertain that the Housing and Employment Land Allocations DPD will not have an adverse effect on the Humber Estuary SAC, SPA and Ramsar Site alone or in combination with other plans or projects.”***

## Summary

- 1.52 The Sustainability Appraisal Report and Habitats Regulations Assessment 2014 update the SAR and HRA 2010 undertaken by Atkins Ltd on behalf of North Lincolnshire Council for the specific purpose of the Sustainability Appraisal of the H&ELA DPD.
- 1.53 This revision was required in order to consider new sites that came forward, new information on the sites, and other emerging evidence. The processes outlined previously demonstrate how the SA has influenced the plan. The SAR has been compiled and updated by the council's Planning and Regeneration Research Team, and the HRA has been compiled by the council's Environment Team, in consultation with Natural England.
- 1.54 Whilst much of the background data in the 2010 document is still relevant and necessary and has been retained or updated, this revision updates the 2010 SAR and can, therefore, be read in isolation.

# 2 Sustainability Appraisal Methodology

## Meeting the Requirements of the SEA Directive

- 2.1 As mentioned in Section 1, there is a fundamental difference between the SA and SEA methodologies. SEA is primarily focused on environmental effects and the methodology addresses a number of topic areas namely Biodiversity, Population, Human Health, Flora and Fauna, Soil, Water, Air, Climatic Factors, Material Assets, Cultural Heritage and Landscape and the interrelationship between these topics. SA, however, widens the scope of the appraisal to include social and economic topics as well as environmental as it is intended to assess the impact of a plan from an environmental, social and economic perspective.
- 2.2 This Sustainability Appraisal has been undertaken so as to meet the requirements of the SEA Directive for environmental assessment of plans. Table 2.1 sets out the way the specific SEA requirements have been met in this report.

**Table 2.1 - Schedule of SEA requirements**

Requirements of the Directive	Where Covered in Report
<b>Preparation of an environmental report in which the likely significant effects on the environment of implementing the plan or programme, and reasonable alternatives taking into account the objectives and geographical scope of the plan or programme, are identified, described and evaluated. The information to be given is:</b>	
a) An outline of the contents, main objectives of the plan or programme and relationship with other relevant plans and programmes.	Section 3
b) The relevant aspects of the current state of the environment and the likely evolution without implementation of the plan or programme.	Section 3
c) The environmental characteristics of areas likely to be significantly affected.	Section 3
d) Any existing environmental problems which are relevant to the plan or programme including, in particular, those relating to any areas of a particular environmental importance, such as areas designated pursuant to Directive 79/409/EEC and 92/43/EEC.	Sections 3, 5, 6
e) The environmental protection objectives established at international, national or community level which are relevant to the programme and the way those objectives and any environmental considerations have been taken into account during its preparation.	Section 3
f) The likely significant effects on the environment, including: short, medium and long term; permanent and temporary; positive and negative; secondary, cumulative and synergistic effects on issues such as: biodiversity, population, human health, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage including architectural and archaeological heritage, landscape and the interrelationship between the above factors.	Sections 4, 5, 6
g) The measures envisaged to prevent, reduce and, as fully as possible, offset any significant adverse effects on the environment of implementing the plan or programme.	Section 7
h) An outline of the reasons for selecting the alternatives dealt with and a description of how the assessment was undertaken including any difficulties (such as technical deficiencies or lack of know-how) encountered in compiling the required information.	Sections 3, 4, 5, 6
i) A description of measures envisaged concerning monitoring (in accordance with regulation 17).	Section 8
j) A non-technical summary of the information provided under the above headings.	Before Section 1

## **Appraisal Process and Methodology**

- 2.3 UK guidance emphasises that SA is an iterative process that identifies and reports on the likely significant effects of the plan and the extent to which the implementation of the plan will achieve the social, environmental and economic objectives by which sustainable development can be defined. The intention is that SA is fully integrated into the plan-making process from the earliest stages, both informing and being informed by it.
- 2.4 The methodology adopted involved the completion of the SA stages A, B, C and D, and associated tasks as outlined below.

## **Stage A: Setting the Context and Objectives, Establishing the Baseline and Deciding on Scope**

### **A1: Other Relevant Plans and Programmes**

- 2.5 Both the LDF (and H&ELA DPD) and the SAR should be set in the context of national, regional and local objectives along with strategic planning, transport, social, economic and environmental policies. This being the case a comprehensive review of all relevant plans, policies and programmes (PPPs) was carried out as part of the SA of the Core Strategy and the Part II scoping process for the H&ELA DPD. This ensures that the objectives in the SAR generally adhere to, and are not in conflict with, objectives found in other PPPs and also assists in the setting of sustainability objectives for the SA. In addition to this it can also be used to ascertain potential conflicts between objectives which may need to be addressed as part of the process.
- 2.6 In order to fully assess relevant PPPs a list was drawn up by the council using the ODPM SA guidance and local knowledge. For the purposes of comprehensiveness higher tier PPPs were included in the list to show the hierarchy and relationships between the various plans, policies and programmes. The plans, policies and programmes reviewed are outlined in Appendix A.

### **A2: Baseline Data**

- 2.7 To predict accurately how potential plan policies will affect the environment, and social and economic factors, it is important to understand the current state of these factors and then examine their likely evolution without the implementation of the plan.
- 2.8 Information describing the baseline provides the basis for the prediction and monitoring of the effects of the implementation of the LDF and its constituent documents. It can be used as a way of identifying problems as they occur so that relevant policy changes can be made to address such matters.
- 2.9 Due to the fact that SA is an iterative process subsequent stages in its preparation and assessment might identify other issues and priorities that require data collection and monitoring. This makes the SA process flexible, adaptable and responsive to changes in the baseline conditions and enables trends to be analysed over time.
- 2.10 The most efficient way to collect relevant baseline data is through the use of indicators. This ensures that the data collection carried out is both focused and effective. The identification of relevant indicators has taken place alongside the assessment of other relevant plans policies and programmes (Task A1), the identification of sustainability issues (Task A3) and developing the sustainability appraisal framework (Task A4).
- 2.11 Sustainability indicators have been selected for their ability to provide objective data that will, over time, offer an insight into general trends taking place. Throughout the assessment process the following issues will need to be addressed:

- What is the current situation, including trends over time?
  - How far is the current situation from thresholds, objectives or targets?
  - Are particularly sensitive or important elements of the environment, economy or society affected?
  - Are the problems of a large or small scale, reversible or irreversible, permanent or temporary, direct or indirect?
  - How difficult would it be to prevent, reduce or compensate for any negative effect?
  - Have there been / will there be any significant cumulative or synergistic effects over time?
- 2.12 Baseline information and data are presented in Appendix B. The aim is to give an overview of the environmental, social and economic characteristics of the plan area and how these compare to the region and the rest of the country.
- 2.13 Any gaps in the required baseline data will be addressed, where applicable, by the development of a targeted and cost-effective monitoring programme once the DPD is adopted. However, it is likely that external agencies will be able to provide some data through their own monitoring programmes. The collection of baseline data will be refined as the LDF evolves to ensure that the baseline is relevant to each particular DPD.

### **A3: Sustainability Issues**

- 2.14 The key sustainability issues for North Lincolnshire have been derived by analysing the baseline data and contextual information from other plans and assessing what the likely significant issues will be over the longer term i.e. 10 years+. The key sustainability issues relevant to the LDF were identified in the following ways:
- Analysis of the objectives and issues highlighted in other plans and programmes that are relevant to North Lincolnshire area and its communities; and
  - Analysis of the baseline data and trends.
- 2.15 In addition, the consultation responses to the Part II Scoping Report (see A5: Consulting on the Scope of the Sustainability Appraisal below) provided further information relating to the identification of sustainability issues for the District. These issues were set out in a table under the three sustainable development dimensions (economic, social and environmental) and covered the most relevant topics of relevance to the H&ELA DPD. The key sustainability issues table are presented in Table 3.2.

### **A4: Sustainability Appraisal Framework**

- 2.16 A set of draft objectives and indicators, against which the policies and proposals in the DPD can be assessed, was drawn up under the three sustainable development dimensions: social, economic and environmental. The original SA Framework was developed for the Core Strategy. The SA objectives in this original SA Framework were derived from the various plans, policies and programmes that were reviewed as part of Task A1, collection of baseline data (Task A2) and the identification of key sustainability issues (Task A3).
- 2.17 A revised framework was then developed taking on board comments from the consultation on the original Scoping Report for the Core Strategy and original SA Framework. This revised framework was included in the Part II Scoping Report prepared for the H&ELA DPD.
- 2.18 The revisions also included the integration of the SA Framework for the Regional Spatial Strategy. Objectives and indicators for the H&ELA DPD Sustainability Appraisal should not be seen in isolation, but should reflect work already undertaken at regional level particularly the SA of the Regional Economic Strategy undertaken in September 2005 and the SA of the RSS, the RSDf objectives published in 2003, the Core Strategy (Submission Draft May 2010) and also in

neighbouring authorities to ensure a consistency of approach and that macro level and cross boundary issues are properly addressed. Although the government has since revoked RSSs, North Lincolnshire Council has elected to continue to carry forward the targets set out in the RSS and as such no changes to the SA Framework were considered necessary as a result of this revocation.

- 2.19 The SA Framework was modified to be specific to the appraisal of the land allocations. The SA Framework for the Core Strategy provided the backbone in developing the SA objectives specific to the H&ELA DPD. Section 3 outlines this process, and the reasons why certain objectives and criteria were added or removed from the framework for appraisal of the preferred sites.
- 2.20 The revised framework attempts to establish the use of indicators specific to North Lincolnshire and to identify local targets against which to assess the land allocations. The revised SA Framework is presented in Table 3.4.

#### **A5: Consulting on the Scope of the Sustainability Appraisal**

- 2.21 At this stage North Lincolnshire Council sought the views from the Consultation bodies and others on the scope and level of detail of the ensuing SAR. A Part II Scoping Report was prepared to that effect. Table 2.2 summarises these comments and how the comments were taken into consideration in the SA Framework for the H&ELA DPD and in the SA process.

**Table 2.2 - Summary of Part II Scoping Report Consultation Responses, Submission Draft H&ELA DPD, November 2010**

<b>Consultee</b>	<b>Summary of Response</b>	<b>Atkins Response</b>	<b>Action taken</b>
<b>Campaign to Protect Rural England (CPRE)</b>  (Jenny Haynes)	<b>1. Environmental Issues - Landscape</b> CPRE has recently published research undertaken to establish a methodology for determining tranquillity in England. The results are illustrated in map form (see <a href="http://www.cpre.org.uk/tranquillity">www.cpre.org.uk/tranquillity</a> ) which shows that there are few areas left. Would like to see tranquillity as a key environmental 'constraint' in the SA/SEA.	We take issue with the labelling of the environmental features of North Lincolnshire as 'constraints' as these features give the area its main geographic characteristics and should be viewed as opportunities for enhancement and protection.	None.
	<b>2. Key sustainability issues</b> There are a number of SEA topic references missing: Demographic pressures- human health High risk of flooding- human health Traffic congestion/traffic growth- air quality, human health Need to strengthen links- population Rural/urban divide- human health	Comment noted and agreed.	Additions to SEA topic column made.
	<b>3. Key sustainability issues</b> The need to strengthen links: 'North Lincolnshire is often the forgotten region.... due to poor transportation links...' the facts are that, considering its location, North Lincolnshire has excellent motorway links with the A1/M1/M62 and across the Humber via the A15. It's difficult to see how much better the road linkages outside the region could be. We agree that work needs to be done to upgrade the rail network and particularly to improve transport links around the South Humber bank.	Comment noted.	Wording in key issues table revised.
	<b>4. Draft SA Framework</b> a. 06- suggest including vacancy rate in the indicator column for this: as paragraph 3.17 points out there were 2,840 empty homes in the area in 2004. b. 08- not sure of the difference between the first and last indicator: needs clarification c. 08: suggest that the indicator: 'area of industrial land developed' should include '% on previously developed land' otherwise the SA objective 'to make the best use of previously developed land and existing buildings' cannot be measured. d. 15: needs an indicator and target that measures how much 'on site' energy is developed: see draft RSS policy ENV5B iii) as recommended in the Panel Report.	a. Agree. b. It is unclear how this is unclear. It is felt that no further clarification is necessary c. Following the consultation and subsequent revision of the SA of the Core Strategy, the SAF has changed, and this comment has already been addressed. d. Agree	a. Added to SAF b. No further action c. No further action d. Added to SAF

The consultation results have influenced and helped shape the Sustainability Appraisal process and development of the SAR.

## Stage B: Developing and Refining Options

### B1: Testing the DPD Objectives against the Sustainability Appraisal Framework

2.22 This stage was not undertaken for the Revised H&ELA DPD as, given the nature of the DPD in that it puts forward specific sites, there were no objectives set. A compatibility assessment of the Core Strategy DPD objectives against the SA Objectives was undertaken and as the objectives in the Core Strategy set the overarching spatial framework for the entire LDF, it is considered that the findings of this task for the Core Strategy remain valid for the H&ELA DPD.

### B2: Sifting Exercise

2.23 For this stage, given that the council received over 500 possible sites during its pre-consultation stage, it was decided to undertake a 'high level' appraisal of the potential sites at this stage. The sifting exercise comprised two stages: Stage 1 – Initial Assessment and Site Exclusion; Stage 2 – Site Specific Consideration. A 'traffic light' colouring scheme was used to depict the conformity or non-conformity of each site with the sieving criteria outlined below.

**Table 2.3 - Key to the traffic light colouring scheme**

	In conformity with the sieving criteria		Not relevant to sieving criteria
	Possibly in conflict with the sieving criteria / some constraints identified		Insufficient information is available - a potential for conflict may exist
	In conflict with the sieving criteria		

2.24 This approach assumes that all sieving criteria are equally important and thus option(s) with a higher number of negative effects are noted as being less sustainable and those with a higher number of positive effects are considered to be more sustainable.

### B3: Predicting the Effects of the H&ELA DPD

2.25 Following the initial sifting exercise and the consultation on the options for the sites, North Lincolnshire came up with a preferred list of sites to be included in the H&ELA DPD. The sites that were contained in the H&ELA DPD - Pre Submission Second Stage comprised:

- 31 Residential Sites;
- 15 Employment Sites;
- 3 Mixed Use Sites;
- 2 Gypsy and Traveller Sites;
- 64 Development Limits.

- 2.26 Each land use type was appraised against a refined SA Framework, containing objectives of relevance to the land use in question.
- 2.27 Development Limits are demonstrated on the Proposals Map and settlement insets. As these limits have been developed in accordance with the North Lincolnshire Core Strategy which has itself been subject to a Sustainability Appraisal, further assessment of these for the SA of the H&ELA DPD was considered unnecessary. Instead, a brief generic appraisal has been undertaken to understand the main effects of the proposed development limits on the SA objectives.
- 2.28 Following receipt of consultation comments on the H&ELA DPD - Pre Submission Second Stage and draft SAR, modifications to the North Lincolnshire Core Strategy and following consideration of changes in the English planning framework as a result of the change in government, the list of preferred sites was revised. The final list of preferred sites included in the Submission Draft version of the H&ELA DPD comprised:
- 22 Residential Sites;
  - 11 Employment Sites; and
  - 74 Development Limits.
- 2.29 The above sites were included within the submission draft DPD as individual policies. Each residential and employment site policy was assessed against the relevant refined SA Framework objectives, containing objectives of relevance the policy in question. Mixed use sites are no longer considered within the H&ELA DPD and will instead be allocated through a different DPD.
- 2.30 Some development limits were revised in the submission draft version of the H&ELA DPD and, therefore, a revised generic appraisal was undertaken of the proposed development limits.
- 2.31 Following receipt of consultation comments on the H&ELA DPD Pre Submission Second Stage and draft SAR and Submission Draft and associated SAR, modifications to the North Lincolnshire Core Strategy, and following consideration of changes in the English planning framework as a result of the change in government, the list of preferred sites was revised. The final list of preferred sites included in the Revised Submission Draft version of the H&ELA DPD comprises:
- 41 Residential Sites (including 9 Contingency Sites in Scunthorpe);
  - 12 Employment Sites;
  - 2 General Policies (for Phasing of Housing Land and for Development in North Lincolnshire's Town and District Centres); and
  - Development Limits.
- 2.32 Two further policies have been included within the Revised Submission Draft H&ELA DPD 2014, one relating to phasing of delivery of housing land and one to development in town and district centres. Given the site-specific nature of the SA Framework used previously in the assessment of the DPD, these policies were assessed against the SA Framework used for the assessment of the North Lincolnshire Core Strategy policies, which has provided the starting point for the development of each framework used in the SA of the H&ELA DPD.
- 2.33 The methodology that has been adopted for both iterations of assessments is generally broad-brush and qualitative which is generally accepted as good practice by the SA guidance.
- 2.34 The assessment of the sites was broken down into 'prediction' of effects, 'evaluation' of effects and 'mitigation' of effects.
- 2.35 This Sustainability Appraisal assesses the revised Submission Draft version of the H&ELA DPD which is part of the North Lincolnshire Local Development Framework (LDF). It represents the council's final draft of the DPD and puts forward the council's preferred locations for new homes and

employment sites. It also identifies the preferred settlement development limits and town/district centre boundaries. These sites and changes to development limits are those supported by the council and as such are a step closer to being allocated for housing and employment sites.

- 2.36 The H&ELA DPD has been prepared in line with the Adopted Core Strategy (June 2011) and complements its approach to housing and employment growth in North Lincolnshire. When adopted, this DPD will illustrate the location and size of allocated sites on a Proposals Map and provide guidelines on how, when and for what purpose the site should be developed.

#### **B4: Evaluating the Effects of the H&ELA DPD**

- 2.37 The next stage of the assessment involved the evaluation of the significant effects of the sites/policies put forward in the DPD. The evaluation involved forming a judgement on whether or not the predicted effects on the sites will be environmentally significant. The technique that has primarily been used to assess the significance of effects in this assessment is a qualitative assessment based on expert judgement. Other techniques included consultation with stakeholders involved in the SA process, geographical information systems and reference to key legislation, primarily the Strategic Environmental Assessment of Plans and Programmes Regulations 2004 and Environmental Impact Assessment Regulations 1999.
- 2.38 As with the prediction of the effects, the criteria of assessing the significance of a specific effect used in this assessment, as outlined in Annex II of the SEA Directive, has been based on the following parameters to determine the significance:
- Scale;
  - Permanence;
  - Nature and sensitivity; and
  - Cumulative effects.
- 2.39 In the current practice of sustainability appraisals, the broad-brush qualitative prediction and evaluation of effects is based on a qualitative seven point scale in easily understood terms. In general, this assessment has adopted the scale set in Table 2.4 which coincides with the scale used to assess the significance of effects of the Core Strategy proposals.
- 2.40 For each SA objective the criteria used for assessing the significance of predicted effects of the preferred land allocations against the Framework are outlined in Table 3.4 – H&ELA DPD Sustainability Appraisal Framework for the Assessment of Land Allocations. This approach assumes that all criteria are equally important and thus option(s) with a higher number of negative effects are noted as being less sustainable and those with a higher number of positive effects are considered to be more sustainable.

**Table 2.4 - Scoring for Assessing the Significance of effects**

Assessment Scale	Assessment Category	Significance of Effect
+++	Strongly positive	Significant
++	Moderately positive	
+	Slightly positive	Not Significant
0	Neutral or no obvious effect	
+/-	Mixture of positive and negative	
-	Slightly negative	

--	Moderately negative	Significant
---	Strongly negative	
?	Effect uncertain	

2.41 Moderately and strongly positive and negative effects have been considered of significance whereas neutral, mixed and slightly positive and negative effects have been considered non-significant.

### Secondary and Cumulative Effects Assessments

2.42 Annex I of the SEA Directive requires that the assessment of effects include secondary, cumulative and synergistic effects.

2.43 Secondary or indirect effects are effects that are not a direct result of the plan, but occur away from the original effect or as a result of the complex pathway e.g. a development that changes a water table and thus affects the ecology of a nearby wetland. These effects are not cumulative and have been identified and assessed primarily through the examination of the relationship between various objectives during the assessment of environmental effects.

2.44 Cumulative effects arise where several proposals individually may or may not have a significant effect, but in-combination have a significant effect due to spatial crowding or temporal overlap between plans, proposals and actions and repeated removal or addition of resources due to proposals and actions. Cumulative effects can be:

- Additive- the simple sum of all the effects;
- Neutralising- where effects counteract each other to reduce the overall effect; and
- Synergistic - is the effect of two or more effects acting together which is greater than the simple sum of the effects when acting alone? For instance, a wildlife habitat can become progressively fragmented with limited effects on a particular species until the last fragmentation makes the areas too small to support the species at all.

2.45 Many environmental problems result from cumulative effects. These effects are very hard to deal with on a project by project basis through Environmental Impact Assessment. It is at the SA level that they are most effectively identified and addressed.

2.46 Cumulative effects assessment is a systematic procedure for identifying and evaluating the significance of effects from multiple activities. The analysis of the causes, pathways and consequences of these effects is an essential part of the process.

2.47 Cumulative (including additive, neutralising and synergistic) effects have been considered throughout the entire SA process, as described below:

- As part of the review of relevant strategies, plans and programmes and the derivation of draft SA objectives, key receptors have been identified which may be subject to cumulative effects;
- In the process of collecting baseline information cumulative effects have been considered by identifying key receptors (e.g. specific wildlife habitats) and information on how these have changed with time, and how they are likely to change without the implementation of the LDF. Targets have been identified (where possible), that identify how close to capacity the key receptor is, which is a key determining factor in assessing the likelihood of cumulative and synergistic effects occurring, and their degree of significance;
- Through the analysis of environmental issues and problems, receptors have been identified that are particularly sensitive, in decline or near to their threshold (where such information is available);

- The development of SA objectives, indicators and targets has been influenced by cumulative effects identified through the process above and SA objectives that consider cumulative effects have been identified; and
- The likely cumulative effects of the strategic alternatives have been identified which highlighted potential cumulative effects that should be considered later in the SA process.

#### **B5: Considering Ways of Mitigating Adverse Effects and Maximising Beneficial Effects**

2.48 Mitigation measures have been identified during the evaluation process to reduce the scale/importance of significant negative effects on specific sites.

#### **B6: Proposing Measures to Monitor the Significant Effects of Implementing the LDF**

2.49 SA monitoring involves measuring indicators which will enable the establishment of a causal link between the implementation of the plan and the likely significant effect (positive or negative) being monitored. It thus helps to ensure that any adverse effects which arise during implementation, whether or not they were foreseen, can be identified and that action can be taken by North Lincolnshire Council to deal with them.

### **Stage C: Preparing the Sustainability Appraisal Report**

2.50 This report presents the SAR for the Revised Submission Draft H&ELA DPD 2014.

### **Stage D: Consulting on the Preferred Options of the DPD and the Sustainability Appraisal Report**

#### **D1: Public participation**

2.51 An SAR accompanied the Submission Draft H&ELA DPD during the public consultation on the preferred sites.

#### **D2: Appraising significant changes resulting from representations**

2.52 The results of the public participation on the SAR and H&ELA DPD have informed the Revised Submission Draft H&ELA DPD 2014 that is the subject of this final SAR. Relevant representations have been considered and incorporated, where possible, into the assessment of the Revised Submission Draft H&ELA DPD 2014 and development of this final SAR.

#### **D3: Making decisions and providing information**

2.53 The council has prepared a final Revised Submission Draft H&ELA DPD 2014 document for submission to the Secretary of State. This has taken into account the consultation on the Submission Draft SAR. Changes to the DPD following this consultation, including the addition of new sites and policies, have been appraised, as described in this SAR.

2.54 The council will also prepare an adoption statement to accompany the adopted DPD outlining how they have taken into account the findings of the full SA process and how sustainability considerations more generally have been integrated into the DPD.

## **Stage E: Monitor significant effects of the DPD**

- 2.55 Section 8 provides a proposed monitoring framework to monitor the significant sustainability effects of the DPD. The monitoring framework will be confirmed or modified in the adoption statement in the light of consultation responses and/or the examination.

**Table 2.5 – Consultation comments on Submission Draft H&ELA DPD and SAR, November 2010**

Consultee	Comment	North Lincolnshire Council Response
	<b>GENERAL COMMENTS:</b>	
<p><b>Environment Agency</b> (Richard Kisby)</p>	<p><b>Flood Risk</b> We are concerned that there is insufficient evidence regarding the risks of flooding to support the allocation of sites in Barton upon Humber and Brigg in areas at risk of flooding. The council should be confident that they have sufficient evidence to demonstrate that any sites which are required to pass the Planning Policy Statement 25 (PPS25) "Development and Flood Risk" Exception Test are able to do so.</p> <p>The future management of flood defences can be a key consideration when determining if an allocation is suitable. At present the level of information regarding the future funding and delivery of flood management measures leaves a degree of uncertainty regarding the possible impacts for some of the proposed allocations. Developers, the Council and the Environment Agency will need to undertake further work to determine if development is deliverable and sustainable over its lifetime in locations where development will rely on strategic flood management measures. Such development is likely to need to contribute to the cost of any such measures, and these costs will need to be investigated further.</p>	<p>The SFRA for North Lincolnshire &amp; North East Lincolnshire 2011 was adopted in August 2012 and can now be considered as sufficient evidence regarding flood risk. This document has been used to inform the assessment of the land allocations in the Revised Submission Draft DPD and accompanying SAR. Sites at risk of flooding are scored negatively in the SAR.</p> <p>Consideration of the likely effects of development on flood risk and vice versa is included in the assessment through Sustainability Appraisal Framework objective 08.</p> <p>Core Strategy policy CS19 requires that Flood Risk Assessments/ Exception Tests precede development in areas of high risk to assess and mitigate the risk of flooding.</p> <p>Core Strategy policies CS18 and CS19 recommend the use of SUDS and Flood Risk Assessments to ensure that development does not increase risk of flooding elsewhere.</p> <p>The SAR recommends that all proposed housing sites in</p>

		<p>Barton upon Humber and Brigg have policy requirements requesting that a Flood Risk Assessment/ Exception Test precedes development to assess and mitigate the risk of flooding/ to demonstrate that safe development can be achieved without increasing flood risk elsewhere.</p> <p>The NE/NLC SFRA 2006 was superseded by the NE/NLC SFRA 2011. Consequently, the flood zones changed including the references and meaning. For example, Flood Zone 3(ii) does not exist in the SFRA 2011. The SFRA 2011 Flood Zones are SFRA Flood Zones 1, merged 2/3a and 3b and cannot be compared to the SFRA 2006 Flood Zones (1,2,3(i), 3(ii) and 3(iii)).</p>
	<p><b>Sequential Test</b> Our comments have been made on the understanding that all sites have been subject to the PPS25 Sequential Test. If the Council has not included any sites within the Sequential Test report they should provide additional evidence to justify the allocation prior to submitting the document to the Secretary of State. If other sites in lower risk areas become available through the examination of the Core Strategy or the HELADPD we recommend that they are promoted in preference to sites in areas at risk of flooding, wherever possible.</p>	<p>All employment sites included in the DPD have been sequentially tested. There might be some confusion regarding committed employment sites (with an original planning permission and development started). For example, at New Holland Industrial Estate although individual planning applications need to be submitted for development the whole estate is committed because the road and some development has been completed.</p>
	<p><b>Flood Resilience for Developments in Areas at Risk of Flooding</b> We recommend that developers incorporate flood proofing measures into the design and construction of their developments in areas at risk of</p>	<p>Comments noted.</p>

	<p>flooding. Measures can include barriers on ground floor doors, windows and access points and bringing in electrical services into the building at a high level so that plugs are located above possible flood levels.</p> <p>Developers can find additional guidance in the Environment Agency Flood line Publication 'Damage Limitation'. A free copy of this is available by telephoning 0845 988 1188 or can be found on our website <a href="http://www.environment-agency.gov.uk">www.environment-agency.gov.uk</a> click on "flood" in subjects to find out about, and then "floodline". They should also refer to the Department for Communities and Local Government publication 'Preparing for Floods', which can be requested from <a href="mailto:communities@twoten.com">communities@twoten.com</a>.</p>	
	<p><b>Isle of Axholme Management Strategy</b></p> <p>The Environment Agency is at present developing the Isle of Axholme Management Strategy. This document will provide greater detail for flood risk management and improve the understanding of the risks to land and property in the area. We cannot state whether new development in this area will need to financially contribute until the Isle of Axholme Management Strategy has been concluded.</p> <p>The council should note that the pumping system used in the area was initially designed to receive agricultural runoff, rather than the runoff from large urban developments. Urban developments, as proposed within this document, have the potential to increase the pressure on the pumping system during flood events.</p> <p>At present we, along with the Internal Drainage Boards, recommend that new development drainage systems are restricted to a 1.4l/s/ha surface water discharge rate. This rate can be difficult to achieve and future maintenance of surface water schemes is essential to prevent blockages. There is, therefore, a greater chance and risk that urban development in pumped catchments will increase the surface water runoff rate to adjacent drains. For this reason, contribution toward the maintenance of our pumping stations may be appropriate and could be sought from developers to ensure that we can continue to provide our current level of flood risk activities in this area.</p>	<p>Comments noted.</p>
	<p><b>Contaminated Land</b></p> <p>Several of the proposed sites are likely to require remedial measures to remove contamination before they are suitable for development. We recommend that developers look to the following guidance for advice on how this should be managed:</p> <ul style="list-style-type: none"> <li>• The Model Procedures for the Management of Land Contamination (CLR11) - developed to provide a technical framework for applying risk management processes when dealing with land affected by contamination, consistent with government policies and legislation within the UK. <a href="http://www.environment-agency.gov.uk/research/planning/33740.aspx">http://www.environment-agency.gov.uk/research/planning/33740.aspx</a></li> <li>• Planning Policy Statement 23 (PPS23): Planning and Pollution Control - Government policy and principles for determining the risks from contamination during development. <a href="http://www.environment-agency.gov.uk/business/sectors/32707.aspx">http://www.environment-agency.gov.uk/business/sectors/32707.aspx</a></li> <li>• Groundwater Protection: Policy and Practice (GP3) - Environment Agency documents which set out our strategy for groundwater management. Our land contamination policies are set out in Section 9 of GP3 Part 4. <a href="http://www.environment-agency.gov.uk/research/library/publications/40741.aspx">http://www.environment-agency.gov.uk/research/library/publications/40741.aspx</a></li> <li>• Draft Report on Verification of Remediation of Land Contamination - draft guidance on designing and implementing a verification plan to increase confidence in the outcome of remediation of contaminated soils and water. <a href="http://www.environment-agency.gov.uk/research/planning/101359.aspx">http://www.environment-agency.gov.uk/research/planning/101359.aspx</a></li> </ul> <p>In addition to the above guidance, the Environment Agency has now finalised "Guiding Principles for Land Contamination" (GPLC). This guidance provides a reminder for problem holders and their advisors of what we think is good practice (largely relating to the protection of water). They replace guidance Environment Agency requirements for land contamination reports. However some sections, like the checklists in GPLC 3, are very similar to those in the old guidance. Our web pages will be updated to include these documents in due course, but in the meantime they can be downloaded from our publications catalogue:</p> <ul style="list-style-type: none"> <li>• GPLC 1 - Overview - <a href="http://publications.environment-agency.gov.uk/pdf/GEHO1109BRGY-e-e.pdf">http://publications.environment-agency.gov.uk/pdf/GEHO1109BRGY-e-e.pdf</a></li> <li>• GPLC 2 - FAQs, technical info, detailed advice and references <a href="http://publications.environment-agency.gov.uk/pdf/GEHO1109BRGZ-e-e.pdf">http://publications.environment-agency.gov.uk/pdf/GEHO1109BRGZ-e-e.pdf</a></li> <li>• GPLC 3 - Good practice reporting <a href="http://publications.environment-agency.gov.uk/pdf/GEHO1109BRHA-e-e.pdf">http://publications.environment-agency.gov.uk/pdf/GEHO1109BRHA-e-e.pdf</a></li> </ul>	<p>Comments noted.</p>

	<p>Please note that this guidance was produced prior to the May 2010 General Election. It therefore includes references to policies, guidance or web pages of the former government. These may change as the new government decides its priorities and policies.</p>	
	<p><b>Water Quality</b> We wish to highlight the following issues around water quality that may be impacted by growth and house building in the district.</p> <p><b>Water Framework Directive</b> The Water Framework Directive (WFD) River Basin Management Plans require that the water courses in the district continue to show improvements in overall quality in line with the quality standards specified in these documents. On p6 of the Humber River Basin Management Plan, published 22 Dec 2009 (available on our website at <a href="http://www.environment-agency.gov.uk/wfd">www.environment-agency.gov.uk/wfd</a>), you will find the principal requirements placed on member states. The plan states that: "This plan has been prepared under the Water Framework Directive (WFD), which requires all countries throughout the European Union to manage the water environment to consistent standards. Each country has to:</p> <ul style="list-style-type: none"> <li>• prevent deterioration in the status of aquatic ecosystems, protect them and improve the ecological condition of waters"</li> </ul> <p>Developers will need to ensure that deterioration in water body status class is prevented both during and after construction.</p>	<p>Comments noted.</p>
	<p><b>Waste Water</b> The increased amount of waste water and sewage effluent produced by new development will need to be managed to ensure that there is no deterioration in the quality of the water courses receiving the extra volume of treated effluent. There may be a need to expand and upgrade current sewage treatment systems, if the volume of sewage requiring treatment within the district increases.</p> <p>Where connections to existing public sewers are to be made, permission should be sought from the local water company or sewage undertaker. Capacity within the sewers and treatment/flow capacities within sewage treatment works and the timetable for any necessary improvements should be considered prior to permissions being granted.</p> <p>Water companies must be able to demonstrate that the increase in foul waste water entering the sewerage system will not cause any deterioration in the operation of any combined sewer overflows on the system either upstream or downstream of the development. There must be no increase in the spill frequency or volume of the combined sewer overflows on the sewerage network and the additional flow must not create the need for any new combined sewer overflows. If the sewerage network does not have the capacity to accept the flows then development should be phased in with the upgrading of the network to ensure additional flows only enter the system once the upgrading work is complete.</p> <p>It is unclear whether there will be sufficient headroom at sewage treatment works to accommodate all the proposed development. The water companies will need to confirm that the sewage treatment works have enough capacity in the consented dry weather flow to accept all the foul flow from further developments. If there is insufficient headroom then the Environmental Permit for the sewage treatment works will have to be reviewed to accommodate the additional flow. If river modelling shows that the consent limits need to be tightening beyond Best Available Technology in order to comply with no deterioration under the Water Framework Directive then the volume of foul flow arriving at sewage treatment works may need to be limited.</p> <p>We recommend the use of Sustainable Drainage Systems (SuDS) where suitable for the treatment of urban drainage before discharge to any watercourse. Any watercourses which are to be culverted or modified should only be done so with the relevant consents, permissions and prior ecological investigations. Developers should keep foul and surface water disposal systems separate, wherever possible.</p>	<p>Comments noted.</p> <p>Sustainable Drainage Systems (SuDS) should be used, where suitable, for the treatment of urban drainage before discharge to any watercourse.</p>
	<p><b>Water Resources</b> Water is a precious and vulnerable resource. Policies that promote water efficiency are important to ensure the prudent use of this natural resource as well as a climate change mitigation and adaptation measure.</p> <p>We recommend that any new homes built before 2016 should achieve the "water efficiency component" of level 3/4 of the Code for Sustainable Homes (as a minimum). This relates to a level of 105 litres per person per day. For those built after 2016 we recommend code level 5/6 as a minimum (for the water efficiency components, as long as this does not compromise the achievement of achieving zero carbon). This relates to</p>	<p>Comment noted.</p> <p>New homes built before 2016 should seek to achieve the 'water efficiency component'</p>

	<p>80 litres per person per day.</p> <p>For non-residential buildings we recommend that developers demonstrate that they have considered water efficiency and conservation in the design and maintenance of the development. Where standards currently exist for a particular building type, it is recommended the developers aim for BREEAM Very Good or Excellent standards and demonstrate how they have scored the maximum possible points on water.</p>	<p>of level 3/4 of the Code for Sustainable Homes (as a minimum). New homes built after 2016 should seek to achieve the 'water efficiency component' of level 5/6 as a minimum (as long as this does not compromise the achievement of achieving zero carbon).</p> <p>It should be demonstrated that water efficiency and conservation has been considered in the design and maintenance of non-residential buildings.</p>
	<p><b>Site Waste Management</b> In all developments the use of recycled aggregates is to be encouraged and all sites should be covered by the appropriate site management plans for the disposal of materials and wastes.</p>	<p>Comment noted.</p>
	<p>We do not wish to challenge the soundness of the HEDPD on any issues, but we do recommend that the Council provides further advice regarding the ability of some sites to pass the PPS25 Exception Test and uses the evidence of the SFRA (2010). We also recommend that allocation NEWE-1 is withdrawn until there is greater certainty regarding the management of flood defences protecting the site.</p>	<p>The first comment is out of date. The council has assessed on (economic, social and environmental) sustainability grounds whether a site should be allocated. Flood risk (including the Exception Test) is just one issue to resolve and it is not for the DPD to provide a detailed solution at the Exception Test level. It is the Flood Risk Assessment (guided by the SFRA 2011 as a starting point) required in a planning application that will provide the evidence as to sustainable issues and safe development. The national guidance for the Exception Test is now covered in the NPPF Technical Guidance (currently being reviewed).</p> <p>NEWE-1 is a committed</p>

		<p>employment site. Although individual planning applications need to be submitted for development the estate is committed because the road and some development has been completed.</p>
	<p><b>HOUSING-RELATED COMMENTS:</b></p> <p><b>Policy SCUH-1</b>  Arsenic appears in the soil at a naturally high level in the area of this site. We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p> <p>The site falls within the WFD water body catchment of the Bottesford Beck. However, the local Foxhills Beck is not connected to the Bottesford Beck and therefore the WFD catchment cannot determine its quality. The Foxhills Beck ultimately flows into the Humber Estuary SSSI. We request that the policy is amended to state: "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive."</p> <p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>The policy states that contamination should be remediated prior to redevelopment and that a contaminated land survey may be required. The SA recommends that the policy should state the circumstances under which a contaminated land survey will be required.</p> <p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy SCUH-2</b>  Arsenic appears in the soil at a naturally high level in the area of this site. We recommend that the policy is amended to require any potential land</p>	<p>Policy SCUH-2 states that a</p>

	<p>contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p> <p>The site falls within the WFD water body catchment of the Bottesford Beck. However, the local Foxhills Beck is not connected to the Bottesford Beck and therefore the WFD catchment cannot determine its quality. The Foxhills Beck ultimately flows into the Humber Estuary SSSI. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive".</p> <p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>Contaminated Land survey may be required. The SA recommends that the policy should state the circumstances under which a contaminated land survey will be required.</p> <p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy SCUH-3</b> Glebe Pit is a former landfill. We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p> <p>This proposed development is within the WFD water body catchment for the Bottesford Beck. The Bottesford Beck is poor for Ammonia and its overall status is bad, which is driven by a bad invertebrate status. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive".</p>	<p>Policy SCUH-3 states that a Contaminated Land survey may be required. The SA recommends that the policy should state the circumstances under which a contaminated land survey will be required.</p> <p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in</p>

	<p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy SCUH-4</b>  This proposed development is within the WFD water body catchment for the Bottesford Beck. The Bottesford Beck is poor for Ammonia and its overall status is bad, which is driven by a bad invertebrate status. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive".</p> <p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy SCUH-5</b>  This proposed development is within the WFD water body catchment for the Bottesford Beck. The Bottesford Beck is poor for Ammonia and its overall status is bad, which is driven by a bad invertebrate status. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive."</p>	<p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p>

	<p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy SCUH-6</b>  This proposed development is within the WFD water body catchment for the Bottesford Beck. However, local surface water sewers discharge to the Riddings Lagoon. The discharge into the Riddings Lagoon has generated a moderately high level of public interest in recent years. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive."</p> <p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p> <p>We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p>	<p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p> <p>It is unlikely that site SCUH-6 is contaminated and as such no effect is considered likely.</p>
	<p><b>Policy SCUH-7</b>  This proposed development is within the WFD water body catchment for the Bottesford Beck. However, local surface water sewers discharge to the Riddings Lagoon. The discharge into the Riddings Lagoon has generated a moderately high level of public interest in recent years. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive"</p>	<p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p>

	<p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p> <p>We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p>	<p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p> <p>There may be contamination issues due to the existing/previous uses of the site which should be remediated prior to redevelopment. For this reason Policy SCUH-7 states that a contaminated land survey may be required. A Land Condition Survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that development protects land quality.</p>
	<p><b>Policy SCUH-8</b></p> <p>We are aware that outline permission has been granted for this site. Accordingly we would expect to see the site developed in accordance with the requirements of that permission. If, however, a further application (either full or outline) is made for development on the site, we ask that the policy requires the following issues be addressed.</p> <p>This proposed development is within the WFD water body catchment for the Bottesford Beck. However, local surface water sewers discharge to the Neaphouse Drain and ultimately the Humber Estuary SSSI. In the area is the Hilton Avenue CSO which has generated public complaints in the past. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive."</p> <p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>Comments noted.</p> <p>Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites</p>

	<p>This site is located in Flood Zone 3, which is the high risk zone and is defined for mapping purposes by the Environment Agency's Flood Zones. The site is protected from the River Trent by flood defence embankments, but there is a risk of flooding to the site from overtopping or breach of the defences. Therefore, a site specific flood risk assessment will be required to consider the risk of flooding to the proposed development.</p> <p>We would have no objections for this site to be considered for housing and employment development on the understanding that the sequential test is applied and passed by the LPA and that a detailed Flood Risk Assessment (FRA) is submitted which is compliant with PPS25 and considers flood risk from the above listed watercourses. The FRA should also propose a sustainable means of managing surface water runoff on site up to the 1 in 100 year event with an allowance for climate change, with a betterment provided on current discharge rates.</p> <p>There is potential for a disused compost site to re-open 2.5km to the north of the site. The 'Lower Trent Composting Plant' was run by Sita under contract on behalf of North Lincolnshire Council. The compost site has been closed for around a year due to the complaints it generated leading to the lease not being continued. If the plant is re-opened prior to the development of this site the impact of odours should be considered and any necessary measures to prevent new development being adversely affected.</p> <p>This site has previously been investigated for contamination. Some elevated levels were identified; as such redevelopment of this area should take full regard of the potential for contamination. We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p>	<p>allocated within their area.</p> <p>The SA recommends that a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero.</p> <p>The SA recommends that existing trees and hedges should be retained, where possible, and additional vegetation buffers should be provided as part of the landscaping strategy to absorb emissions and buffer against potentially damaging adjacent land uses.</p> <p>It is unlikely that site SCUH-8 is contaminated land and as such no effect is considered likely.</p>
	<p><b>Policy SCUH-9 Former Carlton Street Multi-storey Car Park</b>  <i>This land is a former industrial site. We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</i></p> <p><i>There is potential for a disused compost site to re-open 2.5km to the north of the site. The 'Lower Trent Composting Plant' was run by Sita under contract on behalf of North Lincolnshire Council. The compost site has been closed for around a year due to the complaints it generated leading to the lease not being continued. If the plant is re-opened prior to the development of this site the impact of odours should be considered and any necessary measures to prevent new development being adversely affected.</i></p> <p><i>This proposed development is within the WFD water body catchment for the Bottesford Beck. However, local surface water sewers discharge to the Neaphouse Drain and ultimately the Humber Estuary SSSI. In the area is the Hilton Avenue CSO which has generated public complaints in the past. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive".</i></p> <p><i>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</i></p>	<p><i>This site has been removed from the Revised Submission Draft DPD.</i></p>
	<p><b>Policy SCUH-10</b>  There is potential for a disused compost site to re-open 2.5km to the north of the site. The 'Lower Trent Composting Plant' was run by Sita under</p>	<p>The SA recommends that a</p>

	<p>contract on behalf of North Lincolnshire Council. The compost site has been closed for around a year due to the complaints it generated leading to the lease not being continued. If the plant is re-opened prior to the development of this site the impact of odours should be considered and any necessary measures to prevent new development being adversely affected.</p> <p>This proposed development is within the WFD water body catchment for the Bottesford Beck. However, local surface water sewers discharge to the Neaphouse Drain and ultimately the Humber Estuary SSSI. In the area is the Hilton Avenue CSO which has generated public complaints in the past. We request that the policy is amended to state: "If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive".</p> <p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.</p> <p>Comment noted. Wording under 'Mitigation Measures and Recommendations for All Sites' to state that "if it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that STW Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy BARH-1</b></p> <p>The report wrongly identifies the risks of flooding to the site. The site lies on the edge of the flood plain, and different parts of the site fall within Flood Zones 1, 2 and 3a, as shown on our Flood Map. The North Lincolnshire Strategic Flood Risk Assessment (2010) (SFRA) shows that different parts of the site fall within areas defined as "Danger for All", "Danger for Some", "Danger for Most" and "Low Hazard".</p> <p>The SFRA states that a Level 2 (more detailed) assessment of flood risk in Barton upon Humber was not considered necessary as there was no pressure to develop on land at risk of flooding. It also states that the standard of protection afforded to areas at risk of flooding in the town are significantly lower than the recommended 0.5% annual probability. We are, therefore, surprised to see sites in Barton upon Humber in areas at risk of flooding promoted in the HEDPD.</p> <p>No evidence appears to have been submitted by the Council to demonstrate that the proposed allocation will be able to meet the requirements of the PPS25 Exception Test. Paragraph 4.47 of the PPS25 Practice Guide indicates that, when considering allocations in Flood Zone 3, the LPA should consider whether it is likely that development could be designed to be safe from flooding in a manner which does not increase flood risk elsewhere. We recommend that this information is made available as soon as possible.</p> <p>Alternatively we suggest that the policy is amended to require the robust application of the sequential approach within the site. Residential development would then be expected to avoid those parts of the site shown as at "Danger for All", "Most" or "Some" in any future site specific</p>	<p>Comments noted.</p> <p>The site is substantially within the High Flood Risk SFRA Zone 2/3a in the SFRA 2011 (it was substantially outside of this flood zone in SFRA 2006). Only a very small area on the southern edge of the site is within SFRA Flood Zone 1. However, it will be possible to achieve some housing</p>

	<p>Flood Risk Assessment (FRA). Any such areas could instead be used for lower vulnerability purposes, such as amenity and recreation. This may require reduction in the number of dwellings delivered on the site.</p> <p>Safe access and egress from the site should be also considered. Access onto Falkland Way, for example, should if possible be located outside the area of flood risk.</p> <p>Although the need for a FRA is identified in the policy, it is in relation to surface water management. Whilst this will need to be addressed, it is important that the policy reflects the other sources of flood risk affecting the site, and in particular the risks of tidal flooding.</p> <p>The proposed site falls within flood cell 21 of the Humber Flood Risk Management Strategy. The Strategy states that we will seek contributions to defence improvements which are likely to be needed within the next 20 years. We also state that beneficiaries "... will be expected to pay the full cost of any new works needed to protect their development". If development on this site is located in areas at risk of flooding, it is likely to be considered a beneficiary of any new works which protect their development. Accordingly it will be expected to contribute towards any such works.</p> <p>We consider that these issues need to be more fully considered prior to the allocation being made and would welcome the opportunity to assist the Council in gathering and considering any necessary evidence.</p> <p>The Council should confirm that they are satisfied that Anglian Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>development provided the sequential approach to development is supplied in a FRA and safe development can be achieved on and off site. Policy BARH-1 states that if it is not possible to develop the whole site then the allocation should be reduced to enable a sequential approach to development to be applied which would result in sufficient flood mitigation whilst achieving safe development both on-site and off-site.</p> <p>The EA have a responsibility to improve the standard flood protection but discussions about what proportions should be paid by different parties/organisations are currently being debated.</p> <p>The SA recommends that a FRA and Exception Test are required as the majority of the land lies within SFRA Zone 2/3a.</p> <p>The SA identifies the tidal and fluvial sources of flood risk, and the DPD states that the effect of redevelopment of the site should be reduced, where possible, using Sustainable Urban Drainage Systems.</p> <p>The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that Anglian Water Ltd is a main consultee with regard to sites allocated within their area.</p>
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	<p><b>Policy BARH-3</b> The HEDPD correctly identifies that the site lies partly in Flood Zone 3a in the Environment Agency's Flood Map. However, the SFRA shows that, taking into account the impacts of climate change over the lifetime of development as required by PPS25, the site is entirely at risk from flooding.</p> <p>The SFRA also shows that hazards within the site will range from "Danger to Most" to "Low Hazard". It should be noted that the calculations of hazard are based on the presence and failure of adequate defences. The safety of development within the site is therefore dependant on an appropriate standard of protection being afforded by the flood defences.</p> <p>The SFRA states that a Level 2 (more detailed) assessment of flood risk in Barton upon Humber was not considered necessary as there was no pressure to develop on land at risk of flooding. It also states that the standard of protection afforded to areas at risk of flooding in the town are significantly lower than the recommended 0.5% annual probability. We are, therefore, surprised to see sites in Barton upon Humber in areas at risk of flooding promoted in the HEDPD.</p> <p>No evidence appears to have been submitted by the Council to demonstrate that the proposed allocation will be able to meet the requirements of the PPS25 Exception Test. Paragraph 4.47 of the PPS25 Practice Guide indicates that, when considering allocations in Flood Zone 3, the LPA should consider whether it is likely that development could be designed to be safe from flooding in a manner which does not increase flood risk elsewhere. We recommend that this information is made available as soon as possible.</p> <p>We recommend that, if the allocation is taken forward, the policy requires the robust application of the sequential approach within the site. This may mean a reduction of dwelling numbers in order to avoid areas at the greatest risk of flooding.</p> <p>The proposed site falls within flood cell 21 of the Humber Flood Risk Management Strategy. The Strategy states that we will seek contributions to defence improvements which are likely to be needed within the next 20 years. We also state that beneficiaries "... will be expected to pay the full cost of any new works needed to protect their development". If development on this site is located in areas at risk of flooding, it is likely to be considered a beneficiary of any new works which protect their development. Accordingly it will be expected to contribute towards any such works.</p> <p>We consider that these issues need to be more fully considered prior to the allocation being made and would welcome the opportunity to assist the Council in gathering and considering any necessary evidence.</p> <p>The Council should confirm that they are satisfied that Anglian Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>Comments noted.</p> <p>An Exception Test and a Flood Risk Assessment should be prepared as part of the application process to achieve safe development on and off site and to assess and mitigate the risk of tidal and fluvial flooding and from surface water drainage. The Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk.</p> <p>The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that Anglian Water Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy BRIH-1</b> The HEDPD correctly identifies that the site lies in Flood Zone 3a in the Environment Agency's Flood Map. Additional Hazard Mapping has been carried out by the Environment Agency showing the effects of a breach of the River Ancholme defences and taking into account the impacts of climate change over the lifetime of development (100 years). This shows that the site is classed as "Danger for Some".</p> <p>The SFRA only carried out a Level 2 (more detailed) assessment of flood risk in areas where there was pressure to develop on land at risk of flooding. Brigg was not identified as one of those areas. We are, therefore, surprised to see sites in Barton Upon Humber in areas at risk of flooding promoted in the HEDPD.</p> <p>A Level 2 SFRA is needed to help the Council demonstrate that the Exceptions Test can be passed. It should also be used to inform the application of a sequential approach to allocations in Brigg. If development cannot be located outside of areas at risk of flooding, the level 2 SFRA should identify a "hazard rating" for areas at risk. The proposed site is in "Danger for Some", so any areas of "Low Hazard" would, although at some risk of flooding, be preferable to the development of this site.</p> <p>Consideration should also be taken for the potential negative impact on third parties where flood mitigation measures involve land raising.</p>	<p>Comments noted.</p> <p>There is no necessity to include a Level 2 SFRA in a DPD. In the current SFRA 2011 the EA have agreed within the process of reviewing the SFRA 2006 that the Atkins Study 2000 used to assess Brigg sites is still relevant and pertinent. The planning response matrix in SFRA 2011 guides potential developers of the site to consult with the EA in relation to site-specific FRAs. The level of flood risk</p>

	<p>The Council should confirm that they are satisfied that Anglian Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p>	<p>assessment detail will be determined by the EA in making their assessment of FRAs in relation to securing safe development within the requirement of an Exception Test. As the years progress such EA advice may update and add to the Atkins Study 2000. Therefore, the SFRA 2011 does not include a Level 2 SFRA assessment of this site, as agreed with the EA.</p> <p>The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that Anglian Water Ltd is a main consultee with regard to sites allocated within their area.</p>
	<p><b>Policy BRIH-2</b> The HEDPD correctly identifies that the site is located in Flood Zone 1. However, additional Hazard Mapping carried out by the Environment Agency shows that the effects of a breach of the River Ancholme defences and taking into account the impacts of climate change over the lifetime of development (100 years), show that the site is classed as “Low Hazard”. This information is comparable to the modelling used to inform the areas covered by a Level 2 SFRA.</p> <p>This means that, whilst the site is currently in Flood Zone 1, the site is expected to be at risk from flooding in the future. It is therefore recommended that the policy requires a flood risk assessment is undertaken prior to development which identifies any mitigation measures needed to make development safe and does not increase flood risk elsewhere.</p>	<p>Comments noted. The policy states that a Flood Risk Assessment should be prepared as part of the application process and suggests that the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced, where possible, using Sustainable Urban Drainage Systems and the layout and form of the development.</p>
	<p><b>Policy CROH-1</b> This site sits within the WFD water body catchment for the North Soak Drain. At present the water body status is moderate, being driven by a moderate status for invertebrates, and dissolved oxygen is poor. We request that the policy is amended to state: “If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive.”</p>	<p>Comment noted. Wording under ‘Mitigation Measures and Recommendations for All Sites’ to state that “if it appears that development could affect the quality of any water body it will be required</p>

	<p>The Council should confirm that they are satisfied that Severn Trent Water Ltd will be able to provide sufficient foul water sewer and treatment capacities to accommodate development in accordance with the proposed delivery timetable.</p> <p>Our records indicate that Crowle Sewage Treatment Works (STW) is near capacity. They have a consented Dry Weather Flow (DWF) of 800m3/d, and are running at 746m3/d. The extra houses from this site may boost flow to over 1000m3/d. If this is the case a new environmental permit application would need to be submitted. We are unable to provide any assurances that such an application would be granted.</p>	<p>to demonstrate that it is in compliance with the Water Framework Directive, where appropriate".</p> <p>Comment noted. The council has provided evidence in the Outline Water Cycle Strategy as to such requirements together with the fact that Anglian Water Ltd is a main consultee with regard to sites allocated within their area.</p> <p>Comment noted.</p>
<p><b>EMPLOYMENT-RELATED COMMENTS:</b></p>		
	<p><b>Policy SHBE-1</b></p> <p>The HEDPD correctly identifies the risks of flooding to the site, although it does not draw on the evidence of the SFRA which provides greater detail on the scale and nature of the risks for the area.</p> <p>The HEPDP also correctly identifies the need to resolve issues around the provision of a flood defence enhancement scheme. We are continuing to work with the developers, the Council and Natural England towards a solution. The mitigation requirements mentioned in paragraph 3.35 will not only need to be measured against what is delivered in the South Humber Bank Gateway Conservation Mitigation Delivery Plan. They will also need to be measured against other development that impacts on the SPA and SAC, Ramsar site within the estuary as a whole. This will include estuary wide impacts of any development proposals on the north and south banks of the Humber. Until such an agreement has been reached, the HEDPD is right to state that this is an imperative piece of work which needs to be completed before there can be confidence in the delivery of the 130ha of land which depends on the agreement.</p> <p>It should be noted that the description of the Humber Flood Risk Management Strategy (March 2008) as an Action Plan of the Shoreline Management Plan (SMP) is incorrect and should be amended. It is a Strategy in its own right that covers epochs 1 and 2 of the SMP. The current SMP, which is close to completion, acknowledges the HFRMS in many places.</p> <p>This site is likely to have an impact on existing defences. The policy should note that additional impacts and/or adverse effects of development will need to be accounted for at the cost of the developer. It should also be noted that the development will also require other permits, such as Flood Defence Consent, regardless of the outcome of any allocation or permission granted.</p> <p>It is our understanding that the Internal Drainage Board will take surface water from the site rather than Anglian Water Ltd. The reference to surface water management in the policy should be amended to reflect this and the need for this to be considered through the FRA.</p>	<p>Comments noted.</p> <p>Comment noted. Policy wording to be amended accordingly.</p> <p>Comments noted.</p> <p>Comments noted.</p> <p>Policy wording to be amended as follows: "A surface water and sewage management solution is required to accommodate development on the employment site to the satisfaction of both the North East Lindsey Water Management Board and Anglian Water Authority (as</p>

	<p>We consider the bullet point on flood risk within the policy does not adequately convey the importance of the issue for such an important location. We recommend that it be amended to state: "A Flood Risk Assessment will be required that demonstrates that safe development can be achieved on the site without increasing flood risks elsewhere".</p>	<p>appropriate)."</p> <p>Policy SHBE-1 states that "A Flood Risk Assessment will be required for individual developments on the majority of the site in compliance with National and Local flood risk guidance and Core Strategy Policy CS19."</p>
	<p><b>Policy SANE-1</b> The site is located within Flood Zones 2 and 3a in the Environment Agency's Flood Map. The SFRA, however, recommends that all Flood Zone 2 areas are treated as Flood Zone 3, taking into account the impacts of climate change over the next 100 years.</p> <p>The fluvial risks to the site include the River Trent, River Torne, the South Level Engine Drain and the Hatfield Waste Drain which runs along the boundary of the site. The site is defended from the River Trent by major earth embankments and would only be at risk from this source during the residual risk of a breach or overtopping event. The other main rivers which affect the site, are currently believed to provide a minor standard of defence, less than 1.33% annual probability. This may change when the findings of the Isle of Axholme Strategy are made available.</p> <p>Any FRA submitted should consider the risks of flooding from the above listed watercourses. It should also propose a sustainable means of managing surface water runoff on site up to the 1% annual probability event, with an allowance for climate change, with the current greenfield runoff rate maintained.</p> <p>Please note that there must be no development within 8 metres of a Main River to ensure that we have unimpeded access to the watercourse for maintenance purposes.</p>	<p>Comments noted.</p> <p>Comments noted, no change required. The comments relate to information that is contained in the SFRA 2011. Policy SANE-1 states that a Flood Risk Assessment will be required.</p>
	<p><b>Policy BARE-1</b> The HEDPD correctly identifies that the site lies partly in Flood Zone 3a in the Environment Agency's Flood Map. The SFRA also shows that the site is in an area defined as "Danger for All" taking into account the impacts of climate change up to 2115. At present day it is defined as "Danger for Most", "Danger for Some" and "Low Hazard".</p> <p>The uses described in paragraph 3.86 are usually classed as Less Vulnerable development types. Following Table D3 of PPS25, Less Vulnerable developments are appropriate in Flood Zone 3a without the need to pass the Exception Test. Reference to the Exception Test in the policy should be removed, unless the Council anticipates that More or Highly Vulnerable developments or Essential Infrastructure will be required as part of the development.</p> <p>The proposed site falls within flood cell 21 of the Humber Flood Risk Management Strategy. The Strategy states that we will seek contributions to defence improvements which are likely to be needed within the next 20 years. We also state that beneficiaries will be expected to pay the full cost of any new works needed to protect their development.</p> <p>If development on this site is located in areas at risk of flooding, it is likely to be considered a beneficiary of any new works which protect their development. Accordingly it will be expected to contribute towards any such works.</p>	<p>Comments noted.</p> <p>The employment uses proposed are classified as less vulnerable and are appropriate uses in this SFRA Flood Zone; an Exception Test is, therefore, not required. The comment should, therefore, be upheld and the requirement for an Exception Test removed, as requested.</p>
	<p><b>Policy BRIE-1</b> The HEDPD correctly identifies that the site lies in Flood Zone 3a in the Environment Agency's Flood Map. The uses described in paragraph 3.102 are usually classed as Less Vulnerable development types. Following Table D3 of PPS25, Less Vulnerable developments are appropriate</p>	<p>Comments noted.</p>

	<p>in Flood Zone 3a without the need to pass the Exception Test. Reference to the Exception Test in the policy should be removed, unless the Council anticipates that More or Highly Vulnerable developments or Essential Infrastructure will be required as part of the development.</p> <p>Additional Hazard Mapping has been carried out by the Environment Agency showing the effects of a breach of the River Ancholme defences taking into account the impacts of climate change (100 years). This shows that the site is classed as "Low Hazard". This information is comparable to the modelling used to inform the areas covered by a Level 2 SFRA.</p>	<p>The employment uses proposed are classified as less vulnerable and are appropriate uses in this SFRA Flood Zone; an Exception Test is, therefore, not required. The comment should, therefore, be upheld and the requirement for an Exception Test removed, as requested.</p>
	<p><b>Policy NEWE-1</b> The site is located within Flood Zone 3a in the Environment Agency's Flood Map. The SFRA shows that the site is in an area designated as "Danger for All". The uses described in paragraph 3.113 are usually classed as Less Vulnerable development types. Following Table D3 of PPS25, Less Vulnerable developments are appropriate in Flood Zone 3a without the need to pass the Exception Test. Reference to the Exception Test in the policy should be removed, unless the Council anticipates that More or Highly Vulnerable developments or Essential Infrastructure will be required as part of the development.</p> <p>We have concerns that the proposed allocation site is in an area does not take into the Humber Flood Risk Management Strategy findings for this area. The site falls within flood area 22 of the Strategy. The Strategy shows that there are potential funding difficulties for the long term future of the flood defences in this location.</p> <p>The Environment Agency's Humber Strategy team is about to embark on a piece of work that will look at the management options for this general area in greater detail. We would discourage further development in this area without an understanding of the possible outcomes of this study.</p> <p>At the moment it appears that future improvements to existing defences are unlikely under current spending constraints and Government guidelines. The Strategy states that secondary defence may be a possibility at this location, but no evaluation has taken place regarding the economically viability of such a scheme under the new economic climate.</p> <p>If government funding cannot be secured to carry out defences improvements the proposed development may not remain safe from flooding over its lifetime. The developer would need to fund the defence improvements to the defences in whole or part.</p> <p>We believe that this could have a significant impact on the delivery of development on this site. We therefore recommend that this site is removed from the HEDPD until there is greater certainty regarding the future of flood management in this area.</p> <p>If, notwithstanding these concerns, the Council is minded to pursue the allocation, we recommend that the following wording is added as a bullet point in the policy: "A Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risk elsewhere. The assessment must take into account the recommendations of the Humber Flood Risk Management Strategy regarding the future management of flood defences in the area. The development will be required to contribute towards any improvements and/or maintenance of flood defences needed to protect the development".</p>	<p>Comments noted.</p> <p>The employment uses proposed are classified as less vulnerable and are appropriate uses in this SFRA Flood Zone; an Exception Test is, therefore, not required. The comment should, therefore, be upheld and the requirement for an Exception Test removed, as requested.</p> <p>Policy NEWE-1 states that an FRA will be required.</p>
	<p><b>Policy EALE-1</b> The site is located within Flood Zone 2 in the Environment Agency's Flood Map, rather than Flood Zone 3a. The SFRA, however, recommends that all Flood Zone 2 areas are treated as Flood Zone 3, taking into account the impacts of climate change over the next 100 years.</p> <p>The site is at risk from the River Trent, and the North and South Soak Drains which bound the southern part of the site. The site is defended from the River Trent by major earth embankments and would only be at risk from this source during the residual risk of a breach or overtopping event. The other main rivers which affect the site, are currently believed to provide a minor standard of defence, less than 1.33% annual probability. This may change when the findings of the Isle of Axholme Strategy are made available.</p> <p>Any FRA submitted should consider the risks of flooding from the above listed watercourses. It should also propose a sustainable means of</p>	<p>Comments noted.</p> <p>Policy EALE-1 states that a</p>

	<p>managing surface water runoff on site up to the 1% annual probability event, with an allowance for climate change, with the current greenfield runoff rate maintained.</p> <p>Please note that there must be no development within 8 metres of a Main River to ensure that we have unimpeded access to the watercourse for maintenance purposes.</p> <p>Contaminated Land survey may be required depending on previous land use.</p> <p>Redevelopment on any area will require a land contamination assessment. Initially a phase 1 investigation is required, to identify all previous uses, identify potential sources of contamination and find any pollution linkages. This may then show that further work is required. We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p>	<p>FRA will be required.</p> <p>The policy acknowledges that there may be a small amount of contaminated land on site. The SA recommends that the policy should state the circumstances under which a contaminated land survey will be required.</p>
	<p><b>Policy EALE-2</b> The site is located within Flood Zone 3a in the Environment Agency's Flood Map.</p> <p>The site is at risk from the River Trent, and the North and South Soak Drains which bound the southern part of the site. The site is defended from the River Trent by major earth embankments and would only be at risk from this source during the residual risk of a breach or overtopping event. The other main rivers which affect the site, are currently believed to provide a minor standard of defence, less than 1.33% annual probability. This may change when the findings of the Isle of Axholme Strategy are made available.</p> <p>Any FRA submitted should consider the risks of flooding from the above listed watercourses. It should also propose a sustainable means of managing surface water runoff on site up to the 1% annual probability event, with an allowance for climate change, with the current greenfield runoff rate maintained.</p> <p>Please note that there must be no development within 8 metres of a Main River to ensure that we have unimpeded access to the watercourse for maintenance purposes.</p> <p>Contaminated Land survey may be required depending on previous land use.</p> <p>From map observations this area has previously been used for industrial uses and there are potential receptors in the vicinity. As such any redevelopment on this land is likely to require an assessment of the land contamination.</p> <p>Redevelopment will require a land contamination assessment. Initially a phase 1 investigation is required, to identify all previous uses, identify potential sources of contamination and find any pollution linkages. This may then show that further work is required. We recommend that the policy is amended to require any potential land contamination be investigated prior to permission being granted, and appropriate measures taken to remediate any contamination identified prior to development commencing.</p>	<p>Comments noted.</p> <p>Policy EALE-2 states that a FRA will be required.</p> <p>There exists the potential for contaminated land on site. Policy EALE-2 states that this should be identified through a contaminated land survey and the remediation of any contaminated land which is identified.</p>
<p><b>Natural England</b> (James Walsh)</p>	<p><b>Policy SHBE-1</b> Natural England believes that policy SHBE-1 is unsound. We consider that the policy is not justified and not effective because insufficient evidence has been provided that implementing the policy will not result in an adverse effect on the Humber Estuary International Sites (SPA and Ramsar sites). We consider that the policy is not deliverable in its current form because it does not comply with the Habitats Regulations.</p> <p>Natural England believes that it is possible to mitigate for the loss of 454ha of waterbird habitat which supports significant numbers of SPA and Ramsar waterbirds across the South Humber Bank; however the mitigation must be provided in accordance with a number of ecological principles. These are based on the best available data of bird usage, and conclusions drawn from scientific evidence, grey literature and a considerable amount of experience elsewhere.</p> <p>Strategic mitigation areas must:</p>	<p>Comments noted.</p> <p>Policy SHBE-1 states that mitigation requirements from assessments from other proposed development will have to pass the tests of the EU Habitat Regulations and be in compliance with relevant</p>

	<ul style="list-style-type: none"> <li>• Have direct connectivity with the estuary i.e. adjacent to the estuaries flood defence or connected via an appropriately accessible corridor of land between the estuary and the flood defence</li> <li>• Must be managed as wet grassland and optimally managed as appropriate for the target species affected</li> <li>• Must be available to SPA and Ramsar waterbirds during passage and winter months i.e. free from any human activities which are potential sources of disturbance</li> <li>• Must be delivered in minimum blocks of c.50ha. The individual block size is dependent on the block's geometry: to deliver the necessary ecological function each mitigation block must comprise a 20ha core area of optimally managed wet grassland. This will be surrounded by a further optimally managed wet grassland area which has a minimum width of 150m between the outside edge of the core area and the proposed development; and a minimum 50m wide strip between the core area and the estuary frontage. It is assumed that the outer edge of each c50ha minimum block will provide some ecological function but that edge effects, such as disturbance from adjacent land use, will reduce its ecological function comparative to the core area. Measures to reduce visual disturbance from public access must also be in place.</li> </ul> <p>The broader principles are set out in the draft paper which has been recently consulted on within the South Humber Bank Ecology Group; Strategic mitigation requirements for SPA and Ramsar waterbirds within the South Humber Gateway, August 2010.</p> <p>Based on the mitigation principles, it is therefore the advice of Natural England (and the RSPB) that strategic mitigation for the South Humber Bank should be provided in the form of four mitigation blocks. Each block should be a minimum of 50ha and delivered within the allocation area. The statement in paragraph 3.26 that Natural England has recommended mitigation blocks of up to 50ha is therefore incorrect. There will also be an area of mitigation outside the Gateway; this will need to comply with the mitigation principles, however the exact location and size is still to be agreed. It is proposed to deliver this offsite mitigation outwith areas allocated for development. Such areas are therefore expected to remain undeveloped for the foreseeable future and we can be confident that a substantial area of mitigation can be delivered.</p> <p>The mitigation blocks should be evenly distributed throughout the Gateway to provide the necessary ecological functioning, and therefore the requirement of North Lincolnshire Council is to provide two mitigation blocks, each one should be a minimum of 50ha; together with the offsite mitigation.</p> <p>The conclusion to the Habitats Regulations Assessment states: "The Delivery Plan does provide evidence that should this Mitigation Strategy be delivered appropriately that it is sufficient to mitigate for the loss of high tide roost sites through the development of the South Humber Bank Employment Zone".</p> <p>However, paragraph 3.26 of the DPD states: "The issue of the location, number and area of mitigation sites has therefore not yet been agreed by all parties and is currently considered work in progress. In the absence of agreed areas with defined boundaries, strategic mitigation will have to be negotiated within the planning application process..."</p> <p>This is inconsistent with the "requirement to deliver ecological mitigation sites" in the policy wording, and is also not consistent with a conclusion of no adverse effects. To conclude no adverse effect it must be demonstrated that the mitigation areas can be secured and delivered. Chapter 7 of the HRA report confirms this, stating "In the case of SHBE-1 there is such a large area of land which will be lost under proposed developments that project level mitigation is not considered sufficient to mitigate the loss of important high tide roost sites. It is widely recognised that a strategic form of mitigation for this level of development is required".</p> <p>It is Natural England's advice that sufficient information is available now for the Council to commit to a specific minimum level of strategic mitigation – the INCA monitoring, Mott MacDonald report and Natural England and the RSPB have provided detailed advice on the amount of mitigation that is required to avoid an adverse effect on the Humber Estuary designated site in the paper Strategic mitigation requirements for SPA and Ramsar waterbirds within the South Humber Gateway, August 2010 (Appendix 1, pages 9-10). It therefore appears to Natural England that all the necessary information is available to allocate mitigation areas at this stage; there will be no more information available at a lower tier in the LDF process.</p> <p>In conclusion, Natural England advises that it is not acceptable to rely on project level HRA to ensure that there are no adverse effects. The policy should clearly state that it is not possible to develop the entire 900ha and a minimum of 100ha (i.e. 2 of the 50ha blocks required for the</p>	<p>robust mitigation evidence (for example the emerging SHB Mitigation Strategy).</p> <p>This comment is mostly out of date although it is true that not of all the site can be developed. Introductory text and Policy wording have been amended as appropriate in line with mitigation agreements. Mitigation sites will be shown on the map in the DPD as allocated sites. This will clearly show what areas can and cannot be developed.</p> <p>As well as the planning application agreements the Mitigation Strategy includes and enhances the existing mitigation agreements particularly with regard to "mechanisms and timing issues".</p> <p>Reference to "European Habitat Regulations (Birds and Habitat Directives)" and "European Habitat and Bird Regulations" in policy SHBE-1 to be amended to refer to "Habitats Regulations".</p> <p>Policy SHBE-1 states that all development proposals within the site will have to comply with the Waterbird Mitigation identified in the SHB Mitigation Strategy. Off-site mitigation may be required within an ecologically-justified location depending on what on-site options are chosen. In the absence of a SHB Mitigation Strategy assessment will be</p>
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	<p>South Humber Gateway) will be provided for SPA/ Ramsar site mitigation within site SHBE-1. Additional land will also be provided outside the South Humber Gateway. The HRA report states on page 87 that Natural England and the RSPB have agreed to deliver some of the actions in the delivery plan; however, the council must also commit to specific mitigation sites.</p> <p>In order to make policy SHBE-1, and hence the Housing and Employment Land Allocations DPD, sound, Natural England advises that the following changes are made:</p> <ol style="list-style-type: none"> <li>1. North Lincolnshire Council must specify the minimum area of strategic mitigation to be delivered within the South Humber Bank, together with the commitment to deliver appropriate offsite mitigation, within policy SHBE-1,</li> <li>2. North Lincolnshire Council must confirm that this area of mitigation will be secured and identify the mechanisms and timings by which it will secure the mitigation,</li> <li>3. The HRA must be updated to include sufficient detail of the mitigation areas, including the commitment to provide two mitigation blocks within the SHB, each one should be a minimum of 50ha; together with the offsite mitigation. Mechanisms for delivery and commitment to appropriate management and provision in perpetuity should also be included. This should be based upon the available information and advice of Natural England and the RSPB.</li> </ol> <p><b>Further comments</b></p> <p>The text in policy SHBE-1 refers to the “European Habitat Regulations (Birds and Habitat Directives)” and “European Habitat and Bird Regulations”. To avoid confusion we would advise that the text should refer simply to the “Habitats Regulations”.</p> <p>Paragraph 1.32 states: “In accordance with Regulation 48 of the Habitats Regulations a Stage 1 (Screening) has been carried out...” This would appear to refer to regulation 48 of the Conservation (Natural Habitats &amp;c) Regulations 1994, which have been replaced by the Conservation of Habitats and Species Regulations 2010. Regulation 102 of the revised legislation refers to assessment of implications of land use plans for European sites. We would advise that the reference to the legislation is updated accordingly.</p> <ul style="list-style-type: none"> <li>• The paragraph goes on to state: “The results of the Screening Assessment shows that it is not possible to conclude whether there are likely to be significant effects on the European sites...” for certain allocations. However, this is inconsistent with information in table 5.2 of the Habitats Regulations Assessment, which states that these policies are likely to have a significant effect on the European sites. We would advise that the wording of paragraph 1.32 is amended to read: “The results of the screening assessment show that there is the potential for likely significant effects on the European sites...”.</li> </ul>	<p>made for each development proposal on a case by case basis.</p>
	<p><b>Sustainability Appraisal</b></p> <p>Natural England is satisfied that the sustainability appraisal report meets the requirements of the SEA regulations. We welcome the detailed description of the appraisal methodology including consideration of other relevant plans and programmes, collection of baseline data and identification of indicators, identification of sustainability issues, development of the SA framework from that used for the core strategy, and proposals for monitoring.</p> <p>We welcome objectives H and I to protect biodiversity both within and outside designated sites. Objective H should include protecting locally designated Sites of Importance for Nature Conservation. We are also pleased to note the consideration of Natural England’s Accessible Natural Greenspace Standards under the rationale for sustainability objective C. We would advise that these standards should be used as an indicator for monitoring under objective C.</p> <p>The recommendation for biodiversity and green infrastructure protection and enhancement at all sites is welcomed.</p> <p>We support the requirement for project level HRA for some sites. However, table 7.2 states that for policy SHBE-1: “A requirement to deliver ecological mitigation sites within and outside of the South Humber Employment Allocation. This shall be determined by the South Humber Gateway Conservation Mitigation Strategy Delivery Plan (SHGCMSDP) and/or negotiated within the planning application process”. As stated above, the council must commit to mitigation sites at the DPD stage and should not rely on project level HRA.</p>	<p>Comments noted.</p> <p>A new HRA has been undertaken to assess the implications of the Revised Submission Draft DPD.</p> <p>Objective H has been interpreted to include locally designated sites.</p> <p>Policy SHBE-1 states that all development proposals within the site will have to comply with the Waterbird Mitigation</p>

		identified in the SHB Mitigation Strategy.
	<p><b>Habitat Regulations Assessment</b></p> <p>Natural England is pleased to note that many of the comments we made in our response of 22 October 2010 to the previous draft of the Habitat Regulations Assessment have been acted upon and the relevant alterations made, and section 7 on mitigation is now much improved. However, we do not consider that, based on the text to be included in paragraph 3.26 of the DPD, the HRA can conclude that the plan will have no adverse effects on the integrity of the European sites, as explained under policy SHBE-1 above.</p> <p>There are also a number of points which we made in our previous response and in our email of 12 November 2010 to Andrew Taylor, which still need to be clarified; specifically the following:</p> <ul style="list-style-type: none"> <li>• Our response of 6 March 2009 to a previous draft of the HRA referred to considerably more site allocations which would lead to LSE. As site names have now been changed we would wish to be assured that the previous site allocations referred to in our letter of 6 March 2009 have now been assessed as having no LSE.</li> <li>• SCUH9 / SCUH 10 in table 6.1 states that “as the survey took in land outside of the SCUH-8 boundary, it is considered that this survey would have covered the land within SCUH-9”. This still needs to be confirmed as decisions made under the Habitats Regulations require certainty.</li> <li>• BARH3 (table 6.1): The final paragraph with reference to non-physical disturbance leaves some uncertainty as to whether there will be an impact. We would advise that this should be reworded to provide more certainty.</li> <li>• SHBE-1 (table 6.1) refers to South Killingholme Haven Pits SSSI. This should read North Killingholme Haven Pits.</li> </ul>	<p>Comments noted.</p> <p>A new HRA has been undertaken to assess the implications of the Revised Submission Draft DPD.</p>
<p><b>Royal Society for the Protection of Birds</b></p> <p>(Harriet Dennison)</p>	<p><b>Paragraph, 1.32</b></p> <p>Paragraph 1.32 incorrectly refers to Regulation 48 of the Habitats Regulations. Regulation 48, of The Conservation of Habitats and Species Regulations 2010, considers the Surveillance of conservation status of habitats and species. The assessment should be conducted under Regulation 102 of The Conservation of Habitats and Species Regulations 2010.</p> <p><u>Change Requested:</u> The reference to Regulation 48 in paragraph 1.32 should be removed and replaced with Regulation 102.</p>	<p>Comments noted.</p>
	<p><b>Paragraph, 3.26</b></p> <p>The RSPB considers that this paragraph incorrectly states the advice of Natural England and the Royal Society for the Protection of Birds (RSPB). It is the advice of the RSPB that there is a need for a strategic approach to mitigation for loss of waterbird habitat from within the South Humber Gateway. This would require the allocation ability to implement a strategic area(s) of appropriately managed mitigation areas within the South Humber Gateway area defined in North Lincolnshire by Allocation SHBE-1 South Humber Bank. The RSPB's advice is based on the current data and information available with regard to the current nature conservation value of the South Humber Gateway (SHG) and its ecological function for waterbirds in relation to the Humber Estuary Special Protection Area and Ramsar site. We consider that the full delivery of Allocation SHBE-1 as part of the wider SHG, would require the provision of several areas appropriately designed, located and managed blocks of waterbird habitat within the SHG. We have advised that four blocks of mitigation each of a minimum of 50ha in size across the SHG plus and unspecified area outside but close to the SHG would be appropriate mitigation for the loss of habitat from within the SHG employment allocations which span both North Lincolnshire and North East Lincolnshire. The exact location of the individual areas would be determined by availability of suitable areas to provide the mitigation such that it will deliver the appropriate ecological function. A series of ecological principles have been drawn up to inform mitigation location for example the need to have a direct connection to the estuary frontage. The exact size of the individual mitigation areas is dependent on the application of ecological principles for waterbird habitat in this context for the appropriate species, this has been simplified to a model of providing a core area of habitat (20ha) surrounded by and area of habitat (150m wide between the core area and development land and potentially less adjacent to other land uses such as the estuary), this outer habitat is expected to function suboptimally due to edge effects.</p> <p>We consider the section of paragraph 3.26 which incorrectly states the RSPB's advice is not based on factually accurate representation of the evidence base and therefore is not justified.</p> <p><u>Change Requested:</u> We consider that the sentence of paragraph 3.26 which states that “the need for four nature conservation stepping stone areas to be provided within the site , each being of an area up to 50 hectares” should be amended to read “the need for four nature conservation</p>	<p>Comments noted.</p>

	stepping stone areas to be provided within the site , each being of an area a minimum of 50 hectares”. Amending this paragraph as suggested above will, in our view, make this sentence factually correct.	
	<p><b>Policy SHBE-1</b></p> <p>The second and penultimate bullet points in Policy SHBE-1 refer to the “European Habitats Regulations (Birds and Habitats Directives)” and “European Habitat and Bird Regulations”. This reference is not an accurate reference to any particular piece of UK or European legislation. This reference should be amended to refer to either the full an accurate title of the relevant UK legislation or an accepted common reference to the appropriate European Directives or UK legislation. We suggest that an inaccurate and inconsistent references to legislation in this policy are not helpful to readers of the Policy.</p> <p><u>Change Requested:</u> The appropriate piece of legislation being referred to here appears to be The Conservation of Habitats and Species Regulations 2010. These Regulations are referred to earlier in full in the Housing and Employment Land Allocations Submission Draft in paragraph 1.30 with subsequent references to them being a defined term “the Habitats Regulations”. We suggest amending the reference in the second and penultimate bullet points in Policy SHBE-1 from “European Habitat and Bird Regulations” to refer to either the legislation in full or the defined term in paragraph 1.30 of the same document.</p>	Comments noted.
	<p><b>Policy SHBE-1</b></p> <p>We consider that Policy SHBE-1 is not justified in its current form. The Policy as presented does not take full account of the information available which informs the evidence base. We consider that the detailed evidence available should be used to support a robust policy which can demonstrate the ability of the Plan to meet the requirements of Regulations 102 of The Conservation of Habitats and Species Regulations 2010 (the Habitats Regulations).</p> <p>Detailed nature conservation information is available which demonstrates the ecological function to waterbirds of the South Humber Gateway (SHG) area in North Lincolnshire as defined by Policy SHBE-1 in relation to the Humber Estuary Special Protection Area and Ramsar site. This information provides an important part of the evidence base. The information available (such as waterbirds surveys carried out during 2007-2010) suggests that the potential strategic mitigation options required to deliver Policy SHBE-1 are very limited in North Lincolnshire in terms of suitable available waterbird mitigation land. When this Policy is considered in-combination with two large planning proposals currently being pursued in North Lincolnshire it is clear that the necessary mitigation must be secured now and effective implementations measures put in place at the spatial plan level in order to ensure the delivery Policy SHBE-1.</p> <p>Policy SHBE-1 refers to an emerging South Humber Gateway Conservation Mitigation Strategy Delivery Plan (the Delivery Plan). The RSPB has signed a Memorandum of Understanding with a number of other parties which commits us to work towards a strategic mitigation approach, including the steps set out in the Delivery Plan, which addresses the impact of waterbird habitat loss as a result of the implementation of Policy SHBE-1. There is common understanding that a strategic mitigation approach is required and is the only way of meeting the requirements of The Conservation of Habitats and Species Regulations 2010 at plan level without considerable Policy changes. Sufficient information is available to inform this strategic approach. Broad areas of search for potential mitigation were identified and mapped by a sub-group of the South Humber Bank Ecology Group (SHBEG) including North Lincolnshire Council, Natural England and the Humber Industry Nature Conservation Association. A proposal was put forward by the RSPB, Natural England and the Lincolnshire Wildlife Trust in late 2009, following the publication of the South Humber Bank analysis of waterbird usage carried out by Mott MacDonald and the Institute of Estuarine and Coastal Studies in May 20093. The strategic mitigation approach proposed involves; four areas (each a minimum of 50ha) within the SHG along the estuary frontage and an as yet undetermined area outside but close to the SHG.. Full details of this potential solution and the rationale were last circulated to the South Humber Bank Ecology SHBEG for comment in October 2010. We understand that there is not full agreement within the SHEBEG on the details of the proposed strategic mitigation solution, although to date no alternative solutions have been tabled to the best of our knowledge.</p> <p>The Habitats Regulations Assessment of Policy SHBE-1 concludes that there could be and adverse impact on integrity of the Humber Estuary Special Protection Area (SPA) and Ramsar site due to “physical loss and non-physical disturbance: mitigation is required” (Table 6.2, page 69, Habitats Regulations Assessment, Atkins December 2010). The assessment goes on to say “In the case of SHBE-1 there is such a large area of land which will be lost under proposed development that project level mitigation is not considered sufficient” (Page 86, Habitats Regulations Assessment, Atkins December 2010). We support these two conclusions of the Assessment. However, the Assessment also suggests that the</p>	<p>A new HRA has been undertaken to assess the implications of the Revised Submission Draft DPD.</p> <p>Policy SHBE-1 states that all development proposals within the site will have to comply with the Waterbird Mitigation identified in the SHB Mitigation Strategy.</p>

	<p>draft Delivery Plan provides evidence that should the mitigation be delivered appropriately that the impact of waterbird habitat loss as a result of Policy SHBE-1 can be mitigated. The RSPB considers that although at present it is still possible to mitigate the impact of waterbird habitat loss arising from the implementation of Policy SHBE-1, when this potential impact is considered in-combination with other current development proposals within the SHG (as required by Regulation 102) . It is less clear that this can be realistically achieved without strategically securing the ability to deliver sufficient mitigation for Policy SHBE-1 to be implemented in full and avoid an adverse effect on the integrity of the Humber Estuary SPA and Ramsar site.</p> <p><u>Change Requested:</u> The RSPB understands and accepts that full details of the exact location overall area of mitigation required and minimum size of strategic mitigation blocks have not been agreed by the SHBEG to date. We remain committed to the strategic mitigation MoU and completion of the Delivery Plan in order to identify a detailed resolution. However, we are concerned that potential options for strategic mitigation of Policy SHBE-1 are limited and could be threatened by piecemeal development if the strategic direction is not set and safeguarded at plan level including within the Housing and Employment Land Allocations DPD.</p> <p>We do not consider it is appropriate to defer decisions about the necessary mitigation for Policy SHBE-1 to project level when they can and must be resolved at plan level to satisfy Regulation 102 of the Habitats Regulations.</p> <p>We suggest revising the Habitats Regulations Assessment of the Housing and Employment Land Allocations DPD to take full account of all available information which can inform identification of the amount of mitigation required and potentially suitable locations. Once complete we suggest revising the Housing and Employment Land Allocations DPD to safeguard potential mitigation areas of sufficient area, location and appropriate physical character to support the impacted waterbirds of the Humber Estuary SPA and Ramsar site.</p>	
	<p><b>Policy SHBE-1</b> The RSPB considers that the Policy SHBE-1 is not deliverable in its current form. The Habitats Regulations Assessment of Policy SHBE-1 concludes that this Policy could have an adverse effect on the Humber Estuary SPA and Ramsar site unless sufficient, appropriate and effective mitigation can be secured.</p> <p>The Policy does not provide any detail regarding securing and implementing the necessary mitigation. Without identifying the, the availability of sufficient suitable areas for potential mitigation land to meet the overall mitigation requirement it cannot be demonstrated that the potential impacts of SHBE-1 can be mitigated.</p> <p>The necessary information is available to identify the basic mitigation requirements to avoid Policy SHBE-1 having an adverse impact on the Humber Estuary SPA and Ramsar site. The RSPB understands that full details of the exact location overall area of mitigation required and minimum size of strategic mitigation blocks have not been agreed by the SHBEG to date. We remain committed to the strategic mitigation MoU and completion of the Delivery Plan in order to identify a detailed resolution. However, we are concerned that potential options for strategic mitigation of Policy SHBE-1 are limited and could be threatened by piecemeal development if the necessary mitigation is not safeguarded at plan level including within the Housing and Employment Land Allocations DPD. If the necessary mitigation is not identified and secured in principle at plan level through the Allocations DPD it is likely that this Policy will not be deliverable.</p> <p>The identification and safeguarding of potential mitigation is an issue which is shared with North East Lincolnshire as the SHG spans the boundary of these two local authorities. It is not clear from Policy SHBE-1 that this issue has been adequately addressed in a coherent manner between the two local authorities.</p> <p>Due to the importance of this development area and the threats to the available mitigation land. We do not consider decisions about the necessary mitigation for Policy SHBE-1 can be deferred to project level but must be resolved at plan level both to satisfy Regulation 102 of the Habitats Regulations and ensure that the Allocations DPD is deliverable.</p> <p><u>Change Requested:</u> Further detail must be added to the Habitats Regulations Assessment (HRA) of Policy SHBE-1 in respect of direct losses of habitat used by waterbirds of the Humber Estuary SPA and Ramsar site. The HRA must identify the mitigation requirements of Policy SHBE-1. Information already exists to enable a detailed assessment to be completed. The mitigation requirements must then be evaluated against the available potential mitigation land. It is essential that sufficient mitigation land is then secured by the Allocations DPD. If insufficient mitigation is available further work will be needed to identify which parts of Policy SHBE-1 can be delivered with the mitigation available. On the basis of that</p>	<p>Comments noted.</p> <p>A new HRA has been undertaken to assess the implications of the Revised Submission Draft DPD.</p> <p>Introductory text and Policy wording have been amended as appropriate in line with mitigation agreements. All development proposals within the site will have to comply with the Waterbird Mitigation identified in the SHB Mitigation Strategy.</p>

	further work the Policy (and allocation) will need to be modified and the appropriate mitigation secured through the Allocations DPD. If it is not possible to find and secure sufficient mitigation, it is likely that Policy SHBE-1 will be undeliverable.	
<b>Lincolnshire Wildlife Trust</b> (Elizabeth Biott)	<p><b>SCUH-1 Land at Phoenix Parkway Phase 2 (Former reference number 36-40)</b></p> <p>This site is adjacent to Atkinson's Warren Local Wildlife Site (LWS) and Local Nature Reserve (LNR). The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the LWS/LNR. We would recommend that a buffer strip of at least 20 metres is left undeveloped adjacent to the LWS/LNR. The Trust welcomes the site specific criteria under Policy SCUH-1 that any existing trees and hedges around the boundary shall be retained and enhanced, that a Habitats Regulations Assessment of the project will be required at the development control stage and that an ecological survey should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Comments noted.</p> <p>Policy SCUH-1 requires habitat creation of at least 15 metres width to buffer the Atkinson's Warren Local Nature Reserve.</p> <p>Policy SCUH-1 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>SCUH-2 Land at Phoenix Parkway Phase 1 (Former reference number 36-41)</b></p> <p>The Trust welcomes the site specific criterion under Policy SCUH-2 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy SCUH-2 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>SCUH-3 Land at Glebe Pit (Former reference number 36-3)</b></p> <p>The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy SCUH-3 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy SCUH-3 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>SCUH-4 Land at Former Oakfield School (Former reference number 36-47)</b></p> <p>The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy SCUH-4 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present, in particular a bat survey should be undertaken as bats may be present in the buildings to be demolished. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the</p>	<p>Policy SCUH-4 requires an ecological survey to be undertaken prior to any planning application and its</p>

	<p>conservation of biodiversity in exercising its functions.</p>	<p>recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>SCUH-5 Land off Burringham Road (Former reference number 36-46)</b>  The Trust notes that this site used to be used as allotments. The diversity of habitats found in many allotments makes them important for a wide range of plants and animals. As a result allotments are a priority habitat in the Lincolnshire Biodiversity Action Plan (BAP). We would strongly recommend that a criterion is added to Policy SCUH-5 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions. In addition to the above, given that allotments are a Lincolnshire BAP habitat, if the decision is taken to allocate the site for development then consideration should be given to providing substitute habitat for wildlife elsewhere to compensate for the loss of the allotment site.</p>	<p>This site was surveyed in 2007 and 2011. It is mainly species-poor rough grassland with low potential for protected or priority species. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.</p>
	<p><b>SCUH-6 Land at Plymouth Road (Former reference number 36-2)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy SCUH-6 to require a protected species survey to be undertaken to determine whether the site has any important or protected species present. Any important species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>The site is not known locally for its nature conservation interest. Whilst Policy SCUH-6 requires that an ecological survey may be required prior to any planning application and its recommendations implemented to minimise and mitigate potential effects to important habitats and species, biodiversity enhancements should be incorporated into site design.</p>
	<p><b>SCUH-7 Dartmouth Road (Former reference number 36-74)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy SCUH-7 to require a protected species survey to be undertaken to determine whether the site has any important or protected species present. Any important species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy SCUH-C8 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>SCUH-8 Land north of Doncaster Road (Former reference number 36-68)</b>  We note that this site was granted outline planning permission (PA/2007/0828) for residential development in June 2009. Any development that occurs at this site must therefore comply with conditions 20, 21 and 22 attached to the planning permission to ensure that the development conserves and enhances the habitats and species present on the site.</p>	<p>Comment noted.</p>

	<p><b>SCUH-9 Land at Hebden Road (Former reference number 36-72)</b>  <i>The Trust welcomes the site specific criterion under Policy SCUH-9 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present, in particular a bat survey should be undertaken as bats may be present in the buildings to be demolished. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</i></p>	<p><i>This site has been removed from the Revised Submission Draft DPD.</i></p>
	<p><b>SCUH-10 Land south of Ferry Road West (Former reference number 36-5)</b>  We are pleased to note that this site allocation has been altered to remove the area selected as a Local Wildlife Site known as Land Adjacent to Johnson's Transport LWS, and that the LWS will be considered in the design of the development to ensure that there are no adverse impacts on the nature conservation interest of the LWS. We would recommend that a buffer strip of at least 20 metres is left undeveloped adjacent to the LWS/LNR. The Trust welcomes the site specific criteria under Policy SCUH-10 that a Habitats Regulations Assessment of the project will be required at the development control stage and that an ecological survey should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy SCUH-10 states that a 15 metre habitat buffer will be required between developed land and the Local Wildlife Site. Effects should be reduced following the undertaking of an ecological survey if its recommendations are implemented, to minimise and mitigate potential effects to important habitats and species</p>
	<p><b>BARH-1 Land at Pasture Road South Phase 2 (Former reference number IN1-10)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy BARH-1 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy BARH-1 requires an updated ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>BARH-2 Land at Pasture Road South Phase 1 (Former reference number 7-2)</b>  We note that the northern part of this site has planning permission for 135 dwellings and that there is a pending application for an additional 38 dwellings. The Habitats Regulations Assessment reports in Table 5.2 that a detailed ecological study was carried out in March 2009 on this allocation site. However, it is not clear if the whole of the allocation site was surveyed or just the areas pertaining to the two planning applications. If the rest of the site has not been surveyed then we would strongly recommend that a criterion is added to Policy BARH-2 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy BARH-2 requires an updated ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>BARH-3 St Mary's Cycle Works, Marsh Lane (Former reference number 7-15)</b>  The Trust welcomes the site specific criterion under Policy BARH-3 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present, in particular a bat survey should be undertaken as bats may be present in the buildings to be demolished. Any important habitats and species found on site should be protected and</p>	<p>Existing buildings on site show generally low potential for roosting bats. Some have</p>

<p>any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>already been demolished. The remainder of the site is hardstanding with very low habitat value.</p> <p>A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology.</p>
<p><b>BRIH-1 Land north of Atherton Way (Former reference number 10-28)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy BRIH-1 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy SCUH-2 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
<p><b>BRIH-2 Land at Western Avenue (Former reference number 10-1)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy BRIH-2 to require a protected species survey to be undertaken to determine whether the site has any important or protected species present. Any important species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy BRIH-2 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
<p><b>BRIH-3 Land at Wrawby Road Phase 2 (Former reference number 10-31)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy BRIH-3 to require a protected species survey to be undertaken to determine whether the site has any important or protected species present. Any important species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy BRIH-3 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
<p><b>BRIH-4 Land at Wrawby Road Phase 1 (Former reference number 10-2)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy BRIH-4 to require a protected species survey to be undertaken to determine whether the site has any important or protected species present. Any important species found on site should be</p>	<p>Policy BRIH-4 requires an ecological survey to be</p>

	<p>protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>CROH-1 Land to the east of Fieldside (Former reference number 13-10)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy CROH-1 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present, in particular a bat survey should be undertaken as bats may be present in the buildings to be demolished. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy CROH-1 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>KIRH-1 Land at and adjoining Beechcroft, Station Road (Former reference number 27-1)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy KIRH-1 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy KIRH-1 requires that an ecological survey should be undertaken prior to any planning application and its recommendations implemented to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>WINH-1 Land at Mill House Lane (Former reference number 44-7)</b>  The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy WINH-1 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy WINH-1 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>WINH-2 Land North of Cemetery Road (Former reference number 44-5)</b>  The Trust welcomes the site specific criterion under Policy WINH-2 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy WINH-2 requires that an ecological survey of trees and hedgerows should be undertaken prior to any planning application, and its recommendations</p>

		implemented to minimise and mitigate potential effects to important habitats and species.
	<p><b>WINH-3 Land at Top Road (Former reference number 44-1)</b>  The Trust welcomes the site specific criterion under Policy WINH-3 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	Comments noted.
	<p><b>SHBE-1 South Humber Bank (Former reference number IN1-1, 57-1), 3.2</b>  The Lincolnshire Wildlife Trust objects to this proposed allocation as it includes Station Road Field Local Wildlife Site (LWS) and it is adjacent to a number of sites selected as LWSs and one Site of Nature Conservation Importance (SNCI) i.e. Halton Marsh Clay Pits LWS, Chase Hill Wood LWS, Burkinshaw's Covert LWS, Rosper Road Pools LWS and Nature Reserve, and East Halton Dismantled Railway SNCI. North Killingholme Haven Pits SSSI and Nature Reserve has already been isolated by being surrounded by development on three sides. The proposed development would lead to the isolation of Halton Marsh Clay Pits LWS, Chase Hill Wood LWS, Burkinshaw's Covert LWS and Rosper Road Pools LWS/Nature Reserve. This is contrary to Key Principal (ii) of PPS9 which is that "Plan policies and planning decisions should aim to maintain, and enhance, restore or add to biodiversity and geological conservation interests". The Lincolnshire Wildlife Trust welcomes the site specific criteria under Policy SHBE-1 that development shall only take place if there has been appropriate consideration given to the international, national and local protected sites for nature conservation, that there is a requirement to deliver ecological mitigation sites and that an Environmental Impact Assessment and Habitat Regulation Assessment will be required for each individual development proposal to protect and enhance the biodiversity of the Humber Estuary. For a number of years the Trust has objected to the allocation for development of all the remaining agricultural land between Immingham and East Halton Skitter due to the adverse affects that developing this land could have on the international biodiversity interest of the estuary. Being located directly adjacent to the Humber Estuary Special Protection Area (SPA) and Ramsar Site this area is important for roosting and feeding birds from the estuary. If all of the South Humber Bank area is developed there will be a loss of roosting and feeding habitat for the Humber Estuary SPA and Ramsar birds. Lincolnshire Wildlife Trust has signed a Memorandum of Understanding with North Lincolnshire Council and other parties concerned with development on the South Humber Bank and the Trust is actively involved in the partnership working to develop the strategic approach to mitigation plan described in paragraph 3.26. The Trust strongly supports this strategic approach to ensure the integrity of the European site is retained. In order to retain the integrity of the European site some of the land on the South Humber Bank will need to be safeguarded for use by birds from the Humber Estuary SPA and Ramsar Site. Therefore not all of the 900 hectares of land at the SHB Strategic Employment Site will be available for port related development. We welcome recognition of this in Policy SHBE-1 where one of the site specific criteria is a "requirement to deliver ecological mitigation sites within and outside of the South Humber Employment Allocation".</p>	<p>Comments noted.</p> <p>Mitigation requirements from assessments from other proposed development will have to pass the tests of the EU Habitat Regulations and be in compliance with relevant robust mitigation evidence (for example the emerging SHB Mitigation Strategy).</p> <p>Policy SHBE-1 states that 'All development proposals within the site will have to comply with the Waterbird Mitigation identified in the SHB Mitigation Strategy.</p>
	<p><b>NKAE-1 North Killingholme Airfield (Former reference number IN1-2, 31-1), 3.3</b>  The Trust welcomes the site specific criteria under Policy NKAE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage and that ecological and protected species surveys should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy NKAE-1 states that an ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species. It also requires measures to be taken to avoid impacts on the Humber Estuary SAC, SPA and Ramsar.</p>

<p><b>SCUE-1 Normanby Enterprise Park (Former reference number IN1-3, 36-70), 3.4.1</b></p> <p>The Lincolnshire Wildlife Trust objects to this proposed allocation as a large part of this site was selected by the Lincolnshire Biodiversity Partnership Steering Group on 24 March 2010 as a Local Wildlife Site known as Slag Banks LWS, part of which is designated as Phoenix Parkway Local Nature Reserve (LNR). It was selected as a LWS for its acid grassland habitat and as a mosaic of other habitats such as neutral grassland and wetlands. Acid and neutral grasslands are priority habitats in the UK Biodiversity Action Plan and the Lincolnshire Biodiversity Action Plan. PPS9 requires local authorities to take steps to conserve and identify opportunities to enhance, important natural habitat types that have been identified in the Countryside and Rights of Way Act 2000 section 74 list (replaced by the Natural Environment and Rural Communities Act 2006 Section 41 list Habitats and Species of Principal Importance in England). This list comprises the habitats and species identified as priorities under the UK BAP and therefore includes lowland dry acid grassland and neutral grassland. North Lincolnshire Council therefore has a duty to ensure that these important habitats are conserved and enhanced. The Lincolnshire Wildlife Trust objects to the LWS being put forward for development and would urge the Council not to allocate it for development. With regard to the remainder of the site, outside the LWSs, as with all sites put forward for housing or employment in this document we would expect an ecological survey to be carried out on the site to determine whether the site has any important or protected habitats and species present. We would therefore recommend that a site specific criterion is added to Policy SCUE-1 to require an ecological survey to be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions. The Trust welcomes the site specific criterion under Policy SCUE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage.</p>	<p>Comments noted.</p> <p>Policy SCUE-1 requires an ecological survey to be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p> <p>Biodiversity enhancements should be incorporated into site design. Enhancements should focus on provision of open mosaic habitats (OMH) and off-site enhancement of neighbouring Local Nature Reserves, to compensate for loss of OMH on-site.</p>
<p><b>SCUE-2 Mortal Ash Hill (Former reference number 36-66), 3.4.2</b></p> <p>The Lincolnshire Wildlife Trust objects to this proposed allocation as the site includes part of two Local Wildlife Site called Sweeting Thorns and Ashbyville Lake. These sites were selected as Local Wildlife Sites by the Lincolnshire Biodiversity Partnership Steering Group on 24 March 2010. Sweeting Thorns was selected as a LWS for its woodland, heathland and acid grassland habitats and Ashbyville Lake was selected for its acid grassland and wetland habitats. Heathland, acid grassland and wetlands are priority habitats in the UK Biodiversity Action Plan and the Lincolnshire Biodiversity Action Plan. PPS9 requires local authorities to take steps to conserve and identify opportunities to enhance, important natural habitat types that have been identified in the Countryside and Rights of Way Act 2000 section 74 list (replaced by the Natural Environment and Rural Communities Act 2006 Section 41 list Habitats and Species of Principal Importance in England). This list comprises the habitats and species identified as priorities under the UK BAP and therefore includes lowland heathland, dry acid grassland and wetlands. North Lincolnshire Council therefore has a duty to ensure that these important habitats are conserved and enhanced. The Lincolnshire Wildlife Trust objects to parts of these LWSs being put forward for development and would urge the Council not to allocate them for development. With regard to the remainder of the site, outside the LWSs, as with all sites put forward for housing or employment in this document we would expect an ecological survey to be carried out on the site to determine whether the site has any important or protected habitats and species present. We therefore welcome the site specific criterion under Policy SCUE-2 that an ecological survey should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Comments noted.</p> <p>Part of the site is designated as a Local Wildlife Site, though its value has been lost through conversion to arable farmland. Policy SCUE-2 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented to minimise and mitigate potential effects to important habitats and species. Given the proximity to a Local Nature Reserve and the existing landscape features on site, ecological considerations will need to be addressed sympathetically.</p>
<p><b>HUME-1 Humberside Airport (Former reference number IN1-12, CIN9, 55-1), 3.5</b></p> <p>The Lincolnshire Wildlife Trust would strongly recommend that a criterion is added to Policy HUME-1 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act</p>	<p>Policy HUME-1 requires an ecological survey to be undertaken prior to any planning application and its</p>

	<p>2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p>
	<p><b>SANE-1 Sandtoft Business Park (Former reference number IN1-13, 56-1), 3.6</b>  This site includes part of a drain which was selected by the Lincolnshire Biodiversity Partnership Steering Group on 24 March 2010 as a Local Wildlife Site known as Hatfield Waste Drain LWS. The drain was selected as a LWS for very rich aquatic, emergent and marginal flora. If this site is allocated for employment then North Lincolnshire Council must ensure that development does not impact on the nature conservation interest of the LWS. The site is also adjacent to Hatfield Chase Ditches Site of Special Scientific Interest (SSSI). Natural England must be satisfied that development at this site would not adversely impact on the nature conservation interest of the SSSI. The Trust welcomes the site specific criterion under Policy SANE-1 that an ecological survey should be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be allocated for development. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Comments noted.  An Ecology Survey is required.</p>
	<p><b>BARE-1 Humber Bridge Industrial Estate (Former reference number IN1-11, CIN-6, 7-17), 3.7.1</b>  This site is within 20 metres of Pasture Wharf Nature Reserve which is within the Humber Estuary Site of Special Scientific Interest, and is directly adjacent to a site called Barton Tileyards which was selected as a Local Wildlife Site by the LWS Panel on 24 November 2008. The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the nature reserve or the LWS. The Trust welcomes the site specific criteria under Policy BARE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage and that a site survey should be conducted for protected species and habitats. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions. The eastern part of the proposed allocation is within an area identified by the Lincolnshire Wildlife Trust as having the potential to provide freshwater habitats to replace those which will possibly be lost at Far Ings National Nature Reserve in the next 20 to 40 years from inundation as the sea defences are not improved. The Humber Flood Risk Management Strategy is not proposing to provide protection for freshwater habitats associated with the Humber Special Area of Conservation at Far Ings, therefore it will be necessary to establish similar habitat elsewhere in close proximity within the next 20 to 40 years. Development of this site would reduce the potential area available for wetland habitat creation. As a result of this, and the close proximity of the western part of the proposed allocation to Pasture Wharf Nature Reserve the Trust objects to this allocation.</p>	<p>Policy BARE-1 requires that an ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species. It also requires measures to be taken to avoid impacts on the Humber Estuary SAC, SPA and Ramsar.  A new HRA has been undertaken to assess the implications of the Revised Submission Draft DPD.  An HRA of the project will be required at the development control stage when detailed designs are available, to further examine the potential for the proposed development to result in an adverse impact on the integrity of the international site. Should any mitigation be required, it</p>

		<p>should be integrated in to detailed designs and the delivery must be agreed prior to granting planning permission. If with mitigation, it cannot be proven that there will be no effects on integrity then planning permission will be refused.</p>
	<p><b>BRIE-1 Former Brigg Sugar (Former reference number IN1-9, 10-19), 3.7.2</b>          BRIE-1 Former Brigg Sugar (Former reference number IN1-9, 10-19) This site is adjacent to Silversides Settling Ponds Site of Nature Conservation Importance (SNCI). The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the SNCI. We would recommend that a buffer strip of at least 20 metres is left undeveloped adjacent to the SNCI. The Trust welcomes the site specific criterion under Policy BRIE-1 that an ecological survey should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be allocated for development. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Mitigation measures may be required to avoid impacts on the River Ancholme LWS.</p> <p>Policy wording to state that a comprehensive landscaping scheme, including biodiversity enhancement, is required that shows how the site can be screened and the visual impact of the development from nearby residential properties and open countryside be minimised.</p>
	<p><b>NEWE-1 New Holland Industrial Estate (Former reference number CIN-12), 3.8.1</b>          NEWE-1 New Holland Industrial Estate (Former reference number CIN-12) This site is within 100 metres of Fairfield Pit Nature Reserve which is within the Humber Estuary Site of Special Scientific Interest. The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the nature reserve. The Trust welcomes the site specific criteria under Policy NEWE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage and that an ecological survey should be conducted for protected species and habitats. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	<p>Policy NEWE-1 requires that an ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species. It also requires measures to be taken to avoid impacts on the Humber Estuary SAC, SPA and Ramsar.</p> <p>A new HRA has been undertaken to assess the implications of the Revised Submission Draft DPD.</p> <p>An HRA of the project will be required at the development</p>

		control stage when detailed designs are available, to further examine the potential for the proposed development to result in an adverse impact on the integrity of the international site. Should any mitigation be required, it should be integrated in to detailed designs and the delivery must be agreed prior to granting planning permission. If with mitigation, it cannot be proven that there will be no effects on integrity then planning permission will be refused.
	<p><b>EALE-1 Spen Lane, Ealand (Former reference number CIN-16, 14-5), 3.8.2</b></p> <p>EALE-1 Spen Lane, Ealand (Former reference number CIN-16, 14-5) This site is close to Stainforth and Keadby Canal Corridor Local Wildlife Site (LWS). The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the LWS. The Trust welcomes the site specific criterion under Policy EALE-1 that the North Soak Drain to the south should be surveyed and assessed and that any proposals for the site should provide mitigation to ensure that they do not affect the ecological value of the drain. However, we would strongly recommend that there is a requirement for an ecological survey to be undertaken across the whole of the site to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	Policy EALE-1 requires an ecological survey to be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.
	<p><b>EALE-2 Land South of Railway, Ealand (Former reference number IN1-14), 3.8.3</b></p> <p>EALE-2 Land South of Railway, Ealand (Former reference number IN1-14). This site is adjacent to Stainforth and Keadby Canal Corridor Local Wildlife Site (LWS). The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the LWS. We would recommend that a buffer strip of at least 20 metres is left undeveloped adjacent to the LWS. The Trust welcomes the site specific criterion under Policy EALE-2 that an ecological survey should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>	Policy EALE-2 requires an ecological survey to be undertaken prior to development on the site and its recommendations implemented. This may include the reduction in the size of the allocation to allow a significant buffer area between the designated sites and development.
<p><b>English Heritage</b> (Ian Smith)</p>	<p><b>Policy BARH-3</b></p> <p>Two of the buildings on this site lie within the Barton-Upon-Humber Conservation Area and both have been identified in the 2002 draft Conservation Area Appraisal as being Buildings of Townscape Merit. These are buildings whose- "age and architectural interest is considered to provide sufficient justification for them to be given special protection and the Council will resist their demolition unless the applicant can prove that the building is beyond the point of economic repair" [Barton-Upon- Humber draft Conservation Area Appraisal, Paragraph 5.9].</p>	Comments noted.

	<p>For the building on Soutergate the Appraisal considers that “the warehouse and wall are important in views along the street and the loss of either of these features would be detrimental to the character of the conservation area”. [Paragraph 6.3].</p> <p>The Appraisal notes that the building on Marsh Lane makes “an important contribution to the character and appearance of the conservation area” [Paragraph 6.5].</p> <p>It is clear, therefore, that these buildings are recognised by the Council as contributing to the significance of the Conservation Area and which, as a result, fall to be considered under the provisions of Policy HE9 of PPS5 - i.e. there is a presumption in favour of their conservation.</p> <p>However, the sixth bullet-point of Policy BARH-3 states that demolition of the buildings on the site may be necessary in order to enable a comprehensive redevelopment scheme. This seems to ignore the Council’s own assessment that two of the buildings on this site make an important contribution to the character of the Barton-Upon-Humber Conservation Area and should be retained. Moreover the loss of buildings which contribute to the significance of a Conservation Area without clear and convincing justification is in conflict with national policy guidance.</p> <p>Consequently, the Policy should make it clear that development proposals will be expected to retain those buildings which have been identified as making a positive contribution to the Barton-Upon-Humber Conservation Area. In line with the approach set out in Paragraph 2.32 of this DPD, the justification should also inform users of the document that the site lies partly within the Barton-Upon-Humber Conservation Area and that development proposals should seek to conserve those elements which contribute to its significance.</p> <p><u>Change Requested:</u></p> <p>(a) Amend the sixth bullet-point to read: “Demolition of existing buildings on the site may be required in order to enable comprehensive development. However, the buildings on Soutergate and Marsh Lane which lie within the Barton-Upon- Humber Conservation Area should be retained”.</p> <p>(b) Add the following additional Paragraph to the justification: “As part of this site lies within the Barton-Upon- Humber Conservation Area development proposals will be required to demonstrate that they will conserve those elements which have been identified as contributing to the significance of this area. The buildings on Soutergate and Marsh Lane which lie within the Barton-Upon- Humber Conservation Area should be retained.”</p>	<p>Policy wording has been changed accordingly.</p> <p>Justification has been amended to include the suggested wording.</p>
	<p><b>Policy CROH-1</b></p> <p>This site adjoins (and in one part falls within) the boundary of the Crowle Conservation Area. In line with the approach set out in Paragraph 2.32 of this DPD, the justification should inform users of this fact and that development proposals will need to conserve those elements which contribute to the significance of the Conservation Area.</p> <p><u>Change Requested:</u> Add the following additional Paragraph to the justification:- “The site adjoins the boundary of the Crowle Conservation Area. Development proposals should ensure that those elements which contribute to its significance are conserved”.</p>	<p>Justification has been amended to include the suggested wording.</p>
	<p><b>Policy SHBE-1</b></p> <p><b>General</b></p> <p>There are a number of designated heritage assets in the vicinity of this allocation including the Grade I Listed Church of St Peter at East Halton, and a line of four medieval moated sites which are designated as Scheduled Monuments.</p> <p>English Heritage is not opposed to industrial development on the South Humber Bank and recognizes that large scale industrial development in this area will inevitably have some impact upon the settings of a number of heritage assets within the surrounding area. However, we are particularly concerned about two elements of this allocation:-</p> <p>(a) Firstly, the proposal to encroach into the area currently identified as Landscape Buffer Zone in the Adopted North Lincolnshire Local</p>	<p>Comments noted.</p>

	<p>Plan (and safeguarded under the provisions of Policy IN6 of that Plan). It is our view that development so close to the Scheduled Monuments at East Halton would result in a significant adverse impact upon their setting. In the case of the most northerly of these monuments (the Manor Farm moated site), such a development could result in substantial harm to the significance of this nationally-important site.</p> <p>These monuments form part of a series of moated sites in East Halton and North Killingholme parishes which are considered to be regionally notable for their large size, good preservation, and for their close grouping within neighbouring villages characterised by good preservation of early settlement and landscape features. This combination of medieval moated sites within their historic landscape setting is highly significant in heritage terms and is unmatched in this part of the region.</p> <p>The historic landscape setting of the moated sites makes a major contribution to the heritage significance of these nationally important monuments, providing them with a visual context and also a physical, archaeological and historic context encompassing several centuries of history. On the north and east side of the monuments, their settings effectively extend out from the village to the Humber marsh and shore. This area encompasses the landscape features linked to the phases of the monuments' history: areas of medieval ridge and furrow, small hedged fields created by late medieval and early post-medieval piecemeal enclosure, and the more rectilinear early 19th century Parliamentary Enclosure fields stretching towards the Humber shore.</p> <p>Within this wider setting, the primary core setting of the East Halton moated sites extends in a broad band ranging between 500 and 1000 metres wide around the north east and east side of Manor Farm moated site and running south along the east side of the village, past Baysgarth Moated site and into North Killingholme parish. It contains areas of ridge and furrow and other agricultural features of medieval and postmedieval origin, early enclosed fields and later Parliamentary enclosure fields; all of which are significant in terms of visual setting and local context. This core setting area, closely associated with the historic village and its moated sites, provides a visual and historic context for the Scheduled Monuments and is fundamental to their heritage significance.</p> <p>A significant portion of the most important and sensitive part of the core setting of the monuments at Baysgarth and Manor Farm is currently included within the Landscape Buffer Zone defined in the 2003 North Lincolnshire Local Plan, which extends along the east side of East Halton village and into North Killingholme parish. Taking account of the allocations in this area for industrial development, and the consequent potential for large scale and intrusive developments in this area of the South Humber Bank, we consider that the Landscape Buffer Zone defined in the Adopted Local Plan should be regarded as the effective minimum area of the core setting of these moated site monuments which should be kept free from development.</p> <p>PPS5 makes it clear that there is a presumption in favour of the conservation of such heritage assets. An allocation which resulted in development which would be likely to cause harm to the significance of a nationally important archaeological site would be contrary to this guidance. It would also conflict with Policy CS6 of the Submission Core Strategy.</p> <p>(b) Secondly, large scale industrial development in this area will inevitably have an impact upon the settings of a number of heritage assets within the surrounding area. The need to conserve nearby heritage assets in line with national policy guidance could present a major constraint on the extent of the site that is developable and/or the form which such development might take. However, there is no recognition within either the Policy or its justification of the presence of any designated heritage assets in the vicinity of Site SHBE-1 or the need for development proposals to ensure that the elements which contribute to the significance of these assets will be adequately conserved. In this respect, the Plan's approach to the historic environment is markedly different to that taken to the natural environment.</p> <p>In line with the approach set out in Paragraph 2.32 of this DPD, the presence of the Scheduled Monuments adjacent to this site and other designated heritage assets in its vicinity should be included as part of the reasoned justification. In addition, a bullet point should be added to the Policy setting out a requirement that development proposals will need to conserve those elements which contribute to their significance.</p> <p><u>Change Requested:</u></p>	<p>This comment is out of date. The boundary of the employment land is now determined by the Able Logistics Park planning permission.</p> <p>Policy SHBE-1 has been amended to incorporate the</p>
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	<p>(a) Delete that part of Site SHBE-1 which falls within the Landscape Buffer Zone as defined in the Adopted North Lincolnshire Local Plan.</p> <p>(b) Add the following additional bullet-point to Policy SHBE-1:- “An assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of designated assets within the vicinity of this area, especially the Scheduled Monuments to the west of this allocation. Development proposals should ensure that those elements which contribute to their significance are conserved”.</p> <p>(c) Add an additional Paragraph to the justification:- “There are a number of important designated heritage assets in the vicinity of this allocation including a line of Scheduled Monuments in East Halton and North Killingholme parishes. An assessment of the impact of proposals upon these assets will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved”</p>	<p>proposed change.</p> <p>Policy SHBE-1 has been amended to incorporate the proposed change.</p> <p>SHBE-1 has been amended to incorporate the proposed change.</p>
	<p><b>Policy NKAE-1</b></p> <p>There are a number of designated heritage assets in the vicinity of this allocation. These include the Grade I Listed Church of St Peter at East Halton (460 metres to the north east of this area) and a line of four medieval moated sites which are designated as Scheduled Monuments (the closest of which is 360 metres from the eastern edge of this site).</p> <p>These monuments form part of a series of moated sites in East Halton and North Killingholme parishes which are considered to be regionally notable for their large size, good preservation, and for their close grouping within neighbouring villages characterised by good preservation of early settlement and landscape features. This combination of medieval moated sites within their historic landscape setting is highly significant in heritage terms and is unmatched in this part of the region.</p> <p>Large scale industrial development in this area will inevitably have a impact upon the setting of a number of heritage assets within the surrounding area. The need to conserve heritage assets in line with national policy guidance could present a major constraint on the extent of the site that is developable and/or the form which such development might take. However, there is no recognition within either the Policy or its justification of the presence of any designated heritage assets in the vicinity of Site NKAE-1 or the need for development proposals to ensure that those elements which contribute to the significance of these assets will be adequately conserved.</p> <p>In line with the approach set out in Paragraph 2.32 of this DPD, the presence of designated heritage assets in the vicinity of this allocation should be included as part of the reasoned justification. In addition, a bullet-point should be added to the Policy setting out a requirement that development proposals will need to conserve those elements which contribute to their significance.</p> <p><u>Change Requested:</u></p> <p>(a) Add the following additional bullet-point to Policy NKAE-1: “An assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of designated assets within the vicinity, especially the Scheduled Monuments to the east of this allocation and the Grade I Listed Church at East Halton. Development proposals should ensure that those elements which contribute to their significance are conserved”</p> <p>(b) Add an additional Paragraph to the justification: “There are a number of important designated heritage assets in the vicinity of this allocation including a line of Scheduled Monuments in East Halton and North Killingholme parishes and a Grade I Listed Church at East Halton. An assessment of the impact of proposals upon these assets will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved”</p>	<p>Comments noted.</p> <p>Policy wording has been changed accordingly.</p> <p>Justification has been amended to include the suggested wording.</p>
	<p><b>Policy SCUE-1</b></p> <p>The western part of this proposed allocation adjoins the boundary of Flixborough Saxon nunnery and the site of All Saints Medieval Church and Burial Ground. This area is designated a Scheduled Monument. In addition, there is also a moated site to the east of the monument which may also be of national importance.</p> <p>PPS5 makes it clear that there is a presumption in favour of the conservation of such heritage assets. An allocation which resulted in</p>	<p>Comments noted.</p>

	<p>development which would be likely to cause harm to the significance of a nationally important archaeological site (whether Scheduled or not) would be contrary to this guidance. It would also conflict with Policy CS6 of the Submission Core Strategy.</p> <p>There has been no assessment undertaken of the potential impact which this allocation might have upon those elements which contribute to the significance of either the adjacent Scheduled Monument or the unscheduled moated site.</p> <p>The need to conserve these heritage assets in line with national policy guidance could present a major constraint on the extent of the site that is developable and/or the form which such development might take. However, there is no mention, at all, made of the presence of these heritage assets, or the constraints that they might pose to the development of the western part of this allocation.</p> <p>If the Council wishes to pursue this entire site as an allocation, it will need to clearly demonstrate (as part of its Evidence Base) that the western part of the area is capable of being developed in a manner which would be consistent with the advice given in PPS5.</p> <p>The presence of the Scheduled Monument adjacent to this site and other archaeological remains within the allocated area which might, potentially, be of national importance, should also be included within the Policy itself and as part of the reasoned justification together with a requirement that development proposals will need to conserve those elements which contribute to their significance.</p> <p><u>Change Requested:</u></p> <p>(a) An assessment should be undertaken of the potential impact which the development of this allocation might have on those elements which contribute to the significance of the heritage assets on and adjacent to this area. If it is likely to result in harm to these assets then either:</p> <ol style="list-style-type: none"> <li>1. The extent of the allocation should be reduced to ensure that this harm is minimised, or</li> <li>2. The Council clearly sets out why the development of those areas of the site which would be likely to cause harm to these heritage assets should be permitted in line with Policy HE9.2 of PPS5.</li> </ol> <p>(b) Add the following additional bullet-point to Policy SCUE-1: “An assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of the Scheduled Monument to the west of this allocation and to the moated site which lies within this site. Development proposals should ensure that those elements which contribute to their significance are conserved”</p> <p>(c) Add an additional Paragraph to the justification: “The site lies adjacent to a Scheduled Monument and includes a moated site which may also be of national importance. An assessment of the impact of proposals upon these assets will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved”.</p>	<p>Comments noted.</p> <p>Policy wording has been changed accordingly.</p> <p>Justification has been amended to include the suggested wording.</p>
	<p><b>Policy HUME-1</b></p> <p>There is a large and extensive Iron Age and Roman settlement just 300 metres to the north-east of this area. This is designated a Scheduled Monument. Given the close proximity of the monument to this allocation, there is a high likelihood of archaeological remains within the area covered by HUME-1. These remains could, potentially, be of national importance.</p> <p>In line with the guidance in PPS5, those proposing development on this site will need to assess the significance of any heritage assets likely to be affected together with an evaluation of the potential impact which their proposals might have upon them. This may, potentially, constrain the form of development upon this allocation.</p> <p>Policy HUME-1 and its justification should inform potential developers of the possibility of archaeological remains within the allocated area and the implications that this might have upon development proposals.</p> <p><u>Change Requested:</u></p> <p>(a) Add the following additional bullet-point to Policy HUME-1: “An assessment will need to be undertaken to determine the impact of</p>	<p>Comments noted.</p> <p>SA recommendations reflect these comments. Policy</p>

	<p>development proposals upon any archaeological remains on the site.”</p> <p>(b) Add an additional Paragraph to the justification: “ The site lies 300 metres from an extensive Iron Age and Roman settlement which is designated a Scheduled Monument. There is a high likelihood, therefore, that there may be archaeological remains on this site, some of which may be of national importance. An archaeological assessment of the impact of proposals will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved”</p>	<p>HUME-1 requires that an Heritage Assessment will be required.</p> <p>Justification has been amended to include the suggested wording.</p>
	<p><b>Policy SANE-1</b></p> <p>There are a number of Grade II Listed Buildings at Sandtoft Grange Farm to the west of this proposed allocation.</p> <p>PPS5 makes it clear that there is a presumption in favour of the conservation of such designated heritage assets. An allocation which resulted in development which would be likely to cause harm to the significance of these buildings (this includes harming their setting) would be contrary to this guidance. It would also conflict with Policy CS6 of the Submission Core Strategy.</p> <p>The need to conserve these heritage assets in line with national policy guidance could constrain the extent of the site that is developable and/or the form which such development might take. However, there is no mention, at all, made of the presence of these Listed Buildings, or the constraints that they might pose to the development of the western part of this allocation.</p> <p>In line with the approach set out in Paragraph 2.32 of this DPD, the presence of designated heritage assets in the vicinity of this allocation should be included as part of the reasoned justification. In addition, a bullet-point should be added to the Policy setting out a requirement that development proposals will need to conserve those elements which contribute to their significance.</p> <p><u>Change Requested:</u></p> <p>(a) Add the following additional bullet-point to Policy SANE-1: “An assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of the Listed Buildings to the west of this allocation. Development proposals should ensure that those elements which contribute to its significance are safeguarded”.</p> <p>(b) Add an additional Paragraph to the justification: “There are a group of Listed Buildings to the west of this site. An assessment of the impact of proposals upon these assets will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved”</p>	<p>Policy wording has been changed accordingly.</p> <p>Justification has been amended to include the suggested wording.</p>
	<p><b>Croxton</b></p> <p>A number of the Inset Maps do not show Scheduled Monuments (e.g Croxton [Inset 72; Humberside Airport [Inset 55])</p>	<p>Comments noted.</p>
	<p><b>Humberside International Airport</b></p> <p>A number of the Inset Maps do not show Scheduled Monuments (e.g. Croxton [Inset 72]; Humberside Airport [Inset 55])</p>	<p>Comments noted.</p>
	<p><b>Kirmington</b></p> <p>That part of the Grade I Registered Historic Park and Garden at Brocklesby Park which falls within the North Lincolnshire area should be identified on the Proposals Map [Inset 26].</p>	<p>Comments noted.</p>
	<p><b>Sustainability Appraisal - Appendix I.13 – Site BARH-3 St Mary’s Cycle Works, Barton-Upon- Humber, SA Objective m – historic environment</b></p>	

	<p><b>Summary of effects</b> As the Sustainability Appraisal notes, part of this site lies within the Barton-Upon- Humber Conservation Area. However, the sixth bullet point of Policy BARH-3 states that demolition of the buildings on the site may be necessary in order to enable a comprehensive redevelopment scheme.</p> <p>This seems to ignore the Council's own assessment that the two of the buildings on this site which lie within the Conservation Area make an important contribution to its character and, according to the Assessment, should be retained. The demolition of these buildings would, in all probability, result in a negative impact upon the character of this part of the Conservation Area.</p> <p><b>Change Requested:</b> <b>Recommendation/Mitigation</b> In order to reduce the likelihood of this allocation having an adverse impact upon Sustainability Appraisal Objective m, the Policy should be amended to make it clear that development proposals will be expected to retain those buildings which have been identified as making a positive contribution to the Barton-Upon- Humber Conservation Area.</p>	<p>Policy BARH-3 states that buildings on Soutergate and Marsh Lane which lie within the Barton Upon Humber Conservation Area should be retained.</p>
	<p><b>Sustainability Appraisal - Appendix J – Table J.1 Site SHBE-1 South Humber Bank, SA Objective m – historic environment</b></p> <p>There are a number of designated heritage assets in the vicinity of this allocation including the Grade I Listed Church of St Peter at East Halton, and a line of four medieval moated sites which are designated as Scheduled Monuments.</p> <p><b>Effects – Magnitude</b> It is our view that development so close to the Scheduled Monuments at East Halton would result in significant adverse impact to their setting. In the case of the Manor Farm moated site, such a development could result in substantial harm to the heritage significance of this nationally important site. In our view this would result in a major negative impact.</p> <p><b>Effects - Certainty</b> The certainty of substantial harm to the Scheduled Monuments as a result of this allocation we would assess as High.</p> <p><b>Assessment</b> Over all periods, the Impact identified above would be strongly negative. The Summary Assessment, of the above impact would be strongly negative.</p> <p><b>Summary of effects</b> It should be noted that:</p> <p>“There are a number of designated heritage assets in the vicinity of this allocation. These include the Grade I Listed Church of St Peter at East Halton, and a line of four medieval moated sites which are designated as Scheduled Monuments.</p> <p>Large scale industrial development in this area will inevitably have an impact upon the settings of a number of heritage assets within the surrounding area. This is especially so of the Scheduled Monuments at East Halton where development could result in substantial harm to the significance of these nationally-important sites”.</p>	<p>Comments noted.</p> <p>Policy to state that an assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of designated assets within the vicinity, especially the Scheduled Monuments to the east of this allocation and the Grade I Listed Church at East Halton. Development proposals</p>

	<p><u>Change Requested:</u> <u>Recommendation/Mitigation</u></p> <p>In order to reduce the likelihood of this allocation having a significant adverse impact upon Sustainability Appraisal Objective m, it is suggested that the following mitigation measures are introduced into the Plan:</p> <p>In order to safeguard the setting of the Scheduled Monuments at East Halton, that part of Site SHBE-1 which falls within the Landscape Buffer Zone as defined in the Adopted North Lincolnshire Local Plan should be deleted.</p> <p>The presence of the Scheduled Monuments adjacent to this site and other designated heritage assets in its vicinity should be included as part of the reasoned justification. In addition, a bullet-point should be added to the Policy setting out a requirement that development proposals will need to conserve those elements which contribute to their significance.</p>	<p>should ensure that those elements which contribute to their significance are conserved.</p> <p>This comment is out of date. The boundary of the employment land is now determined by the Able Logistics Park planning permission.</p> <p>There are a number of important designated heritage assets in the vicinity of this allocation. An assessment of the impact of proposals upon these assets will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved.</p>
	<p><b>Sustainability Appraisal - Appendix J – Table J.2 Site NKA E-1 North Killingholme Airfield, SA Objective m – historic environment</b></p> <p>There are a number of designated heritage assets in the vicinity of this allocation. These include the Grade I Listed Church of St Peter at East Halton (460 metres to the north-east of this area) and a line of four medieval moated sites which are designated as Scheduled Monuments (the closest of which is 360 metres from the eastern edge of this site). Consequently, we consider that the assessment should be amended along the following lines:-</p> <p><b><u>Effects – Magnitude</u></b> The impact of the development of this allocation on nearby heritage assets is, at this stage, uncertain and will depend on the nature of the schemes that come forward.</p> <p><b><u>Effects Temporary/Permanent</u></b> The impacts upon designated assets in the vicinity of the site are likely to be permanent (given that the buildings on this allocation will be there beyond the end of the plan period).</p> <p><b><u>Assessment</u></b> The effects of the development of this allocation upon heritage assets in the vicinity of this allocation could be anything from no effect to strongly negative (there are designated assets which PPS5 considers to be of the highest significance within 450 metres of this site). Overall, given the uncertainty regarding the form and scale of development on this allocation we consider that it would be more appropriate to rate the effects against this SA Objective as moderately negative.</p> <p><b><u>Summary of effects</u></b> It should be noted that:</p> <p>"There are a number of designated heritage assets in the vicinity of this allocation. These include the Grade I Listed Church of St Peter at East Halton, and a line of four medieval moated sites which are designated as Scheduled Monuments.</p>	<p>Comments noted.</p>

	<p>Large scale industrial development in this area will inevitably have an impact upon the settings of a number of heritage assets within the surrounding area. This may harm the significance of some designated sites”.</p> <p><u>Change Requested:</u> <u>Recommendation/Mitigation</u></p> <p>In order to reduce the likelihood of this allocation having an adverse impact upon Sustainability Appraisal Objective m, it is suggested that the following mitigation measures are introduced into the Plan:</p> <p>The presence of the Scheduled Monuments adjacent to this site and other designated heritage assets in its vicinity should be included as part of the reasoned justification. In addition, a bullet-point should be added to the Policy setting out a requirement that development proposals will need to conserve those elements which contribute to their significance.</p>	<p>Policy NKAE-1 and Justification have been amended to include the suggested wording.</p>
	<p><b>Sustainability Appraisal - Appendix J – Table J.3 Site SCUE-1 Normanby Enterprise Park, Scunthorpe, SA Objective m – historic environment</b></p> <p>The western part of this proposed allocation adjoins the boundary of Flixborough Saxon Nunnery and the site of All Saints Medieval Church and Burial Ground. This area is designated a Scheduled Monument. In addition, there is also a moated site to the east of the monument which may also be of national importance. Consequently, we consider that the assessment should be amended along the following lines:-</p> <p><b><u>Effects – Magnitude</u></b></p> <p>The impact of the development of this allocation on heritage assets, particularly the Adjacent Scheduled Monument is, at this stage, uncertain and will depend on the nature of the schemes that come forward.</p> <p><b><u>Effects Temporary/Permanent</u></b></p> <p>The impacts upon heritage assets on and in the vicinity of the site are likely to be permanent (given that the buildings on this allocation will be there beyond the end of the plan period).</p> <p><b><u>Assessment</u></b></p> <p>The effects of the development of this allocation upon heritage assets both on and in the vicinity of this allocation could be anything from no effect to strongly negative (there is a designated asset which PPS5 considers to be of the highest significance abutting this site). Overall, given the uncertainty regarding the form and scale of development on this allocation we consider that it would be more appropriate to rate the effects against this SA Objective as moderately negative.</p> <p><b><u>Summary of effects</u></b></p> <p>It should be noted that:-</p> <p>“The western part of this proposed allocation adjoins the boundary of Flixborough Saxon Nunnery and the site of All Saints Medieval Church and Burial Ground. This area is designated a Scheduled Monument. In addition, there is also a moated site to the east of the monument which may also be of national importance.</p> <p>Large scale industrial development in this area is almost certainly going to have an impact upon these heritage assets. This may result in harm to their significance”.</p> <p><u>Change Requested:</u> <u>Recommendation/Mitigation</u></p> <p>In order to reduce the likelihood of this allocation having an adverse impact upon Sustainability Appraisal Objective m, it is suggested that the following mitigation measures are introduced into the Plan:</p> <p>(a) An assessment should be undertaken of the potential impact which the development of this allocation might have on those elements which contribute to the significance of the heritage assets on and adjacent to this area. If it is likely to result in harm to these assets</p>	<p>Comments noted.</p> <p>Justification has been amended accordingly.</p> <p>SA recommendations reflect these comments. Policy wording and Justification have been changed accordingly.</p>

	<p>then either:</p> <ol style="list-style-type: none"> <li>1. <u>The extent of the allocation should be reduced to ensure that this harm is minimised, or</u></li> <li>2. The Council clearly sets out why the development of those areas of the site which would be likely to cause harm to these heritage assets should be permitted in line with Policy HE9.2 of PPS5.</li> </ol> <p>b) The presence of the Scheduled Monuments adjacent to this site and other designated heritage assets in its vicinity should be included as part of the reasoned justification. In addition, a bullet-point should be added to the Policy setting out a requirement that <u>development proposals will need to conserve those elements which contribute to their significance.</u></p>	
	<p><b>Sustainability Appraisal - Appendix J – Table J.5 Site HUME-1 – Humberside Airport SA Objective m – historic environment</b></p> <p>There is a large and extensive Iron Age and Roman settlement just 300 metres to the north-east of this area. This is designated a Scheduled Monument. Given the close proximity of the monument to this allocation, there is a high likelihood of archaeological remains within the area covered by HUME-1. These remains could, potentially, be of national importance. Consequently, we consider that the assessment should be amended along the following lines:-</p> <p><b><u>Effects – Magnitude</u></b> Given the potential for archaeological remains on this site, the impact of development upon these assets is, at this stage, uncertain and will depend on the nature of the schemes that come forward.</p> <p><b><u>Effects Temporary/Permanent</u></b> The impacts upon heritage assets on and in the vicinity of the site are likely to be permanent (given that the buildings on this allocation will be there beyond the end of the plan period).</p> <p><b><u>Assessment</u></b> The effects of the development of this allocation upon heritage assets could be anything from no effect to strongly negative. Overall, given the uncertainty regarding the form and scale of development on this allocation we consider that it would be more appropriate to rate the effects against this SA Objective as moderately negative.</p> <p><b><u>Summary of effects</u></b> It should be noted that: “There is a large and extensive Iron Age and Roman settlement just 300 metres to the north east of this area. This is designated a Scheduled Monument. Given the close proximity of the monument to this allocation, there is a high likelihood of archaeological remains within the area covered by HUME-1. These remains could, potentially, be of national importance.</p> <p>The development of this area could have an impact upon heritage assets. This may result in harm to their significance”.</p> <p><b><u>Change Requested:</u></b></p> <p><b><u>Recommendation/Mitigation</u></b> In order to reduce the likelihood of this allocation having an adverse impact upon Sustainability Appraisal Objective m, Policy HUME-1 and its justification should inform potential developers of the possibility of archaeological remains within the allocated area and the implications that this might have upon development proposals.</p>	<p>Comments noted.</p> <p>SA recommendations reflect these comments. Policy HUME-1 Justification includes the suggested wording.</p> <p>Policy wording has been changed accordingly.</p>
	<p><b>Sustainability Appraisal - Appendix J – Table J.6 Site SANE-1 – Sandtoft Business Park, SA Objective m – historic environment</b></p> <p>There are a number of Grade II Listed Buildings at Sandtoft Grange Farm to the west of this proposed allocation. Consequently, we consider that the assessment should be amended along the following lines:-</p>	<p>Comments noted.</p> <p>Policy wording and</p>

	<p><b><u>Effects – Magnitude</u></b> The impact of development upon those elements which contribute to the significance of the Listed Buildings to the west of the allocated area assets is, at this stage, uncertain and will depend on the sensitivity of the schemes that come forward.</p> <p><b><u>Effects Temporary/Permanent</u></b> The impacts upon heritage assets on and in the vicinity of the site are likely to be permanent (given that the buildings on this allocation will be there beyond the end of the plan period).</p> <p><b><u>Assessment</u></b> The effects of the development of this allocation upon heritage assets could be anything from no effect to strongly negative. Overall, given the uncertainty regarding the form and scale of development on this allocation we consider that it would be more appropriate to rate the effects against this SA Objective as moderately negative.</p> <p><b><u>Summary of effects</u></b> It should also be noted that: "There are a number of Grade II Listed Buildings at Sandtoft Grange Farm to the west of this proposed allocation. Large scale industrial development in this area could have an impact upon these heritage assets. This may result in harm to their significance".</p> <p><b><u>Change Requested:</u></b></p> <p><b><u>Recommendation/Mitigation</u></b> In order to reduce the likelihood of this allocation having an adverse impact upon Sustainability Appraisal Objective m, the Policy should be amended to make it clear that development proposals will be expected to safeguard those elements which contribute to the significance of the Listed Buildings at Sandtoft Grange.</p>	<p>Justification have been changed accordingly. An assessment of the impact of proposals upon these Listed Buildings/structures will be required and the scheme will need to demonstrate how those elements which contribute to their significance will be conserved.</p>
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# 3 Development of the Sustainability Appraisal Framework

## Introduction

- 3.1 The development of a sustainability appraisal framework is a key component in completing the SA, by synthesising objectives relevant to the SA, the baseline information and sustainability issues into a systematic and easily understood tool. This enables the prediction and assessment of effects arising from the H&ELA DPD.
- 3.2 Although the government has revoked regional strategic planning documents since the scoping tasks were undertaken and the SA framework was developed, North Lincolnshire Council (through the adopted Core Strategy) has carried forward the strategies identified within the Yorkshire and Humber RSS. Regional characteristics and issues identified during the scoping stage are still appropriate for and indicative of the nature of North Lincolnshire and as such, no revision to this task or the SA framework as a result of the revocation of RSSs was considered necessary.

## A1: Other Plans and Programmes

- 3.3 The plans, policies and programmes that were identified for the Core Strategy were considered of relevance to developing the SA framework for the H&ELA DPD (refer to Revised SAR for Core Strategy DPD, November 2008). The PPPs are outlined in Appendix A of this report.

## A2: Baseline Information

### Introduction

- 3.4 This task in the SA covers the collection of baseline information. The review of other plans and programmes undertaken previously has also provided a considerable amount of baseline information. This information has been complemented by collection of data on key indicators relating to the SEA topic areas, as well as additional social and economic indicators for the area.
- 3.5 The SEA Directive says that the Environmental Report should provide information on:  
*“Relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan” and the “environmental characteristics of the areas likely to be significantly affected”* (Annex I (b) (c)) and  
*“any existing environmental problems which are relevant to the plan or programme including, in particular, those relating to any areas of a particular environmental importance, such as areas designated pursuant to Directives 79/409/EEC (Birds Directive) and 92/43/EEC (Habitats Directive)”* (Annex I (c))
- 3.6 The baseline data provides an overview of the environmental, social and economic characteristics of the LDF area and how these compare to the region and the UK (presented in Appendix B). The most efficient way to collect relevant baseline data is through the use of indicators. This ensures that the data collection carried out is consistent, focused and effective. The identification of relevant indicators has taken place alongside the assessment of other relevant plans, policies and

programmes (Task A1), the identification of sustainability issues (Task A3) and developing the sustainability appraisal framework (Task A4).

- 3.7 The key environmental constraints in North Lincolnshire are shown in Appendix L. Data has been collated and analysed for the following indicators:

#### **Economic**

- Employment opportunities
- Education
- Economic activity
- Car ownership
- Regional, national and international transport links

#### **Social**

- Housing
- Population
- Health and Wellbeing
- Cultural heritage
- Deprivation
- Crime and fear of crime
- Recreation

#### **Environmental**

- 3.8 There are a number of important environmental assets within the plan area (these are illustrated in more detail in Appendix L). Environmental assets include:

- Regionally Important Geological Sites (RIGS)
- Local Nature Reserves
- Ramsar Sites
- Sites of Special Scientific Interest (SSSI)
- Sites of Importance for Nature Conservation (SINC)
- Special Areas of Conservation (SACs)
- Special Protection Areas (SPAs)
- Ancient Monuments
- Listed Buildings
- Conservation Areas
- Areas of Amenity Importance
- Areas of High Landscape Value
- Landscape Proposal
- SHB Landscape Initiative
- Area for Future Sand Extraction
- Clay Protection Area

**Other environmental characteristic data collated includes:**

- Protected Habitats
- Protected Species
- Areas of Archaeological Interest
- Historic Landscapes
- Air Quality
- Carbon Dioxide Emissions
- Groundwater Protection Zones
- Biological River Water Quality
- Flood Risk
- Agricultural Land Quality
- Contaminated Land
- Mineral Assets
- Waste
- Energy Consumption
- Renewable Energy Production
- Ecological Footprint
- Soil
- Noise
- Traffic Growth
- Travel to Work

- 3.9 The information provided aims to demonstrate the key issues and problems to be tackled by the H&ELA DPD in addition to wider sustainability issues that may arise as a result of implementing the DPD. These are summarised in Table 3.2.
- 3.10 Due to the fact that SA is an iterative process, subsequent stages in its preparation and assessment might identify other issues and priorities that require data collection and monitoring. This makes the SA process flexible, adaptable and responsive to changes in the baseline conditions and enables trends to be analysed over time.
- 3.11 Information describing the baseline provides the basis for the prediction and monitoring of the effects of the implementation of the DPD. It can be used as a way of identifying problems as they occur so that relevant policy changes can be made to address such matters.

**Cumulative Effects**

- 3.12 Cumulative effects can occur from the following situations:
- Combined effects of one plan with effects of another plan, affecting the same receptor, for example, proposals from land use and transport plans could affect a nature reserve;
  - Interaction of policies within a plan on the same receptor; for example, a policy to encourage development which promotes jobs and one to provide more housing to meet the area's target could result in a cumulative loss of open space;
  - Interaction of effects from proposals within a plan affecting the same receptor; for example, proposals to build roads, commercial premises and housing in a particular area within a short

period of time could result in cumulative noise, dust and visual impact on neighbouring residents.

- 3.13 A preliminary analysis has identified an initial set of likely cumulative effects, their receptors and potential causes, as shown in Table 3.1. This initial assessment of likely cumulative effects will be further examined in Section 7.

**Table 3.1 - Potential Cumulative Effects and Their Causes**

<b>Cumulative Effect</b>	<b>Affected Receptor</b>	<b>Causes</b>
Habitat loss and fragmentation	<ul style="list-style-type: none"> <li>• Humber Estuary SPA/SAC, Hatfield and Crowle Moors SPA/SAC</li> <li>• SSSIs throughout North Lincolnshire</li> <li>• Areas of local conservation significance</li> <li>• Previously developed land habitats throughout North Lincolnshire</li> <li>• Biodiversity Action Plan Priority Species</li> </ul>	Use of land for new infrastructure, dwellings and employment uses. Additional residential populations.
Climate change	<ul style="list-style-type: none"> <li>• Worldwide</li> </ul>	Rise in CO <sub>2</sub> emissions through growth in motorised transport usage and increased emissions from residential and commercial developments.
Increase in air pollution	<ul style="list-style-type: none"> <li>• People living and working near main roads throughout North Lincolnshire</li> <li>• Wildlife habitats and species listed previously</li> </ul>	Increase in traffic flows, increased congestion, new transport infrastructure.
Degradation of water quality	<ul style="list-style-type: none"> <li>• North Lincolnshire residents</li> <li>• Wildlife habitats and species listed previously</li> </ul>	Use of land for new infrastructure and increased runoff from impermeable surfaces contaminating waterways.
Loss of local townscape character	<ul style="list-style-type: none"> <li>• Listed Buildings within North Lincolnshire</li> <li>• Scheduled Ancient Monuments within North Lincolnshire</li> <li>• Conservation Areas within North Lincolnshire</li> </ul>	Unsympathetic design of new development negatively affecting the setting of Conservation Areas and Listed Buildings. Disturbance to the character of areas through increased traffic flows.
Increase in flood risk	<ul style="list-style-type: none"> <li>• North Lincolnshire residents</li> <li>• Wildlife habitats and species listed previously.</li> </ul>	Use of land for new infrastructure, dwellings and employment uses and associated increase in impermeable surfaces.
Capacity of existing utilities infrastructure	<ul style="list-style-type: none"> <li>• North Lincolnshire residents</li> </ul>	Increased demand for existing utilities provision such as potable and foul water infrastructure.
Loss of countryside	<ul style="list-style-type: none"> <li>• Wildlife habitats</li> <li>• Species - Agricultural land</li> </ul>	Use of land for new infrastructure, dwellings and employment uses.
Loss of valuable soil resources	<ul style="list-style-type: none"> <li>• Agricultural land of high value</li> </ul>	Use of land for new infrastructure, dwellings and employment uses.
Improvement in overall levels of health	<ul style="list-style-type: none"> <li>• North Lincolnshire residents</li> </ul>	Increase in walking and cycling from infrastructure improvements. Improvements in levels of air quality.
Increase in accessibility to essential services	<ul style="list-style-type: none"> <li>• North Lincolnshire residents</li> </ul>	Improved provision for public transport, walking and cycling, and car linkages to essential services. Direct provision of new community

Cumulative Effect	Affected Receptor	Causes
		facilities.
Reducing road traffic and congestion	<ul style="list-style-type: none"> <li>North Lincolnshire residents</li> <li>Wildlife habitats and species listed previously.</li> </ul>	Various policies aimed at reducing road traffic and congestion and encouraging alternatives to the car.
Reducing road traffic and congestion	<ul style="list-style-type: none"> <li>North Lincolnshire residents</li> <li>Humber Sub-Region, Lincolnshire residents (wider area)</li> </ul>	Various policies aimed at improving the image of the area to residents and businesses, which may attract additional investment.

### A3: Key Sustainability Issues

- 3.14 The next task in the SA, carried out at the scoping stage, is the identification of sustainability issues. The identification of sustainability issues of particular significance in North Lincolnshire provides an opportunity to define key issues for the LDF and thus enable improvement of the plan objectives and options. The analysis of sustainability issues at scoping stage influenced the baseline and the SA framework, in particular in identifying and selecting indicators and targets. This section describes the current situation and highlights the key issues faced in North Lincolnshire. It does not attempt to cover all the issues but identifies those that are considered to be a priority in terms of the sustainability of the plan area.
- 3.15 The requirement to identify sustainability problems and issues arises from the SEA Directive, where the Environmental Report required under the Directive should include:
- “any existing environmental problems which are relevant to the plan or programme including, in particular, those relating to any areas of a particular environmental importance, such as areas designated pursuant to Directives 79/409/EEC (Birds) and 92/43/EEC (Habitats)”* (Annex I (d)).
- 3.16 The key sustainability issues for North Lincolnshire have been derived by analysing the baseline data and contextual information from other plans and determining what the likely significant issues will be over the longer term (10 years and beyond). The key sustainability issues relevant to the LDF were identified in the following ways:
- Review of plans, policies and programmes
  - Review of baseline data
  - Initial discussions with key stakeholders
  - Advice from and participation with other departments within the Council
  - Consultation responses to the Part II Scoping Report
- 3.17 The analysis of sustainability issues has been iterative and is ongoing. As the SA develops with further stakeholder involvement the analysis of key issues is likely to evolve.
- 3.18 The key sustainability issues are set out below in Table 3.2.

**Table 3.2 – Key Sustainability Issues**

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<b>SOCIAL</b>				
<p><b>Localised deprivation and social isolation linked to poor accessibility and crime.</b>                      The Index of Multiple Deprivation (IMD) 2010 score shows that North Lincolnshire is ranked 120 out of 354 (where 1 is the most deprived). This is a decrease of 1 since 2004 when the council was ranked 121st. The most acute problems of urban deprivation are concentrated in the central areas of Scunthorpe, particularly the Crosby area.</p>	<p>The H&amp;E Land Allocations DPD may help to reduce poverty levels by allocating growth, especially those uses which will create employment and investment, close to areas of deprivation. It should be ensured that the ease of accessibility by sustainable modes of transport be considered for each allocation.                      The allocation of both employment opportunities and mixed use allocations in more rural locations may help to improve rural communities' access to key services. Again, transportation should be considered, with an emphasis on reducing the need to travel, as required in the Adopted Core Strategy.</p>	<p>Population, Human health</p>	<p>2, 4, 5, 6</p>	<p>b, c, d, p, q, s</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p><b>Demographic pressures</b></p> <p>ONS midyear population estimates for 2012 show North Lincolnshire's population at 168,372. The population is projected to rise to 179,115 by 2021, an increase of 17.2% (from 2001) putting strain on existing services and facilities. Population across the region is set to rise through a combination of higher life expectancy, higher birth rates than death rates and increasing net in-migration rates. This will impact on housing availability, employment, service provision and access, all of which will have a significant impact on the environment if not planned for and managed properly. An ageing population is likely to put pressure on services (19% of population of pensionable age in 2012 projected to increase to 22% by 2021). The number of over 75's in North Lincolnshire is projected to comprise 10.3% of the total population in 2012, slightly higher than the regional and national rate of 9.1%. A lack of young people, particularly those in the 20-29 age group indicates the difficulty of retaining younger adults and graduates in the area (11.6% of the population compared to the regional proportion of 13.8% and national level of 13.6%) (ONS Census 2011).</p> <p>North Lincolnshire Council Housing and Employment Land</p>	<p>Reflecting this projected increase the RSS (adopted 2008) required 13,500 new dwellings be completed between 2008 and 2026-approximately 750 dwellings per year. The RSS has now been revoked. The National Planning Policy Framework (NPPF), 2012 replaces all previous planning policy guidance and requires councils to identify:</p> <ul style="list-style-type: none"> <li>• an annually updated stock of deliverable housing sites sufficient to provide 5 years supply together with,</li> <li>• a buffer of between 5 and 20% based on past performance, and</li> <li>• an accompanying housing trajectory to demonstrate this.</li> </ul> <p>The North Lincolnshire Core Strategy identifies a requirement that 12,063 dwellings be delivered during the plan period 2010 to 2026. Taking into account the number of dwellings completed up to March 2013 and existing planning permissions outside the Core Strategy Spatial Distribution an additional 10,935 dwellings are required during the remainder of the plan period. The annual housing completion target is therefore 841 dwellings. The H&amp;E Land Allocations DPD will demonstrate where this requirement will be met across North Lincolnshire. Spatial planning interventions could influence demography-led pressures on services, houses and labour markets through the appropriate and informed allocation of employment and housing land. The DPD should also seek that economic-led growth does not lead to negative social or environmental effects through the appropriate allocation of employment sites. Proposals for a campus university could have the potential to change the demographic composition and encourage the retention of young people. Appropriate housing allocations could seek to accommodate this growth.</p>	<p>Population, Human Health, All environmental topics</p>	<p>3</p>	<p>All</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p><b>Fear of Crime</b>  The 2011 North Lincolnshire Scrutiny Panel Fear of Crime Survey found that respondents' number one priority was tackling drunken behaviour, followed by violent assaults and drug/ substance abuse. More police foot and/ or bike patrols was respondents' top preference for making them feel safer. Just under three quarters (73.3%) of local people questioned in the 2010 Humberside Police Authority's Citizens Panel thought that crime levels in North Lincolnshire had either stayed the same or got worse.  The number of recorded incidents of theft from a vehicle went up by almost 40% from 565 recorded incidents to 788 between 2009/10 and 2011/12. The greatest decrease was in recorded incidents of harassment including penalty notices for disorder (21.2%) over the same period (neighbourhood.statistics.gov.uk).  Crime figures for 2012/2013 were significantly down at 11,033, beating the target set by over 10%. Safer Neighbourhoods in partnership with Humberside Police are aiming to reduce the number of offences in North Lincolnshire to 10,598 for 2013/2014.</p>	<p>The H&amp;E Land Allocations DPD could help to promote safer communities through the allocation of mixed use developments, which will generate activity and natural surveillance throughout the day as well as the evening. Additionally, the designation of sites for employment may reduce levels of unemployment, thus reducing crime levels. This will be particularly important in areas with high levels of deprivation.</p>	<p>Population, human health</p>	<p>4</p>	<p>b, c, p, q, r, s</p>
<p><b>Lack of a range of housing that is affordable, accessible and designed to a high standard</b>  The average property price in North Lincolnshire is £98,747 (July, 2013) which is below the regional and national averages (£116,665 and £164,098 respectively, July 2013).  Locally, between 2008 and 2013, the average house price decreased by 17.9%.  An entry level price home (lower quartile property) costs</p>	<p>The Adopted Core Strategy requires affordable housing be included as part of new developments. The H&amp;E Land Allocations DPD can encourage the provision of affordable housing by allocating sites of a sufficient size to allow for the requirements for such housing. Additionally, affordable housing should be sited in environmentally equitable locations as well as close to employment opportunities and other services and facilities, (which could also be allocated through the DPD).</p>	<p>Population, Material Assets, Human Health</p>	<p>5, 6</p>	<p>b, c, d</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
£82,500 (2012). Source: North Lincolnshire Data Observatory				
<b>Lack of, and access to, play and sports facilities.</b> Lack of public play and sports facilities in Scunthorpe. Poor access to sports facilities in urban and rural areas.	The H&E Land Allocations DPD could require the provision of sports and leisure facilities as part of new development, to reduce the need to travel and improve health in accordance with the Core Strategy. Effective implementation of Core Strategy policies will ensure the land allocations include provision for sports and leisure facilities.	Population, human health	1, 5, 7	b, c
<b>Access to the countryside</b> There is a need to secure public rights of way and access to the informal recreational opportunities for walkers, cyclists and riders.	The H&E Land Allocations DPD could improve and extend the public rights of way, informal recreation opportunities and green infrastructure corridor network.	Population, human health	1, 5, 7	
<b>High levels of car usage</b> North Lincolnshire's car ownership rate is higher than both the national average (74.2%) and the regional figure (72.4%), with 79.3% of households owning at least one car (71.6% in Scunthorpe) (neighbourhoodstatistics.gov.uk). This is primarily due to the largely rural nature of North Lincolnshire. Increasing car use may potentially undermine the economic feasibility of public transport services.	The H&E Land Allocations DPD should seek to ensure the spatial distribution of development along existing public transport corridors and at the confluence of employment, housing and service uses to reduce reliance on the private car and encourage walking and cycling as modes of transport. In addition, locating development close to public transport routes could increase a modal shift to more sustainable modes of transport.	Population, human health, air, climatic factors	10, 16	b, c, g
<b>ENVIRONMENTAL</b>				
<b>High Risk of Flooding</b> Flooding can happen in all flood zones, including in SFRA Flood Zone 1, as a result of drainage problems and a lack of surface water management. But there is more likelihood of flooding (from all sources) in the higher risk flood zones. The relevant SFRA for North Lincolnshire (2011) identifies the merged flood zones 2/3a as the higher flood risk areas (medium to high probability) and 3b as functional floodplain.	The H&E Land Allocations DPD should initially seek to avoid sites that are located in the SFRA high risk flood zones applying a sequential approach to finding sites. Additionally, it should seek to minimise the use of greenfield land and the subsequent increase in hardstanding, thus increasing runoff.  There will be circumstances where development is located in the	Water, material assets, climatic factors, human health	8, 9	e

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>The fact that EA Flood Zone 2 is incorporated into SFRA Flood Zone 2/3a means that in this merged zone the higher vulnerability needs addressing when assessed against proposed new development. This higher risk zone comprises land assessed as having a 1 in 100 or greater annual vulnerability of river flooding (&lt;1%) or a 1 in 200 or greater annual probability of flooding from the sea (&lt;0.5%) in any year. SFRA Flood Zone 3b either has the highest flood vulnerability of 1 in 20 (5%) or greater probability in any year, or is designed to flood in an extreme (0.1%) flood). It comprises land where water has to flow or be stored in times of flood and only appropriate and exceptionally safe or water compatible uses that can function properly without adverse effect on the land's flood function will be allowed.</p> <p>The SFRA 2011 adheres to the current government predicted climate change impact statistics (1990 to 2115) that include the assessment of increased flood risk. Sea level rise in relation to the North Sea is predicted to be 1.2 metres by 2115 including an average 6mm sea level rise per year up to 2055 and an average 13.5mm per year sea level rise between 2055 and 2115. The base date for these calculations is currently 2002 (NPPF Technical Guidance on Development and Flooding) and although the government has further climate change predictions based at 2009 and 2012 these have not been officially incorporated into the planning process.</p> <p>More than 300,000 people live or work within the floodplain of the Humber Estuary- a key focus for industrial and commercial activities including the Port of Immingham in North Lincolnshire. It is also an important location for investment in</p>	<p>higher flood risk zones after a sequential site search has taken place. Should there be other overriding sustainability reasons for locating development in the higher flood risk areas all such schemes must be made safe on-site without increasing flood risk elsewhere (off-site), and where possible reducing flood risk overall. Flood Risk Assessments should be compatible with the NPPF Technical Guidance on Development and Flooding, the relevant SFRA evidence, North Lincolnshire guidance on sequential and exception testing and in consultation with the Environment Agency. Allocations included within the DPD will be assessed by the process outlined above.</p>			

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>existing major infrastructure including power stations, utilities and main transport routes.</p> <p>In addition, 38,410 hectares (some 40% of land in North Lincolnshire based on a total North Lincolnshire area of 84,952 hectares) is located in the SFRA medium and higher flood risk zone 2/3a and SFRA and EA functional floodplain zone 3b, about 85% of which is farmed and is among the best and most productive agricultural land in the country.</p>				
<p><b>Climate Change Impacts</b></p> <p>The Humber Estuary is a major environmental and ecological asset as well as a fast developing port complex. The extensive mudflats and marshes are also important in contributing to the defence of large areas of the Humber floodplain. As sea levels rise, the presence of a system of defences around the estuary will result in the loss of about 700ha of inter-tidal habitat (including SPA/SAC designations) due to coastal squeeze.</p> <p>Climate change may also lead to the alteration of habitat complexes, and the deterioration of important terrestrial habitats is likely to adversely affect biodiversity. As the climate changes and renders some habitat no longer suitable, or results in the local climate being unfavourable, some species are likely to need a shift in their range in order to survive. If existing habitats are fragmented and suitable green infrastructure (green corridors and habitat 'stepping stones') is not in place, species will not be able to move and adapt to climate change.</p>	<p>The Habitat Regulations will require compensatory habitat creation as close as possible to the location of the loss of inter-tidal habitat, which will need to be taken into consideration in the allocations process.</p> <p>Site allocations should seek to avoid inappropriate development in areas of high environmental value and risk.</p>	<p>Water, biodiversity, flora and fauna, climatic factors, landscape</p>	<p>9</p>	<p>e, f, h, i, j</p>
<p><b>Pressure on ecological assets from Coastal Squeeze and Encroachment</b></p>	<p>The Habitat Regulations will require compensatory habitat creation as close as possible to the location of the loss of inter-tidal habitat,</p>	<p>Biodiversity, Flora and</p>	<p>8, 9 13</p>	<p>e, f, h, i, j</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>The Humber estuary is designated as a Ramsar Site, SPA, SAC and SSSI. In addition there are 1 further SAC (Thorne Moore – a lowland raised bog), 29 Sites of Special Scientific Interest and 2 National Nature Reserves. There are 6 declared Local Nature Reserves.</p> <p>Half of the SSSIs located in North Lincolnshire are in an unfavourable condition.</p> <p>The proposed expansion of deep-water frontage in the Humber Ports, pressure for development, coastal squeeze, pollution and efforts to address flooding is likely to have a significant impact on the Humber Estuary and overall biodiversity. It is estimated that 700ha of Humber Estuary will be lost as a result of rising sea levels and the creation/ repair of flood defences over the next 50 years.</p> <p>Peat extraction and wind farms may have a significant impact on Thorne Moors SAC and Thorne and Hatfield Moors SPA.</p>	<p>which will need to be taken into consideration in the allocations process.</p> <p>Site allocations should seek to avoid inappropriate development in areas of high environmental value and risk.</p> <p>The allocation of employment and housing land must seek to ensure the retention of linkages between habitats which would reduce the impacts of climate change on vulnerable species, by providing increased means of dispersal, and would reduce the likelihood of species being trapped in isolated areas.</p>	Fauna, water, climatic factors, landscape		
<p><b>Pressure on protected species and key habitats</b></p> <p>North Lincolnshire supports a number of protected species and key habitats including:</p> <p>Sand dunes, which are particularly susceptible to coastal retreat and accretion.</p> <p>Rock sea lavender habitat is threatened by erosion, the construction of sea defence works, and development, pollution and competition from other species.</p> <p>Covers and heathland, (which is a partly designated habitat) is under threat.</p> <p>Horticulture, and infilling of gardens and orchards are threats to existing habitats as a result of severance.</p> <p>Particularly in Barton, freshwater habitats abut saltwater</p>	<p>Site allocations should seek to conserve and enhance important flora and fauna in the district outside designated sites.</p>	Biodiversity, flora and fauna	Objective 13	h

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
habitats, encroachment by either could affect the others integrity.				
<p><b>Groundwater Quality</b></p> <p>The Environment Agency Groundwater Vulnerability maps for the area indicate that approximately two-thirds of North Lincolnshire is underlain by major or minor aquifers. These are overlain by soils with high to intermediate leaching potential. Groundwater therefore is highly vulnerable to pollution associated with contaminated land.</p> <p>The Environment Agency is buying large areas of the Humber Estuary and River Trent which are considered particularly vulnerable.</p>	<p>Consideration should be given to the North Lincolnshire Contaminated Land Strategy in setting objectives for the remediation of contaminated land. The H&amp;E Land Allocations DPD should seek to develop and remediate previously developed land as a priority over the allocation of greenfield sites. Development should avoid areas where water resources are at risk.</p>	Water, Soil	20	n
<p><b>Potential for land contamination</b></p> <p>The steel and iron industries which thrived in North Lincolnshire in the mid-nineteenth century have left a legacy of potential soil and land contamination.</p> <p>Much of the brownfield land in North Lincolnshire has high contamination levels, making it more expensive to bring back into use.</p> <p>Locally there is a problem of naturally occurring arsenic in the soil over the Frodingham ironstone- this covers a large area.</p>	<p>In accordance with the Adopted Core Strategy, the H&amp;E Land Allocations DPD should support measures to promote the development of brownfield land as a priority over other development sites, and include the production of a Brownfield Site Strategy as recommended by latest government guidance. High priority should be given to the development of brownfield sites for remediation of contamination as well as to assist in regeneration and relieve pressure on the countryside.</p>	Soil, landscape	10, 20	n
<p><b>Vulnerability of landscape/ agricultural land</b></p> <p>North Lincolnshire is characterised by a variety of landscapes which have been subject to significant change resulting from the extraction of minerals, the development of large scale industry and modern farming methods. This varied landscape is likely to be susceptible to further harm in the future due to the pressures for residential and economic development.</p> <p>Demand for new housing has the potential to encroach on high</p>	<p>In accordance with the Adopted Core Strategy, the H&amp;E Land Allocations DPD should support measures to promote the development of brownfield land as a priority over other development sites and include the production of a Brownfield Site Strategy as recommended by latest government guidance. High priority should be given to the development of brownfield sites for remediation purposes as well as to assist in regeneration and relieve pressure on the countryside.</p>	Landscape, biodiversity, flora and fauna, material assets	14	j, m, n

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>quality agricultural land. Mineral deposits are often found on areas of attractive/ important landscape such as the chalk uplands of the Lincolnshire Wolds or the peat deposits of the Crowle Moors. There is conflict between drainage and flood control for farming and development and the conservation of wetlands and wet grassland.</p>	<p>The H&amp;E Land Allocations DPD should recognise that agricultural land use can be important for local biodiversity, and that respect for the agricultural landscape is important for the environment as well for its economic value.</p>			
<p><b>Traffic Congestion/ Traffic growth</b> Freight transport by rail and road to the Humber Ports (A160/ A180) is resulting in traffic congestion and pollution, as well as pressures on the capacity of road and rail infrastructure. Continuing traffic growth will place additional strain on road networks stimulating impacts on air quality, noise, severance, health and other environmental indicators.</p>	<p>In accordance with the Adopted Core Strategy, the H&amp;E Land Allocations DPD should seek to allocate future employment and housing development in sustainable locations to encourage the use of more sustainable modes of transport and reduce traffic growth.</p>	<p>Population, water, biodiversity, landscape</p>	<p>12, 13</p>	<p>g, k, l,</p>
<p><b>Growing transport related greenhouse gases emissions</b> In 2010, the region produced 9095 kilotonnes of CO<sub>2</sub> equivalent greenhouse gas emissions. This was 1.92% of all UK GHG emissions. Between 2005 and 2010 the regions GHG emissions decreased by 15.8% (from 10,797 to 9095 kilotonnes, DECC). Road transport has also contributed to decreased emissions in the region between 2005 and 2010, falling by 10% from 494 kilotonnes of CO<sub>2</sub> equivalent to 545 kilotonnes of CO<sub>2</sub> equivalent in 2010, (accounting for some 5.99% of the region's total CO<sub>2</sub> emissions).</p>	<p>Spatial planning should focus development along the existing public transport corridors and around important employment, housing and services areas to reduce the need to travel and promote sustainable patterns of development. Linkages and integration with the North Lincolnshire Local Transport Plan should be fully explored to promote a modal shift to more sustainable modes of transport through public transport infrastructure improvements.</p>	<p>Climatic factors</p>	<p>12</p>	<p>g, k, l,</p>
<p><b>Expansion of Humberside International and Doncaster Airports</b> The expansion of Humberside International Airport, (both its business and tourist operations), and the £80 million</p>	<p>The H&amp;E Land Allocations DPD is unlikely to have a direct impact on reducing aircraft noise, as the expansion of Humberside International Airport is considered to be of strategic importance for North Lincolnshire and the Yorkshire and Humber region as a</p>	<p>Human health, air quality</p>	<p>11, 15, 16, 21</p>	<p>g</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
development of Robin Hood Doncaster-Sheffield Airport is likely to affect local residents in terms of increased aircraft noise, traffic congestion and declining air quality. Humberside airport passenger numbers are forecast to grow to 1.6 million by 2030, which may influence/ necessitate improvements to surface access.	whole. Housing allocations should be proposed in areas that are least affected by the impact from air traffic noise.			
<p><b>Poor air quality</b>            Poor air quality in North Lincolnshire is primarily due to industrial and commercial activity.            PM<sub>10</sub> originates from a variety of sources including industry, road traffic and natural sources such as soil dust and sea salt. North Lincolnshire Council has declared an Air Quality Management Area (AQMA) in central Scunthorpe for a breach of the daily air quality objective.            There is the potential for increased traffic flows to have a detrimental effect on the levels of main air pollutants in North Lincolnshire.            The expansion of Humberside International Airport and the Humber Ports is likely to lead to a worsening air quality in the immediate area.</p>	In accordance with the Adopted Core Strategy, the H&E Land Allocations DPD should seek to allocate employment and housing in sustainable locations to encourage the use of more sustainable modes of transport and reduce the growth in traffic and subsequent deterioration in air quality.	Air quality, human health	11	g, k, l,
<p><b>Almost half of waste is recycled</b>            Almost half of household waste in North Lincolnshire in 2012 was recycled, with 39,123.1 tonnes (48%) being salvaged. This is higher than both the regional rate (42%) and England average of 43%. 90,484.5 tonnes (52%) of waste in North Lincolnshire is sent to landfill, compared with 27,761,120 tonnes (57%) across England.</p>	In accordance with the Adopted Core Strategy, the H&E Land Allocations DPD should seek to increase the re-use of previously developed land and buildings to reduce the proportion of construction waste sent to landfill.	Soil, landscape, population, human health	Objectives 14, 19	f
<b>Poor river quality</b>	Allocations in the H&E Land Allocations DPD should seek to	Water	20	n

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>The rivers and watercourses in North Lincolnshire are of poor chemical quality – only 16% of rivers are considered to be good which is significantly lower than the 91% by 2010 target set by the Environment Agency.</p>	<p>minimise pollution of watercourses through the avoidance of sites close to areas where river water quality is at risk.</p>			
<p><b>Conflict over wind energy development</b>  The average energy consumption rate in North Lincolnshire is 16.4 kilowatt hours (i.e. average total electricity consumption per customer).  The North Lincolnshire area holds great potential for wind energy capacity.  The Isle of Axholme is identified as a key area for the harnessing of wind energy; however, this area is designated as being of Special Historic Interest in the adopted North Lincolnshire Local Plan. Wind energy developments are often highly contentious and face strong local opposition due to the potential degradation of the landscape, and the impact on visual amenity and local biodiversity. Nevertheless, North Lincolnshire has the potential to help meet the UK and global objectives of shifting to renewable energy.</p> <p>There have been seven applications for wind farm developments in North Lincolnshire- two proposals in the Isle of Axholme- Keadby and Crowle (Tween Bridge), one at Normanby, one at Flixborough, one at West Halton, one at Elsham and one at Saxby Wold. The Isle of Axholme planning applications were considered at a Public Inquiry and were given approval by the DTI in February 2008. These wind farms are now complete and operational. The Bagmoor wind farm at Normanby is also operational. The Elsham proposal was</p>	<p>The H&amp;E Land Allocations DPD should seek to avoid development in areas with potential for the generation of renewable energy- notably the Isle of Axholme.</p>	<p>Climatic factors, landscape, biodiversity, flora and fauna</p>	<p>13, 14, 18, 23</p>	

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>refused by the Council in 2005 and was subsequently the subject of an appeal, which was dismissed in 2006. The Flixborough wind farm proposal was refused by the Council in 2011 and was subsequently allowed at appeal in 2013. However, development cannot begin until 3 planning conditions relating to the proposal have been discharged. The refusals to discharge these 3 conditions are now currently the subject of 3 separate ongoing appeals. The Saxby Wold proposal was also refused by the council in 2012 and is subsequently the subject of an appeal, which is yet to be determined. The West Halton application was refused by the Council in June 2013. This decision was appealed against and will now be determined at a Public Inquiry.</p> <p>Other renewable energy sources are being explored in North Lincolnshire, such as willow coppicing and biomass. However; this is likely to have an impact on important local wildlife and habitats. Similarly the tidal potential of the Humber Estuary is being explored against the impact on the Humber Estuary SSSI, SAC, SPA and Ramsar site.</p> <p>However, alongside these renewable energy proposals there remain issues to be addressed regarding noise and visual intrusion.</p>				
<p><b>Mineral Reserves</b> There is a need to safeguard mineral deposits by maximising the use of secondary and / or recycled material where possible.</p>	<p>The H&amp;E Land Allocations DPD should seek to increase the re-use of previously developed land and buildings to reduce the requirement for minerals.</p>	<p>Material assets, landscape, soil</p>	<p>n/a</p>	<p>f, j, n</p>
<p><b>Historic environment</b> There are a considerable number of conservation areas and buildings listed as being of special architectural or historical</p>	<p>The industrial and commercial development sites at Humberside International Airport and the South Humber Bank have the potential to adversely affect important archaeological remains.</p>	<p>Material assets, cultural heritage,</p>	<p>n/a</p>	<p>m</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
interest including Grade I and II* listed buildings, over 3,000 finds of archaeological interest and 44 sites designated as nationally important Scheduled Ancient Monuments in North Lincolnshire.	The H&E Land Allocations DPD can ensure that important archaeological remains are protected or that adequate mitigation is undertaken if protection is not possible.	landscape		
<b>ECONOMIC</b>				
<p><b>The need to strengthen links between North Lincolnshire and the rest of the region in order to tackle the problem of peripherality:</b> North Lincolnshire is often regarded as inaccessible and isolated due to its geographical position. Scunthorpe in particular has poor image reputation which is often undeserved.</p>	The allocation of brownfield sites and their subsequent redevelopment may lead to regeneration in order to raise the image and profile of North Lincolnshire within the rest of the region and the UK as a whole.	-	21, 23	f, p, q, r, s, t
<p><b>Poor image and profile of North Lincolnshire/ critical mass</b> The relatively small population in North Lincolnshire has resulted in problems attracting investment from major companies such as retailers.</p>	Regionally significant developments such as Lincolnshire Lakes will be included as allocations within the H&E Land Allocations DPD, and will not only provide opportunities for ecological enhancement but also for future high-tech employment prospects.	-	All	c, p, q, r, s, t
<p><b>Poor transport connections and accessibility</b> The entrance to Immingham Port via the A160/ A180 is a significant source of traffic congestion, thus resulting in poor access along key transport routes into North and North East Lincolnshire. The focus for the motorway connection in the eastern half of North Lincolnshire creates road accessibility issues for the rest of the district. This issue is intrinsically linked to social deprivation and isolation outlined under the social objective in terms of accessibility to employment opportunities as well as other essential facilities and services.</p>	<p>The Highways Agency has programmed the A160 highway improvement scheme costing approximately £114 million to improve accessibility to the Port of Immingham from the A180/ A160. The scheme has reached design stage and is currently programmed to start in Summer 2015 and be completed in Winter 2016. Improvements in airport and water transport should also be considered. Thought should also be given to improving rail connections for the movement of people and freight to the ports and airports. Joint partnership working with neighbouring authorities could help to solve the issue of critical mass which is required to attract major companies, community facility suppliers and a university campus. However; the H&amp;E Land Allocations DPD will need to reflect these</p>	Population, human health	5, 15	c, k, l

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
	improvements in infrastructure and recognise the knock on effects in the Yorkshire and Humber region. Allocations will need to be strategically placed to ensure good accessibility and thus prioritising more sustainable transport modes.			
<p><b>The need to improve public transport capacity and provision</b>  There are existing capacity constraints on the Cleethorpes to Doncaster (Transpennine) Rail Line. The growth of Immingham Port and the Humber Sea Terminal is also generating additional rail traffic and capacity problems on the lines linking to the Transpennine Line. A number of infrastructure improvements will need to be made on the South Humberside main line between Scunthorpe and Doncaster and on links to the Ports. Currently public transport provision to the South Humber Ports is poor, particularly as it is a growing employment area.</p>	The spatial distribution of development along existing public transport corridors and around the confluence of employment, housing and services could reduce the reliance on the private car and encourage walking and cycling as preferred modes of transport. In addition, locating of development close to public transport routes could encourage a modal shift to more sustainable modes of transport. Public transport provision or the upgrading of existing services should be a requirement of development proposals.	Human health, all environmental topics	Objective 16	c, k, l
<p><b>Vulnerability of rural/ agricultural economy</b>  Despite the rural nature of much of North Lincolnshire (approximately 84% of land use) the agricultural employment rate is low. This is attributed to the increase in efficiency and modern farming methods and an increasingly commuter-based rural population. The rural area is characterised by small and medium sized tourist attractions rather than high profile attractions.</p>	The H&E Land Allocations DPD should seek to allocate employment sites in rural areas that will help to diversify and strengthen the local economy whilst at the same time balancing the need to protect the countryside for its landscape, wildlife, agricultural, forestry, recreational, archaeological and natural resource value. Tourism should be considered a key driver for the rural economy. Agri-environmental schemes may create jobs using and preserving traditional skills e.g. shepherding and hedge laying. In addition green tourism and home working may help to support and diversify the rural economy.	Population	23	p, q, r, s, t
<p><b>Rural/ urban divide</b>  Some rural villages are economically linked to existing urban</p>	The H&E Land Allocations DPD should promote both a sustainable rural and urban economy in North Lincolnshire. In addition, vibrant	Population	21, 22, 23, 24	p, q, r, s, t

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>areas, and these rural communities are becoming less self-sufficient in terms of providing local jobs and services resulting in changes to the socio-economic profile. Small towns and villages in North Lincolnshire are particularly vulnerable to the changing character of rural life becoming almost dormant villages which offer limited local facilities and job opportunities, yet experience increasing house prices as a result of the in-migration of the more affluent.</p>	<p>town and village centres should also be encouraged.</p>			
<p><b>South Humber Bank</b> The strategic South Humber Bank allocation is of huge regional importance and is supported and promoted through a number of regional and sub-regional organisations. The area's development is the council's key economic driver, and is the largest area of undeveloped land lying adjacent to a deep water estuary in the UK. The area also has a range of environmental assets, presenting built development constraints relating to the national and international designations of the estuary.</p>	<p>The South Humber Bank industrial development site was supported by the RSS as a regionally important strategic site. Part of Immingham Port falls within North Lincolnshire and the H&amp;E Land Allocations DPD will need to reflect this major development area to secure economic prosperity in the future. North Lincolnshire has significant potential for economic growth due to the strategic estuarial sites located on the River Humber. This area includes the Humber Estuary International Nature Conservation Sites and high tide roosts used by SPA/ Ramsar listed bird species. Conservation measures need to be incorporated into all future development considerations.</p>	<p>All SEA topics</p>	<p>All</p>	<p>i, k, p, q, r, s, t</p>
<p><b>Limited diversity of employment opportunities</b> Although the rate of employment in North Lincolnshire currently exceeds the national average, employment here is generally characterised by low skilled and low paid jobs, inherent to the industrial heritage of the area. Scunthorpe is one of the few large urban areas in the region where the population is growing alongside the economy. However, this growth is primarily in the manufacturing sector which is in decline UK-wide and therefore may not be sustained. The limited diversity of employment opportunities</p>	<p>The H&amp;E Land Allocations DPD should seek to diversify employment opportunities in North Lincolnshire, particularly linked to the growth of employment opportunities with the South Humber Bank redevelopment. It should also aim to attract high-tech industries/ science park associated with the Lincolnshire Lakes Project.</p>	<p>Population</p>	<p>3, 22</p>	<p>p, q, r, s, t</p>

Key Issues/Problems	Opportunities/Implications for H&ELA DPD	Relevance to SEA Topic	Relationship to Core Strategy SA Objectives (Table 3.3 of this SAR)	Relationship to SA Objectives in H&E Land Allocations DPD SA Framework (Table 3.4 of this SAR)
<p>impacts on the need for skills training and in retaining the young and educated population. There is also limited encouragement of, or participation in entrepreneurship.</p>				

#### **A4: Sustainability Appraisal Framework**

- 3.19 An SA Framework of objectives, indicators and targets was developed for the LDF Core Strategy using an iterative process (an on-going, fluid dialogue between the plan makers and SA team), based initially on the review of relevant plans and programmes, the baseline information and the analysis of key sustainability issues.
- 3.20 A set of SA objectives have been developed with indicators suggested for each objective, and where known, national, regional and local targets were included. The SA objectives have been worded so that they reflect one single desired direction of change for the theme concerned and do not overlap with other objectives. They include both externally imposed social, environmental and economic objectives and others devised specifically in relation to the context of the DPDs being prepared, and are distinct from the DPD objectives. The SA objectives have also been worded to take account of local circumstances and concerns feeding in from the analysis of sustainability issues.
- 3.21 The SA Framework derived for the SA of the Adopted Core Strategy (see Table 3.3) provided the starting point in developing a refined framework for the assessment of the sites proposed within the H&E Land Allocations DPD 2010.
- 3.22 This Sustainability Appraisal, which has been produced by North Lincolnshire Council's Spatial Planning Research Team, follows the template adopted by Atkins in their Submission Draft 2010 Sustainability Appraisal. Therefore, the format, stages followed, tables included, etc., that form the 2010 SA have been updated and amended in this document where necessary and where appropriate.
- 3.23 The template that was established and effectively used by Atkins has been closely followed during assessment of the sustainability of the Revised H&ELA DPD. The SA Framework derived for the Adopted Core Strategy has also been used for the assessment of the two general policies included within the Revised Submission Draft H&E Land Allocations DPD. .
- 3.24 Table 3.2 above includes the key sustainability issues which have been updated to include any new data or information. Therefore, an updated Part II Scoping Report has not been undertaken as it was established in 2010 and the above table will update all the sustainability issues in North Lincolnshire.

**Table 3.3 – Sustainability Appraisal Framework (Core Strategy, Adopted June 2011)**

**Key to Data Availability for Indicators:**

- **Bold = Known data for North Lincolnshire**
- Underlined = No data currently available

Code	SA Objectives	Indicator(s)	Target	SEA Topics
<b>SOCIAL</b>				
01	To promote healthier communities	<b>Life expectancy at birth for males and females</b> <b>Healthy Life Expectancy at birth for males and females</b>	To improve the health of the population. Reduce health inequalities. Source: NHS Outcomes Framework and Public Health Outcomes Framework	Population and human health
		<b>Gap in life expectancy between the residents of the 10% most deprived and least deprived neighbourhoods. (Slope Index of Inequality)</b> Source: Public Health England		
		<b>% adults who smoke</b> Source: Public Health England	Reduce the proportion of adults who smoke Source: Public Health Outcomes Framework	
		<b>% active and inactive adults</b> Source: Public Health England	To improve levels of physical activity amongst adults. Source: Public Health Outcomes Framework	
		<b>Excess weight amongst 5 year olds</b> <b>Excess weight amongst 11 year olds</b> Source: Public Health England	To halt the rise in obesity amongst primary school aged children. Source: Public Health Outcomes Framework	
		<b>Mortality from causes considered preventable.</b> Source: Public Health England	To reduce deaths from preventable causes Source: Public Health Outcomes Framework. 'Longer Lives' DoH 2013	
		<u>% of people who describe their health as good</u>	No target identified	
		<u>% of people who describe their health as poor</u>	No target identified	
		<b>Teenage pregnancy rates</b>	To reduce the number of maternities to under 18s per 1,000 women aged 15-17 to 27 in 2012/13 Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	
		<b>% people who self report as having a high anxiety score.</b> Source: Public Health England	To reduce anxiety and stress and improve people's mental wellbeing. Source Public Health Outcomes Framework	
		<b>% of adults (16+) participating in at least 30 minutes of 'moderate intensity' sport and active recreation at least 3 times a week</b>	To increase participation by 1% year on year until 2020 to achieve target of 50% of population participating in 30 minutes activity, 3 times a week by	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
			2020 Source: The Framework for Sport in England: A Vision for 2020	
		<b>% uptake of breast, cervical and bowel cancer screening programmes</b> <b>% uptake of vascular health checks</b> <b>Source: Public Health England</b>	To improve health literacy and increase uptake of i) cancer screening programmes, ii) vascular health checks Source: Public Health Outcomes Framework	
		<b>Injuries due to falls amongst people aged 65+</b> <b>Source: Public Health England</b>	To reduce preventable ill health and disability amongst older adults and improve independence Source: Public Health Outcomes Framework	
		<b>Proportion of older people ( 65+) who are still at home 91 days after discharge into reablement services</b> <b>Source: NHS England</b>	Reducing time spent in hospital for people with long term conditions Source: NHS Outcomes Framework , 2013/14	
		<b>Effectiveness of post diagnosis care in sustaining independence and quality of life for people with dementia</b> <b>Source: ASCOF</b> <b>Source: NHS England</b>	Enhancing Quality of life for People with Dementia Source: NHS Outcomes Framework 2013/14	
		<b>Patient experience of primary care and hospital care</b> <b>Source: NHS England</b>	Ensuring people have a positive experience of care Source: NHS Outcomes Framework	
02	To tackle poverty, social exclusion and inequality geographically as well as demographically	<b>Proportion of children who live in low-income families</b>	To reduce the proportion of children who live in low-income families to below 20% Source: HMRC, Personal Tax Credits: Related Statistics	Population and human health
		<b>Job Seekers Allowance (Claimant Count)</b>	To reduce the number of Job Seekers Allowance claimants Target: Equal to the regional average Source: www.statistics.gov.uk and North Lincolnshire Council Performance Management System, Performance Indicator SR6	
		<b>Number of under fives living in households where no adult is in employment</b> <b>Source: Census 2011</b>	No target identified	
		<b>Social care users who receive direct payments</b>	To increase the % of social care users receiving direct payments Source: Performance Against Council Priorities, www.northlincs.gov.uk	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<b>Older people helped to live at home as a proportion of all people aged 65+</b>	To increase the % of older people helped to live at home to 82% by 2013/14 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADTP 8	
		<u>Relative spend on family support services</u>	No target identified	
		<b>Proportion of population who live in areas that rank within the 10% most deprived areas in the district using IMD 2010</b>	To decrease the % of people who live in areas that rank within the 10% most deprived areas in the district Source: North Lincolnshire Council Performance Management System, Performance Indicator SR7	
03	To enhance skills, qualifications and the overall employability of the population	<b>Number of young people achieving 5 or more A*-C grades at GCSE or equivalent including English and Maths</b>	To increase the % of young people achieving 5 or more A*-C grades at GCSE or equivalent including English and Maths Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	Population
		<u>% of children achieving national standards at Key Stage 1 for reading, writing and maths</u>	No target identified	
		<b>% of population of working age with no qualifications</b> Source: Census 2011	To raise % of people with NVQ Level 2 (or equivalent) or higher to 80% by 2015 Source: Yorkshire RES SA No updated target set	
		<b>% of population of working age qualified to NVQ level 3+</b> Source: Census 2011	National Learning target – 50% of Adults with a Level 3 qualification Source: Department for Education & Skills No updated target set	
		<b>Number of young people achieving a Level 3 qualification by the age of 19</b>	To increase the proportion of young people achieving a Level 3 qualification by the age of 19 Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	
		<u>% of adults without basic numeracy and literacy skills</u>	No target identified	
		<u>Number of adults completing basic skills training</u>	No target identified	
		<b>16 to 18 year olds not in education, training or employment (NEETs)</b>	To reduce the proportion of 16 to 18 year olds not in education, training or employment to 7% in 2013/14 Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>Accessible training opportunities</u>	No target identified	
		<b>Number of enrolments to Adult Community Learning</b>	To increase the number of enrolments to reach 1,818 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL17	
		<u>Appropriate on-the-job training</u>	No target identified	
		<u>Levels of basic skills and/ or information/ communication technology (ICT)</u>	No target identified	
		<u>Skills/ training gaps and promotion of specialised training for areas in transition</u>	No target identified	
		<u>Confidence, self esteem and capacity of individuals</u>	No target identified	
		<u>Identified skills shortages</u>	No target identified	
04	To reduce crime, the fear of crime and to promote safer neighbourhoods	<b>Number of crimes recorded</b>	To reduce the total number of crimes recorded Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	Population and human health
		<b>Number of people killed or seriously injured on the roads</b>	33% reduction in the number of people killed or seriously injured by 2020 compared with 2004 to 2008 average Source: North Lincolnshire Council and North Lincolnshire Road Safety Partnership, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	
		<b>Number of pedestrians and cyclists killed or seriously injured</b>	50% reduction in the number of pedestrians or cyclists killed or seriously injured by 2020 compared with 2004 to 2008 average Source: North Lincolnshire Council and North Lincolnshire Road Safety Partnership, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	
		<u>Road accident casualties per 100,000 population of two-wheeled users</u>	No target set	
		<u>Road accident casualties per 100,000 population of car users</u>	No target set	
		<b>Number of children killed or seriously injured on the roads</b>	50% reduction in the number of children killed or seriously injured by 2020 compared with 2004 to 2008	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
			average Source: North Lincolnshire Council and North Lincolnshire Road Safety Partnership, www.northlincs.gov.uk	
		<b>Number of children having taken part in road safety training</b>	To increase the number of children having taken part in road safety training to 1,895 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL03	
		<b>Theft from a motor vehicle per 1,000 population</b> Source: Census 2011	No target identified	
		<b>Theft of a motor vehicle per 1,000 population</b> Source: Census 2011	No target identified	
		<b>Number of dwelling burglaries reported</b>	To reduce the number of dwelling burglaries reported Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<b>Number of criminal damage incidents reported</b>	To reduce the number of criminal damage incidents reported Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<b>Number of shop thefts reported</b>	To reduce the number of shop thefts reported Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<b>Number of violent incidents reported</b>	To reduce the number of violent incidents reported Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<u>% of residents who feel 'fairly safe' or 'very safe' after dark</u>	No target identified	
		<u>% residents who feel 'fairly safe' or 'very safe' during the day</u>	No target identified	
05	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	<u>% of rural residential population within 10km of key services</u>	All services to be within 10km for 90% of rural households Source: Countryside Agency	Population
		<u>% of new housing development within 1km of main employment areas</u>	No target identified	
		<u>% of patients who can see a GP within 2 working days</u>	100% target Source: North Lincolnshire Primary Care Trust	
		<u>% of patients who wait no more than four hours at A&amp;E from arrival to admission, transfer or discharge</u>	100% target Source: North Lincolnshire Primary Care Trust	
		<u>% of pedestrian crossings for disabled people (BV165)</u>	No target identified	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>% of buildings accessible for disabled people (BV156)</u>	No target identified	
		<b>Number of 'healthy walk' schemes created</b>	To introduce 'health walk' schemes Source: English Nature, 2003 No target identified	
		<b>Access to services and facilities by public transport, walking and cycling</b>	To increase access to services and facilities by public transport, walking and cycling Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 175	
		<b>Number of new homes delivered</b>	To increase the number of new homes delivered (net) to 840 for 2013/14 Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	
06	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	<u>Hectares of accessible green space per 1,000 people</u>	1ha of accessible natural green space per 1,000 people Source: English Nature 2003	Population
		<b>Supply of ready to develop housing sites</b>	To maintain a 5 year supply of deliverable housing sites- a target of 100% Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 159	
		<b>Number of private sector dwellings judged as non decent</b>	To reduce the number of private sector dwellings classed as non decent Source: North Lincolnshire Private Sector Stock Condition Survey 2008	
		<u>% of Registered Social Landlord homes assessed as 'decent'</u>	No target identified	
		<b>Number of affordable homes completed</b>	Increase the number of affordable homes completed Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	
		<b>Affordability of housing: lower quartile house price to lower quartile earnings ratio</b>	To influence this ratio to make lower cost housing more affordable to those on a lower income No target identified Source: <a href="http://www.gov.uk">www.gov.uk</a> , Live Table 576	
		<b>Number of private sector empty properties vacant for more than six months brought back into use</b>	To increase the number of private sector properties vacant for more than six months back into use as a direct result of action by the Local Authority to more than 3 Source: North Lincolnshire Council Performance Management System, Performance Indicator Hsg 8	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<b>Dwelling Vacancy Rate- vacant dwellings as a proportion of total housing stock</b>	To reduce the % of vacant dwellings Source: North Lincolnshire Council Tax	
07	To encourage participation in culture, leisure and recreational activities including those in the countryside	<u>% of residents actively participating in cultural, recreational or community based leisure activities on a regular basis</u>	No target identified	Population, human health and landscape
		<b>Total visits to all cultural services venues</b>	To increase the number of visits to all cultural services venues to 236,313 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL35	
		<u>% of residents satisfied with the quality of leisure facilities/ activities available</u>	No target identified	
		<b>Total visits to all sports facilities</b>	To increase the number of visits to all sports facilities to 1,071,623 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL34	
		<u>% of residents surveyed who are satisfied with the range of leisure facilities/ activities available</u>	No target identified	
		<u>Number of visits to libraries per 1000 population (BV170a)</u>	No target identified	
		<b>Total number of library transactions</b>	To increase the number of library transactions to 1,042,414 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL21	
		<u>Number of visits to/ usage of museums per 1000 population (BV170a)</u>	No target identified	
		<u>% of Public Rights of Way Network that is easy to use and clearly signed</u>	No target identified	
		<u>Length of new PROWs, cycleways and green corridor networks</u>	To increase the length of PROWs, cycleways and green corridor network during the plan period	
		<b>Number of cycle trips on the new Connect 2 Cycle Route</b>	To increase the number of cycle trips to 6,273 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL04	
		Hectares of accessible green space per 1,000 people	1ha of accessible natural green space per 1,000 people Source: English Nature 2003	
<b>ENVIRONMENTAL</b>				
08	To minimise the risk of flooding	<u>Area &amp; number of properties at risk of flooding by land</u>	77% of properties at risk of flooding to be covered by	Water, soil,

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>use</u>	flood warning service by 2007 Updated target set? Source: Yorkshire RES SA	climatic factors, population and human health
		<b>Number of properties reduced flood risks</b>	To increase the number of properties having reduced risk of flooding Source: North Lincolnshire Council Performance Management System, Performance Indicator PL10	
		<u>Number of planning permissions with SUDS</u>	All new development proposals to show that sustainable drainage has been considered and implemented if appropriate	
		<u>Number of planning permissions granted contrary to the advice of EA by land use and area</u>	Source: AMR, 2008	
		<b>Flood and coastal erosion risk management</b>	To increase the percentage of agreed actions to implement long term flood and coastal erosion risk management plans that are being undertaken satisfactorily Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 189	
		<u>Extent of flood management</u>	No target identified	
		<u>Extent of floodplain</u>	No target identified	
09	To adapt to the impacts of climate change for the built and natural environment	<u>Number of areas identified for flood attenuation</u>	No target identified	Climatic factors
		<u>% of coastal defences in a good, fair and poor condition</u>	Improvement of flood defences within the region Source: Yorkshire RES SA	
		<u>Extent of green infrastructure</u>	No target identified	
		<b>Number of homes at which Energy Efficiency Measures were installed</b>	To increase the number of homes at which Energy Efficiency Measures were installed to 51 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL50	
		<u>Thermal efficiency of buildings</u>	No target identified	
10	To make the best use of previously developed land and existing buildings	<b>% of dwellings built on previously developed land</b>	50% of new dwellings to be built on previously developed land Source: AMR, 2008	Soil

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>Number and area of reclamation schemes</u>	Reclamation of 100 hectares of derelict land Source: AMR, 2008	
		<b>Area of industrial land developed</b>	Develop 60 hectares of industrial land by end of plan period Source: AMR, 2008	
		<u>Area of degraded or un-managed urban fringe land brought back into productive or recreational use</u>	No target identified	
		<b>Number of developments meeting densities of between 30-50dph, and higher densities in town centres and areas with high public transport accessibility</b>	30-50 dwellings per hectare Source: PPG3, 2000	
11	To improve air quality	<u>Levels of main pollutants</u>	To meet National Air Quality Standards Source: UK Air Quality Strategy	Air quality, human health, biodiversity and fauna and flora
		<u>Number and area of Air Quality Management Areas</u>	No new air quality management areas to be declared during the plan period	
		<b>Air pollution- Number of exceedences for hourly measured PM<sub>10</sub></b>	To reduce the number of exceedences for hourly measured PM <sub>10</sub> No target set Source: North Lincolnshire Council Performance Management System, Performance Indicator PH01	
		<u>Number of days when air pollution is moderate or high for NO<sub>2</sub>, SO<sub>2</sub>, O<sub>3</sub>, CO or PM<sub>10</sub></u>	No more than 35 days of poor or moderate air quality due to PM <sub>10</sub> a year (decreasing to 7 days in 2010) Source: Target outlined in Yorkshire and Humber RES SA	
		<u>Number of PPC installations</u>	No target identified	
12	To reduce greenhouse gas emissions, particularly from transport	<b>Emission of greenhouse gases (Carbon emissions)</b>	To reduce CO <sub>2</sub> emissions by 10% from a 2008/09 baseline figure Source: North Lincolnshire Council Performance Management System, Performance Indicator HA-10	Climatic factors

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<b>Per capita CO<sub>2</sub> emissions in the North Lincolnshire area</b>	To proportionally reduce the per capita CO <sub>2</sub> emissions in North Lincolnshire from the 2005 baseline figure Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 186	
		<b>Green Deal Energy Efficiency Measures</b>	To increase the number of Green Deal Energy Efficiency Measures Source: North Lincolnshire Council Performance Management System, Performance Indicator Hsg 8	
		<u>Energy efficiency by sector</u>	No target identified	
13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites	<u>Number, area and condition of international, national, regional and locally designated sites</u>	To halt the loss of biodiversity by 2010 Source: EU Sustainable Development Strategy	Biodiversity and flora and fauna
		<u>Number, area and condition of locally important habitats and species</u>	To meet local and regional biodiversity action plan targets Source: RSS	
		<u>Net change in population of wild birds/ farmland birds</u>	Achieve a sustained increase in the regional wild bird population by 2010 To reverse the decline in the loss of farmland birds Source: Wild Bird Indicators, DEFRA February 2004	
		<u>Number of proposals that provide opportunities for building in beneficial features as part of good design</u>	No target identified	
		<u>Reported levels of damage to international, national, regional and locally designated sites</u>	Ensure that 95% of SSSIs are favourable or recovering condition by 2010 Source: National PSA Target	
		<b>Improved local biodiversity- active management of local sites PSA 28</b>	To increase the proportion of Local Sites in positive conservation management No target set Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 197	
		<u>Area of woodland</u>	To increase woodland area in the region to 6.5% by 2016 (an additional 11,000ha) Source: Yorkshire RES SA	
		<u>Area of land actively managed for nature conservation</u>	10% increase in the area of land managed for wildlife by 2007 Source: Appendix 12, ODPM	
		<u>The extent and condition of key habitats for which Habitat Action Plans have been established</u>	To avoid habitat deterioration and significant disturbance to species Source: Article 6(2) of the Habitats Directive	
		<u>Number of proposals resulting in the potential loss or</u>	To halt the loss of biodiversity by 2010	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>damage to designated sites</u>	Source: EU Sustainable Development Strategy	
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI) and Special Protection Areas (SPAs)	<u>Area and condition of SSSIs and SPAs</u>	To ensure that 95% of SSSIs are in favourable or recovering condition by 2010 Source: National PSA Target	
15	To maintain and enhance the quality of countryside and the wider landscape	<u>% change of countryside character areas by character type</u>	No target identified	Landscape
		<u>EnCAMS Cleanliness Indicator</u>	30% of 900 North Lincolnshire sites surveyed to achieve Grade B or above by 2005/ 6 Source: EnCAMS	
		<u>Number and area of designated landscapes</u>	No target identified	
		<u>Area of Woodland</u>	To increase the woodland area in the region to 6.5% by 2016 (an additional 11,000 ha of woodland) Source: Yorkshire RES SA	
		<u>Area of greenfield areas/ urban fringe areas used for development</u>	No target identified	
		<u>Number of proposals to enhance the quality of the countryside and open space</u>	No target identified	
16	To reduce congestion, particularly around the South Humber Bank Ports	<u>Road traffic volumes on main roads (to include those in the vicinity of the South Humber Bank Ports)</u>	No target identified	Population, human health, air and climatic factors
		<u>Number of car trips (Census)</u>	No target identified	
		<u>% change in road traffic volume</u>	No target identified	
		<u>Annual average flow per 1,000km of principal roads</u>	No target identified	
		<u>Improvements in road infrastructure</u>	No target identified	
17	To improve public transport provision and promote sustainable modes of transport	<b>Condition of local roads</b>	To decrease the percentage of unclassified roads in poor condition Source: Performance Against Council Priorities, <a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>	Population, human health, air and climatic factors
		<u>Number and value of S106 agreements secured for improvements in public transport, cycling and walking initiatives</u>	No target identified	
		<u>Modal split (% of workforce travelling to work by mode)</u>	No target identified	
		<b>Working age people with access to employment by public transport (and other specified modes)</b>	To increase the proportion of working age people with access to employment by public transport Source: North Lincolnshire Council Performance	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
			Management System, Performance Indicator NI 176	
		<b>Access to services and facilities by public transport, walking and cycling</b>	To increase access to services and facilities by public transport, walking and cycling Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 175	
		<b>Local bus passenger journeys originating in North Lincolnshire</b>	To increase the number of bus passenger journeys Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 177	
		<b>Condition of footpaths</b>	To reduce the proportion of footpaths in poor condition Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<u>% of walking and cycling trips per annum</u>	From a 1996 base, double cycling by 2002 and doubling again by 2012 Source: The National Cycling Strategy	
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	<u>Number of listed buildings, ancient monuments and conservation areas</u>	To create 2 new conservation areas by 2006 Source: AMR, 2008	Cultural heritage and Landscape
		<u>Statutory listed buildings at risk of decay (BVPI)</u>	To reduce the number of buildings at risk Source:	
		<u>Number of non-designated archaeological sites and monuments recorded</u>	To increase the number of recorded sites Source: English Heritage	
		<u>Scheduled monuments at risk</u>	To reduce the number of scheduled monuments at risk Source: English Heritage	
		<u>Number of proposals to preserve the historic environment</u>	No target identified	
		<u>Number of Conservation Area Assessments undertaken to inform the LDF</u>	No target identified	
		<u>Number of proposals resulting in the loss of or damage to the historic environment</u>	Less than 5% resulting in the loss of, or damage to, the historic environment Source: English Heritage	
19	To increase energy efficiency and increase the use of renewable energy, particularly from wind energy	<u>Energy consumption per capita</u>	No target identified	Climatic factors
		<u>Resource efficiency of buildings</u>	No target identified	
		<b>Improving sustainable construction</b>	To increase the use of sustainable construction methods No target set Source: North Lincolnshire Council Performance Management System, Performance Indicators HA 11 and HA 12	
		<u>Sustainable building materials used in construction</u>	No target identified	
		<u>Number of policies promoting energy efficient design</u>	To increase the renewable energy capacity to 40	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		and/ or renewable energy such as willow coppicing	(Mwe) by 2010 and 140 (Mwe) by 2021 Source: AMR, 2008	
		<b>No. of planning permissions granted for renewable energy schemes</b>	To increase the renewable energy capacity to 40 (Mwe) by 2010 and 140 (Mwe) by 2021 Source: AMR, 2008	
		<b>No. of planning permissions granted for wind farms</b>	To increase the renewable energy capacity to 40 (Mwe) by 2010 and 140 (Mwe) by 2021 Source: AMR, 2008	
		<u>% of energy generation being provided by renewable energy schemes (by type of scheme)</u>	To increase the renewable energy capacity to 40 (Mwe) by 2010 and 140 (Mwe) by 2021 Source: AMR, 2008	
		<u>% of renewable energy used by developments that is generated on-site</u>	Increase the percentage of renewable energy used by developments that is generated on-site Source:	
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	<u>Household, construction and demolition and industrial waste production (tonnage)</u>	No target identified	Material assets, water and soil
		<b>Total tonnage of municipal waste collected and received</b>	To not exceed total tonnage of waste expected Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL11	
		<b>% of household waste recycled and composted</b>	To recycle or compost 45.6% of household waste Source: North Lincolnshire Council Performance Management System, Performance Indicator WMgt2	
		<b>% of household waste sent to landfill</b>	To reduce waste sent to landfill to 50.6% in 2012/13 Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<u>% of household waste used to recover heat or energy (BV82c)</u>	To recover the value of 67% of municipal waste by 2015 Source: UK Waste Strategy, 2000	
		<u>% of construction and demolition and industrial waste landfilled</u>	No target set	
		<b>% of municipal waste recycled at recycling centres</b>	To increase the rate to 75% Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<u>% of residents served by kerbside recycling (BV91)</u>	No target identified	
		<b>Total number of missed kerbside box collections</b>	To limit the number of missed kerbside box collections to less than 25 Source: North Lincolnshire Council Performance Management System, Performance Indicator WMgmt4b	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>% of watercourse classified as being of good or fair biological and chemical quality</u>	No target set	
21	To protect local water resources, soil quality and quantity	<u>Number of planning permissions with SUDS</u>	All new development proposals to show that sustainable drainage has been considered and implemented if appropriate Source:	Water
		<u>Groundwater quality</u>	No target identified	
		<u>Number and area of sites confirmed as contaminated</u>	Reclamation of 100 hectares of derelict land Source: AMR, 2008	
		<u>Total area of grade 1, 2 or 3a agricultural land</u>	No target identified	
		<u>Average domestic water consumption (l/ head/ day)</u>	No target identified	
		<u>% of new build dwellings meeting Code for Sustainable Homes requirements</u>	100% of new dwellings permitted each year to meet Code for Sustainable Homes level 3 as a minimum (Suggested target) Source:	
22	To promote the use of sustainably sourced products and resources and re-using and recycling products	<u>% of commercial buildings meeting BREEAM Very Good Standard</u>	100% of new commercial buildings permitted each year to meet BREEAM Very Good Standard (Suggested target) Source:	Population, human health and climatic factors
		<u>Implementation of lighting strategies including: street lights fitted with sensor or timer and street lighting with limited upward light transmission</u>	No target identified	
23	To minimise noise and light pollution	<u>Proximity of transport infrastructure to residential areas</u>	No target identified	Population, human health and climatic factors
		<u>Use of vegetation to mitigate potential sources of light pollution</u>	No target identified	
		<u>Proximity of buildings with night time uses to residential areas</u>	No target identified	
		<u>Proximity of industrial areas to residential areas</u>	No target identified	
		<u>Proximity of residential areas in relation to flight paths</u>	No target identified	
		<u>Sound insulation established in buildings</u>	No target identified	
		<u>Use of vegetation throughout the master plan to provide noise barriers</u>	No target identified	
<u>% of freight trips carried by either LRT and/or water</u>	No target identified			
<b>ECONOMIC</b>				
24	To maintain and strengthen the local economy and promote future	<u>Number and % change in total number of VAT registered businesses (rural and urban)</u>	To increase the total business stock by 25% by 2015 Source: Yorkshire RES SA	Population

Code	SA Objectives	Indicator(s)	Target	SEA Topics
		<u>Gross Value Added per worker (productivity) (rural and urban)</u>	To raise GVA per worker by 25-30% Source: Yorkshire RES SA	
		<u>% of the working age population in employment (rural and urban)</u>	To raise the employment rate to 78-80% (equating to 155,000 – 200,000 net extra jobs) Source:	
		<u>% change in unemployment rate (rural and urban)</u>	Create 1000 jobs by the end of the plan period Source: AMR, 2008	
		<u>Breakdown of businesses by sector (number and %) (rural and urban)</u>	To raise the total private sector manufacturing and services investment by 50% by 2015 Source: Yorkshire RES SA	
		<u>Support for existing businesses</u>	No target identified	
		<b>Number of businesses signed up and completed 12 hours of business support from IT (Broadband Project)</b>	To achieve 15 or more businesses signed up and completed 12 hours of business support per quarter Source: North Lincolnshire Council Performance Management System, Performance Indicator IT 15	
		<b>Number of businesses attending the North Lincolnshire Business Network</b>	To achieve 25 or more businesses attending the North Lincolnshire Business Network per month Source: North Lincolnshire Council Performance Management System, Performance Indicator SR3	
		<u>Promotion and support to the voluntary sector</u>	No target identified	
		<b>Increase the number of voluntary opportunities identified and filled</b>	To ensure that at least 90% of voluntary opportunities identified are filled Source: North Lincolnshire Council Performance Management System, Performance Indicator LDSC 01	
		<u>Inward investment</u>	No target identified	
		<u>Use of public sector investment</u>	No target identified	
		<b>Investment of £10m Regional Growth Fund into North Lincolnshire</b>	To create conditions for growth and enterprise by stimulating investment and creating substantial private sector jobs (over two years) Source: North Lincolnshire Council Performance Management System, Performance Indicator SR4b	
		<b>Enterprise births</b>	To increase the proportion of new enterprises per 10,000 resident population aged 16+ Source: North Lincolnshire Council Performance Management System, Performance Indicator NI 171	
		<u>Number of tourism related proposals in rural areas</u>	No target identified	
		<u>Input from tourism into local economy (£ per annum)</u>	No target identified	
		<b>Value of tourism in North Lincolnshire</b>	To increase the value of tourism Source: North Lincolnshire Council Performance	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
			Management System, Performance Indicator AMC VM 01	
		<b>Annual visitor numbers</b>	To increase the annual visitor numbers and not fall below 1,890,000 Source: North Lincolnshire Council Performance Management System, Performance Indicator AMC CC 02	
		<u>Enhancement of competitiveness</u>	No target identified	
		<u>Support and creation of local and regional supply chains</u>	No target identified	
		<u>Investment in plant, machinery and R&amp;D</u>	No target identified	
		<b>Number of visits to Scunthorpe town centre</b>	Increase the number of visits to Scunthorpe town centre Source: Performance Against Council Priorities, www.northlincs.gov.uk	
		<u>Community based businesses and local self-help schemes e.g. credit unions</u>	No target identified	
		<b>Number of community based projects developed</b>	To increase the proportion of citizen involvement in community based projects to at least 40% Source: North Lincolnshire Council Performance Management System, Performance Indicator LDSC 03	
		<u>Vacant floorspace by urban/ rural</u>	No target identified	
25	To create vibrant towns and village centres in both rural and urban areas	<u>Net loss of retail floorspace by urban/ rural</u>	No target identified	Population
		<u>Number and type of planning permissions in town and village centres</u>	No target identified	
		<u>% of people employed by employment type</u>	Create 1000 jobs by the end of the plan period Source: AMR, 2008	
		<u>Utilisation and development of local skills</u>	No target identified	
26	To increase diversity of employment	<u>Number of small businesses in rural areas</u>	No target identified	Population
		<u>Vacant floorspace in rural areas</u>	No target identified	
27	To support and improve the economic activity in rural areas through the retention of local facilities	<u>Number of small town and village shops lost annually in rural areas</u>	No target identified	Population and material assets
		<u>Number of tourism related proposals in rural areas</u>	No target identified	
		<u>Input from tourism into local economy (£ per annum)</u>	No target identified	
		<b>Value of tourism in North Lincolnshire</b>	To increase the value of tourism Source: North Lincolnshire Council Performance Management System, Performance Indicator AMC VM	

Code	SA Objectives	Indicator(s)	Target	SEA Topics
			01	
28	To promote and enhance opportunities for tourism, particularly in rural areas	<u>Number of people employed in the tourism industry</u>	Create 1000 jobs by the end of the plan period Source: AMR	Population
		<u>Number of policies/ proposals to promote opportunities for cultural and heritage tourism</u>	No target identified	
		<b>Total visits to all cultural services venues</b>	To increase the number of visits to all cultural services venues to 236,313 by March 2014 Source: North Lincolnshire Council Performance Management System, Performance Indicator ADPL35	

## **Development of the Revised Submission Draft H&ELA DPD 2014 Sustainability Appraisal Framework**

- 3.25 In order to assess the Submission Draft H&ELA DPD (and subsequently the Revised Submission Draft H&E Land Allocations DPD), it was necessary to modify the original Sustainability Appraisal Framework developed for the Core Strategy to enable it to only include elements that are applicable to land allocations. This included reviewing the following:
- The SA Framework from the Revised Core Strategy SAR (May 2010);
  - The SA Framework derived originally from the Part II Scoping Report and subsequent consultation responses (2007);
  - The criteria used in the Initial Sifting Exercise; and
  - Any additional criteria that might be useful specifically for land allocations
- 3.26 The SA Framework developed for the SA of the LDF Core Strategy presented in Table 3.3 was reviewed and adjusted to undertake the sustainability appraisal exercise for housing and employment sites at Submission Draft stage.
- 3.27 Table 3.4 presents the SA Framework adopted for the appraisal of the land allocations at Submission Draft stage based on the SA Framework developed for the SA of the Core Strategy. For continuity and ease of comparison with the 2010 Submission Draft H&ELA DPD this Framework has been taken forward for appraisal of the Revised Submission Draft H&ELA DPD 2014.

**Table 3.4 – H&ELA DPD Sustainability Appraisal Framework for the Assessment of Land Allocations**

SA Objective (Core Strategy)	SA Objective (H & E Land Allocations DPD)	Assessment Criteria: Will the allocation....?	Type of Sites Assessed	Source
<b>General</b>				
	<ul style="list-style-type: none"> <li>To ensure the site's appropriate allocation within the settlement hierarchy as well as demographically</li> </ul>	Be within the settlement boundary?	Employment and Housing	North Lincs Criteria
		Be in accordance with the settlement hierarchy?	Housing	North Lincs Criteria
<b>Social</b>				
02	<ul style="list-style-type: none"> <li>To tackle poverty, social exclusion and inequality geographically</li> </ul>	Locate growth near to areas of deprivation?	Employment and Housing	SA Framework
05 (01,07,12, 17)	<ul style="list-style-type: none"> <li>To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community</li> </ul>	Place housing within 1km of main employment areas?	Housing	SA Framework, North Lincs Criteria
		Improve accessibility to key services?	Housing, Development Limits	
		Provide safe and convenient access to the road and sustainable transport network?	Housing and Employment	North Lincs Criteria
06	<ul style="list-style-type: none"> <li>To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard</li> </ul>	Increase the range and affordability of housing for all social groups?	Housing	SA Framework
<b>Environmental</b>				
08	<ul style="list-style-type: none"> <li>To minimise the risk of flooding</li> </ul>	Minimise the risk of flooding to people and property from rivers and watercourses?	Employment and Housing	SA Framework
10	<ul style="list-style-type: none"> <li>To make the best use of previously developed land and existing buildings</li> </ul>	Increase development on previously developed land and/or buildings?	Employment and Housing	SA Framework
		Encourage the development of industrial land?		
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	Housing	SA Framework, North Lincs Criteria
11	<ul style="list-style-type: none"> <li>To improve air quality</li> </ul>	Minimise the risk of public exposure to air pollution?	Employment and Housing	SA Framework, Sifting Criteria
13	<ul style="list-style-type: none"> <li>To protect and enhance biodiversity and important wildlife habitats <b>outside</b> designated sites</li> </ul>	Protect and enhance sites which are important for their nature conservation interest?	Employment and Housing	SA Framework, Sifting Criteria
		Protect and enhance woodland areas?		
14	<ul style="list-style-type: none"> <li>To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs),</li> </ul>	Protect and enhance sites designated for their nature conservation interest?	Employment and Housing	SA Framework
		Protect and enhance the area and condition of		

SA Objective (Core Strategy)	SA Objective (H & E Land Allocations DPD)	Assessment Criteria: Will the allocation....?	Type of Sites Assessed	Source
	Ramsar sites and Special Areas of Conservation (SACs)	Ramsar, SSSIs, SACs and SPAs?		
15	<ul style="list-style-type: none"> <li>To maintain and enhance the quality of countryside and wider landscape</li> </ul>	Protect and Enhance areas of High Landscape Value?	Employment and Housing	SA Framework, Sifting Criteria
16	<ul style="list-style-type: none"> <li>To reduce congestion, particularly around the South Humber Bank Ports</li> </ul>	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	Employment and Housing	SA Framework
17	<ul style="list-style-type: none"> <li>To improve public transport provision and promote sustainable modes of transport</li> </ul>	Improve access to public transport facilities?	Employment and Housing	SA Framework
		Minimise the need to travel and encourage walking and cycling as modes of transport?		
18	<ul style="list-style-type: none"> <li>To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings</li> </ul>	Protect and enhance the historic environment, including listed buildings, ancient monuments and conservation areas?	Employment and Housing	SA Framework, Sifting Criteria
21	<ul style="list-style-type: none"> <li>To protect local water resources, soil quality and quantity</li> </ul>	Minimise the loss of the best and most versatile agricultural land to development?	Employment and Housing	SA Framework, Sifting Criteria
		Avoid development in areas protected for water quality reasons?		
		Lead to the remediation of contaminated sites?		North Lincs Criteria
23	<ul style="list-style-type: none"> <li>To minimise noise and light pollution</li> </ul>	Located sensitive uses away from potentially noisy or light polluting development?	Employment and Housing	SA Framework
<b>Economic</b>				
24	<ul style="list-style-type: none"> <li>To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas</li> </ul>	Improve the overall employment rate?	Employment and Housing	SA Framework
		Increase the total number of VAT registered businesses?		
		Encourage inward investment?		
25	<ul style="list-style-type: none"> <li>To create vibrant towns and village centres in both rural and urban areas</li> </ul>	Contribute to the vibrancy of towns and villages?	Employment and Housing	SA Framework
26	<ul style="list-style-type: none"> <li>To increase the diversity of employment</li> </ul>	Encourage a range of employment types?	Employment	SA Framework
27	<ul style="list-style-type: none"> <li>To support and improve the economic activity for rural areas</li> </ul>	Increase the number of businesses in rural areas?	Employment	SA Framework
28	<ul style="list-style-type: none"> <li>To promote and enhance opportunities for tourism, particularly in rural areas</li> </ul>	Increase the number of employment sites designated for tourism use?	Employment	SA Framework

## Assessment Assumptions and Rationale

- 3.28 Table 3.5 sets out the criteria used for each assessment and the rationale behind the adopted assessment approach for the sites. As a result of consultation comments received at various stages through the SA of the DPD, the criteria and rationale have evolved, and elements for consideration have been added for subsequent stages of assessment.
- 3.29 The assessment has been based on the following information sources and tools:
- Information gathered about each site;
  - Site location maps, where available;
  - Habitat Regulations Assessment: Stage 1 and 2 (Atkins, October 2010);
  - Habitat Regulations Assessment: Stage 1 and 2 (North Lincolnshire Council, 2014);
  - North Lincolnshire Local Development Framework- Core Strategy Adopted 2011;
  - North Lincolnshire Local Development Framework- Housing and Employment Land Allocations DPD: Submission Draft;
  - Strategic Flood Risk Assessment for North Lincolnshire & North East Lincolnshire (2012);
  - The Humber Flood Risk Management Strategy;
  - Environment Agency (EA) flood risk maps ([www.environment-agency.gov.uk](http://www.environment-agency.gov.uk));
  - South Humber Bank Masterplan;
  - South Humber Bank Transport Strategy;
  - Sandtoft Evidence Base;
  - North Lincolnshire Health Profile;
  - North Lincolnshire Contaminated Land Inspection Strategy;
  - North Lincolnshire Retail Study 2005;
  - Environment Agency (EA) Water Framework Directive Maps (<http://maps.environment-agency.gov.uk/wiyby/wiybyController>) for information about protected watercourses and groundwater;
  - Multimap aerial maps: <http://www.multimap.com/>;
  - Multi-Agency Geographic Information for the Countryside (<http://www.magic.gov.uk/website/magic/>) constraints maps for Agricultural Land Classification (ALC) and statutory designations;
  - Heritage Gateway online Listed Buildings search ([http://www.heritagegateway.org.uk/Gateway/Results\\_TopLevel AJAX.aspx](http://www.heritagegateway.org.uk/Gateway/Results_TopLevel AJAX.aspx));
  - Natural England Nature on the Map website: [www.natureonthemap.org.uk](http://www.natureonthemap.org.uk);
  - North Lincolnshire Local Development Framework - Employment Land Review Update April 2010;
  - North Lincolnshire Local Development Framework - Employment Land Review Update December 2013;
  - Strategic Housing Land Availability Assessment 2009;

- Strategic Housing Land Availability Assessment 2010;
- Strategic Housing Land Availability Assessment 2014
- Strategic Housing Market Assessment- Market Review 2008;
- Strategic Housing Market Assessment October 2012;
- Draft North Lincolnshire Economic Regeneration Strategy 2009; and
- Atkins GIS Database for North Lincolnshire

3.30 The assessment of the land allocations and the general policies was undertaken following the adoption of the North Lincolnshire Core Strategy (June 2011) as well as the implementation of national policy guidance- the National Planning Policy Framework. Recommendations for improvements to policy wording and mitigation will therefore exclude anything that may already be covered by higher level policy documents, as the DPD should be read in conjunction with these requirements.

**Table 3.5 - H&E Land Allocations DPD Revised Submission Draft, Sustainability Appraisal Rationale**

Rationale	Relevant SEA Topic
<b>General</b>	
<b>a. To ensure the site's appropriate allocation within the settlement hierarchy</b>	
<p>Potential for detrimental effects of development within an existing settlement boundary is significantly lower than that adjacent to or outside the boundary. In particular, this relates to the loss of the rural/urban fringe which is important to prevent the coalescence of settlements and the destruction of ecologically and agriculturally valuable rural land.</p> <p>The Core Strategy Policy CS2 indicates where new development should be directed within the settlement hierarchy. Development should be focused on:</p> <ol style="list-style-type: none"> <li>1. previously developed land within the Scunthorpe urban area, followed by other suitable infill opportunities within the town, then by appropriate greenfield urban extensions;</li> <li>2. previously developed land and buildings within the defined development limits of North Lincolnshire's Market Towns, followed by other suitable infill opportunities then appropriate small scale greenfield extensions to meet identified local needs; and</li> <li>3. small scale developments within the defined development limits of rural settlements to meet identified local needs.</li> </ol> <p>A 'sequential approach' will also be applied to ensure that the development is, where possible, directed to those areas that have the lowest probability of flooding, taking into account the vulnerability of the type of development proposed, its contribution to creating sustainable communities and achieving the sustainable development objectives of the plan.</p>	<i>Landscape Population</i>
<b>SETTLEMENT HIERARCHY</b>	
<p><b>Sub-Regional Town</b> – Scunthorpe  <b>Market Towns</b> – Barton upon Humber, Brigg, Crowle, Epworth, Kirton in Lindsey &amp; Winterton  <b>Rural Settlements</b> – Alkborough; Althorpe; Amcotts; Appleby; Barnetby-le-Wold; Barrow upon Humber; Beltoft; Belton; Bonby; Broughton; Burton upon Stather; Burringham; Cadney; Coleby; Derrythorpe; Dragonby; Ealand; East Butterwick; East Halton; East Lound; Eastoft; Elsham; Flixborough; Garthorpe &amp; Fockerby; Goxhill; Graizelound; Greetwell; Gunness; Gunthorpe; Haxey; Hibaldstow; Horkstow; Howsham; Keadby; Kirmington; Low Burnham; Luddington; Melton Ross; Messingham; New Barnetby; New Holland; Normanby; North Killingholme; Owston Ferry; Redbourne; Roxby; Sandtoft (village); Santon; Saxby-all-Saints; Scawby; South Ferriby; South Killingholme; Thealby; Thornton Curtis; Ulceby; West Butterwick; West Halton; Westwoodside; Whitton; Winteringham; Wootton; Worlaby; Wrawby; Wressle &amp; Wroot.  <b>Rural Settlements in the Countryside</b> – Barrow Haven; Carrhouse; Castlethorpe; Cleatham; Croxton; Eastoft Carr; Goxhill South End; Haxey Carrs; Holme; Kelfield; Messingham Ings; Manton; Walcot; Westgate &amp; Woodhouse.</p>	
<p>Land allocations should be assessed based on their conformity with the above hierarchy- those in conformity will be scored as positive, those which aren't will be scored as having predicted negative effects. Sites which are allocated on existing open space, playing fields, allotments and recreational areas will be scored negatively as development of these sites would be against the intention of Core Strategy Policy CS3 which seeks to protect "areas of open space or land with the characteristics of open countryside, within and adjacent to settlements by not including them within development limits".</p>	
<b>Social</b>	
<b>b. To tackle poverty, social exclusion and inequality geographically</b>	
<p>Linked to objective d, sites should seek to tackle poverty and inequality geographically by siting development, especially employment sites, near to areas of deprivation. The key issues table identifies the most acute problems of urban deprivation being concentrated in the central areas of Scunthorpe particularly the</p>	<i>Population</i>

Rationale	Relevant SEA Topic
Crosby area. There are other smaller dispersed pockets of relative deprivation in rural areas notably Brigg, Barton, Crowle, New Holland, South Killingholme and Winterton. Employment development sited near these settlements is likely to have a positive effect on poverty levels.	
<b>c. To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community</b>	
<p>Easy access to essential services, including employment areas, by walking, cycling and public transport is important in creating sustainable communities, as this will encourage a reduction in the use of the private car and prevent marginalising households without access to a car. The sites located within 30 minutes by public transport to services, facilities and employment areas, including a maximum of a 1km walk of a major retail centre will be scored as having positive predicted effects. Those sites proposed for less accessible locations or which included in excess of a 1km walk is to be predicted as having negative effects. Services and facilities included in the assessments will be: Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area or Industrial Estate.</p> <p>In order for a development to be sustainable, it should promote healthy lifestyles for those who live and work within it, thereby improving the health of the population. Availability of public green space encourages informal recreation and outdoor activities. Sites which, when developed, would lead to a loss of designated public open space will be scored as having predicted negative effects, those which would not will be scored as having predicted positive effects.</p> <p>The accessibility of a site from the road network is an important consideration for allocating employment sites. Sites with direct access to strategic motorway, primary trunk road, main distributor road or secondary distributor road will be deemed as having positive effects.</p> <p>Sites that have good vehicular access from the public highway will be deemed as having positive effects; and the sites that appear to have poor level of vehicular access will be deemed as having negative effects. Sites that adhere to Natural England's Accessible Natural Greenspace Standards are considered to positively contribute to this objective.</p>	Population, Air
<b>d. To provide a sufficient and appropriate mix of housing that is affordable</b>	
<p>The provision of a suitable number of affordable units is essential in creating inclusive sustainable communities. The availability of affordably priced homes is a key issue affecting North Lincolnshire. Those sites which are proposed to be of sufficient size to include affordable housing will be scored as having positive predicted effects; and those sites of insufficient size to include affordable housing will be coded as not applicable. The inclusion of affordable housing is irrelevant to sites proposed for employment purposes, and as such these sites will be also scored as not applicable.</p> <p>For those sites above the threshold, sites proposed for greater than 100 dwellings are considered likely to have moderate positive effects, with sites proposed for greater than 1000 dwellings considered to have likely strong positive effects.</p> <p>Thresholds:</p> <ul style="list-style-type: none"> <li>• 15 or more dwellings in the Scunthorpe Urban Area;</li> <li>• 5 or more dwellings in the Market Towns; and</li> <li>• 3 or more in rural settlements.</li> </ul>	Population
<b>Environmental</b>	
<b>e. To minimise the risk of flooding</b>	
<p>PPS 25 identifies appropriate land uses for each Flood Zone. Those housing and employment sites located within Flood Zones 2, 3a or 3b with a proposed 'non-compatible' use, and those located within 9m of a river will be scored as having negative effects. The sites that will be located only partially in areas at flood risk will be coded as non-significant negative, dependent on the proportion of the site at risk and its size. All sites within Flood Zone 1 will be regarded as positive.</p>	Population, Human health, water, Landscape, Climatic Factors
<b>f. To make the best use of previously developed land and existing buildings</b>	

Rationale	Relevant SEA Topic
<p>The area is expected to be able to accommodate the majority of its new development on previously-developed land. It is essential that development on previously-developed land is promoted in order to increase environmental sustainability and minimise the loss of valuable greenfield land. Sites located entirely on greenfield land will be coded as negative, those located partially on greenfield land will be coded as less significantly negative and those located on previously developed land will be coded as having positive effects. In addition, sites which seek to re-use existing buildings on-site, or consist of high density development, will be predicted to have significant positive effects.</p>	<p>Biodiversity, Flora and Fauna, Landscape, Soil</p>
<p><b>g. To improve air quality</b></p> <p>Existing issues with baseline air quality are highlighted by the designation of the Air Quality Management Area (AQMA) in Scunthorpe. New development has potential to affect air quality and increase public exposure to air pollution. Therefore, it is important to take account of these issues whilst allocating new sites. Those sites that lie fully or partially within an AQMA or where results of air quality monitoring at the proposed sites showed exceedences of the UK Government's Air Quality Strategy objectives, will be coded as negative. Sites that are likely to give rise to high levels of traffic, or are adjacent to major roads, will be also coded as having potential predicted negative effects. Sites which are located in sustainable locations, with good accessibility to public transport and walking and cycling routes will be regarded as positive.</p>	<p>Population, Air, Human Health</p>
<p><b>h. To protect and enhance biodiversity and important wildlife habitats outside designated sites</b></p> <p>North Lincolnshire supports a number of protected species and key habitats as outlined in the Key Issues Table. Biodiversity Action Plan (BAP) habitats and protected species have high ecological value and their designation indicates their scarcity. Thus, the impact of developments on these protected habitats and species must be carefully considered in order that losses are avoided or minimised and adequate, suitable mitigation measures are put into place. Those sites which are known to contain any BAP habitats or protected species will be coded negative. Any sites that have the potential to impact habitats and species, such as allocations that may lead to the loss of country parks, agricultural land or woodland, will be predicted to have negative effects. Additionally, some brownfield sites may contain important habitats and species if they are disused. Sites will be scored as having predicted positive effects if they are very unlikely to contain any important habitats and species, as they are already under development, or are highly contaminated brownfield sites.</p>	<p>Biodiversity, Flora and Fauna, Landscape</p>
<p><b>i. To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)</b></p> <p>North Lincolnshire supports a number of protected species and key habitats as outlined in the Key Issues Table. The Humber Estuary is designated as a Ramsar Site, SPA, SAC and SSSI. In addition there is 1 further SAC (Thorne Moore – a lowland raised bog). Peat extraction and wind farms may have a significant impact on Thorne Moors SAC and Thorne and Hatfield Moors SPA. The proposed expansion of deep-water frontage in the Humber Ports, pressure for development, coastal squeeze, pollution and efforts to address flooding is likely to have a significant impact on the Humber Estuary and overall biodiversity. Any development near to or within the SPA or SAC should be deemed as negative. As such, housing and employment sites proposed to be located entirely within 1 km of a SSSI or 400 metres of a National Nature Reserve or Local Nature Reserve will be scored as significant negative, those located partially within 1 km of a SSSI or 400 metres of a National Nature Reserve or Local Nature Reserve will be scored negatively; and those located at a greater distance from these designated sites will be scored positively.</p>	<p>Biodiversity, Flora and Fauna</p>
<p><b>j. To maintain and enhance the quality of countryside and wider landscape</b></p> <p>Development that is located within or near to any Areas of High Landscape Value should be deemed as having negative effects. Development which is likely to have a negative impact on the countryside, such as the large scale development of greenfield land, will be predicted as having significant negative effects. Allocations which are in urban areas and on disused brownfield sites are likely to improve the landscape and thus will be predicted as having positive effects.</p>	<p>Landscape</p>
<p><b>k. To reduce congestion, particularly around the South Humber Bank Ports</b></p> <p>Development that is likely to lead to increased traffic levels, especially that located around the South Humber Bank Ports should be deemed as negative. Any development likely to generate traffic in the South Humber Bank Ports area should be deemed significant.</p>	<p>Population</p>
<p><b>l. To improve public transport provision and promote sustainable modes of transport</b></p>	

Rationale	Relevant SEA Topic
<p>Nearby public transport links are a vital aspect of any sustainable development as this will encourage a reduction in the use of the private car and prevent marginalising those households that do not have access to a car. The sites wholly located within a 400m walk of public transport links are positive and those partially located within 400m of existing public transport links will be less significantly positive. The sites proposed for less accessible locations will be negative. Development locations that reduce the need to travel should be deemed as positive, as should developments that are located close to public rights of way that can be used as cycle/walking routes from residential areas to access local employment, facilities and services.</p>	<p>Population, Air, Climatic Factors</p>
<p><b>m. To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings</b></p>	
<p>Developments must protect places and buildings of historical and cultural value. Those sites which contain Listed or Locally Important Buildings and sites adjacent to (or within 40 metres of) these building will be deemed negative, and sites not located in proximity to any Listed or Locally Important Buildings will be positive. Sites located in a Conservation Area or within 800m of a village Conservation Area (a PPG2 criterion) and those within 40 metres of a town Conservation Area will be deemed negative and sites not located in proximity to any Conservation Areas will be coded positive. Important areas of heritage interest include the Isle of Axholme, designated as an area of Special Historic Landscape Interest, the built heritage of Brigg, Barton on Humber and the industrial heritage of Scunthorpe. Developments must safeguard and where possible enhance sites and features of historical and archaeological importance, particularly designated Scheduled Ancient Monuments (SAMs) and Sites of Archaeological Interest (SAI). The sites located in a SAM, SAI and those abutting (or within 40 metres of) a site or a feature of interest will be negative and those not located in proximity to a SAM, SAI and Historic Parks and Gardens will be positive.</p>	<p>Population, Material Assets, Landscape, Cultural Heritage</p>
<p><b>n. To protect local water resources, soil quality and quantity</b></p>	
<p>High quality agricultural land is valuable both for the economy and for the landscape of rural areas, and as such its loss to development should be minimised. Those sites located entirely on Grade 1, 2 or 3 agricultural land and those located partially on this valuable land will be deemed negative and those not located on agricultural land will be coded positive. Due to a lack of information available to differentiate between agricultural land of Grade 3a and 3b, the assessment will be based on a precautionary principle, ranking the use of Grade 3 land as unsustainable.</p>	<p>Soil, Landscape, Material assets</p>
<p><b>o. To minimise noise and light pollution</b></p>	
<p>Sensitive developments, such as residential uses should be located away from potentially noisy or light emitting uses such as heavy industry or major roads. Any such site locations should be deemed as having predicted negative effects.</p>	<p>Population, Human Health</p>
<p><b>Economic</b></p>	
<p><b>p. To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas</b></p>	
<p>Appropriate employment sites that will create local jobs should be coded as positive. Any sites deemed inappropriate should be coded as negative and the reasons justified. Appropriate allocation of sites proposed for employment, taking account of the expected population growth, can help reduce the local unemployment rate.</p>	<p>Population, Material Assets</p>
<p><b>q. To create vibrant towns and village centres in both rural and urban areas</b></p>	
<p>The creation of vibrancy in towns and villages may be achieved through the implementation of mixed use developments, and mixed tenure communities. A mix of uses including retail, facilities and services, employment opportunities and residential will increase the movement of people by foot, as well as their quality of life, leading to more sustainable communities.</p>	<p>Population, Material Assets</p>
<p><b>r To increase the diversity of employment</b></p>	
<p>The allocations for employment should encourage a range of employment types. Those sites proposed for employment that included a range of employment types, or contribute to the overall mix, should be deemed as having positive effects.</p>	<p>Population, Material Assets</p>
<p><b>s To support and improve the economic activity for rural areas</b></p>	
<p>Development of appropriate employment uses in rural areas should be deemed as having potentially positive effects.</p>	<p>Population, Material</p>

Rationale	Relevant SEA Topic
<i>t To promote and enhance opportunities for tourism, particularly in rural areas</i>	Assets
<i>Sites designated for tourism in rural areas should be regarded as positive as should any allocation that seeks to enhance cultural or heritage resources.</i>	Population, Material Assets

# 4 Initial Sifting of Sites

## Introduction

- 4.1 This section has been included for reference purposes.
- 4.2 The Council invited the submission of sites for consideration as allocations in the Local Development Framework (LDF). Sites were identified to the Council as having the potential to come forward for development. These sites were subject to an initial sifting as outlined in Section 2. The findings of the sifting exercise are outlined below.
- 4.3 A 'traffic light' colouring scheme outlined in Table 4.1 was used to depict the conformity or non-conformity of site with the sieving criteria outlined for stage 1 and stage 2 below.

**Table 4.1 - Key to the traffic light colouring scheme**

	In conformity with the sieving criteria		Not relevant to sieving criteria
	Possibly in conflict with the sieving criteria / some constraints identified		Insufficient information is available - a potential for conflict may exist
	In conflict with the sieving criteria		

## Stage 1: Initial Assessment and Site Exclusion

- 4.4 At the start of this stage there were a total of 475 sites subject to Stage 1 sifting. The first level of filtering was to assess the sites against the following criteria:
1. Does the site lie within or close to a settlement that is identified in the LDF settlement hierarchy?
  2. Does the site lie within, or close enough to significantly affect, an international or national site of biodiversity (results taken from Habitat Regulations Assessment (HRA) findings)?
- 4.5 For the settlement hierarchy criterion, the Scunthorpe urban areas and Market Towns were coded green, those in rural service centres were coded amber. The remaining sites were coded red and not taken through to the next stage. Below is a list of the settlements within the settlement hierarchy for North Lincolnshire of settlements:
- Scunthorpe Urban Area.
  - Market Towns - Barton upon Humber; Brigg; Crowle and Epworth.
  - Rural Service Centres - Barrow upon Humber; Broughton; Burton upon Stather; Haxey; Hibaldstow; Keadby; Kirton in Lindsey; Messingham; Owston Ferry; Ulceby; Westwoodside and Winterton.
- 4.6 As part of the stage 1, filtering sites were also assessed for the impact they would have on internationally designated sites namely SPAs and SACs. The findings from the HRA sifting informed this stage of the sifting process. The same colour code scheme was used, sites which had no effect were coded green, sites which may have an effect were coded orange and those with a major effect were coded red and not carried forward to the next stage.

4.7 The results of the initial assessment and site exclusion exercise is summarised below. Full details of the sifting exercise are provided in Appendix C.

- 168 sites were not taken forward to Stage 2 as they are not within the settlement hierarchy;
- 21 sites were not taken forward as they would have a significant impact on ecology;
- 20 sites were rural service centres which could have a slight effect on ecology;
- 83 sites were rural service centres but will not have any effect on ecology;
- 33 sites were within the settlement hierarchy but will have a slight effect on ecology;
- 161 sites were within the settlement hierarchy and will not have an effect on ecology.

4.8 This reduced the number of sites to 297.

## **Stage 2: Site-Specific Considerations**

4.9 The remaining sites were then subject to the following criteria. A similar coding system as above was used.

1. Does the site lie within an area that is at highest risk from flooding or coastal erosion? (as outlined in the Strategic Flood Risk Assessment (SFRA).
2. Does the site lie within or close to a Locally Designated nature conservation site?
3. Does the site lie within an Area of High Landscape Value?
4. Does the Site lie within Agricultural Land Classification Zones 1 - 3a?
5. Does the site lie within a Source Protection Zone?
6. Does the site lie close to a Listed Building or Scheduled Monument?
7. Does the site lie within an Air Quality Management Area (AQMA)?

4.10 Sites within the Environment Agency flood zone 3 were removed. Locally designated sites were then used to assess the viability of the sites; this did not remove any of the sites which had not already been eliminated due to the three previous criteria.

4.11 Sites were also assessed for their impact on the landscape (sites within areas of great landscape value), Agricultural Land Classification (sites within ALC grade 1, 2 and 3a), Source Protection Zones (as designated by the Environment Agency), the historic environment surrounding the sites (listed buildings and scheduled monuments) and sites that were located within an area covered by Air Quality Management Areas. Again, the same colour code scheme was used, sites which had no effect were coded green, sites which may have an effect were coded orange and those with a major effect were coded red.

4.12 These five criteria did not remove any further sites, however a number were shown to be orange, therefore potentially conflicting with the sieving criteria / some constraints identified, but not considered significant enough to remove the sites as a possibility at this stage.

4.13 At the end of this stage the number of feasible sites had been reduced to 230 (see Appendix C).

4.14 Following the initial sifting exercise, a number of alternative sites (see Table 4.2) were added that were not subject to the sifting stage. These additional sites have been subject to a full sustainability appraisal and the findings are summarised in Appendix D. The sites that became Preferred Sites as a result of the sifting exercise are shown in 4.2 below.

**Table 4.2 - Additional Sites post-Sifting Stage**

<b>SA Site no.</b>	<b>Site Reference</b>
7	10-25 (H2-25)
8	13-4
20	55-1
22	36-67 (CH4)
23	18-6 (CH11)
24	27-17 (CH13)
25	36-69 (CIN-2)
26	36-57 (CIN-4)
27	14-5 (CIN-16)
28	36-2 (H2-1)
29	36-68 (H2-10)
30	36-23 (H2-12)
31	7-15 (H2-17)
32	7-2 (H2-19)
33	7-19 (H2-20)
34	10-21 (H2-32)
35	57-1 (IN1-1)
36	31-1 (IN1-2)
37	36-70 (IN1-3)
38	36-31 (IN1-4)
39	36-20 (IN1-8)
40	10-19 (IN1-9)
41	7-2 (IN1-10)
42	7-17 (IN1-11)
43	36-66
44	Lincolnshire Lakes
45	GT7-3
46	GT36-1

**Table 4.3 - Results of Initial Sifting Exercise for sites that became preferred options**

SA Site no.	Site Reference	Previous (Sifting) Site Ref	Settlement Hierarchy	Designated Sites	Floodplain	Locally Designated Sites	Landscape	ALC	Source Protection Zones	Historic Environment	Air quality
1	10-1	266									
2	10-2	298									
3	10-3	420									
4	10-5	474									
5	10-15 (H2-26)	335									
6	10-17 (MX-1-12)	422									
9	13-6	304									
10	13-10	353									
11	27-12	132									
12	36-1	8									
13	36-3	52									
14	36-5	449									
15	36-7	124									
16	36-9	190									
17	36-12	204									
18	44-1	50									
19	44-6	51									
		n/a									
21	56-1	229/130									

# 5 Assessment of Significant Effects of the Preferred Land Allocations

## Evolution of the Preferred Land Allocations

- 5.1 In order to inform the development of the Pre-Submission Second Stage H&ELA DPD, the land allocations proposed therein were the subject of assessment taking into account the conclusions from the initial sifting stage and the information contained in the land allocations proforma prepared by NLC. These proforma included information regarding the site's location, availability, constraints, viability, site preparation requirements and planning history. This information was used to determine the performance of the sites in sustainability terms, with reference to social, environmental and economic factors to inform the identification of the most sustainable of the land allocations. The land allocations which were assessed comprised residential, employment, mixed use and Gypsy and Traveller sites, as listed below:
- 31 Residential Sites;
  - 15 Employment Sites;
  - 3 Mixed Use Sites;
  - 2 Gypsy and Traveller Sites;
  - 64 Development Limits.
- 5.2 Following receipt of consultation comments on the Pre Submission Second Stage H&ELA DPD and SAR, considerations of modifications to the North Lincolnshire Core Strategy and changes in the English planning framework as a result of the change in government, the land allocations were revised substantially in the Submission Draft H&ELA DPD, comprising:
- 22 Residential Sites;
  - 11 Employment Sites;
  - 2 General Policies (for Phasing of Housing Land, and for Development in North Lincolnshire's Town Centres and District Centres); and
  - 74 Development Limits
- 5.3 Each of the above sites was included within the H&ELA DPD as an individual policy. Each residential and employment policy was assessed against the relevant refined SA Framework, containing objectives of relevance to the policy in question, according to the methodology described below. Mixed use sites are no longer considered within the H&ELA DPD and will instead be allocated through a different DPD.
- 5.4 Two general policies were also included within the Submission Draft H&ELA DPD, one relating to phasing of delivery of housing land and one to development in town and district centres.

## Revised Submission Draft DPD

- 5.5 Following consultation comments on the Submission Draft H&ELA DPD, SAR, and the Inspector's recommendations on the North Lincolnshire Core Strategy, the land allocations and development limits have been updated to form the Revised Submission Draft H&ELA DPD 2014. Development Limits have also been briefly appraised as part of this revised assessment.

5.6 The Revised Submission Draft H&ELA DPD 2014 comprises:

- 41 Residential Sites (including 9 Contingency Sites in Scunthorpe);
- 12 Employment Sites;
- 2 General Policies (for Phasing of Housing Land and for Development in North Lincolnshire's Town and District Centres); and
- Development Limits.

### **Methodology for Appraising Residential and Employment Site Policies**

5.7 For the assessment of residential site policies, the SA objectives and criteria used are outlined in Table 3.4 in Section 3. Table 3.4 indicates which objectives and criteria are applicable to residential and employment sites and these are listed below for ease of reference:

- SA Objective a: To ensure the site's appropriate allocation within the settlement hierarchy;
  - Be within the settlement boundary?
  - Be in accordance with the settlement hierarchy?
- SA Objective b: To tackle poverty, social exclusion and inequality geographically;
  - Locate growth near to areas of deprivation?
- SA Objective c: To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community;
  - Place housing within 1km of main employment areas?
  - Improve accessibility to key services?
  - Improve access to green space?
  - Provide safe and convenient access to the road and sustainable transport network?
- SA Objective d: To provide a sufficient and appropriate mix of housing that is affordable;
  - Increase the range and affordability of housing for all social groups?
- SA Objective e: To minimise the risk of flooding
  - Minimise the risk of flooding to people and property from rivers and watercourses?
- SA Objective f: To make the best use of previously developed land and existing buildings;
  - Increase development on previously developed land and/or buildings?
  - Encourage the development of industrial land?
  - Encourage densities of between 30-50dph and a higher % in town centres and areas with high public transport accessibility?
- SA Objective g: To improve air quality;
  - To minimise the risk of public exposure to air pollution?
- SA Objective h: To protect and enhance biodiversity and important wildlife habitats outside designated areas;
  - Protect and enhance sites which are important for their nature conservation interest?
  - Protect and enhance woodland areas?

- SA Objective i: To ensure the protection and enhancement of designated sites including SSSI and SPAs;
  - Protect and enhance designated for their nature conservation interest?
  - Protect and enhance the area and condition of SSSIs and SPAs?
- SA Objective j: To maintain and enhance the quality of countryside and wider landscape;
  - Protect and enhance areas of high landscape value?
- SA Objective k: To reduce congestion (particularly around the South Humber Bank Ports);
  - Reduce traffic growth on main roads?
- SA Objective l: To improve public transport provision and promote more sustainable modes of transport;
  - Improve access to public transport facilities?
  - Minimise the need to travel and encourage walking and cycling as modes of transport?
- SA Objective m: To protect and enhance heritage assets, including archaeological sites and monuments, historic landscapes and local townscapes and their settings;
  - Protect and enhance the historic environment?
- SA Objective n: To protect local water resources, soil quality and quantity;
  - Minimise the loss of the best and most versatile agricultural land to development?
  - Avoid development in areas protected for water quality reasons?
  - Lead to the remediation of contaminated sites?
- SA Objective o: To minimise noise and light pollution;
  - Located sensitive users away from potentially noisy or light polluting development?
- SA Objective p: To maintain and strengthen the local economy to promote economic prosperity for North Lincolnshire in rural and urban areas.
  - Improve the overall employment rate?
  - Increase the local workforce supply?
  - Encourage inward investment?

5.8 For the appraisal of employment sites and mixed use sites, the following additional economic SA objectives and criteria were used:

- SA Objective q: To create vibrant towns and village centres in rural and urban areas;
  - Contribute to the vibrancy of towns and villages?
- SA Objective r: To increase the diversity of employment;
  - Encourage a range of employment types?
- SA Objective s: To support and improve the economic activity for rural areas;
  - Increase the number of businesses in rural areas?
- SA Objective t: To promote and enhance opportunities for tourism, particularly in rural areas.
  - Increase the number of employment sites designated for tourism use?

- 5.9 For consistency and to enable comparison the above SA objectives and criteria used to appraise the residential and employment sites in this document have been carried forward from the Submission Draft H&ELA DPD (2010).

#### **Methodology for Appraising General Policies and Development Limits**

- 5.10 Two additional general policies were included within the Revised Submission Draft H&ELA DPD 2014; one relating to phasing the delivery of housing land and one to development in town and district centres. These policies were assessed against the SA Framework used for the assessment of the North Lincolnshire Core Strategy policies as this framework is more suitable for the assessment of general policies.
- 5.11 The Development Limits were appraised in a generic way as the policy from which they were developed was assessed under the SA of the Core Strategy. The effect of changes to development limits in accordance with this policy has taken into consideration the housing and employment allocations, where these may have lead to the changing of development boundaries from the limits set by the adopted North Lincolnshire Local Plan (2003).

**Table 5.1 –Sites for Assessment - Revised Submission Draft H&ELA DPD (2014)**

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
SCUH-1	36-40	Land at Phoenix Parkway Phase 1	Scunthorpe	Residential	Included in the sifting of sites exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009). Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the consultation exercise and SHLAA process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-2	36-41	Land at Phoenix Parkway Phase 2	Scunthorpe	Residential	Included in the sifting of sites exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009). Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the consultation exercise and SHLAA process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-3	36-3	Land at The Glebe	Scunthorpe	Residential	Included in SAR previous reference 36-3. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-4	36-94	Land at Capps Coal and Timber Yard	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-5	36-46	Land off Burringham Road	Scunthorpe	Residential	Included in the sifting of sites exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009). Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the SHLAA process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-6	36-2	Land at Plymouth Road	Scunthorpe	Residential	Included in SAR previous reference 36-2. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-7	36-95	Advance Crosby Scheme Phase 2	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-8	36-68	Land north of Doncaster Road	Scunthorpe	Residential	Included in SAR previous reference 36-68. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
					Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-9	36-93	Land at Church Square	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-10	36-5	Land south of Ferry Road West	Scunthorpe	Residential	Included in SAR previous reference 36-5. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-11	36-44	Land at the Council Depot, Station Road	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-12	36-51	Land at 1-7 Cliff Gardens	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-13	36-78	Former Darby Glass Offices and Factory	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-14	36-92	Redevelopment of Westcliff Precinct	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-15	36-84	Former Kingsway House	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-16	36-91	Land at Ashby Decoy off Burringham Road	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-17	36-81	Former Yorkshire Electricity Depot, Land off Queensway and Dudley Road	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SCUH-C1	36-12	NSD Site, Land east of Scotter Road	Scunthorpe	Residential	Included in the sifting of sites exercise in 2007. Included as employment site in the Pre-Submission Second Stage H&ELA DPD (2009). Not included in the Submission Draft H&ELA DPD (2010) therefore new detailed assessment required for Revised Submission

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
					Draft H&ELA DPD (2014).
SCUH-C2	36-76	Brumby Resource Centre, East Common Lane	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014); therefore, new detailed assessment required.
SCUH-C3	36-82	Former Tennis Courts, Rowland Road	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014); therefore, new detailed assessment required.
SCUH-C4	36-23	Hartwell Ford Car Garage, Station Road	Scunthorpe	Residential	Included in the Issues and Options 2007 and the Pre-Submission Second Stage H&ELA DPD (2009). Not included in the Submission Draft H&ELA DPD (2010) therefore new detailed assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-C5	36-72	Land at Hebden Road	Scunthorpe	Residential	New site included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-C6	36-79	Former Scunthorpe Telegraph Office, Doncaster Road	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014); therefore, new detailed assessment required.
SCUH-C7	36-59	Land at former South Leys School, Enderby Road	Scunthorpe	Residential	Part of site included in the Issues and Options 2007 as a mixed residential/employment site. Not included in the Pre-Submission Second Stage H&ELA DPD (2009) or Submission Draft H&ELA DPD (2010), therefore new detailed assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-C8	36-74	Land at Dartmouth Road	Scunthorpe	Residential	New site included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUH-C9	36-87	Land off Queensway and Dudley Road	Scunthorpe	Residential	New site for Revised Submission Draft H&ELA DPD (2014); therefore, new detailed assessment required.
BARH-1	7-2	Land at Pasture Road South Phase 2	Barton	Residential	Included in SAR previous reference IN1-10 and was included in the sifting of sites exercise in 2007. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009) and it was a housing allocation in the Local Plan (2003). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BARH-2	7-2	Land at Pasture Road South Phase 1	Barton	Residential	Included in SAR previous reference 7-2 and was included in the sifting exercise in 2007. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009) and it was a housing allocation in

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
					the Local Plan (2003). It was also Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BARH-3	7-15	St Mary's Cycle Works, Marsh Lane	Barton	Residential	Included in SAR previous reference 7-15. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BRIH-1	10-28	Land north of Atherton Way	Brigg	Residential	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009). Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the SHLAA process. Amended site, therefore updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BRIH-2	10-1	Land at Western Avenue	Brigg	Residential	Included in SAR previous reference 10-1 and the site was included in the sifting of sites exercise in 2007. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009) as it was a housing allocation in the Local Plan (2003). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BRIH-3	10-31	Land at Wrawby Road Phase 2	Brigg	Residential	Included in the sifting of sites exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009) Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the SHLAA process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BRIH-4	10-2	Land at Wrawby Road Phase 1	Brigg	Residential	Included in the sifting of sites exercise in 2007. Also included in the Issues and Options 2007 H&ELA DPD. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BRIH-5	10-25	Land at Ancholme Park	Brigg	Residential	Included in the Issues and Options 2007 and Pre-submission consultation – Second stage 2009. Not included in the Submission Draft H&ELA DPD (2010). Additional evidence identified during the consultation exercise and SHLAA process; therefore new detailed assessment required for Revised Submission Draft H&ELA DPD (2014).

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
CROH-1	13-10	Land to the east of Fieldside	Crowle	Residential	Included in SAR previous reference 13-10. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). It was also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
CROH-2	13-11	Land north of Godnow Road	Crowle	Residential	Included in the Issues and Options 2007. Not included in the Pre-submission consultation – Second stage 2009 or Submission Draft H&ELA DPD (2010). Additional evidence that was identified during the consultation exercise and SHLAA process. Therefore, new detailed assessment required for Revised Submission Draft H&ELA DPD (2014).
KIRH-1	27-13	Land west of Station Road	Kirton	Residential	Included in the Issues and Options 2007 and Pre-submission consultation – Second stage 2009. Not included in the Submission Draft H&ELA DPD (2010). Additional evidence identified during the consultation exercise and SHLAA process; therefore, new detailed assessment required for Revised Submission Draft H&ELA DPD (2014).
WINH-1	44-7	Land at Mill House Lane	Winterton	Residential	New site included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the consultation exercise and SHLAA process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
WINH-2	44-6	Land off Coates Avenue	Winterton	Residential	The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
WINH-3	44-1	Land at Top Road	Winterton	Residential	Included in the sifting of sites exercise in 2007. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009) and it was also site included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the consultation exercise and SHLAA process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
WINH-4	44-9	Land off Northlands Road	Winterton	Residential	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the SHLAA process; therefore, new detailed assessment required.
SHBE-1	IN1-1, 57-1	South Humber Bank	South Humber Bank	Employment	Included in SAR previous reference IN1-1, 57-1. Previous assessments used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). Also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
					DPD (2014).
NKAE-1	IN1-2, 31-1	North Killingholme Airfield	North Killingholme Airfield	Employment	Included in SAR previous reference IN1-2, 31-1. Previous assessments used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009) and also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUE-1	IN1-3, 36-70	Normanby Enterprise Park	Scunthorpe	Employment	Included in SAR previous reference IN1-3, 36-70. Previous assessments used to inform revised detailed assessment. Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
SCUE-2	36-66	Mortal Ash Hill	Scunthorpe	Employment	Included in SAR previous reference 36-66. Previous assessment used to inform revised detailed assessment. Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
HUME-1	IN1-12, CIN9, 55-1	Humberside Airport	Humberside Airport	Employment	Included in SAR previous reference 55-1. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). Also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
HUME-2	-	Land north of A18 at Humberside Airport	Humberside Airport	Employment	New site for Revised Submission Draft H&ELA DPD (2014) due to additional evidence that was identified during the ELR process; therefore, new detailed assessment required.
SANE-1	IN1-13, 56-1	Sandtoft Business Park	Sandtoft	Employment	Included in SAR previous reference 56-1. Previous assessment used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). Also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BRIE-1	IN1-9, 10-19	Former Brigg Sugar	Brigg	Employment	Included in SAR previous reference IN1-9, 10-19. Previous assessments used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
BARE-1	IN1-11, CIN-6, 7-17	Humber Bridge Industrial Estate	Humber Bridge	Employment	Included in the sifting of sites exercise in 2007. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009) therefore new detailed assessment was required. Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).

SA Site no.	Previous Site Ref	Address	Location	Proposed Use	Proposed Allocations Details
NEWE-1	CIN-12	New Holland Industrial Estate	New Holland	Employment	Included in the sifting of sites exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009) therefore new detailed assessment was required. Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the consultation exercise and ELR process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
EALE-1	CIN-16, 14-5	Spenn Lane	Ealand	Employment	Included in SAR previous reference 14-5, CIN16. Previous assessments used to inform revised detailed assessment. The site was included in the Pre-Submission Second Stage H&ELA DPD (2009). Also included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
EALE-2	IN1-14	Land South of Railway	Ealand	Employment	Included in the sifting of sites exercise in 2007. Not included in the Pre-Submission Second Stage H&ELA DPD (2009), therefore new detailed assessment was required. Included in the Submission Draft H&ELA DPD (2010) due to additional evidence that was identified during the consultation exercise and ELR process. Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
H1	H1	n/a	n/a	Phasing of Housing Land	Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).
TC1	TC1	n/a	n/a	Development in North Lincolnshire's Town Centres and District Centres	Included in the Submission Draft H&ELA DPD (2010). Updated assessment required for Revised Submission Draft H&ELA DPD (2014).

# 6 Assessment Results for the Revised Submission Draft Housing & Employment Land Allocations DPD (2014)

## Introduction

6.1 The Revised Submission Draft H&ELA DPD 2014 sets out land allocations for 32 housing sites, 9 contingency housing sites and 12 employment sites in the form of individual policies relating to each site. It also provides two general policies to guide the development of these sites, as listed below.

### Scunthorpe Housing Allocation Policies (see Appendix I)

- SCUH-1 Land at Phoenix Parkway Phase 1 (Former reference number 36-40)
- SCUH-2 Land at Phoenix Parkway Phase 2 (Former reference number 36-41)
- SCUH-3 Land at 'The Glebe' (Former reference number 36-3)
- SCUH-4 Land at Capps Coal and Timber Yard (Former reference number 36-94)
- SCUH-5 Land off Burringham Road (Former reference number 36-46)
- SCUH-6 Land at Plymouth Road (Former reference number 36-2)
- SCUH-7 Advance Crosby Scheme Phase 2, West Street/ Gurnell Street
- SCUH-8 Land north of Doncaster Road (Former reference number 36-68)
- SCUH-9 Land at Church Square, Scunthorpe (Former reference number 36-93)
- SCUH-10 Land south of Ferry Road West (Former reference number 36-5)
- SCUH-11 Land at the Council Depot, Station Road (Former reference number 36-44)
- SCUH-12 Land at 1-7 Cliff Gardens (Former reference number 36-51)
- SCUH-13 Former Darby Glass Offices and Factory, Sunningdale Road (Former reference number 36-78)
- SCUH-14 Re-development of Westcliff Precinct, Scunthorpe (Former reference number 36-92)
- SCUH-15 Former Kingsway House, Ashby Road/Kingsway, Scunthorpe
- SCUH-16 Land at Ashby Decoy, Burringham Road, Scunthorpe
- SCUH-17 Former Yorkshire Electricity Depot, Land off Queensway and Dudley Road, Scunthorpe

### **Scunthorpe Housing Allocation Policies – Contingency Sites (see Appendix I)**

- SCUH-C1 NSD Site, Land east of Scotter Road South (Former reference number 36-12)
- SCUH-C2 Brumby Resource Centre, East Common Lane (Former reference number 36-76)
- SCUH-C3 Former Tennis Courts, Rowland Road (Former reference number 36-82)
- SCUH-C4 Hartwell Ford Garage, Station Road (Former reference number 36-23)
- SCUH-C5 Land at Hebden Road (Former reference number 36-72)
- SCUH-C6 Former Scunthorpe Telegraph Office site, Doncaster Road (Former reference number 36-79)
- SCUH-C7 Land at former South Leys School, Enderby Road (Former reference number 36-59)
- SCUH-C8 Land at Dartmouth Road (Former reference number 36-74)
- SCUH-C9 Land off Queensway and Dudley Road (Former reference number 36-87)

### **Market Towns Housing Allocation Policies (see Appendix I)**

- BARH-1 Land at Pasture Road South Phase 2 (Former reference number 7-2)
- BARH-2 Land at Pasture Road South Phase 1 (Former reference number 7-2)
- BARH-3 St Mary's Cycle Works, Marsh Lane (Former reference number 7-15)
- BRIH-1 Land north of Atherton Way (Former reference number 10-28)
- BRIH-2 Land at Western Avenue (Former reference number 10-1)
- BRIH-3 Land at Wrawby Road Phase 2 (Former reference number 10-31)
- BRIH-4 Land at Wrawby Road Phase 1 (Former reference number 10-2)
- BRIH-5 Land at Ancholme Park (Former reference number 10-25)
- CROH-1 Land to the east of Fieldside (Former reference number 13-10)
- CROH-2 Land north of Godnow Road (Former reference number 13-11)
- KIRH-1 Land west of Station Road (Former reference number 27-13)
- WINH-1 Land at Mill House Lane (Former reference number 44-7)
- WINH-2 Land off Coates Avenue (Former reference number 44-6)
- WINH-3 Land at Top Road (Former reference number 44-1)
- WINH-4 Land off Northlands Road (Former reference number 44-9)

### **Employment Allocation Policies (see Appendix J)**

- SHBE-1 South Humber Bank (Former reference number IN1-1, 57-1)
- NKAЕ-1 North Killingholme Airfield (Former reference number IN1-2, 31-1)
- SCUE-1 Normanby Enterprise Park (Former reference number IN1-3, 36-70)
- SCUE-2 Mortal Ash Hill (Former reference number 36-66)
- HUME-1 Humberside Airport (Former reference number IN1-12, CIN9, 55-1)

- HUME-2 Land north of A18 at Humberside Airport
- SANE-1 Sandtoft Business Park (Former reference number IN1-13, 56-1)
- BRIE-1 Former Brigg Sugar (Former reference number IN1-9, 10-19)
- BARE-1 Humber Bridge Industrial Estate (Former reference number IN1-11, CIN-6, 7-17)
- NEWE-1 New Holland Industrial Estate (Former reference number CIN-12)
- EALE-1 Spen Lane, Ealand (Former reference number CIN-16, 14-5)
- EALE-2 Land south of Railway, Ealand (Former reference number IN1-14)

### **General Policies (see Appendix K)**

- H-1 Phasing of Housing Land
- TC-1 Development of North Lincolnshire's Town Centres and District Centres

### **Consideration of Habitats Regulations Assessments (HRA) Results**

- 6.2 The HRA Stage 1 Significance Test assessment identified that a Stage 2 assessment is required for some allocations as a result of their close proximity to sites that have been designated for their international nature conservation interests. The results of this assessment have informed the assessment of each site against SA Objective j (to ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)).
- 6.3 The following sites were subject to a Stage 2 HRA Appropriate Assessment due to the prediction of likely significant effects at Stage 1:
- SHBE-1 South Humber Bank;
  - BARE-1 Humber Bridge Industrial Estate; and
  - NEWE-1 Hew Holland Industrial Estate.
- 6.4 Without any restrictions, it is not possible to determine that these sites would have no adverse effect on the integrity (AEOI) of the Humber Estuary SAC, SPA and Ramsar site. Restrictions have been incorporated into the policies for these sites to allow an overall conclusion of no AEOI in the International Nature Conservation Sites. Further details of this assessment are integrated into the findings under the assessment results for employment sites below.

### **General Overview**

- 6.5 Development of each housing site is assessed as having a mixture of positive and negative effects of varying significance against the SA framework. Most commonly, the social objectives (a-d) and the economic objective (p) are assessed as likely to experience positive effects. The environmental objectives are assessed as having a range of positive and negative effects depending on the characteristics of each site and the scale of development proposed.
- 6.6 All proposed housing sites are assessed as having likely significant or non-significant positive effects, no effects, or mixed effects on the following criteria:
- Ensure the site's appropriate allocation within the settlement hierarchy (both parts of Objective a);

- Improve accessibility to key services (part of Objective c);
- Provide safe and convenient access to the road and public rights of way network? (part of Objective c);
- Increase the range and affordability of housing for all social groups (Objective d);
- Improve public transport provision and promote sustainable modes of transport (both parts of Objective l);
- Lead to the remediation of contaminated sites (part of Objective n); and
- Maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas (Objective p).

- 6.7 This is a result of the requirements within the DPD for the provision of appropriate pedestrian and cycle networks, upgrades to vehicular access to the site in agreement with the Highways authority and consideration of the potential for contaminated land.
- 6.8 Negative effects of development of the land allocations are more commonly assessed as being likely to arise on the environmental objectives, and are more dependent upon the nature of the site. Most sites are scored as having likely significant negative effects against Objective g (Minimise the risk of public exposure to air pollution).
- 6.9 This is a result of the negative effects of development such as increases in traffic volumes and utilities demand associated with an increase in the number of residents within North Lincolnshire that are likely to outweigh potential benefits from positive effects predicted for sustainable transport modes objectives as listed above.
- 6.10 Implementation of the North Lincolnshire Core Strategy policies, as well as the mitigation measures proposed in Section 7 of this report are likely to reduce the majority of the likely negative effects to an appropriate magnitude and extent, and may in some cases result in some positive effects. For example, creating and implementing an appropriate landscaping strategy is likely to reduce the negative effects on local ecology and biodiversity in the short term, and may enhance biodiversity in comparison with the existing situation in the long term.
- 6.11 Not every settlement can accommodate development, and a settlement hierarchy has been devised based on the role and function of each settlement. The hierarchy identifies those where most development should take place and others where development ought to be limited, with its overall intention being to create sustainable communities that reflect local needs.
- 6.12 Core Strategy Policy *CS2 Delivering More Sustainable Development* indicates where new development should be directed within the settlement hierarchy. In terms of assessing SA 'Objective a): *To ensure the site's appropriate allocation within the settlement hierarchy (be in accordance with the settlement hierarchy)*' Policy CS2 has been used as the basis in order to 'score' each site within the settlement hierarchy, but the Policy criteria has been extended, with the original CS2 criteria underlined in Table 6.1 below (and supplemented with additional scenarios) and the SA scoring based on the position in the hierarchy shown in the left-hand column.
- 6.13 All the housing and employment sites have been scored against the sustainability objectives and a 'hierarchy' has emerged based on the sustainability rating of each site. The highest scoring sites have been classed as the 'most sustainable' whilst the lower scoring sites have been classed as being 'less sustainable'. The higher scoring sites are then prioritised for development.
- 6.14 However, the sites with the lower sustainability scores are not inappropriate for development, they have been classified as being a lower priority for development when compared to the higher scoring sites.

**Table 6.1 – Assessment of sites in relation to the settlement hierarchy**

Rank	Development should be focused on:	SA score
1)	<u>previously developed land within the Scunthorpe urban area</u>	+++
2)	greenfield land within the Scunthorpe urban area	++
3)	appropriate brownfield urban extensions to the Scunthorpe urban area	++
4)	<u>appropriate greenfield urban extensions to the Scunthorpe urban area</u>	++
5)	<u>previously developed land within the defined development limits of North Lincolnshire's Market Towns</u>	++
6)	appropriate small-scale brownfield extensions to meet identified local needs in the Market Towns	++
7)	greenfield land within the defined development limits of North Lincolnshire's Market Towns	+
8)	<u>appropriate small-scale greenfield extensions to meet identified local needs in the Market Towns</u>	+
9)	appropriate medium greenfield extensions to meet identified local needs in the Market Towns	+
10)	appropriate large-scale greenfield extensions to meet identified local needs in the Market Towns	+/-
11)	<u>small-scale developments within the defined development limits of Rural Settlements to meet identified local needs</u>	+

6.15 Development limits for each settlement were set out in the existing North Lincolnshire Local Plan and are strongly supported in the Core Strategy as a key tool in ensuring that future development occurs in sustainable locations. They also ensure that the countryside is protected from inappropriate development and no uncontrolled expansion of settlements will take place.

6.16 In terms of assessing SA 'Objective a): *To ensure the site's appropriate allocation within the settlement hierarchy (be within the settlement boundary)*' Policy CS3 has been used as the basis in order to 'score' each site, as shown in Table 6.2 below. Policy CS3 states that development limits will not be applied to those settlements classed as Rural Settlements in the Countryside. Development in these locations will only be permitted where it is appropriate to the functioning of the countryside.

**Table 6.2 – Assessment of sites in relation to the development limit for the settlement**

Rank	Development should be located:	SA score
1)	within the proposed development limit of the settlement in the main body of the settlement	+++
2)	within the proposed development limit of the settlement adjacent to the main body of the settlement	++
3)	within the proposed development limit of the settlement but separated from the main body of the settlement by areas of undeveloped land, roads or industrial areas	+

## Assessment Results for Housing Sites

Table 6.3 below provides a summary of the assessment of the Housing Sites in Scunthorpe, Table 6.5 provides a summary of the assessment of the Scunthorpe Contingency Housing sites, and Table 6.7 provides a summary of the assessment of the Housing Sites in Barton, Brigg, Crowle, Kirton in Lindsey and Winterton. Detailed site appraisals are contained in Appendix I.

**Table 6.3 – Summary of Appraisals of the Housing Sites in Scunthorpe listed in the Revised Submission Draft H&ELA DPD 2014**

Assessment:	
+++	Strongly positive
++	Moderately positive
+	Slightly positive
0	No effect
-	Slightly negative
--	Moderately negative
---	Strongly negative
+/-	Combination of positive and negative effects/neutral effect
n/a	Not assessed

SA Objective	SA Criteria	SCUH-1	SCUH-2	SCUH-3	SCUH-4	SCUH-5	SCUH-6	SCUH-7	SCUH-8	SCUH-9	SCUH-10	SCUH-11	SCUH-12	SCUH-13	SCUH-14	SCUH-15	SCUH-16	SCUH-17	
<b>Social</b>																			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	+++	+++	+++	++	+++	+++	+++	+++	+++	+++	+++	+++	+++	+++	+++	+	+++
		Be in accordance with the settlement hierarchy?	++	++	+++	++	++	++	+++	++	+++	++	+++	+++	+++	+++	+++	+	+++
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	++	++	++	++	+++	+++	+++	++	++	+	++	+	+	++	+	++	++
c	To improve accessibility to education, employment, recreation,	Place housing within 1km of main employment areas?	+	+	++	++	+	-	+++	++	+++	+	+++	+++	+	-	++	++	++

SA Objective		SA Criteria	SCUH-1	SCUH-2	SCUH-3	SCUH-4	SCUH-5	SCUH-6	SCUH-7	SCUH-8	SCUH-9	SCUH-10	SCUH-11	SCUH-12	SCUH-13	SCUH-14	SCUH-15	SCUH-16	SCUH-17
		Improve accessibility to key services	+	++	++	++	++	++	+++	+++	++	++	++	++	+++	+	++	++	++
		Improve access to green space?	++	++	++	+++	-	-	+	+++	+/-	+++	+	++	++	+	++	+++	+
		Provide safe and convenient access to the road and public rights of way network?	+	++	++	++	++	++	++	+++	++	++	++	++	+++	+	++	++	++
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	++	+	++	++	+	+	++	+++	++	++	+	+	++	++	++	++	++
<b>Environmental</b>																			
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	+	+	+	--	+	+	+	--	++	--	++	+	++	+	++	--	++
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	-	-	++	++	-	-	+++	---	+++	--	++	+/-	++	+++	+++	--	+++
		Encourage the development of industrial land?	-	-	++	0	-	-	0	-	0	++	0	-	++	0	0	--	++
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	++	++	++	++	++	++	+++	++	+++	++	++	-	++	+	+	++	++
g	To improve air quality	Minimise the risk of public exposure to air pollution?	-	--	--	+	--	0	--	--	---	---	--	0	0	-	-	+/-	---
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	--	-	--	+	0	+/-	0	+/-	0	--	0	0	0	0	0	-	0
		Protect and enhance woodland areas?	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	-
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special	Protect and enhance sites designated for their nature conservation interest?	-	0	0	0	0	0	0	0	0	-	0	0	0	0	0	-	0

SA Objective		SA Criteria	SCUH-1	SCUH-2	SCUH-3	SCUH-4	SCUH-5	SCUH-6	SCUH-7	SCUH-8	SCUH-9	SCUH-10	SCUH-11	SCUH-12	SCUH-13	SCUH-14	SCUH-15	SCUH-16	SCUH-17	
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	0	0	0	0	0	0	-	0	-	0	0	0	0	0	0	0	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-	0	-	+/-	-	0	-	---	++	--	++	0	-	--	0	-	-	
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	++	++	++	++	++	+++	++	+++	++	+++	+++	+	+	++	++	++	
		Minimise the need to travel and encourage walking and cycling as modes of transport?	++	++	+++	++	+++	++	+++	++	++	++	++	++	++	++	+	++	++	+
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-	0	+	0	-	0	-	-	+	-	+	--	0	0	0	-	0	
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	+	+	+	++	++	++	+++	+	++	+	++	++	++	+	++	+	++	
		Avoid development in areas protected for water quality reasons?	+	+	+	+	+	+	+++	+/-	+	+/-	+	+	+	+	+	+	+	+++
		Lead to the remediation of contaminated sites?	+/-	++	+/-	+/-	+/-	0	+	0	+	0	+	+	0	0	0	0	+/-	+
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	-	-	-	++	+	+	-	-	--	-	--	++	-	0	-	+	+	
<b>Economic</b>																				

SA Objective		SA Criteria	SCUH-1	SCUH-2	SCUH-3	SCUH-4	SCUH-5	SCUH-6	SCUH-7	SCUH-8	SCUH-9	SCUH-10	SCUH-11	SCUH-12	SCUH-13	SCUH-14	SCUH-15	SCUH-16	SCUH-17	
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	++	++	++	+	+	0	+	++	++	++	+	++	+	+	+	+	+	
		Promote local workforce?	+	+	+	+	+	+	+	+	+	++	+	+	+	+	+	+	+/-	+
		Encourage inward investment?	+	+	+	+	+	+	0	+	+	++	+	+	0	+	+	+	+	+

**Table 6.4 Summary of the Positive and Negative scores of the Housing Sites in Scunthorpe listed in the Revised Submission Draft H&ELA DPD 2014**

Site reference				
SCUH-1: Land at Phoenix Parkway Phase 1	Moderately Positive	8	Moderately Negative	1
	Strongly Positive	1	Strongly Negative	0
SCUH-2: Land at Phoenix Parkway Phase 2	Moderately Positive	10	Moderately Negative	1
	Strongly Positive	1	Strongly Negative	0
SCUH-3: The Glebe, Glebe Road	Moderately Positive	11	Moderately Negative	2
	Strongly Positive	3	Strongly Negative	0
SCUH-4: Land at Capps Coal and Timber Yard, Burringham Road	Moderately Positive	13	Moderately Negative	1
	Strongly Positive	1	Strongly Negative	0
SCUH-5: Land off Burringham Road	Moderately Positive	6	Moderately Negative	1
	Strongly Positive	3	Strongly Negative	0
SCUH-6: Land at Plymouth Road	Moderately Positive	7	Moderately Negative	0
	Strongly Positive	2	Strongly Negative	0
SCUH-7: Advance Crosby Scheme Phase 2, West Street	Moderately Positive	2	Moderately Negative	1
	Strongly Positive	11	Strongly Negative	0
SCUH-8: Land north of Doncaster Road	Moderately Positive	7	Moderately Negative	2
	Strongly Positive	5	Strongly Negative	2
SCUH-9: Land at Church Square	Moderately Positive	11	Moderately Negative	1
	Strongly Positive	6	Strongly Negative	1
SCUH-10: Land south of Ferry Road West	Moderately Positive	9	Moderately Negative	4
	Strongly Positive	2	Strongly Negative	1
SCUH-11: Land at the Council Depot, Station Road	Moderately Positive	9	Moderately Negative	2
	Strongly Positive	4	Strongly Negative	0
SCUH-12: Land at 1-7 Cliff Gardens	Moderately Positive	7	Moderately Negative	1
	Strongly Positive	4	Strongly Negative	0
SCUH-13: Former Darby Glass Offices and Factory, Sunningdale Road	Moderately Positive	8	Moderately Negative	0
	Strongly Positive	4	Strongly Negative	0
SCUH-14: Re-development of Westcliff Precinct	Moderately Positive	2	Moderately Negative	1
	Strongly Positive	3	Strongly Negative	0
SCUH-15: Former Kingsway House	Moderately Positive	10	Moderately Negative	0
	Strongly Positive	3	Strongly Negative	0
SCUH-16: Land at Ashby Decoy off Burringham Road	Moderately Positive	8	Moderately Negative	3
	Strongly Positive	1	Strongly Negative	0
SCUH-17: Former Yorkshire Electricity	Moderately Positive	10	Moderately Negative	0

Depot, Land off Queensway and Dudley Road	Strongly Positive	4	Strongly Negative	1
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## Most sustainable Scunthorpe housing sites

- 6.17 Of all the proposed Scunthorpe housing sites **SCUH-7** and **SCUH-9** are considered the most sustainable when taking into consideration the balance between the predicted positive and negative effects. The sites have a large number of strongly positive and moderately positive effects that outweigh, on balance, the moderately and strongly negative effects predicted for these sites. SCUH-7 and SCUH-9 are assessed as having likely strongly positive effects against thirteen and seventeen of the SA objective criteria, respectively. This is principally as a result of their location on previously developed land within the Scunthorpe development limit in the main body of the settlement in an accessible location. The two sites have one predicted likely negative effect in common (SCUH-7's only negative score), which is that they are unlikely to: 'minimise the risk of public exposure to air pollution' (Objective g). This is due to the location of the site, surrounding land uses, and the expected increase in traffic levels.
- 6.18 SCUH-7 scores extremely well in terms of the social objectives of the sustainability appraisal, scoring strongly positive in four of the eight categories and moderately positive in two. The site's only (moderately) negative score is for being unlikely to 'minimise the risk of public exposure to air pollution' effect.
- 6.19 It scores strongly positive in six of the group of environmental objectives. The site is predicted to make the best use of previously developed land and existing buildings, it would improve public transport provision and promote sustainable modes of transport, and it would protect local water resources, soil quality and quantity.
- 6.20 Importantly, no significant negative effects were predicted for SCUH-7 with the site predicted to have only one moderately negative effect (for being unlikely to 'minimise the risk of public exposure to air pollution'). SCUH-9 is predicted to have one moderately negative effect (for being unlikely to 'minimise noise and light pollution') and one strongly negative effect (for being unlikely to 'improve air quality').
- 6.21 SCUH-9 also scores impressively under the group of social objectives of the appraisal. This is on account of its location within the settlement hierarchy; its ability to help to tackle poverty, social exclusion and inequality geographically; its accessibility to services and facilities; and the ability of the site to increase the range and affordability of housing for all social groups. The site also scores extremely well when assessed against the group of economic objectives, scoring moderately positive under the 'maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire's group of objectives.
- 6.22 SCUH-7 and SCUH-9 are followed closely by sites **SCUH-3**, **SCUH-13** and **SCUH-15**, when taking into consideration the likely overall balance of positive and negative effects. They too are located on previously developed land within the Scunthorpe development limit in the main body of the settlement in an accessible location; all three sites score well under the group of social objectives of the appraisal.
- 6.23 SCUH-3 scores strongly positive or moderately positive on all of the social objectives due largely to the site's appropriate allocation within the settlement hierarchy. SCUH-13 scores strongly positive across four of the social objectives and moderately positive for two of the objectives. SCUH-15 scores strongly positive across two of the group of social objectives and moderately positive for four of the objectives.

- 6.24 Although negative effects are predicted against these sites, they are also predicted to generate (on balance) a high number of positive effects against the SA objective criteria. The scale of the sites, including the provision of affordable housing proposed by these allocations, their appropriate size and location in relation to adjacent settlements, and the contribution that their development would make to improving employment rates within North Lincolnshire means that the significance of potential benefits is increased. New development and investment in these highly accessible locations on previously developed land is likely to benefit the local community as well as the local environment and economy.
- 6.25 Taking into consideration the above information it is recommended that sites **SCUH-7** and **SCUH-9** should be prioritised for development.

### **Less sustainable Scunthorpe housing sites**

- 6.26 The sites predicted to have the highest number of negative and fewest positive effects are **SCUH-10** and **SCUH-16**. Sites SCUH-10 and SCUH-16 are likely to have a similar number of negative effects (between 3 and 5), principally as a result of their location on greenfield land on the periphery of the settlement of Scunthorpe. Site SCUH-10 is currently in use as agricultural land, which increases the significance of the effect in comparison to the use of greenfield land of non productive use. Additionally SCUH-10 and SCUH-16 are located within SFRA Flood Zone 2/3a (high risk, high vulnerability).
- 6.27 SCUH-10 scores well against the group of social objectives on account of the site's appropriate allocation within the settlement hierarchy and, in part, to its access to services and facilities, and its ability to increase the range and affordability of housing for all social groups. However, it does not score as well when assessed against the environmental group of objectives in terms of its projected inability to minimise the risk of flooding, its location on greenfield land, and the risk of public exposure to air pollution, as outlined above. Development of the site would sterilise a site that is locally important for its nature conservation interest, and it would not reduce traffic growth on main roads.
- 6.28 SCUH-16 also scores well against the group of social objectives on account of the ability of the site to locate growth near to areas of deprivation, to improve accessibility to services and facilities, and to provide a sufficient and appropriate mix of housing that is affordable. However, the site scores fairly poorly across most of the environmental and economic groups of objectives.

**Table 6.5 – Summary of Appraisals of the Scunthorpe Contingency Housing Sites listed in the Revised Submission Draft H&ELA DPD 2014**

Assessment:	
+++	Strongly positive
++	Moderately positive
+	Slightly positive
0	No effect
-	Slightly negative
--	Moderately negative
---	Strongly negative
+/-	Combination of positive and negative effects/neutral effect
n/a	Not assessed

SA Objective	SA Criteria	SCUH-C1	SCUH-C2	SCUH-C3	SCUH-C4	SCUH-C5	SCUH-C6	SCUH-C7	SCUH-C8	SCUH-C9	
<b>Social</b>											
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	+++	+++	+++	+++	+++	+++	+++	+++	
		Be in accordance with the settlement hierarchy?	+++	+++	++	+++	+++	+++	++	++	+++
b	To tackle poverty, social exclusion and inequality geographically	0	++	++	++	++	++	+++	+++	++	
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	++	++	++	+++	++	+++	++	-	++
		Improve accessibility to key services	++	+++	+++	+++	++	+++	++	++	++
		Improve access to green space?	+++	+/-	-	++	++	+	-	-	+
		Provide safe and convenient access to the road and public rights of way network?	++	+++	++	++	++	++	++	++	++
d	To provide a sufficient and appropriate mix of housing that is affordable	++	++	++	++	++	++	++	++	++	
<b>Environmental</b>											
e	To minimise the risk of flooding	--	++	++	++	--	++	+	+	++	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	++	+/-	--	++	+++	+++	--	-	+++
		Encourage the development of industrial land?	++	0	0	+	+++	0	0	-	++
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	++	++	++	++	++	+++	++	++	++
g	To improve air quality	+	--	--	--	--	--	-	-	---	
h	To protect and enhance biodiversity and important	+/-	0	0	0	+/-	0	+/-	+/-	+/-	

SA Objective		SA Criteria	SCUH-C1	SCUH-C2	SCUH-C3	SCUH-C4	SCUH-C5	SCUH-C6	SCUH-C7	SCUH-C8	SCUH-C9
	wildlife habitats outside designated sites.	important for their nature conservation interest?									
		Protect and enhance woodland areas?	+/-	0	0	0	0	0	+/-	-	0
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	+/-	0	0	0	0	0	+/-	-	0
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	0	0	0	0	0	0	0	0	0
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	0	0	0	0	0	0	-	0	0
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	+	-	-	++	-	-	-	-	-
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	++	++	+++	++	+++	++	++	++
		Minimise the need to travel and encourage walking and cycling as modes of transport?	++	++	++	++	+	+++	++	++	+
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	0	-	-	-	0	+	-	0	0
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	++	++	++	++	+++	+++	++	++	++
		Avoid development in areas protected for water quality reasons?	+	++	+	+	+	+++	+	+	+++
		Lead to the remediation of contaminated sites?	+	+	0	+	+/-	+	+/-	0	+
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	+	-	-	--	++	-	+	+	+
<b>Economic</b>											
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	-	+/-	+	+	+/-	+	+	+	+
		Promote local workforce?	+/-	+/-	+	+	+/-	+	+	+	+
		Encourage inward investment?	+	+/-	+	+	+/-	+	+	+	+

**Table 6.6 Summary of the Positive and Negative scores of the Scunthorpe Contingency Housing Sites listed in the Revised Submission Draft H&ELA DPD 2014**

Site reference				
SCUH-C1: NSD site, Land east of Scotter Road South	Moderately Positive	10	Moderately Negative	1
	Strongly Positive	3	Strongly Negative	0
SCUH-C2: Brumby Resource Centre, East Common Lane	Moderately Positive	9	Moderately Negative	1
	Strongly Positive	4	Strongly Negative	0
SCUH-C3: Former Tennis Courts, Rowland Road	Moderately Positive	10	Moderately Negative	2
	Strongly Positive	2	Strongly Negative	0
SCUH-C4: Hartwell Ford Garage, Station Road	Moderately Positive	10	Moderately Negative	2
	Strongly Positive	5	Strongly Negative	0
SCUH-C5: Land at Hebden Road	Moderately Positive	9	Moderately Negative	2
	Strongly Positive	5	Strongly Negative	0
SCUH-C6: Former Scunthorpe Telegraph Office, Doncaster Road	Moderately Positive	4	Moderately Negative	1
	Strongly Positive	10	Strongly Negative	0
SCUH-C7: Land at former South Leys School, Enderby Road	Moderately Positive	9	Moderately Negative	1
	Strongly Positive	2	Strongly Negative	0
SCUH-C8: Dartmouth Road	Moderately Positive	8	Moderately Negative	0
	Strongly Positive	2	Strongly Negative	0
SCUH-C9: Land off Queensway and Dudley Road	Moderately Positive	10	Moderately Negative	0
	Strongly Positive	4	Strongly Negative	1

### Most sustainable Scunthorpe Contingency housing sites

- 6.29 Of all the proposed Scunthorpe contingency housing sites **SCUH-C6** is considered the most sustainable when taking into consideration the balance between the large numbers of strongly and moderately predicted positive effects (10 and 4, respectively) that outweigh, on balance, the small number of negative effects predicted for site. This is principally as a result of its location on previously developed land within the Scunthorpe development limit in the main body of the settlement in an accessible location in proximity to local services and facilities.
- 6.30 In terms of the group of social objectives, whilst SCUH-C6 does not score the highest it has four predicted strongly positive effects and three predicted moderately strongly positive effects. It also scores well against the environmental group of objectives, especially under f) to make the best use of previously developed land and existing buildings, l) to improve public transport provision and promote sustainable modes of transport, and n) to protect local water resources, soil quality and quantity.
- 6.31 SCUH-C6 is followed closely by sites **SCUH-C2** and **SCUH-C4** when taking into consideration the likely overall balance of positive and negative effects. They are each assessed as having likely

positive effects against thirteen and fifteen of the SA objective criteria, respectively. The sites are located on land within the Scunthorpe development limit in the main body of the settlement in an accessible location. The three sites have one predicted likely negative effect in common, which is that they are unlikely to: minimise the risk of public exposure to air pollution (Objective g). This is due to the location of the site, surrounding land uses, and the expected increase in traffic levels.

- 6.32 Although negative effects are predicted against these sites, they are also predicted to generate (on balance) the greatest number of positive effects against the SA objective criteria. The scale of the sites, including the provision of affordable housing proposed by these allocations, their appropriate size and location in relation to adjacent settlements, and the contribution that their development would make to improving employment rates within North Lincolnshire means that the significance of potential benefits is increased. New development and investment in these highly accessible locations on previously developed land is likely to benefit the local community as well as the local environment and economy.
- 6.33 Taking into consideration the above information it is recommended that Scunthorpe contingency housing sites **SCUH-C6**, **SCUH-C2** and **SCUH-C4** should be prioritised for development.

### **Less sustainable Scunthorpe Contingency housing sites**

- 6.34 The sites predicted to have the highest number of negative and least number of positive effects are **SCUH-C3**, **SCUH-C7** and **SCUH-C8**. Sites SCUH-C3 and SCUH-C7 score negatively as a result of their location on greenfield land. Whilst site SCUH-C8 does not score negatively it is considered one of the least sustainable sites because it has the fewest number of positive effects out of all the contingency sites. Additionally, the three sites have one likely negative effect in common in that they are not considered to: minimise the risk of public exposure to air pollution. When taking into consideration the balance between the predicted positive and negative effects it is believed that in this case the potential negatives outweigh (on balance) the positive effects predicted for the sites.

**Table 6.7 –Summary of Appraisals of the Housing Sites in Barton, Brigg, Crowle, Kirton in Lindsey and Winterton listed in the Revised Submission Draft H&ELA DPD 2014**

Assessment:	
+++	Strongly positive
++	Moderately positive
+	Slightly positive
0	No effect
-	Slightly negative
--	Moderately negative
---	Strongly negative
+/-	Combination of positive and negative effects/neutral effect
n/a	Not assessed

SA Objective	SA Criteria	BARH-1	BARH-2	BARH-3	BRIH-1	BRIH-2	BRIH-3	BRIH-4	BRIH-5	CROH-1	CROH-2	KIRH-1	WINH-1	WINH-2	WINH-3	WINH-4		
<b>Social</b>																		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	+++	+++	+++	+++	+++	++	++	++	++	+++	++	+++	++	++	++	
		Be in accordance with the settlement hierarchy?	+	+	++	+	+	+/-	+/-	+	++	++	+	+	+	+	+	+
b	To tackle poverty, social exclusion and inequality geographically	++	++	++	++	++	++	++	++	+	+	+	+	+	+	+	+	
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	+++	+++	+++	++	+	+	++	++	---	---	++	++	++	++	++	
		Improve accessibility to key services	+++	+++	+++	+++	+	+	++	++	+/-	+	++	+++	+++	+++	+++	+++
		Improve access to green space?	++	++	+	+	+	+	++	+	++	+	++	++	++	++	++	++
		Provide safe and convenient access to the road and public rights of way network?	++	++	++	++	++	++	++	++	++	++	++	++	++	++	++	
d	To provide a sufficient and appropriate mix of housing that is affordable	++	++	++	++	++	++	++	++	++	++	++	++	++	++	++	++	
<b>Environmental</b>																		

SA Objective		SA Criteria	BARH-1	BARH-2	BARH-3	BRIH-1	BRIH-2	BRIH-3	BRIH-4	BRIH-5	CROH-1	CROH-2	KIRH-1	WINH-1	WINH-2	WINH-3	WINH-4	
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	-	+/-	-	-	+	+	+	-	-	-	++	++	++	++	++	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	--	--	++	--	--	--	--	--	++	+++	--	--	-	-	-	
		Encourage the development of industrial land?	-	-	+++	0	-	-	-	-	0	0	0	-	-	-	-	-
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	++	++	+++	++	++	++	++	++	++	++	++	++	++	++	++	++
g	To improve air quality	Minimise the risk of public exposure to air pollution?	-	-	-	--	--	--	--	--	--	--	--	-	-	--	-	
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-	+/-	+/-	-	+/-	+/-	+/-	0	0	0	+/-	+/-	-	0	0	
		Protect and enhance woodland areas?	0	0	0	0	0	0	0	0	0	0	0	+/-	0	0	0	0
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	-	0	0	-	-	-	0	-	0	-	-	-	-	-	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	++	+++	++	++	++	++	++	++	++	++	++	++	++	++	
		Minimise the need to travel and encourage walking and cycling as modes of transport?	+++	+++	+++	++	++	++	++	++	++	++	++	++	++	++	++	++
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical	-	-	--	-	-	-	-	-	-	-	-	0	-	-	-	

SA Objective		SA Criteria	BARH-1	BARH-2	BARH-3	BRIH-1	BRIH-2	BRIH-3	BRIH-4	BRIH-5	CROH-1	CROH-2	KIRH-1	WINH-1	WINH-2	WINH-3	WINH-4	
	townscapes and their settings	and/or archaeological importance?																
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	+	+	0	++	-	-	-	--	--	+++	--	++	--	--	--	
		Avoid development in areas protected for water quality reasons?	--	--	--	+	+	+	+	+	+	+	++	+	+/-	++	+/-	
		Lead to the remediation of contaminated sites?	0	+/-	+/-	+/-	0	0	0	0	0	+/-	+	++	0	-	0	0
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	-	-	-	--	--	-	-	--	-	-	-	-	-	-	-	
<b>Economic</b>																		
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	++	++	++	+	+	+	+	+	-	+	+	+	+	+	+	
		Promote local workforce?	+	+	+	0	0	0	0	0	0	0	0	0	0	0	0	0
		Encourage inward investment?	+	+	+	+	+	+	+	+	+	-	+	+	+	+	+	+

**Table 6.8 - Summary of the Positive and Negative scores of the Housing Sites in Barton, Brigg, Crowle, Kirton and Winterton listed in the Revised Submission Draft H&ELA DPD 2014**

Site reference				
<b>BARH-1: Land at Pasture Road South Phase 2, Barton</b>	Moderately Positive	7	Moderately Negative	3
	Strongly Positive	4	Strongly Negative	0
<b>BARH-2: Land at Pasture Road South Phase 1, Barton</b>	Moderately Positive	7	Moderately Negative	2
	Strongly Positive	4	Strongly Negative	0
<b>BARH-3: St. Mary's Cycle Works, Marsh Lane, Barton</b>	Moderately Positive	6	Moderately Negative	3
	Strongly Positive	7	Strongly Negative	0
<b>BRIH-1: Land north of Atherton Way, Brigg</b>	Moderately Positive	8	Moderately Negative	4
	Strongly Positive	2	Strongly Negative	0
<b>BRIH-2: Land at Western Avenue, Brigg</b>	Moderately Positive	6	Moderately Negative	3
	Strongly Positive	1	Strongly Negative	0
<b>BRIH-3: Land at Wrawby Road Phase 2, Brigg</b>	Moderately Positive	7	Moderately Negative	2
	Strongly Positive	0	Strongly Negative	0
<b>BRIH-4: Land at Wrawby Road Phase 1, Brigg</b>	Moderately Positive	10	Moderately Negative	2
	Strongly Positive	0	Strongly Negative	0
<b>BRIH-5: Land at Ancholme Park, Brigg</b>	Moderately Positive	9	Moderately Negative	5
	Strongly Positive	0	Strongly Negative	0
<b>CROH-1: Land to the east of Fieldside, Crowle</b>	Moderately Positive	9	Moderately Negative	3
	Strongly Positive	0	Strongly Negative	1
<b>CROH-2: Land north of Godnow Road, Crowle</b>	Moderately Positive	6	Moderately Negative	2
	Strongly Positive	3	Strongly Negative	1
<b>KIRH-1: Land west of Station Road, Kirton</b>	Moderately Positive	12	Moderately Negative	3
	Strongly Positive	0	Strongly Negative	0
<b>WINH-1: Land at Mill House Lane, Winterton</b>	Moderately Positive	9	Moderately Negative	1
	Strongly Positive	2	Strongly Negative	0
<b>WINH-2: Land off Coates Avenue, Winterton</b>	Moderately Positive	9	Moderately Negative	2
	Strongly Positive	1	Strongly Negative	0
<b>WINH-3: Land at Top Road, Winterton</b>	Moderately Positive	10	Moderately Negative	3
	Strongly Positive	1	Strongly Negative	0
<b>WINH-4: Land off Northlands Road, Winterton</b>	Moderately Positive	9	Moderately Negative	2
	Strongly Positive	1	Strongly Negative	0

## Most sustainable Market Towns housing sites

- 6.35 Of all the proposed housing sites in the Market Towns, site **BARH-3** is considered the most sustainable when taking into consideration the balance between the predicted positive and negative effects. The site has a larger number of strongly positive and moderately positive effects (7 and 6 respectively) that outweigh, on balance, the small number of moderately negative effects predicted for the site. This is principally as a result of its location on previously developed land within the Barton development boundary in the main body of the settlement in an accessible location in proximity to local services and facilities.
- 6.36 BARH-3 scores extremely well against the group of social objectives with a strongly positive effect for being within the settlement development limit, being in close proximity to employment areas, and for the ability of the site to improve accessibility of people to key services. The site's three (moderately) negative effects all fall under the environmental group of objectives, though these negatives are outweighed by the four strongly positive and one moderately positive effects that are also predicted under the environmental objectives.
- 6.37 Barton is the eighth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development at BARH-3 and at other locations in Barton may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality. The site lies within SFRA Flood Zone 2/3a; an Exception Test and a Flood Risk Assessment should be prepared as part of the application process to achieve safe development on and off site. The site is proposed to be developed with a density of approximately 59 dph. However, it is less than 150m from the nearest Scheduled Ancient Monument and is situated in a ground water area designated as 'at risk'.
- 6.38 BARH-3 is followed closely by sites **BARH-1**, **BARH-2**, **WINH-1** and **WINH-3**, when taking into consideration the likely overall balance of positive and negative effects. They are each assessed as having likely positive effects against eleven of the SA objective criteria. The sites are located on land within the Barton and Winterton development boundaries in the main body of the settlements in accessible locations. The four sites have one likely negative effect in common in that, because they are greenfield sites, they are unlikely to: *increase development on previously developed land and/or buildings*.
- 6.39 Although negative effects are predicted against these sites, they are also predicted to generate (on balance) the greatest number of positive effects against the SA objective criteria. The scale of the sites, including the provision of affordable housing proposed by these allocations, their appropriate size and location in relation to adjacent settlements, and the contribution that their development would make to improving employment rates within North Lincolnshire means that the significance of potential benefits is increased. New development and investment in these highly accessible locations on previously developed land is likely to benefit the local community as well as the local environment and economy.
- 6.40 BARH-1 scores well under the social group of objectives especially for being within the settlement boundary, for being close to employment areas, and for its accessibility to key services, against which the site scores strongly positive. Scores for the site under the group of environmental objectives are split between positives and negatives with the site scoring well for its ability to improve public transport provision and promote sustainable modes of transport.
- 6.41 In terms of the social group of objectives BARH-2 is predicted to score the same as BARH-1 above. In fact, the site scores the same as BARH-1 across all categories apart from gaining a slightly better score for its ability to minimise the risk of flooding. All land uses are suitable in flooding terms at the site, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere.
- 6.42 WINH-1 and WINH-3 score similarly as might be expected for two sites that are in close proximity. Both sites score well across the group of social objectives, especially when the sites are assessed

for their ability to improve accessibility to key services. However, both sites are located entirely on greenfield land, though the shortage of available brownfield sites could reduce the significance of this effect.

- 6.43 Taking into consideration the above information it is recommended that the Market Towns housing sites **BARH-3, BARH-1, BARH-2, WINH-1** and **WINH-3** should be prioritised for development.

### **Less sustainable Market Towns housing sites**

- 6.44 The sites predicted to have the highest number of negative and fewest positive effects are **BRIH-2, BRIH-5** and **CROH-1**. Sites BRIH-2, BRIH-5 and CROH-1 are likely to have a similar number of negative effects (between 3 and 5). BRIH-2 and BRIH-4 are principally located on greenfield land on the periphery of Brigg away from local services and facilities and susceptible to noise and air pollution due to their location adjacent the M180 motorway. Portions of BRIH-2, BRIH-5 and CROH-1 are classified as Grade 3 agricultural land with parts of the sites still in use for this purpose. Therefore, development would mean the loss of an area of the best and most versatile agricultural land. This increases the significance of the effect in comparison to the use of greenfield land of non productive use. Additionally, BRIH-5 and CROH-1 are located within SFRA Flood Zone 2/3a (high risk, high vulnerability). When taking into consideration the balance between the predicted positive and negative effects, it is believed that in this case the potential negatives outweigh (on balance) the positive effects predicted for the sites.

## Assessment Results for Employment Sites

- 6.45 Table 6.9 below provides a summary of the assessment of employment sites. Detailed site appraisals are contained in Appendix J.
- 6.46 The assessment of the employment sites has resulted in a range of positive and negative effects being predicted against the SA objectives. Significant positive effects were also predicted, mostly against social and economic objectives. The allocations are predicted to lead to an increase in employment in a range of locations across North Lincolnshire. This is likely to have significant benefits for employment levels in the plan area, particularly where allocations have been located in proximity to areas of identified need. Sites which are likely to have particular benefits against objective b (to tackle poverty, social exclusion and inequality geographically) are:
- SHBE- 1 South Humber Bank;
  - NKAЕ-1 North Killingholme Airfield;
  - SCUE-1 Normanby Enterprise Park;
  - SCUE-2 Mortal Ash Hill;
  - BRIE-1 Brigg Sugar;
  - BARE-1 Humber Bridge Industrial Estate; and
  - NEWE-1 New Holland Industrial Estate.
- 6.47 Significant positive effects were also predicted where employment sites are likely to improve accessibility to employment opportunities for a greater proportion of the population. Sustainable locations and requirements for improvements to walking, cycling and public transport were contributors to predictions of positive effects against this objective (c). Similar effects were predicted against SA Objective I (*to improve public transport provision and promote sustainable modes of transport*). Significant positive effects were predicted for all sites for either one of these objectives, with the exception of:
- HUME-1 Humberside Airport;
  - HUME-2 Land North of A18 at Humberside Airport; and
  - SANE-1 Sandtoft Business Park.
- 6.48 With regards to the assessments against all SA economic objectives (p-t) significant positive effects were predicted for all of the allocated sites, with the exception of the following where significant negative effects were predicted (against objective t: increase the number of employment sites designated for tourism use):
- BARE-1 Humber Bridge Industrial Estate;
  - NEWE-1 New Holland Industrial Estate; and
  - EALE-1 Spen Lane, Ealand.
- 6.49 In terms of positive assessments against the economic objectives, the allocation of sites is likely to lead to:
- An increase in the overall employment rate;
  - An increase in the total number of businesses in the area;
  - An increase in inward investment;
  - An increase in the vibrancy of North Lincolnshire's towns and villages; and
  - An increase in the number of businesses in rural areas.

- 6.50 Overall significant negative effects were predicted against the following environmental SA objectives for most of the employment allocations:
- To minimise the risk of flooding (objective e, seven of the sites);
  - To improve air quality (objective g, nine of the sites); and
  - To protect local water resources, soil quality and quantity (particularly SA Criterion: avoid development in areas protected for water quality reasons) (Objective n, eleven of the sites).
- 6.51 The implementation of Core Strategy policies together with national planning guidance may reduce the significance of some of the predicted negative environmental effects of the land allocations. Further to these, both general and site specific recommendations are made in Section 7 below.

**Table 6.9 – Summary of Appraisals of the Employment Sites listed in the Revised Submission Draft H&ELA D**

Assessment:	
+++	Strongly positive
++	Moderately positive
+	Slightly positive
0	No effect
-	Slightly negative
--	Moderately negative
---	Strongly negative
+/-	Combination of positive and negative effects/neutral effect
n/a	Not assessed

SA Objective	SA Criteria	SHBE-1	NKAE-1	SCUE-1	SCUE-2	HUME-1	HUME-2	SANE-1	BRIE-1	BARE-1	NEWE-1	EAL-1	EAL-2	
<b>Social</b>														
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	0	0	++	-	0	0	+/-	++	++	-	+/-	+/-
		Be in accordance with the settlement hierarchy?	0	0	+++	+	0	0	-	++	+	+	+	+
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	++	++	++	++	+	+	+	++	++	++	+	+
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	+/-	+	+++	++	+	+/-	-	++	+	++	++	++
		Provide safe and convenient access to the road network and sustainable modes of transport?	++	+	++	+	--	--	-	-	++	+/-	++	++
<b>Environmental</b>														
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	---	++	++	++	++	++	---	--	--	--	--	--
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	--	+/-	+++	+	--	--	+/-	++	-	-	-	++
		Encourage the development of industrial land?	+/-	0	+++	+/-	0	--	0	++	0	0	0	0
g	To improve air quality	Minimise the risk of public exposure to air pollution?	--	--	-	--	--	--	--	--	--	-	--	--

SA Objective		SA Criteria	SHBE-1	NKAE-1	SCUE-1	SCUE-2	HUME-1	HUME-2	SANE-1	BRIE-1	BARE-1	NEWE-1	EAL-1	EAL-2
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	-	+/-	+/-	-	-	-	-	+/-	-	+/-	+	+/-
		Protect and enhance woodland areas?	-	+/-	+/-	-	-	-	0	+/-	0	+/-	0	+/-
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-	0	+/-	-	+	-	+/-	0	-	0	-	-
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-	0	0	0	0	0	-	0	-	-	0	-
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	+	+	-	-	-	-	-	-	-	-	+/-
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-	-	-	-	-	-	-	-	-	-	-	-
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	-	0	-	-	-	+	0	0	0	0	0
		Minimise the need to travel and encourage walking and cycling as modes of transport?	+++	-	+++	+	0	-	-	+	++	++	++	++
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features	-	-	-	-	-	-	-	+	-	0	0	

SA Objective		SA Criteria	SHBE-1	NKAE-1	SCUE-1	SCUE-2	HUME-1	HUME-2	SANE-1	BRIE-1	BARE-1	NEWE-1	EAL-1	EAL-2
	and their settings	and areas of historical and/or archaeological importance?												
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	--	-	+	--	-	++	+/-	0	0	-	-	-
		Avoid development in areas protected for water quality reasons?	--	--	+/-	--	--	---	--	---	--	--	--	--
		Lead to the remediation of contaminated sites?	+/-	+	++	+	+/-	++	+/-	++	+/-	+/-	0	+/-
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	--	--	+	-	--	-	--	--	-	-	-	-
<b>Economic</b>														
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	+++	+++	++	+++	++	+++	++	++	++	++	++	++
		Increase the total number of VAT registered businesses?	+++	+++	++	++	++	++	++	++	++	++	++	++
		Encourage inward investment?	+++	+++	++	++	++	++	++	+/-	++	0	++	++
q	To create vibrant towns and village centres in both rural and urban areas	Contribute to the vibrancy of towns and villages?	+/-	+++	++	++	0	0	+/-	++	++	++	++	++
r	To increase the diversity of employment	Encourage a range of employment types?	+++	++	+++	++	+	+	+	+	+	+	++	++
s	To support and improve the economic activity for rural areas	Increase the number of businesses in rural areas?	+++	+	0	0	+	++	++	0	0	++	++	++
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-	0	0	0	0	0	0	0	--	--	--	0

**Table 6.10 – Summary of the Positive and Negative scores of the Employment Sites listed in the Revised Submission Draft H&ELA DPD 2014**

Site reference				
<b>SHBE-1: South Humber Bank</b>	Moderately Positive	3	Moderately Negative	9
	Strongly Positive	6	Strongly Negative	2
<b>NKAE-1: North Killingholme Airfield</b>	Moderately Positive	3	Moderately Negative	5
	Strongly Positive	4	Strongly Negative	0
<b>SCUE-1: Normanby Enterprise Park, Scunthorpe</b>	Moderately Positive	9	Moderately Negative	1
	Strongly Positive	6	Strongly Negative	0
<b>SCUE-2: Mortal Ash Hill, Scunthorpe</b>	Moderately Positive	7	Moderately Negative	4
	Strongly Positive	1	Strongly Negative	0
<b>HUME-1: Humberside Airport</b>	Moderately Positive	4	Moderately Negative	8
	Strongly Positive	0	Strongly Negative	0
<b>HUME-2: Land North of A18 at Humberside Airport</b>	Moderately Positive	6	Moderately Negative	6
	Strongly Positive	1	Strongly Negative	5
<b>SANE-1: Sandtoft Business Park</b>	Moderately Positive	4	Moderately Negative	7
	Strongly Positive	0	Strongly Negative	1
<b>BRIE-1: Former Brigg Sugar Site, Brigg</b>	Moderately Positive	10	Moderately Negative	3
	Strongly Positive	0	Strongly Negative	1
<b>BARE-1: Humber Bridge Industrial Estate, Barton</b>	Moderately Positive	8	Moderately Negative	6
	Strongly Positive	0	Strongly Negative	0
<b>NEWE-1: New Holland Industrial Estate</b>	Moderately Positive	7	Moderately Negative	3
	Strongly Positive	0	Strongly Negative	0
<b>EALE-1: Spen Lane, Ealand</b>	Moderately Positive	9	Moderately Negative	5
	Strongly Positive	0	Strongly Negative	0
<b>EALE-2: Land South of Railway, Ealand</b>	Moderately Positive	10	Moderately Negative	3
	Strongly Positive	0	Strongly Negative	0

### Most sustainable employment sites

- 6.52 Of all the proposed employment sites **SCUE-1** and **NKAE-1** are considered the most sustainable when taking into consideration the balance between the predicted positive and negative effects. The sites have a large number of strongly positive and moderately positive effects that outweigh, on balance, the predicted moderately negative effects.
- 6.53 Site **SCUE-1** was assessed as having the greatest number of significant positive effects as a result of its location on previously developed industrial land within Scunthorpe's settlement boundary in proximity to the services, facilities and infrastructure offered in the town. Indeed, it scores highly against objectives under all three sustainability criteria (social, environmental and economic). **SCUE-1** has only one (moderately) negative effect which is on account of its proximity to a Scheduled Monument and a moated site to the east of that monument. The 35.10ha site is brownfield land, occupying the former Normanby Park Steel Works which closed in 1981. Since then it has been subject to progressive restoration by North

Lincolnshire Council and Yorkshire Forward, with an area to the north-west still subject to further remedial work. Delivery of the un-reclaimed part of the site is expected in Phase 3 of the plan period (2017-2026) with the remaining readily-developable areas expected to be delivered in Phases 1 and 2 (2013-2022).

- 6.54 SCUE-1 has been assessed to score strongly positive against the following SA site appraisal criteria: development in accordance with the settlement hierarchy (objective a); ability to improve accessibility to key services (c); increase development on previously developed land and/or buildings (f); encourage the development of industrial land (f); minimise the need to travel and encourage walking and cycling as modes of transport (l); and encourage a range of employment types (r). It has also been assessed to score moderately positive against nine different objectives, including; locate growth near to areas of deprivation (b); provide safe and convenient access to the road network and sustainable modes of transport (c); lead to the remediation of contaminated sites (n); and contribute to the vibrancy of towns and villages (q).
- 6.55 NKAЕ-1 has been assessed to have four strongly positive and three moderately positive effects, with all of the strongly positive effects being under the economic criteria and the three moderately positive effects being split between social, environmental and economic criteria. The 138.21ha site is previously developed land and was allocated in the North Lincolnshire Local Plan for estuary-related offices/light industrial and storage and distribution uses. It forms part of a former World War II airfield including buildings and former runways/access strips, although there are large tracts of undeveloped agricultural land that surrounds the former runways. The site is surrounded by agricultural land and there are a significant number of existing businesses that have developed on the site.
- 6.56 NKAЕ-1 has been assessed to score strongly positive against the following SA criteria: improve the overall employment rate (objective p); increase the total number of VAT registered businesses (p); encourage inward investment (p); and contribute to the vibrancy of towns and villages (q). It has also been assessed to score moderately positive against the following: Locate growth near to areas of deprivation (b); minimise the risk of flooding to people and property from rivers and watercourses (e); and encourage a range of employment types (r).
- 6.57 Taking into consideration the above information it is recommended that employment sites **SCUE-1** and **NKAЕ-1** should be prioritised for development.

### Less sustainable employment sites

- 6.58 Even though **HUME-2** scores strongly positive against one of the objectives - improve the overall employment rate (objective p) - it is the least sustainable site on account of its high number of strongly negative or moderately negative effects. Indeed, the site has been assessed as having the highest number of strongly negative effects against the SA objectives (five), namely: protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats (h); protect and enhance sites designated for their nature conservation interest (i); reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports) (k); improve access to public transport facilities (l); and avoid development in areas protected for water quality reasons (n). Positive effects relate to flood risk (objective e), the previous use of the site as a quarry (objective n), and the positive effects of the site on the economy (objective p). However, the positive characteristics of the site are outweighed by the proposed strongly negative and six moderately negative effects which mainly relate to environmental objectives.
- 6.59 The site is adjacent to Humberside Airport which offers excellent air freight opportunities and good strategic access via the A18 and M180. With the opening of the Perishables Hub cold

storage facility at the Airport demand has increased for business opportunities, and a business park allocation could also assist to safeguard the airport's future operation. Access would be via a new junction, the standard of which would require agreement with the Highway Authority, onto the A18 at the site's furthest eastern point. The increase in popularity of the airport may lead to an increase in flights to visit the site, further leading to air quality deterioration and noise and light pollution in the medium to long term (objectives g and o).

- 6.60 After HUME-2, **SANE-1** is the next least sustainable employment site, again on account of the high number of mostly moderately negative scores (seven) and the low number of positive scores (four moderately positive). The site is assessed to have a strongly negative effect against the 'minimise the risk of flooding to people and property from rivers and watercourses' objective (e). All four moderately positive effects relate to economic objectives whilst all seven moderately negative (and the strongly negative effect mentioned above) relate to environmental objectives.
- 6.61 Sandtoft Business Park site is located south of the M180 motorway and forms part of a former World War II airfield but is mostly productive agricultural land. There are a number of existing businesses that have developed along the Belton Road frontage and in the Sandtoft Industrial Estate, with car and van storage being particularly common.
- 6.62 The size of the SANE-1 site and the lack of public transport facilities for access will greatly increase the risk of air pollution due to an increase in road traffic. This is likely to be from both commuting and from the nature of the proposals, as the site is proposed to become a logistics park suitable for the storage and distribution of goods. Development of the site adjacent to Sandtoft village will significantly increase the amount of traffic in the area, and use of the site as a logistics park is likely to lead to an increase in HGV traffic in the area also leading to negative environmental effects over time. In relation to this effect, significant negative effects are predicted against SA objectives g (air quality); k (congestion); l (public transport); and o (noise and light pollution). It is likely that the site will contain some habitats and species on both brownfield and greenfield elements of the site that are likely to be negatively affected by the allocation (objective h). It is likely that significant negative effects on landscape and countryside quality will result from the development. This is likely to lead to significant negative effects against nature conservation interest objective (i).

### South Humber Bank SHBE-1

- 6.63 Although **SHBE-1** has a high proportion of (mostly moderately) negative effects it also has the joint-highest number of strongly positive effects (six) of all the employment sites when assessed against the sustainability appraisal objectives. It also has the second highest number of positive effects of all the sites. So, whilst the site cannot be seen as being the most sustainable, in spite of its huge size and given the scale of proposed development it is not as unsustainable as could be expected. However, whilst it is acknowledged that SHBE-1 is a main strategic site as identified in the Core Strategy, the mitigation measures proposed in this SAR, H&EADPD and in the Core Strategy should be fully implemented. The site scores strongly when being assessed against economic effects but weaker when assessed against environmental effects, as expected.
- 6.64 Strongly positive effects are predicted for SHBE-1 against the following SA objectives: minimise the need to travel and encourage walking and cycling as modes of transport (objective l); improve the overall employment rate (p); increase the total number of VAT registered businesses (p); encourage inward investment (p); Encourage a range of employment types (r); and increase the number of businesses in rural areas (s). The site has also been assessed to score moderately positive against the following: locate growth near to areas of deprivation (b); provide safe and convenient access to the road network and sustainable modes of transport (c); and improve access to public transport facilities (l).
- 6.65 Policy SHBE-1 addresses the issues of transport sustainability. Development proposals should have due regard to the North Lincolnshire Local Transport Plan 3 (2011-2026), South

- Humber Bank Transport Strategy 2008 (updated 2010) and the council's Interim Transport Planning Guidance for the South Humber Gateway which addresses a number of transport issues. A Transport Assessment will be required for each development within the South Humber Gateway area, and robust travel plans will be required to show how the area will be sustainably linked to surrounding settlements. Existing rail lines require some improvements to line speeds and signalling to offer a more sustainable method of transporting freight and additional capacity. Network Rail is committed to some of these improvements.
- 6.66 The site has potential to become the Global Gateway of the north of England, attracting potential investors. Positive effects will be most significant over time as development levels increase. There are small pockets of deprivation in this ward, specifically within North and South Killingholme villages. The allocation of employment sites here therefore, may contribute to increase employment provision, services and facilities and thus help to tackle deprivation.
- 6.67 A number of negative effects have been predicted for this site allocation, relating predominantly to the environmental objectives. Two strongly negative effects have been predicted against the following SA objectives, to: minimise the risk of flooding (objective e); and to protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs (i). Nine objectives have been assessed as having moderately negative effects, including: increase development on previously developed land and/or buildings (f); protect and enhance sites designated for their nature conservation interest (j); reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports) (k); and minimise the loss of the best and most versatile agricultural land (n).
- 6.68 It is important to respect the international, national and local nature conservation sites within and adjacent to the site. On a case by case basis each individual development will be assessed to test whether its own Environmental Impact Assessment and Appropriate Assessment needs to be undertaken. A screening exercise will be carried out by the appropriate authority and the mitigation requirements from these assessments will be measured against the requirements of a SHB Strategic Mitigation Plan for the employment site (see also below). The current locations for waterbird mitigation have been arrived at through the Mitigation Strategy Group assessing the best available evidence. This approach will enable to keep Policy SHBE-1 flexible and give the policy longevity. This will also enable precise areas for mitigation sites to be agreed by signatories to the Mitigation Strategy and allow for any future changes.
- 6.69 The site is proposed for port activities and is located adjacent to the Humber's deep water channel. A large percentage of the area is within SFRA Flood Risk Zone 2/3a with approximately a quarter of the site to the west of the Humber Sea Terminal located in Flood Zone 1. Flood Risk Assessments (FRAs) will, therefore, be required for individual developments across the majority of the site and will be guided by the SFRA for North and North East Lincolnshire and the NPPF and its associated guidance.
- 6.70 The allocation is likely to increase the total number of businesses in the plan area as the development is proposed to support the growth of the economy and support the growth of the ports by providing a location for the storage and distribution of goods. This could lead to significant positive effects against SA objectives p (local economy) and s (economic activity in rural areas).
- 6.71 The area is immediately adjacent to the Humber Estuary which is recognised for its importance for wildlife at both national and international levels. The Humber Estuary is designated as a Special Area of Conservation, a Special Protection Area, a Ramsar site and a Site of Special Scientific Interest. These designations mean that great care is required when undertaking works which may result in negative impacts on the wildlife interest features of the Estuary. Therefore, a potential conflict exists between the need to develop the South Humber Gateway's economic potential for the benefit of the national economy and the legal obligation to ensure that its wildlife is protected.

- 6.72 Even without the development of a new port, industrial development immediately adjacent to the Humber Estuary could lead to disturbance and displacement of waterbirds from intertidal habitat and from the water itself. However, Policy SHBE-1 states that:

*“Development of the site shall only take place if there has been appropriate consideration given to the international, national and local protected sites for nature conservation. This includes ensuring there will be no adverse effects on ecological integrity and complying with the European Habitat Regulations (Birds and Habitat Directives) to the satisfaction of all parties concerned in the decision making process.”*

- 6.73 The above text clarifies that development can only take place if measures are taken to avoid disturbance and displacement of waterbirds from intertidal habitat and from the water.

### **The South Humber Gateway Strategic Mitigation Strategy**

- 6.74 In terms of wildlife protection, it has been determined that the most effective course of action in the SHG is to identify areas of land which can be used to mitigate against the loss of land currently used by waders. In order to deliver this strategic mitigation, a South Humber Gateway Ecology Group was formed comprising local authorities, landowners and both statutory and non-statutory conservation bodies. It has been tasked with the production of the mitigation strategy. Even without the development of a new port, industrial development immediately adjacent to the Humber Estuary could lead to disturbance and displacement of waterbirds from intertidal habitat and from the water itself.

- 6.75 The Strategy will create clarity and confidence that the impact of direct land take from within the South Humber Gateway can be mitigated both inside and outside the SHG. The South Humber Gateway Strategic Mitigation Strategy provides a mechanism to deliver large areas of waterbird mitigation habitat to ensure that there will be no adverse effect on the integrity of the Humber Estuary SPA and Ramsar site due to the loss of terrestrial habitat in the SHG. It does not address other impacts on the Humber Estuary, such as coastal squeeze, noise and visual disturbance of birds within the designated site boundary or polluting discharges. Individual developments are likely to require Habitats Regulations Assessments in respect of these effects.

### **HRA Appropriate Assessment**

- 6.76 Having considered that the plan or project would be likely to have a significant effect on the Humber Estuary SAC, SPA and Ramsar Site and that the plan or project was not directly connected with or necessary to the management of the site, an Appropriate Assessment has been undertaken of the implications of the proposal in view of conservation objectives.

- 6.77 The key allocations considered for the purposes of the Appropriate Assessment are the employment allocations **SHBE-1**, **BARE-1** and **NEWE-1**, and the Likely Significant Effects on the International Nature Conservation Sites can be summarised as follows:

- Disturbance to SPA/Ramsar waterbirds using intertidal habitat.
- Disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds due to policy SHBE-1.
- Surface water discharges to, and potential disturbance of, SPA/Ramsar habitat with the risk of pollution in relation to allocations SHBE-1, NEWE- 1 and BARE-1.
- Disturbance to SPA/Ramsar waterbirds using intertidal habitat.

- 6.78 Development in allocation area SHBE-1 could lead to disturbance and displacement of birds from intertidal habitat within about 200 metres of the developed area. Therefore, this allocation is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Protection Area and Ramsar Site unless disturbance effects are avoided.

- 6.79 Because Policy SHBE-1 ensures that development can only take place if measures are taken to avoid disturbance and displacement of waterbirds, it will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of disturbance to intertidal habitat supporting SPA/Ramsar waterbirds. Policy SHBE-1 will not act in combination with any other plans or projects to have such effects.
- 6.80 In terms of Adverse Effect on Integrity (AEOI), implementation of the South Humber Gateway Strategic Mitigation Strategy will ensure that adequate wetland habitat is available to avoid disturbance or displacement of currently observed numbers of SPA/ Ramsar waterbirds. With these safeguards, Policy SHBE-1 will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds.
- 6.81 The HRA states that development across sites BARE-1, NEWE-1 and SHBE-1 is likely to be deliverable without significant effects on waterbirds or SPA/Ramsar habitat if similar measures are put in place. Indeed, policies BARE-1, NEWE-1 and SHBE-1 state that, where necessary, an HRA of projects will be required at the development control stage when detailed designs are available. Should any mitigation be required to avoid AEOI, then this must be secured by planning obligations.
- 6.82 **The HRA Appropriate Assessment concludes that, in determination of AEOI, with the safeguards set in places policies BARE-1, NEWE-1 and SHBE-1 will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of polluting surface water discharges to, and disturbance of, SPA/Ramsar habitat. With safeguards, the policies will not act in combination with any other plans or projects to have such effects.**
- 6.83 **In summary, the HRA Appropriate Assessment finds that, over all, it is possible to ascertain that the Revised Submission Draft H&ELA DPD 2014 will not have an adverse effect on the Humber Estuary SAC, SPA and Ramsar Site alone or in combination with other plans or projects.**

### **Assessment Results for the General Policies**

- 6.84 Two general policies are included within the Revised Submission Draft H&ELA DPD 2014; one relating to phasing of delivery of housing land on sites throughout North Lincolnshire and one to development in the town and district centres. Table 6.11 provides a summary of the assessment of the two general DPD Policies, with detailed appraisals contained in Appendix K.
- 6.85 Policy H1 is assessed as having no likely effect on the majority of the objectives whilst Policy TC-1 is assessed as having no likely effect on many of the objectives due to the specific nature of the policies which address issues only covered by certain SA objectives.

### **Policy H-1 Phasing of Housing Land**

- 6.86 Policy H1 was assessed as having likely strongly positive or moderately positive effects on the following objectives.
- Objective 2 - To tackle poverty, social exclusion and inequality geographically as well as demographically (moderately positive);
  - Objective 6 - To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard (strongly positive);
  - Objective 10 - To make the best use of previously developed land and existing buildings (strongly positive);
  - Objective 15 - To maintain and enhance the quality of countryside and wider landscape (moderately positive);

- Objective 16 - To reduce congestion, particularly around the South Humber Bank Ports (moderately positive);
- Objective 17 - To improve public transport provision and promote sustainable modes of transport (moderately positive);
- Objective 21 - To protect local water resources, soil quality and quantity (moderately positive); and
- Objective 24 - To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas (moderately positive).

6.87 The above positive effects are as a result of requirements for the provision of sufficient housing which will include a proportion of affordable housing and thus benefit the local community and local economy. By requiring the phasing of housing provision to prioritise development on previously developed land and supporting the creation of sustainable communities, Policy H1 is likely to have resultant positive effects on the local environment with no negative effects considered likely to arise as a result of its implementation.

### Policy TC-1 Development in North Lincolnshire's Town Centres and District Centres

6.88 Policy TC1 is assessed as having likely significant positive effects on three of the economic objectives particularly as a result of the policy's effect on promoting economic growth through the provision of a range of local facilities (particularly retail):

- Objective 24 - To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas (moderately positive);
- Objective 25 - To create vibrant towns and village centres in both rural and urban areas (strongly positive); and
- Objective 27 - To support and improve the economic activity for rural areas through the retention of local facilities (strongly positive).

6.89 No significant negative effects were predicted against either of the policies.

**Table 6.11 – Summary of Appraisals of the General Policies listed in the Revised Submission Draft H&ELA DPD 2014**

SA Objective		H-1	TC-1
1	To promote healthier communities	0	+
2	To tackle poverty, social exclusion and inequality geographically as well as demographically	++	+
3	To enhance skills, qualifications and the overall employability of the population	N/A	N/A
4	To reduce crime, the fear of crime and to promote safer neighbourhoods	N/A	N/A
5	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community	N/A	+
6	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	+++	N/A
7	To encourage the participation in culture, leisure and recreational activities including in the countryside	N/A	+
8	To minimise the risk of flooding	+	N/A
9	To adapt to the impacts of climate change for the built and natural environment	N/A	N/A
10	To make the best use of previously developed land and existing buildings	+++	+
11	To improve air quality	+	+
12	To reduce greenhouse gases emissions particularly from transport	N/A	+

13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.	N/A	N/A
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs) , Ramsar sites and Special Areas of Conservation (SACs)	N/A	-
15	To maintain and enhance the quality of countryside and wider landscape	++	+
16	To reduce congestion, particularly around the South Humber Bank Ports	++	N/A
17	To improve public transport provision and promote sustainable modes of transport	++	N/A
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings.	N/A	+
19	To increase energy efficiency and increase the use of renewable energy particularly from wind energy	N/A	N/A
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	+	N/A
21	To protect local water resources, soil quality and quantity	++	N/A
22	To promote the use of sustainably sourced products and resources and re-using and recycling products	N/A	N/A
23	To minimise noise and light pollution	N/A	+
24	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	++	++
25	To create vibrant towns and village centres in both rural and urban areas	+	+++
26	To increase diversity of employment	N/A	+
27	To support and improve the economic activity for rural areas through the retention of local facilities	N/A	+++
28	To promote and enhance opportunities for tourism, particularly in rural areas	N/A	+

## Development Limits

- 6.90 All development limits have been reviewed by the council and are included in the Revised Submission Draft H&ELA DPD 2014. Chapter 5 of the DPD considers Development Limits.
- 6.91 Development limits have been applied to most of the settlements in North Lincolnshire and the council has reviewed its settlement development limits using those in the North Lincolnshire Local Plan as the starting point. As part of the review, suggestions received during the Issues and Options, Pre-Submission Second Stage and Submission Draft consultation stages of the DPD have been considered.
- 6.92 As for the previous stage of the DPD a detailed appraisal of the settlement hierarchy (and thus the development limits) was not undertaken as development limits have been set in accordance with Adopted Core Strategy Policy CS3 (Development Limits) which was appraised in the SA of the Core Strategy. Instead, a brief generic appraisal has been undertaken to understand the main effects of the proposed development limits on the SA objectives.
- 6.93 Greenfield land could potentially be lost where land with planning consent for residential development or community facilities where development has been implemented has led to the redrawing of settlement boundaries. However, it is regarded that most of these modifications are relatively small scale extensions which could have beneficial effects against SA Objectives in terms of, for example, improving accessibility to services, facilities and employment as well as enhancing the vitality and viability of settlements.
- 6.94 In some instances the settlement boundaries have been redrawn from the local plan boundaries, in accordance with Core Strategy Policy CS3, to accommodate housing and employment land designations. As demonstrated above, Policy CS3 is likely to have beneficial effects against a number of the SA Objectives.
- 6.95 More generally, the criteria and principles used for assessing the need for development limits from Policy CS3 strive to ensure that development is sustainable resulting in overall positive effects through (in brackets the SA objectives against which the criterion is aligned):
- Underlying principle: Directing development to existing appropriate settlements (H&ELA DPD SA Objective a);
  - Underlying principle: Allowing for the expansion of appropriate settlements to meet the needs for future growth (Core Strategy SA Objectives 02, 24);
  - Underlying principle: Protecting the countryside from inappropriate development (Core Strategy SA Objectives 13, 15, 18);
  - Criterion: Capacity - the ability of the settlement to accommodate future development based on existing and proposed infrastructure, on its access to facilities and services and levels of public transport (Core Strategy SA objectives 05, 16, 17);
  - Criterion: Capacity - the ability of the settlement to accommodate future development including the availability of previously developed land (Core Strategy SA Objective 10);
  - Criterion: Character - the limit will be drawn to reflect the need to protect and enhance settlement character (Core Strategy SA Objective 18);
  - Criterion: Character - Protecting important areas of open space or land with the characteristics of open countryside within and adjacent to settlements by not including them within development limits. Large rear gardens or paddocks stretching outside the village's built form will also be excluded (Core Strategy SA Objective 15); and

- Development outside these defined boundaries will be restricted to that which is essential to the functioning of the countryside. This will include uses such as development related to agriculture, forestry or other uses which require a countryside location or that which will contribute to the sustainable development of the tourist industry (Core Strategy SA Objectives 02, 07, 15, 25, 27 and 28).
- 6.96 In terms of the settlement hierarchy the development limit around the main urban area of Scunthorpe will result in overall significant positive effects against the majority of the SA objectives, including proposed increases to the Scunthorpe development limit.
- 6.97 With regard to the Market Towns an increase or focus for development may contribute to improving affordable housing provision, employment provision, services and facilities and thus help to tackle poverty and inequality. As such, overall positive effects are predicted against Core Strategy SA objectives 02 (to tackle poverty), 05 (to improve accessibility to key services) and 06 (to provide affordable housing). In addition, the Market Towns are considered to be well served in terms of transport with good road and rail accessibility to employment areas, services and facilities and, as such, setting development limits would result in overall positive effects against Core Strategy SA objective 05 (accessibility) and SA objective 17 (to promote more sustainable modes of transport).
- 6.98 There are likely to be brownfield/greenfield sites within the development limits for Market Towns which may have been colonised by important species leading to minor negative effects being predicted against Core Strategy SA objective 13 (to protect and enhance biodiversity outside designated sites). However, effective implementation of Core Strategy Policies 15 and 16 which require developers to incorporate green infrastructure and biodiversity enhancement measures is likely to offset these negative effects to a certain degree. The setting of development limits will also ensure the protection of countryside and other important ecologically designated sites from development and, therefore, overall positive effects are predicted against Core Strategy SA objectives 14 and 15.
- 6.99 Investment in the Market Towns may help to improve the employment rate as well as inward investment. An increase in development in the area may help its regeneration and subsequent attractiveness, which may in turn attract businesses resulting in positive effects against the economic objectives.
- 6.100 Setting development limits for Rural Settlements will result in overall positive effects on the environmental objectives. However, negative effects are predicted against the social Core Strategy SA objectives 02, 05, 06 and economic objective 27 as restricting development in rural areas may exacerbate social exclusion, poor accessibility and deter economic activity in these rural areas.

# 7 Recommendations and Mitigation

## Introduction

- 7.1 In order to improve the potential for the allocations to achieve more sustainable development and for likely negative effects to be reduced and positive effects enhanced, recommendations and mitigation measures are established. The previous version of the Sustainability Appraisal Report, which detailed the results of the assessment of the Housing & Employment Land Allocations Submission Draft DPD, set out a range of recommendations and mitigation measures relating to the general development of all sites and also specific proposals for the individual sites where this was considered necessary.
- 7.2 The Revised Submission Draft H&ELA DPD 2014 includes updated policies relating to the development of the final land allocations. These policies incorporate many of the recommendations made in the 2010 SAR. However, there are a number of general mitigation measures which should still be implemented for all sites in order to reduce the magnitude of likely negative effects and enhance opportunities for likely positive effects.
- 7.3 A range of site-specific mitigation measures are proposed and should be implemented at future stages when and if the proposed allocations are implemented.

## Mitigation Measures and Recommendations for All Sites

- It is recommended that in areas of low flood risk residential development densities are increased to 50 dph, including provision of pockets of higher density housing within generally lower density allocations.
  - Vegetation should be planted throughout all sites as part of a wider green infrastructure network as outlined in Core Strategy Policies CS12 and CS16. A net gain in biodiversity for each site should be sought (in accordance with Core Strategy Policy CS17) and mitigation measures and existing valuable trees should be preserved and incorporated into the design of site landscaping. This will help to provide sequestration for pollutants with an aim to improving local air quality.
  - It should be ensured that a range of types of employment are provided, to meet the skills base of the local population.
  - Affordable housing should be designed to be indistinguishable from other on-site housing development.
  - The DPD text states that the Draft North Lincolnshire Economic Development Strategy sets aspirations and explains how North Lincolnshire's economy is expected to change and grow. A number of key growth sectors have been identified including environmental technologies, high-tech manufacturing, and food and drink manufacturing. Its over-arching goal is to create an economy that is diverse, dynamic, competitive, and that reflects local needs. However, this is not reflected in the employment land allocations in terms of which sites are suitable for development of these key growth sectors. This should be identified within each site-specific allocation, where appropriate.
- 7.4 Furthermore, the strength of the policies and the success with which they are implemented could be increased through the clarification of some requirements within specific policies. Of particular note are the following:

- Some policies state that there may be the need for a Contaminated Land Survey, a Noise Impact Assessment, or an Air Quality Impact Assessment to be undertaken. Other pollution assessments could also be required, such as effects from light and odour pollution. The circumstances under which these assessments would be required should be specified within each policy.
- Text which states ‘local reinforcements may be required regarding provision of water dependent upon type/scale of development’ is unclear and should be reworded for clarity.
- Where appropriate, development should include consideration of Sustainable Urban Drainage Systems (in line with Core Strategy Policy CS18) and how the layout and form of development can reduce the overall level of flood risk.
- If it appears that development could affect the quality of any water body it will be required to demonstrate that it is in compliance with the Water Framework Directive, where appropriate.
- Development proposals should be specifically designed to reduce noise and light pollution from heavy industry and roads, where appropriate.

7.5 Additionally, the Core Strategy highlights that ‘*tourism is an increasingly important part of the area’s economy*’. Alongside existing attractions such as Waters’ Edge Visitor Centre and Country Park and Normanby Hall and Country Park North Lincolnshire offers great opportunities to develop “green” tourism via the natural assets such as the Humber Estuary and the River Trent together with the area’s landscape and countryside.

7.6 It is considered that the development of heavy industry in locations which have the potential to negatively affect key environmental resources could have negative effects against this aim. Therefore, it is suggested that there could be potential for the allocation of sites in support of tourism employment in North Lincolnshire.

## Site-Specific Recommendations for Residential Sites

7.7 Table 7.1 below outlines recommendations that are specific to preferred sites for residential development. The table does not include recommendations that are covered in the Policy wording or elsewhere (e.g. adopted Core Strategy).

**Table 7.1 – Site Specific Recommendations for Residential Sites**

DPD Site Ref	Recommendations
<b>SCUH-1 Land at Phoenix Parkway Phase 1, Scunthorpe</b>	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest.
<b>SCUH-2 Land at Phoenix Parkway Phase 2, Scunthorpe</b>	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	The planting of vegetation, particularly trees, should be undertaken to absorb some emissions and protect residents of the site from the negative effects of road traffic and adjacent land uses.
	Landscaping should be incorporated within the site design in order to enhance

DPD Site Ref	Recommendations
	<p>the biodiversity value of the site.</p> <p>Biodiversity enhancements should be incorporated into site design.</p> <p>Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.</p>
<p><b>SCUH-3 The Glebe, Glebe Road, Scunthorpe</b></p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some pollutants.</p> <p>Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design.</p> <p>Access to the site should be completed before occupation.</p> <p>Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.</p> <p>A phased risk assessment to identify the severity of the gassing regime/site contamination is required.</p> <p>Mitigation measures may need to be undertaken in order to reconcile contamination issues.</p>
<p><b>SCUH-4 Land at Capps Coal and Timber Yard, Burringham Road, Scunthorpe</b></p>	<p>It should be ensured that the Scunthorpe development limit is altered to include this site within the boundary.</p> <p>The Exception Test should concentrate on achieving safe development on-site and for existing land users off-site.</p> <p>A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions.</p> <p>Access to the site should be completed before occupation.</p>
<p><b>SCUH-5 Land off Burringham Road, Scunthorpe</b></p>	<p>The planting of vegetation throughout and around the site should be required to absorb some of the pollutants.</p> <p>Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.</p> <p>Access to the site should be completed before occupation.</p>
<p><b>SCUH-6 Land at Plymouth Road, Scunthorpe</b></p>	<p>The planting of vegetation throughout and around the site should be required to absorb some pollutants.</p> <p>Biodiversity enhancements should be incorporated into site design.</p>
<p><b>SCUH-7 Part of Advance Crosby Scheme, West Street/Gurnell Street, Scunthorpe</b></p>	<p>A Construction Environment Management Plan should be drawn up and implemented to minimise emissions, to minimise disturbance of construction activities on local ecology, to address any potential issues with noise and light pollution, and to ensure that development protects air quality.</p> <p>Access to the site should be completed before occupation.</p>
<p><b>SCUH-8 Land north of Doncaster Road,</b></p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks.</p>

DPD Site Ref	Recommendations
<b>Scunthorpe</b>	<p>Existing trees and hedges should be retained, where possible, and additional vegetation buffers should be provided as part of the landscaping strategy to absorb emissions and buffer against potentially damaging adjacent land uses.</p> <p>Access to the site should be completed before occupation.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest.</p> <p>A landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of the site.</p>
<b>SCUH-9 Church Square, Scunthorpe</b>	<p>No residential development should be allowed at this location until a full calendar year (Jan-Dec) of air quality data is available, to enable an assessment of PM10 levels against the relevant air quality objective.</p> <p>A noise impact assessment is needed to establish whether the proposed land allocation would be able to achieve a suitable noise environment for the proposed end uses and for existing surrounding land use.</p>
<b>SCUH-10 Land south of Ferry Road West, Scunthorpe</b>	<p>It should be ensured that the Scunthorpe development limit is altered to include this site within the boundary.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions.</p> <p>Existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.</p> <p>Landscaping should be incorporated within the site to provide opportunities for enhancing ecology and biodiversity within the site itself.</p> <p>A Landscaping Strategy should be designed in order to buffer the site from adjacent sensitive environments.</p> <p>Access to the site should be completed before occupation.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application.</p>
<b>SCUH-11 Council Depot, Station Road, Scunthorpe</b>	<p>An air quality assessment should be undertaken and its findings and recommendations should be taken on board to ensure that future residents are protected from a polluted environment.</p> <p>A noise impact assessment should be undertaken and its findings and recommendations taken into account and appropriate mitigation measures implemented.</p> <p>A Construction Environment Management Plan should address noise and light pollution.</p>
<b>SCUH-12 1-7 Cliff Gardens, Scunthorpe</b>	<p>The loss of the period buildings on site is undesirable and it is recommended that they are retained.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and its measures implemented, to minimise and mitigate potential effects to heritage assets.</p>

DPD Site Ref	Recommendations
<b>SCUH-13 Former Darby Glass Offices, Sunningdale Road, Scunthorpe</b>	A Construction Environment Management Plan should be drawn up and implemented which seeks to address noise and light pollution and minimise emissions.
<b>SCUH-14 Re- development of Westcliff Precinct, Scunthorpe</b>	The planting of vegetation throughout and around the site should be required to absorb some pollutants.
<b>SCUH-15 Former Kingsway House, Scunthorpe</b>	An air quality assessment should be undertaken. The findings of this assessment would need to be taken in to account to ensure that future residents are protected from polluted environment.
	Tree planting should be incorporated into site design to complement the features of Central Park.
	Existing trees and hedges around the boundary should be retained and enhanced.
	A Construction Environment Management Plan should be drawn up and implemented which seeks to address noise and light pollution and minimise emissions.
<b>SCUH-16 Field near Ashby Decoy, Burringham Road, Scunthorpe</b>	This site will require a Flood Risk Assessment and Exception Test.
	The Exception Test should concentrate on achieving safe development for new development on-site and existing land users off-site.
	It should be ensured that the Scunthorpe development limit is altered to include this site within the boundary.
	The layout and form of development should look to reduce the overall level of flood risk.
	The site lies close to the Lincolnshire Lakes Area Action Plan site and reference to the associated Exception Test Strategy is advisable.
	An Ecological Survey will need to be carried out prior to any planning application.
	Access to the site should be completed before occupation.
<b>SCUH-17 Former Yorkshire Electricity Depot, Land off Queensway and Dudley Road, Scunthorpe</b>	An Air Quality Impact Assessment should be undertaken and its findings and recommendations should be adhered to ensure that future residents are protected from a polluted environment.
	Mitigation measures may need to be undertaken in order to reconcile contamination issues.
<b>SCUH-C1, NSD Site, Land east of Scotter Road South</b>	The net increase in surface water runoff should be zero.
	Only appropriate development should be allowed within the flood zone if the Exception Test is passed.

DPD Site Ref	Recommendations
<b>SCUH-C2 Brumby Resource Centre, East Common Lane, Scunthorpe</b>	The net increase in surface water runoff should be zero.
	An Air Quality Assessment should be undertaken and its findings and recommendations should ensure that future residents are protected from polluted environment.
	A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions.
	The planting of vegetation, particularly trees, should be undertaken to screen and absorb some emissions and protect residents of the site from the negative effects of road traffic.
	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets
	A Construction Environment Management Plan should address noise and light pollution.
<b>SCUH-C3 Former Tennis Courts, Rowland Road, Scunthorpe</b>	It may be necessary to create/retain some public open space within the site allocation to compensate for the loss of current open space.
	An air quality assessment should be undertaken and its findings and recommendations should ensure that future residents are protected from polluted environment.
	The planting of vegetation throughout the site should be required to absorb some of the pollutants.
	A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions.
	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets
<b>SCUH-C4, Hartwell Ford Car Garage, Station Road, Scunthorpe</b>	The net increase in surface water runoff should be zero.
	Findings of the air quality assessment will need to be taken in to account to ensure that future residents are protected from a polluted environment.
	A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions and noise and light pollution.
	The planting of vegetation, particularly trees, should be undertaken to screen and absorb some emissions and protect residents of the site from the negative effects of road traffic.
	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets.
	Recommendations of the noise impact assessment should be taken into account and appropriate mitigation measures, such as noise attenuation fences or bunds, should be implemented.
	Landscaping should be incorporated into the site's design.
	A Construction Environment Management Plan should address noise and light pollution.
<b>SCUH-C5 Land at Hebden Road, Scunthorpe</b>	The net increase in surface water runoff should be zero.
	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks.
	A Construction Environment Management Plan should be drawn up and

DPD Site Ref	Recommendations
	implemented which seeks to minimise emissions.
	Existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.
	Access to the site should be completed before occupation.
<b>SCUH-C6 Former Scunthorpe Telegraph Office, Doncaster Road, Scunthorpe</b>	A Construction Environment Management Plan which seeks to minimise emissions and addresses any potential issues with noise and light pollution should be implemented.
	Access to the site should be completed before occupation.
<b>SCUH-C7 Land at Former South Leys School, Enderby Road, Scunthorpe</b>	It may be necessary to create/retain some public open space within the site allocation to compensate for the loss of current open space.
	Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces.
	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions.
	Existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.
	Access to the site should be completed before occupation.
	An Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest
<b>SCUH-C8 Dartmouth Road, Scunthorpe</b>	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	Existing trees and hedges around the boundary should be retained and enhanced, where possible, to absorb emissions, and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park.
	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".
	Landscaping should concentrate on the planting of locally native trees to create landscape and habitat connectivity with Brumby Woods LNR and Viaduct plantation.
Access to the site should be completed before occupation.	
<b>SCUH-C9 Land off Queensway and Dudley Road, Scunthorpe</b>	An Air Quality Impact Assessment should be undertaken and its findings and recommendations should be taken on board to ensure that future residents are protected from a polluted environment.
	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species
	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be

DPD Site Ref	Recommendations
	incorporated into site design.
	If site surveys reveal that significant Open Mosaic Habitats will be lost, then biodiversity offsetting may also be required.
	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".
	Mitigation measures may need to be undertaken in order to reconcile contamination issues.
<b>BARH-1 Land at Pasture Road South Phase 2, Barton</b>	For this site to be successfully fully developed it would require a more detailed Exception Test Strategy to be applied.
	If it is not possible to develop the whole site then the allocation should be reduced to enable a sequential approach to development to be applied which would result in sufficient flood mitigation whilst achieving safe development both on-site and off-site.
	There should be no net increase in surface water runoff from new development and flood risk to people and property on and off site should not increase.
	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	The planting of vegetation throughout the site should be required to absorb some of the pollutants.
	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated.
<b>BARH-2 Land at Pasture Road South Phase 1, Barton</b>	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	The planting of vegetation throughout the site should be required to absorb some of the pollutants.
	Access to the site should be completed before occupation.
	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated.
<b>BARH-3 St Mary's Cycle Works, Marsh Lane, Barton</b>	There should be no net increase in surface water runoff from new development and flood risk to people and property on-site and off-site should not increase.
	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	The planting of vegetation throughout the site should be required to absorb some of the pollutants.
	The Policy should require that the design of the site supports the character of the Conservation Area.
	A Heritage Assessment should be undertaken for submission with any planning application, and its measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest.
	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated.
<b>BRIH-1 Land north of Atherton Way, Brigg</b>	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks.

DPD Site Ref	Recommendations
	<p>The planting of vegetation throughout the site should be required to absorb some of the pollutants and to protect future residents from the adjacent sources of noise and light.</p> <p>The existing vegetative buffer which runs along the M180 motorway should be retained and enhanced.</p>
<p><b>BRIH-2 Land at Western Avenue, Brigg</b></p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants and in order to protect future residents from the adjacent sources of noise and light.</p> <p>The planted trees which screen the site from the M180 should be retained and enhanced, where possible.</p> <p>The results of a noise assessment, if undertaken, should be used to inform the design of the site, and residential uses should be located at the greatest distance possible from the adjacent motorway.</p>
<p><b>BRIH-3 Land at Wrawby Road Phase 2, Brigg</b></p>	<p>It should be ensured that the Brigg development limit is altered to include this site within the boundary.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants.</p>
<p><b>BRIH-4 Land at Wrawby Road Phase 1, Brigg</b></p>	<p>It should be ensured that the Brigg development limit is altered to include this site within the boundary.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p>
<p><b>BRIH-5 Land at Ancholme Park, Brigg</b></p>	<p>The net increase in surface water runoff should be zero. It is recommended that the size of the site be reduced to avoid the area within the high risk flood zone.</p> <p>A Noise Impact Assessment should be undertaken and its findings and recommendations taken on board to ensure that future residents are protected from a polluted environment. Residential uses should be located at the greatest distance possible from the adjacent motorway.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycling and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants and to protect future residents from the adjacent sources of noise and light.</p> <p>The planted strip of trees which screen the site from the M180 should be retained and enhanced, where possible, as a landscape buffer.</p>
<p><b>CROH-1 Land to the east of Fieldside, Crowle</b></p>	<p>It is possible to develop the site as a mixed use site to incorporate a small level of employment.</p> <p>If this allocation is to be taken forward in the H&amp;ELA DPD and formally adopted then the Crowle development limit should be altered to include this site within the boundary.</p>

DPD Site Ref	Recommendations
	<p>The site should be developed in a way that reduces the need to travel through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants.</p> <p>Access to the site should be completed before occupation.</p>
<p><b>CROH-2 Land north of Godnow Road, Crowle</b></p>	<p>It is possible to develop the site as a mixed use site to incorporate a small level of employment.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants.</p> <p>Access to the site should be completed before occupation and should be agreed with the Highways Agency.</p>
<p><b>KIRH-1 Land west of Station Road, Kirton in Lindsey</b></p>	<p>If this allocation is to be taken forward in the H&amp;ELA DPD and formally adopted then the Kirton in Lindsey development limit should be altered to include this site within the boundary.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants.</p> <p>A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction and demolition activities on the trees.</p> <p>Access to the site should be completed before occupation and should be agreed with the Highways Authority.</p> <p>It should be ensured that any potential hazards to soil quality are minimised and mitigated.</p>
<p><b>WINH-1 Land Rear of Newport Drive (Mill House Lane), Kirton in Lindsey</b></p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some of the pollutants.</p> <p>An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species.</p> <p>A noise assessment of the development should be completed.</p> <p>Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.</p>
<p><b>WINH-2 Land off Coates Avenue, Winterton</b></p>	<p>It should be ensured that the Winterton development limit is altered to include this site within the boundary.</p> <p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.</p> <p>The planting of vegetation throughout the site should be required to absorb some</p>

DPD Site Ref	Recommendations
	of the pollutants.
	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.
	Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.
	Access to the site should be completed before occupation and should be agreed with the Highways Agency.
	A Heritage Assessment should be undertaken for submission with any planning application.
<b>WINH-3 Land at Top Road, Winterton</b>	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	The planting of vegetation throughout the site should be required to absorb some of the pollutants.
	Access to the site should be completed before occupation and should be agreed with the Highways Agency.
	It should be ensured that any potential hazards to soil quality are minimised and mitigated.
	The noise assessment should take account of the adjacent Top Road and, if necessary, identify mitigation measures required for noise from the road. The results of the noise assessment should be used to inform the design of the site.
<b>WINH-4 Land off Northlands Road, Winterton</b>	It should be ensured that the Winterton development limit is altered to include this site within the boundary.
	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks.
	The planting of vegetation throughout the site should be required to absorb some of the pollutants.
	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.
	Biodiversity enhancements should be incorporated into site design.
	Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.
	Access to the site should be completed before occupation and should be agreed with the Highways Agency
	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest.

## Site Specific Recommendations for Employment Sites

7.8 Specific recommendations for the preferred employment allocations are outlined in Table 7.2 below:

**Table 7.2 - Site Specific Recommendations for Employment Sites**

DPD Site Ref	Recommendations	
<b>SHBE-1 South Humber Bank</b>	Where waterbird mitigation is required it will need to comply with the SHB Mitigation Strategy. Off-site mitigation may also be required.	
	Development proposed on SFRA Flood Zone 2/3a land will require a Flood Risk Assessment.	
	Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) or protected or priority habitat or species shall not be approved unless it can be clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site or feature.	
	Development should not encroach on areas of woodland unless there are reasons for the encroachment that outweigh the importance of the woodland.	
	An ecological survey needs to be undertaken prior to planning applications.	
	Future development will have to pass the tests of the EU Habitats Regulations. Where waterbird mitigation is required it will need to comply with the SHB Mitigation Strategy. Off-site mitigation may also be required.	
	Planning obligations should be used to ensure the protection and enhancement of the site's nature conservation value, and compensatory measures used if necessary.	
	Biodiversity enhancements should be incorporated into site design.	
	Local skills should be enhanced through the expansion of existing training centres and the creation of new training centres within the South Humber Ports area.	
	Types of pollution to be monitored/ minimised should be specified in the policy text and should include water, light, odour, noise and air pollution.	
	The policy should specify when noise impact assessments will be required.	
	The policy should state the circumstances under which a contaminated land survey will be required.	
	The policy should state the circumstances under which an air quality assessment will be required.	
	Site-specific requirements for the policy should be made specific to the site in question, such as stating which towns walking and cycling routes should provide links to.	
	A requirement for sustainable transport connections between new employment uses and surrounding settlements should be included in the policy text.	
	<b>NKAE-1 North Killing- holme</b>	Site-specific requirements for the policy should be made specific to the site in question, such as stating which towns walking and cycling routes should provide links to.
Sustainable transport modes should be prioritised for access to the site.		
The need to travel should be minimised and transport demand-management measures should be integrated into the development.		
Transport Assessments should accompany development proposals to demonstrate that they will have no adverse impacts on the highway network.		
Robust Travel Plans should be required to accompany development proposals.		
Potential harm to water or land resources should be mitigated prior to and during operation of the site and types of pollution control measures should be specified for clarity.		
The text which states 'local reinforcements may be required regarding provision of water dependent upon the type/scale of development' is unclear and should be reworded for clarity.		

DPD Site Ref	Recommendations
<b>Airfield</b>	Requirement for a Flood Risk Assessment and a surface water drainage management strategy should be included in the policy text.
	An ecological survey needs to be undertaken prior to planning applications.
	Development should not encroach on significant areas of woodland unless there are reasons for the encroachment that outweigh the importance of the woodland.
	Biodiversity enhancements should be incorporated into site design.
	Development should incorporate a landscape planting scheme to maintain and improve the quality of local landscape.
	An assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of designated heritage assets within the vicinity, especially the Scheduled Monuments to the east of this allocation and the Grade I Listed Church at East Halton.
	The policy should state the circumstances under which an air quality assessment will be required.
	The policy should state the circumstances under which a contaminated land survey will be required.
	Light and noise pollution assessments should be undertaken and appropriate mitigation measures adopted.
<b>SCUE-1 Normanby Enterprise Park, Scunthorpe</b>	A Heritage Assessment should be undertaken for submission with any planning application, and measures that seek to enhance the setting of the heritage assets, in particular of the moated site, will be sought.
	Biodiversity enhancements should be incorporated into site design.
	An ecological survey should be undertaken prior to any planning application.
	Site-specific requirements for the policy should be made specific to the site in question, such as stating which towns walking and cycling routes should provide links to.
	Requirement that improvements to public transport provision are delivered as part of any future development.
	The policy should state the circumstances under which a contaminated land survey will be required.
	The policy should specify when noise impact assessments will be required.
	The policy should determine whether other pollution assessments would be required, such as light pollution.
	The policy should state the circumstances under which an air quality assessment will be required.
<b>SCUE-2 Mortal Ash Hill, Scunthorpe</b>	Requirements for the policy should be made site-specific, such as stating which rights of way and which towns walking and cycling routes should provide links to.
	The policy wording should be modified to refer to features protected for their nature conservation interest and not just landscape importance, such as the species and habitats potentially present.
	An ecological survey should be undertaken prior to any planning application.
	Existing valuable trees should be preserved and incorporated within a Landscape Strategy for future development proposals.
	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape including site specific measures featured in the policy wording.
	A Green Infrastructure Strategy should be undertaken for the site which should incorporate the retention of some land of high quality and seek to enhance biodiversity throughout development.
	The policy should state the circumstances under which a contaminated land survey will be required.
	The policy should specify when noise impact assessments will be required.
	The policy should determine whether other pollution assessments would be required, such as light pollution.
	Requirement of a Transport Assessment accompanied by a Travel Plan to minimise the adverse effects future development may have on the transport network.
	Developers should seek to implement sustainable transport options as a priority.

DPD Site Ref	Recommendations
	<p>A Heritage Assessment should be undertaken for submission with any planning application.</p> <p>Development should be directed away from watercourses, wherever possible.</p>
<b>HUME-1 Humberside Airport</b>	<p>Specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects.</p> <p>Sustainable transport modes should be prioritised for access to the site and improved prior to occupation of the site.</p> <p>The policy should state the circumstances under which an air quality assessment will be required.</p> <p>The policy should state the circumstances under which a contaminated land survey will be required.</p> <p>Biodiversity enhancements should be incorporated into site design.</p> <p>Requirement for a Flood Risk Assessment should be included in the policy text as a reminder to potential applicants.</p> <p>Development to groundwater resources be avoided at all times.</p> <p>High quality agricultural land that is viable for this use should be retained.</p> <p>Appropriate sound and light insulation should be implemented wherever possible in development proposals. Site-specific noise insulation levels could be determined within policy wording.</p>
<b>HUME-2 Land North of A18 at Humberside Airport</b>	<p>Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) or Local Geological Site (LGS) shall not be approved unless it can be clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site.</p> <p>Planning obligations shall be used to ensure the protection and enhancement of each site's nature conservation value. Compensatory measures will be used if necessary.</p> <p>Existing valuable trees should be preserved and incorporated within a Landscape Strategy for future development proposals.</p> <p>An ecological survey should be undertaken prior to any planning application.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application.</p> <p>High quality agricultural land that is viable for this use should be retained.</p> <p>Sustainable transport modes should be prioritised for access to the site, and improved prior to occupation of the site.</p> <p>The potential for walking and cycling as modes of transport should be explored with site-specific reference to what would be feasible.</p> <p>The policy should state the circumstances under which a contaminated land survey will be required.</p> <p>The policy should specify when noise impact assessments will be required.</p> <p>The policy should determine whether other pollution assessments would be required, such as light pollution.</p> <p>Requirement for a Flood Risk Assessment should be included in the policy text as a reminder to potential applicants.</p> <p>Development to groundwater resources should be avoided at all times.</p>
<b>SANE-1 Sandtoft Business Park</b>	<p>Requirement for an assessment of the effects of development on the adjacent Hatfield Chase Ditches SSSI.</p> <p>Mitigation measures may include the reduction in the size of the site to allow a significant buffer area between the allocation and the SSSI.</p> <p>Policy wording should state that accessibility to the site via walking and cycling from the railway station should be improved, alongside sustainable connections to nearby settlements.</p> <p>Policy wording should set out site-specific measures to improve public transport to enable greater accessibility from across North Lincolnshire and beyond.</p> <p>Mitigation measures to address the effects of an increase in traffic on local communities are required.</p> <p>Requirement for a Flood Risk Assessment and the incorporation of SUDS for</p>

DPD Site Ref	Recommendations
	development proposals should be included in the policy text as a reminder to potential applicants.
	A Heritage Assessment should be undertaken for submission with any planning application.
	Significant landscaping will be required to minimise any detrimental impact on the landscape.
	Existing valuable trees should be preserved and incorporated within the landscaping of future development proposals.
	An ecological survey should be undertaken prior to any planning application.
	Biodiversity enhancements should be incorporated into site design.
	The policy should state the circumstances under which a contaminated land survey will be required.
	Development of the site should minimise potential negative effects on water resources.
	The SSSI and LWS drain should be protected using a habitat buffer and treatment of any foul or surface water discharges.
	A buffer should be incorporated into the site adjacent to the motorway.
<b>BRIE-1 Former Brigg Sugar Site, Brigg</b>	Policy should ensure that employment opportunities are accessible to all (particularly local people) in terms of both skills and transport.
	Policy wording should set out site-specific measures to improve access to the site via sustainable modes of transport to enable greater accessibility.
	An ecological survey should be undertaken prior to any planning application.
	Biodiversity enhancements should be incorporated into site design.
	Existing valuable trees should be preserved and incorporated within the landscaping of future development proposals.
	Mitigation measures may be required to avoid impacts on the River Ancholme LWS.
	A Flood Risk Assessment and surface water drainage strategy are required for all development proposals.
	SUDS are recommended to be integrated into the required comprehensive landscaping scheme.
	Landscaping schemes should seek to maximise the potential of vegetation to provide pollution sequestration.
	Local reinforcements may be required regarding provision of water and disposal of waste and surface water, dependent upon type/scale of development.
	The policy should state the circumstances under which a contaminated land survey will be required.
	A Heritage Assessment should be undertaken for submission with any planning application.
	The policy should specify when noise impact assessments will be required and potentially noisy employment uses should not be located close to residential areas.
The policy should determine whether other pollution assessments would be required, such as light pollution.	
<b>BARE-1 Humber Bridge Industrial Estate, Barton</b>	A range of employment types should be sought to meet the skills base of the local population alongside the provision of training facilities to increase the skills level of the local population.
	The status of the allocation should be stated in the DPD text.
	Sustainable transport modes should be prioritised for access to the site, and improved prior to occupation of the site.
	Requirement that improvements to public transport provision are delivered as part of the development of the site.
	A Flood Risk Assessment and Exception Test will be required prior to any development.
	Policy should state how SUDS can be applied to assist surface water drainage and thus help to reduce flood risk.
	An ecological survey should be undertaken prior to any planning application.
	Biodiversity enhancements should be incorporated into site design.
Existing valuable trees should be preserved and incorporated within the landscaping	

DPD Site Ref	Recommendations
	<p>of future development proposals.</p> <p>Mitigation measures may include the reduction in the size of the site to allow a significant buffer area between the allocation and the LWS.</p> <p>It should be ensured that construction phases do not lead to negative effects on groundwater resources.</p> <p>The policy should state the circumstances under which a contaminated land survey will be required.</p> <p>The policy should specify when noise impact assessments will be required and potentially noisy employment uses should not be located close to residential areas.</p> <p>The policy should determine whether other pollution assessments would be required, such as light pollution.</p>
<b>NEWE-1 New Holland Industrial Estate</b>	<p>A range of employment types should be sought to meet the skills base of the local population alongside the provision of training facilities to increase the local skills level.</p> <p>Requirements for the policy should be made site-specific, such as stating which rights of way and which towns walking and cycling routes should provide links to.</p> <p>Improvements to access from the site to the strategic road network should be made.</p> <p>Sustainable transport modes should be prioritised for access to the site, and improved prior to occupation of the site.</p> <p>Requirement that improvements to public transport provision are delivered as part of the development of the site.</p> <p>Clarification on the standards for a “good” footpath should be included in supporting text.</p> <p>A Flood Risk Assessment and Exception Test will be required prior to any development.</p> <p>Policy should state how SUDS can be applied to assist surface water drainage and thus help to reduce flood risk.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application.</p> <p>The policy should state the circumstances under which a contaminated land survey will be required.</p> <p>The policy should specify when noise impact assessments will be required and potentially noisy employment uses should not be located close to residential areas.</p> <p>The policy should determine whether other pollution assessments would be required, such as light pollution.</p> <p>An ecological survey should be undertaken prior to any planning application.</p> <p>Biodiversity enhancements should be incorporated into site design.</p> <p>It should be ensured that construction phases do not lead to negative effects on groundwater resources.</p> <p>Mitigation in the form of a buffer or the development of visual screening should seek to reduce effects on the setting of natural environmental assets.</p> <p>The buffer between the allocation and Fairfield Pit Nature Reserve should be retained and managed.</p>
<b>EALE-1 Spen Lane, Ealand</b>	<p>Requirements for the policy should be made site-specific, such as stating which rights of way and which towns walking and cycling routes should provide links to.</p> <p>Clarification on the standards for a “good” footpath should be included in supporting text.</p> <p>Sustainable transport modes should be prioritised for access to the site, and improved prior to occupation of the site.</p> <p>Requirement that improvements to public transport provision are delivered as part of the development of the site.</p> <p>A Flood Risk Assessment and Exception Test will be required prior to any development.</p> <p>Policy should state how SUDS can be applied to assist surface water drainage and thus help to reduce flood risk.</p> <p>The policy should state the circumstances under which an air quality assessment will be required.</p> <p>The policy should specify when noise impact assessments will be required and</p>

DPD Site Ref	Recommendations
	<p>potentially noisy employment uses should not be located close to residential areas.</p> <p>The policy should determine whether other pollution assessments would be required, such as light pollution.</p> <p>Mitigation should ensure that any development proposals do not affect the ecological value of North Soak Drain.</p> <p>An ecological survey should be undertaken prior to any planning application.</p> <p>Biodiversity enhancements should be incorporated into site design.</p> <p>Policy requirement to demonstrate that the site is no longer suitable for agricultural use, although some agricultural uses could be retained.</p> <p>Mitigation measures may include the reduction in the size of the site to allow a significant buffer area between the allocation and the LWS.</p> <p>Development should be sympathetic to the surrounding landscape.</p> <p>Site-specific measures would ensure that the particular characteristics of the historic landscape are complemented.</p> <p>A buffer should be created between the watercourse and the site to minimise potential risk of negative effects.</p> <p>Policy wording to include mitigation in the form of screening could reduce the negative effects on the caravan site.</p>
<b>EALE-2 Land South of Railway, Ealand</b>	<p>Requirements for the policy should be made site-specific, such as stating which rights of way and which towns walking and cycling routes should provide links to.</p> <p>Sustainable transport modes should be prioritised for access to the site, and improved prior to occupation of the site.</p> <p>Requirement that improvements to public transport provision are delivered as part of the development of the site.</p> <p>A Flood Risk Assessment and Exception Test will be required prior to any development.</p> <p>Policy should state how SUDS can be applied to assist surface water drainage and thus help to reduce flood risk.</p> <p>The policy should state the circumstances under which an air quality assessment will be required.</p> <p>Requirement for a contaminated land survey to be carried out and any remediation works undertaken prior to development.</p> <p>The policy should specify when noise impact assessments will be required and potentially noisy employment uses should not be located close to residential areas.</p> <p>The policy should determine whether other pollution assessments would be required, such as light pollution.</p> <p>An ecological survey should be undertaken prior to any planning application.</p> <p>Biodiversity enhancements should be incorporated into site design.</p> <p>Policy could require site-specific design measures in relation to the proximity of the allocation to the adjacent Special Historic Landscape Interest.</p> <p>Mitigation measures may include the reduction in the size of the site to allow a significant buffer area between the allocation and the LWS.</p> <p>A buffer should be created between the watercourse and the site.</p>

## Mitigation Measures Recommended for General DPD Policies

- 7.9 No significant negative effects were predicted against either of the policies and no mitigation measures in addition to the general measures detailed above are recommended for Policies H1 and TC1.
- 7.10 The phased delivery of housing will play a key role in creating sustainable communities within North Lincolnshire. Housing land will be phased to ensure that a continuous five-year supply of deliverable sites is available to meet the annual net dwelling requirement.

- 7.11 The NPPF requires that local authorities identify and update annually a supply of specific deliverable sites sufficient to provide five years worth of housing against our housing requirements with an additional buffer of 5% to ensure choice and competition in the market for land. Where there has been a record of persistent under delivery of housing, local planning authorities should increase the buffer to 20% (moved forward from later in the plan period) to provide a realistic prospect of achieving the planned supply and to ensure choice and competition in the market for land.

## **Cumulative, Synergistic and Indirect Effects Assessment**

- 7.12 Cumulative, synergistic and indirect effects can occur from the interaction of effects from different sites that may affect the same receptor.

- 7.13 The most likely positive cumulative effects, as detailed earlier in this document (in Table 3.1 - Potential Cumulative Effects and Their Causes), are likely to result from the development of multiple sites within each settlement and relate to the following:

- Improvements in and growth of public transport networks as a result of increased viability of provision in areas where new development is proposed, thus improving access to services and facilities.
- Reduction in levels of deprivation as a result of the provision of appropriate housing, (including a proportion of affordable housing) and employment sites, as well as associated provision of services and facilities through Section 106 planning obligations.
- Growth in pedestrian and cycle networks and greater connectivity through towns.
- Increased vibrancy of towns as a result of investment, new and enhanced services and facilities, and development of a high quality built environment.
- Improvement in overall levels of health as a result of an increase in walking and cycling due to infrastructure improvements, and improvements in levels of air quality.
- Increase in accessibility to essential services as a result of improved provision for public transport, walking and cycling, and car linkages to essential services. Direct provision of new community facilities.
- Reducing road traffic and congestion and encourage alternatives to the car. Improve the image of the area to residents and businesses, which may attract additional investment.

- 7.14 The most likely negative cumulative effects (as detailed in Table 3.1) are likely to result from the development of multiple sites within a settlement and relate to the following:

- Reduced access to green space as a result of the development of greenfield land.
- Loss of greenfield countryside and agricultural land and the associated negative effects on the quality of the landscape, the tourism visitor experience in these areas, and the loss of agricultural economic activities due to the use of land for new infrastructure, dwellings and employment uses.
- Increased flood risk as a result of the development of permeable land for new infrastructure, dwellings and employment uses and associated increase in impermeable surfaces.
- Elevated air pollution levels, particularly for smaller towns, due to an increase in traffic flows, increased congestion, and new transport infrastructure.
- Potential loss of biodiversity and natural habitats and species as a result of development and negative effects on the integrity of the natural landscape due to the use of land for new infrastructure, dwellings and employment uses.

- Elevated private automobile traffic, particularly relating to residents of market towns who travel to Scunthorpe for higher end services and facilities.
- Increased noise, dust, emissions and disturbance as a result of construction of a number of proximal sites at the same time.
- Increased greenhouse gas emissions through growth in motorised transport usage and increased emissions from residential and commercial developments.
- Increased pressure on existing water and sewerage infrastructure.

7.15 Due to the distances between sites in separate settlements the potential for cumulative, synergistic and indirect effects is reduced. However, effects are still likely to arise as a result of their development on greenhouse gas emissions, flood risk, air quality and traffic volumes.

# 8 Monitoring

8.1 The SEA Directive states that:

*'member states shall monitor the significant environmental effects of the implementation of plans and programme in order, inter alia, to identify at an early stage unforeseen adverse effects, and to be able to undertake appropriate remedial action' (Article 10.1). In addition, the Environmental Report should provide information on 'a description of the measures envisaged concerning monitoring' (Annex I (i)) (Stage E).*

8.2 SA monitoring will cover significant social and economic effects as well as significant environmental effects and it involves measuring indicators which will enable the establishment of a causal link between the implementation of the plan and the likely significant effects (both positive and negative) being monitored. In line with the SEA Directive, these significant positive and negative effects should be monitored with the implementation of the H&ELA DPD.

8.3 The Sustainability Appraisal of the H&ELA DPD 2014 identified significant effects with regards to certain SA objectives which will require monitoring.

8.4 A Monitoring Report covering the adopted Core Strategy was published for the period 2011-12. This process will continue in an enhanced form as the preparation of the North Lincolnshire LDF progresses and will encompass monitoring in connection with the sustainability appraisal. The SA guidance recommends that SA monitoring be incorporated into a Local Authority's existing monitoring arrangements. In accordance with Regulation 48 of the Town and Country Planning Regulations, the Council was required to prepare an Annual Monitoring Report (AMR) to assess the implementation of the Local Development Framework, the extent to which core policies are being achieved and to identify any changes if a policy is not working or targets are not being met.

8.5 However, the Localism Act removed this requirement in 2011, giving Local Authorities more flexibility in the way monitoring reports are prepared and when they are published. Council's are still required to monitor the implementation of their Local Development Scheme and to report on the success and effectiveness of LDF policies in the interests of local transparency and accountability. Therefore, it remains important that the Council seeks to integrate the monitoring of the DPDs significant sustainability effects within these wider monitoring arrangements.

8.6 At this stage it is anticipated that SA monitoring will take place annually alongside the monitoring of the LDF, (which will include the monitoring of the Core Strategy and the H&ELA DPD). It will also play a role in the indicators reported in the Council's Joint Strategic Needs Assessment. Indeed, a 'new-style' Monitoring Report was produced for the period 2011-12, a revised version is being compiled for the period 2012-13, and more efficient and effective ways in which the Spatial Planning Team monitors its performance are being considered.

8.7 Table 8.1 below illustrates the SA Monitoring Framework for the H&ELA DPD. These proposals should be considered for inclusion in the monitoring system for the DPD itself. It should be noted that where repetition may occur with the Core Strategy SA Monitoring Framework, this has not been included in the H&E Land Allocations SA Monitoring Framework. The SA Objectives that will need monitoring are:

- H&E DPD SA Objective a: To ensure the site's appropriate allocation within the settlement hierarchy (positive and negative effects)
- H&E DPD SA Objective b (Core Strategy SA Objective 2): To tackle poverty, social exclusion and inequality geographically as well as demographically (positive effects);

- H&E DPD SA Objective c (Core Strategy SA Objective 5): To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community (positive effects);
- H&E DPD SA Objective d (Core Strategy SA Objective 6): To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard (housing sites only- positive effects);
- H&E DPD SA Objective e (Core Strategy SA Objective 8): To minimise the risk of flooding (positive and negative effects);
- H&E DPD SA Objective f (Core Strategy SA Objective 10): To make the best use of previously developed land and existing buildings (positive and negative effects);
- H&E DPD SA Objective g (Core Strategy SA Objective 11): To improve air quality (negative effects);
- H&E DPD SA Objective h (Core Strategy SA Objective 13): To protect and enhance biodiversity and important wildlife habitats within and outside designated sites (predominantly negative effects);
- H&E DPD SA Objective i (Core Strategy SA Objective 14): To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs) , Ramsar sites and Special Areas of Conservation (SACs) (negative effects);
- H&E DPD SA Objective j (Core Strategy SA Objective 15): To maintain and enhance the quality of the countryside and wider landscape (positive and negative effects);
- H&E DPD SA Objective k (Core Strategy SA Objective 16): To reduce congestion, particularly around the South Humber Bank Ports (negative effects);
- H&E DPD SA Objective l (Core Strategy SA Objective 17): To improve public transport provision and promote sustainable modes of transport (positive effects);
- H&E DPD SA Objective m (Core Strategy SA Objective 18): To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings (positive and negative effects);
- H&E DPD SA Objective n (Core Strategy SA Objective 21): To protect local water resources, soil quality and quantity (positive and negative effects);
- H&E DPD SA Objective o (Core Strategy SA Objective 23): To minimise noise and light pollution (positive and negative effects);
- H&E DPD SA Objective p (Core Strategy SA Objective 24): To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in urban and rural areas; (positive and negative effects);
- H&E DPD SA Objective q (Core Strategy SA Objective 25): To create vibrant towns and village centres in both urban and rural areas (positive and negative effects);
- H&E DPD SA Objective r (Core Strategy SA Objective 26): To increase the diversity of employment (positive effects);
- H&E DPD SA Objective s (Core Strategy SA Objective 27): To support and improve the economic activity for rural areas (positive effects);
- H&E DPD SA Objective t (Core Strategy SA Objective 28): To promote and enhance opportunities for tourism, particularly in rural areas (positive and negative effects).

**Table 8.1 – Monitoring Framework for Housing & Employment Land Allocations DPD**

Ref	SA Objectives and Assessment Criteria	Predicted Long Term Effect of the Strategy	Indicator(s) (specific to the H&ELA DPD - these will be in addition to the monitoring indicators provided in the CS SA Monitoring Framework)	Target
<b>SOCIAL</b>				
a	To ensure the site's appropriate allocation within the settlement hierarchy  1. Be within the settlement boundary? 2. Be in accordance with the settlement hierarchy?	Both positive and negative effects	No. of dwellings or other developments approved outside Development Limits when no exceptional circumstances	0% of inappropriate housing or other development outside development limits
b (02)	To tackle poverty, social exclusion and inequality geographically as well as demographically  1. Locate growth near to areas of deprivation?	Positive effects	This will be monitored by the CS SA Monitoring Framework.	
c (05)	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community  1. Place housing within 1km of main employment areas? 2. Improve accessibility to key services? 3. Improve access to green space? 4. Provide safe and convenient access to the road and sustainable transport network?	Both positive and negative effects	% of rural residential population within 10km of key services	All services to be within 10km for 90% of rural households
			% of new housing development within 1km of main employment areas	No target identified
d (06)	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard  1. Increase the range and affordability of housing for all social groups?	Positive effects	Affordability of housing: average house price against household income	No target identified
			Ensure a five-year supply of deliverable sites is maintained	North Lincolnshire Council will consistently maintain a five year supply of deliverable sites through the plan period
			Number of affordable dwellings completed per site.	2,413 new affordable units to be delivered by 2026

Ref	SA Objectives and Assessment Criteria	Predicted Long Term Effect of the Strategy	Indicator(s) (specific to the H&ELA DPD - these will be in addition to the monitoring indicators provided in the CS SA Monitoring Framework)	Target
<b>ENVIRONMENTAL</b>				
e (08)	To minimise the risk of flooding  1. Minimise the risk of flooding to people and property from rivers and watercourses?	Both positive and negative effects	Area & No. of properties at risk of flooding by land use	Nil
f (10)	To make the best use of previously developed land and existing buildings  1. Increase development on previously developed land and/ or buildings? 2. Encourage the development of industrial land? 3. Encourage densities of between 30 and 50 dph and higher in town centres and areas with high public transport accessibility?	Both positive and negative effects	This will be monitored by the CS SA Monitoring Framework.	
g (11)	To improve air quality  1. Minimise the risk of public exposure to air pollution?	Both positive and negative effects	This will be monitored by the CS SA Monitoring Framework.	
h (13)	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.  1. Protect and enhance sites which are locally important for their nature conservation interest?	Both positive and negative effects	Area of land actively managed for nature conservation	Increase
i (14)	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs, Ramsar Sites and Special Areas of Conservation (SACs)).  1. Protect and enhance sites designated for their nature conservation interest? 2. Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	Both positive and negative effects	This will be monitored by the CS SA Monitoring Framework.	

Ref	SA Objectives and Assessment Criteria	Predicted Long Term Effect of the Strategy	Indicator(s) (specific to the H&ELA DPD - these will be in addition to the monitoring indicators provided in the CS SA Monitoring Framework)	Target
j (15)	To maintain and enhance the quality of countryside and wider landscape.  1. Protect and enhance areas of High Landscape Value?	Both positive and negative effects	No. of proposals to enhance the quality of the countryside and open space	No target identified
k (16)	To reduce congestion, particularly around the South Humber Bank Ports  1. Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	Both positive and negative effects	This will be monitored by the CS SA Monitoring Framework.	
l (17)	To improve public transport provision and promote sustainable modes of transport  1. Improve access to public transport facilities? 2. Minimise the need to travel and encourage walking and cycling as modes of transport?	Positive effects	This will be monitored by the CS SA Monitoring Framework.	
m (18)	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings  1. Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	Both positive and negative effects	No. of allocations in proximity to listed buildings, ancient monuments and conservation areas	No target identified.
n (21)	To protect local water resources, soil quality and quantity  1. Minimise the loss of the best and most versatile agricultural land to development? 2. Avoid development in areas protected for water quality reasons 3. Lead to the remediation of	Both positive and negative effects	This will be monitored by the CS SA Monitoring Framework.	

Ref	SA Objectives and Assessment Criteria	Predicted Long Term Effect of the Strategy	Indicator(s) (specific to the H&ELA DPD - these will be in addition to the monitoring indicators provided in the CS SA Monitoring Framework)	Target
	contaminated sites?			
o (23)	To minimise noise and light pollution  1. Located sensitive uses away from potentially noisy or light polluting development?	Both positive and negative effects	Implementation of lighting strategies including: street lights fitted to sensor or timer and street lighting with limited upward light transmission.	No target identified
<b>ECONOMIC</b>				
p (24)	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas  1. Improve the overall employment rate? 2. Increase the total number of VAT registered businesses? 3. Encourage inward investment?	Both positive and negative effects	Annual amount of employment land developed by type at the South Humber Bank  Annual amount of jobs created through inward investment at the South Humber Bank location	To deliver the South Humber Bank allocation by 2026  To deliver the South Humber Bank allocation by 2026
q (25)	To create vibrant towns and village centres in both rural and urban areas  1. Contribute to the vibrancy of towns and villages?	Positive effects	Vacant floorspace by urban/rural  Net loss of retail floorspace by urban/rural  Number and type of planning permissions in town and village centres	No target identified  No target identified  No target identified
r (26)	To increase diversity of employment  1. Encourage a range of employment types?	Positive effects	Annual amount of employment land developed by type	To deliver by 2026: <ul style="list-style-type: none"> <li>71 hectares of employment land in Scunthorpe</li> <li>20 hectares of employment land Humberside Airport</li> <li>58.5 hectares of employment land at Sandtoft Business Park</li> <li>10 hectares of employment land within the Market Towns</li> <li>8.5 hectares of employment land in the rest of North Lincolnshire</li> </ul>
t (28)	To promote and enhance opportunities for tourism, particularly in rural areas  1. Increase the number of employment sites	Negative effects	Number of tourists visiting North Lincolnshire	No target identified

Ref	SA Objectives and Assessment Criteria	Predicted Long Term Effect of the Strategy	Indicator(s) (specific to the H&ELA DPD - these will be in addition to the monitoring indicators provided in the CS SA Monitoring Framework)	Target
	designated for tourism use?			

# 9 Conclusions

- 9.1 The housing and employment sites in the H&E Land Allocations DPD Revised Submission Draft 2014 generally strive to meet the sustainability objectives identified in the Sustainability Appraisal Framework. The majority of the sites are considered to offer significant positive effects, especially from a social and economic perspective. The extent of the significance of the negative effects can be reduced and mitigated, following the recommendations made in this report.
- 9.2 The previous version of the SAR, which detailed the results of the assessment of the Submission Draft H&ELA DPD 2010, set out a range of recommendations and mitigation measures relating to the allocations included within this iteration of the DPD. The Revised Submission Draft H&ELA DPD 2014 includes updated policies relating to the development of the final land allocations, which incorporate many of the recommendations made in the previous version of the SAR. However, a number of general and site-specific mitigation measures are still recommended to be required which relate to the development of the allocations included within the Revised Submission Draft H&ELA DPD 2014. These are detailed in Section 7.
- 9.3 In order to improve the potential for the allocations to achieve more sustainable development and for likely negative effects to be reduced and positive effects enhanced, recommendations and mitigation measures are established. This document sets out a range of recommendations and mitigation measures relating to the general development of all sites, including:
- Vegetation should be planted throughout all sites as part of a wider green infrastructure network as outlined in Core Strategy Policies CS12 and CS16.
  - Affordable housing should be designed to be indistinguishable from other on-site housing development.
  - Key growth sectors should be identified within each site-specific allocation, where appropriate.
  - The circumstances under which pollution assessments would be required should be specified within each policy.
  - Where appropriate, development should include consideration of Sustainable Urban Drainage Systems (in line with Core Strategy Policy CS18) and how the layout and form of development can reduce the overall level of flood risk.
  - Development proposals should be specifically designed to reduce noise and light pollution from heavy industry and roads, where appropriate.
- 9.4 Site-specific mitigation measures of particular note relate to the South Humber Bank allocation (SHBE-1) which, due to its scale, location and proposed land uses will have a major impact on the local environment. Recommendations for SHBE-1 include:
- Where waterbird mitigation is required it will need to comply with the SHB Mitigation Strategy. Off-site mitigation may also be required.
  - Development proposed on SFRA Flood Zone 2/3a land will require a Flood Risk Assessment.
  - Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) or protected or priority habitat or species shall not be approved unless it can be

clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site or feature.

- An ecological survey needs to be undertaken prior to planning applications.
- Future development will have to pass the tests of the EU Habitats Regulations. Where waterbird mitigation is required it will need to comply with the SHB Mitigation Strategy. Off-site mitigation may also be required.
- Development proposals should have due regard to the South Humber Bank Transport Strategy 2008 and any relevant updates.
- On-site and off-site landscaping schemes shall be considered within the framework of the South Humber Bank Landscaping Initiative in relation to development proposals.

9.5 The Local Planning Authority can only adopt the Revised Submission Draft H&ELA DPD 2014 if it can be ascertained that the proposal would not adversely affect the integrity of the International Nature Conservation Sites. The key allocations considered for the purposes of the Appropriate Assessment are the employment allocations SHBE-1, BARE-1 and NEWE-1. None of the proposed housing allocations and none of the other proposed employment allocations will have a likely significant effect on any of the International Nature Conservation Sites considered.

9.6 The Appropriate Assessment of the H&ELA Revised Submission Draft DPD 2014 undertaken under The Conservation of Habitats and Species Regulations 2010 concludes that:

***“Overall, it is possible to ascertain that the Housing and Employment Allocations DPD will not have an adverse effect on the Humber Estuary SAC, SPA and Ramsar Site alone or in combination with other plans or projects.”***

9.7 In summary, the findings of the Sustainability Appraisal of the H&ELA Revised Submission Draft DPD 2014 should be considered in future proposals for the allocations addressed within the DPD and also for strategic planning and development through other documents within North Lincolnshire’s LDF such as, for example, the emerging Lincolnshire Lakes Area Action Plan.

# 10 References

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Multimap aerial maps: Available at: <http://www.multimap.com/support.open-realty.org/showthread.php>

Multi-Agency Geographic Information for the Countryside (<http://www.magic.gov.uk/website/magic/>) constraints maps for Agricultural Land Classification (ALC) and statutory designations; Available at [http://en.wikipedia.org/wiki/Multi-Agency\\_Geographic\\_Information\\_for\\_the\\_Countryside](http://en.wikipedia.org/wiki/Multi-Agency_Geographic_Information_for_the_Countryside)

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**North Lincolnshire Council**

**Revised Submission Draft Housing and  
Employment Land Allocations DPD -  
Sustainability Appraisal/Strategic  
Environmental Assessment**

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**Sustainability Appraisal Report**

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**Appendices**

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**April 2014**

Appendix A

## Policy Analysis of PPPs

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**Table A.1 - Relevant Plans and Programmes**

Plan / Programme	Data Source
<b>International Plans And Programmes</b>	
European Directives: Conservation of natural habitats and of wild flora and fauna (92/43/EEC), noise directive (86/188/EEC), conservation of wild birds directive (79/409/EEC), freshwater fisheries directive (78/659/EEC), urban wastewater treatment directive (91/271/EEC), hazardous waste directive (91/689/EEC), water framework directive (2000/60/EC), air quality directive (96/62/EC) and their daughter directives, landfill directive (99/31/EC), Waste incineration directive (2000/76/EC)	<a href="http://ec.europa.eu/environment/index_en.htm">http://ec.europa.eu/environment/index_en.htm</a>
EC thematic strategy on the prevention and recycling of waste	<a href="http://ec.europa.eu/environment/waste/strategy.htm">http://ec.europa.eu/environment/waste/strategy.htm</a>
EU 6th Environmental Action Plan, September 2002	<a href="http://ec.europa.eu/research/environment/index_en.cfm?pg=policy">http://ec.europa.eu/research/environment/index_en.cfm?pg=policy</a>
EU Biodiversity Action Plan, February 1998	<a href="http://www.europa.eu.int">www.europa.eu.int</a>
EU Biodiversity Action Plan, Halting the Loss of Biodiversity by 2010 – and beyond, 2008	<a href="http://ec.europa.eu/environment/nature/info/pubs/docs/brochures/bio_brochure_en.pdf">http://ec.europa.eu/environment/nature/info/pubs/docs/brochures/bio_brochure_en.pdf</a>
EU Biodiversity Action Plan: 2010 Assessment	<a href="http://ec.europa.eu/environment/nature/biodiversity/comm2006/index_en.htm">http://ec.europa.eu/environment/nature/biodiversity/comm2006/index_en.htm</a>
EU Sustainable Development Strategy, May 2001	<a href="http://europa.eu/legislation_summaries/environment/sustainable_development/l28117_en.htm">http://europa.eu/legislation_summaries/environment/sustainable_development/l28117_en.htm</a> <a href="http://europa.eu">http://europa.eu</a>
2009 Review of the EU Sustainable Development Strategy	<a href="http://ec.europa.eu/environment/eussd/">http://ec.europa.eu/environment/eussd/</a>
The Ramsar Convention: Convention On Wetlands Of International Importance Especially As Waterfowl Habitat (Iran, 1971), as amended in 1982 and 1987	<a href="http://www.ramsar.org/cda/en/ramsar-documents-texts-convention-on/main/ramsar/1-31-38%5E20671_4000_0">http://www.ramsar.org/cda/en/ramsar-documents-texts-convention-on/main/ramsar/1-31-38%5E20671_4000_0</a>
Integrated Pollution Prevention and Control 2008/1/EC	<a href="http://europa.eu/legislation_summaries/environment/waste_management/l28045_en.htm">http://europa.eu/legislation_summaries/environment/waste_management/l28045_en.htm</a>
<b>National Plans And Programmes</b>	
Department of Health's National Standards	<a href="https://www.gov.uk/government/organisations/department-of-health/about">https://www.gov.uk/government/organisations/department-of-health/about</a>
Public Health White Paper, Choosing Health: Making healthier choices easier	<a href="http://webarchive.nationalarchives.gov.uk/+www.dh.gov.uk/en/Publicationsandstatistics/Publications/PublicationsPolicyAndGuidance/DH_4094550">http://webarchive.nationalarchives.gov.uk/+www.dh.gov.uk/en/Publicationsandstatistics/Publications/PublicationsPolicyAndGuidance/DH_4094550</a>
Healthy lives, healthy people: our strategy for public health in England, 2010	<a href="https://www.gov.uk/government/publications/the-public-health-white-paper-2010">https://www.gov.uk/government/publications/the-public-health-white-paper-2010</a>
Health and Social Care Standards and Planning Framework 2005/6 to 2007/8	<a href="http://social.ocr.org.uk/files/ocr/Health%20and%20Social%20Care%20Standards%20and%20Planning%20framework.pdf">http://social.ocr.org.uk/files/ocr/Health%20and%20Social%20Care%20Standards%20and%20Planning%20framework.pdf</a>
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Mainstreaming Sustainable Development, February 2011	<a href="http://sd.defra.gov.uk/gov/vision/">http://sd.defra.gov.uk/gov/vision/</a>
The Air Quality Strategy For England, Scotland, Wales And Northern Ireland (Volume 1), July 2007	<a href="http://archive.defra.gov.uk/environment/quality/air/airquality/strategy/documents/air-qualitystrategy-vol1.pdf">http://archive.defra.gov.uk/environment/quality/air/airquality/strategy/documents/air-qualitystrategy-vol1.pdf</a>
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PPGS and PPSS: PPS1 and Supplement: Delivering Sustainable Development; PPS3: housing; PPS6: Planning for Town Centres; PPS7: Sustainable Development in Rural Areas; PPS9: Biodiversity and Geological Conservation; PPS10: Planning for Sustainable Waste Management; PPS11: Regional Spatial Strategies; PPS12: Local Development Frameworks, PPS22: Renewable Energy (including the companion guide); PPS23: Planning and Pollution Control, PPS 25 Development and Flood Risk PPS4: Planning for Sustainable Economic Growth, PPG8: Telecommunications, PPS9: Biodiversity and Geological Conservation, PPG13: Transport, PPG15: Planning and Historic Environment, PPG16: Archaeology and Planning, PPG17:	<a href="http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/previousenglishpolicy/ppgpps/">http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/previousenglishpolicy/ppgpps/</a>  <a href="https://www.gov.uk/government/publications/planning-for-sustainable-waste-management-planning-policy-statement-10">https://www.gov.uk/government/publications/planning-for-sustainable-waste-management-planning-policy-statement-10</a>  <a href="http://www.communities.gov.uk/documents/planningandbuilding/pdf/ppg4.pdf">http://www.communities.gov.uk/documents/planningandbuilding/pdf/ppg4.pdf</a>  <a href="http://www.communities.gov.uk/publications/planningandbuilding/pg8">http://www.communities.gov.uk/publications/planningandbuilding/pg8</a>

Plan / Programme	Data Source
Planning for Open Space, Sport and Recreation, PPG20: Coastal Planning, PPG 21: Tourism, PPG24: Planning and Noise.	
<p>MPGS &amp; MPSS:</p> <p>MPG1: Mpg1 general considerations and the development plan system, mps2 controlling and mitigating the environmental effects of mineral extraction in England, mpg3 coal mining and colliery spoil disposal, mpg4 revocation, modification, discontinuance, prohibition and suspension orders, mpg5 stability in surface mineral workings and tips, mpg6 guidelines for aggregate provision in England, mpg7 the reclamation of mineral workings, mpg10 provision of raw material for the cement industry, mpg12 treatment of disused mine openings, mpg13 guidelines for peat provision, mpg15 provision of silica sand in England, mpg17 on-shore oil, gas and coalbed methane development replaced by PPS10 Planning for Sustainable Waste</p>	<p><a href="http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/previousenglishpolicy/mmgmppsmmg/">http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/previousenglishpolicy/mmgmppsmmg/</a></p> <p><a href="https://www.gov.uk/government/publications/revocation-modification-discontinuance-prohibition-and-suspension-orders-minerals-planning-guidance-4">https://www.gov.uk/government/publications/revocation-modification-discontinuance-prohibition-and-suspension-orders-minerals-planning-guidance-4</a></p> <p><a href="http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/currentenglishpolicy/mmgmppsmg/mpg15">http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/currentenglishpolicy/mmgmppsmg/mpg15</a></p> <p><a href="http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/currentenglishpolicy/ppgpps/pps10">http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/currentenglishpolicy/ppgpps/pps10</a></p>
Environment Agency Policy	<a href="https://publications.environment-agency.gov.uk/skeleton/publications/SearchResults.aspx">https://publications.environment-agency.gov.uk/skeleton/publications/SearchResults.aspx</a>
Natural England Policy	<a href="http://publications.naturalengland.org.uk/search?q=policy&amp;num=100">http://publications.naturalengland.org.uk/search?q=policy&amp;num=100</a>
<p>English Heritage Regional Plans</p> <p>English Heritage Strategy 2005 – 2010</p> <p>Strategic Environmental Assessment, Sustainability Appraisal and the Historic Environment</p>	<p><a href="http://www.english-heritage.org.uk/professional/advice/advice-by-topic/planning-and-transport/streets-for-all/regional-documents/">http://www.english-heritage.org.uk/professional/advice/advice-by-topic/planning-and-transport/streets-for-all/regional-documents/</a></p> <p><a href="http://www.english-heritage.org.uk/publications/eh-strategy-2005-2010/">http://www.english-heritage.org.uk/publications/eh-strategy-2005-2010/</a></p> <p><a href="http://www.english-heritage.org.uk/publications/strategic-environmental-assessment-sustainability-appraisal-historic-environment/">http://www.english-heritage.org.uk/publications/strategic-environmental-assessment-sustainability-appraisal-historic-environment/</a></p>
Waste Strategy for England 2007	<a href="http://archive.defra.gov.uk/environment/waste/strategy/strategy07/documents/waste07-strategy.pdf">http://archive.defra.gov.uk/environment/waste/strategy/strategy07/documents/waste07-strategy.pdf</a>
Wildlife and Countryside Act 1981	<a href="http://www.legislation.gov.uk/ukpga/1981/69/contents">http://www.legislation.gov.uk/ukpga/1981/69/contents</a>
Countryside and Rights of Way Act 2000	<a href="http://www.legislation.gov.uk/ukpga/2000/37/contents">http://www.legislation.gov.uk/ukpga/2000/37/contents</a>
<p>National Biodiversity Action Plan (UK Biodiversity Action Plan Steering Group 1994)</p> <p>Biodiversity 2020: A strategy for England's wildlife and ecosystem services, August 2011</p>	<p><a href="http://jncc.defra.gov.uk/PDF/UKBAP_Action-Plan-1994.pdf">http://jncc.defra.gov.uk/PDF/UKBAP_Action-Plan-1994.pdf</a></p> <p><a href="https://www.gov.uk/government/publications/biodiversity-2020-a-strategy-for-england-s-wildlife-and-ecosystem-services">https://www.gov.uk/government/publications/biodiversity-2020-a-strategy-for-england-s-wildlife-and-ecosystem-services</a></p>
Climate Change: The UK Programme 2006	<a href="http://jncc.defra.gov.uk/page-4000">http://jncc.defra.gov.uk/page-4000</a>
The Planning Response to Climate Change: Advice on Better Practice	<a href="http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/previousenglishpolicy/goodpracticeguides/climatechange">http://www.planningportal.gov.uk/planning/planningpolicyandlegislation/previousenglishpolicy/goodpracticeguides/climatechange</a>
Living Places: Cleaner, Safer, Greener 2006	<a href="http://webarchive.nationalarchives.gov.uk/20120919132719/www.communities.gov.uk/publications/communities/livingplacescleaner">http://webarchive.nationalarchives.gov.uk/20120919132719/www.communities.gov.uk/publications/communities/livingplacescleaner</a>
National Waste Implementation Programme, Defra 2003	<a href="http://archive.defra.gov.uk/environment/waste/residual/newtech/documents/factsheet1103.pdf">http://archive.defra.gov.uk/environment/waste/residual/newtech/documents/factsheet1103.pdf</a>
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Learning And Skills Council Strategic Framework to 2004 Corporate Plan	<a href="http://readingroom.lsc.gov.uk/pre2005/about/purpose/strategic-framework-to-2004%20-corporate-plan.pdf">http://readingroom.lsc.gov.uk/pre2005/about/purpose/strategic-framework-to-2004%20-corporate-plan.pdf</a>
Accessible Natural Greenspace Standards, English Nature 'Nature Nearby' Accessible Natural Greenspace Guidance	<a href="http://www.naturalengland.org.uk/regions/east_of_england/ourwork/gi/accessiblenaturalgreenspacestandardangst.aspx">http://www.naturalengland.org.uk/regions/east_of_england/ourwork/gi/accessiblenaturalgreenspacestandardangst.aspx</a>
The Future of Transport White Paper, July 2004	<p>Department for Transport:</p> <p><a href="http://webarchive.nationalarchives.gov.uk/+http://www.dft.gov.uk/about/strategy/whitepapers/fot/">http://webarchive.nationalarchives.gov.uk/+http://www.dft.gov.uk/about/strategy/whitepapers/fot/</a></p>
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Local Transport Plan 2006-11	<a href="http://www.northlincs.gov.uk/search/?q=Local+Transport+Plan">http://www.northlincs.gov.uk/search/?q=Local+Transport+Plan</a>
Local Transport Plan 2001-06	<a href="http://www.northlincs.gov.uk/transport-and-streets/transport-planning/local-transport-plan/">http://www.northlincs.gov.uk/transport-and-streets/transport-planning/local-transport-plan/</a>
North Lincolnshire Rural Strategy	Available On Request <a href="http://www.northlincs.gov.uk/search/?q=Rural+Strategy">http://www.northlincs.gov.uk/search/?q=Rural+Strategy</a>
North Lincolnshire Cultural Strategy	Available On Request <a href="http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Cultural+Strategy">http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Cultural+Strategy</a>
North Lincolnshire 3 Year Strategic Plan (Corporate Plan)	<a href="http://www.northlincs.gov.uk/home-page/">http://www.northlincs.gov.uk/home-page/</a> <a href="http://www.northlincs.gov.uk/search/?q=Strategic+Plan">http://www.northlincs.gov.uk/search/?q=Strategic+Plan</a>
Draft La21 Strategy For North Lincolnshire	<a href="http://www.northlincs.gov.uk/home-page/">http://www.northlincs.gov.uk/home-page/</a> <a href="http://www.northlincs.gov.uk/search/?q=Draft+Strategy+for+North+Lincolnshire">http://www.northlincs.gov.uk/search/?q=Draft+Strategy+for+North+Lincolnshire</a>
North Lincolnshire Municipal Waste Management Strategy	Available On Request <a href="https://docs.google.com/viewer?a=v&amp;q=cache:zrMqXF4lylQJ:www.northlincs.gov.uk/EasySiteWeb/GatewayLink.aspx?allId%3D25210+Bpeo+Appraisal+for+Municipal+Waste+in+North+Lincolnshire&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEEsir5VC7RW2xfKjQkGmuoYKmHG57o-AulcTZ19ruUG2xq33cTTiGVf11ZkDhxizeQOyG25ugeucxb761Kt4757hUvSg2yqvYr36Rn9f5dZU2FDKEAN38nnOQAshpD3VB5HLLw_N5&amp;sig=AHIEtbRLsBCQLY3TicC_bAaUb2cqPH03eA">https://docs.google.com/viewer?a=v&amp;q=cache:zrMqXF4lylQJ:www.northlincs.gov.uk/EasySiteWeb/GatewayLink.aspx?allId%3D25210+Bpeo+Appraisal+for+Municipal+Waste+in+North+Lincolnshire&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEEsir5VC7RW2xfKjQkGmuoYKmHG57o-AulcTZ19ruUG2xq33cTTiGVf11ZkDhxizeQOyG25ugeucxb761Kt4757hUvSg2yqvYr36Rn9f5dZU2FDKEAN38nnOQAshpD3VB5HLLw_N5&amp;sig=AHIEtbRLsBCQLY3TicC_bAaUb2cqPH03eA</a>
Joint Sustainable Waste Management Strategy North Lincolnshire Recycling Policy. Joint Waste Management Strategy For North Lincolnshire.	Work In Progress <a href="http://www.northlincs.gov.uk/search/?q=Joint+Sustainable+Waste+Management+Strategy">http://www.northlincs.gov.uk/search/?q=Joint+Sustainable+Waste+Management+Strategy</a> <a href="http://www.northlincs.gov.uk/search/?q=Recycling+Policy">http://www.northlincs.gov.uk/search/?q=Recycling+Policy</a> <a href="http://www.northlincs.gov.uk/search/?q=Joint+Waste+Management+Strategy+for+North+Lincolnshire">http://www.northlincs.gov.uk/search/?q=Joint+Waste+Management+Strategy+for+North+Lincolnshire</a> <a href="http://forms.northlincs.gov.uk/NR/rdonlyres/B47A0E15-92B2-4D74-B212-C291E3A4AD95/24715/Appendix5EOAsummary.pdf">http://forms.northlincs.gov.uk/NR/rdonlyres/B47A0E15-92B2-4D74-B212-C291E3A4AD95/24715/Appendix5EOAsummary.pdf</a>
North Lincolnshire Urban Potential Study 2003/04	<a href="http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Urban+Potential+Study">http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Urban+Potential+Study</a>
Ecological Footprint Of North Lincolnshire And North East Lincolnshire, Stockholm Environment Institute, York University August 2004	<a href="http://www.google.co.uk/#hl=en&amp;q=ecological+footprint+for+North+Lincolnshire+and+North+East+Lincolnshire&amp;oq=ecological+footprint+for+North+Lincolnshire+and+North+East+Lincolnshire&amp;aq=f&amp;aqi=&amp;aql=&amp;gs_sm=12&amp;gs_upl=29481144447101468351515110101010">http://www.google.co.uk/#hl=en&amp;q=ecological+footprint+for+North+Lincolnshire+and+North+East+Lincolnshire&amp;oq=ecological+footprint+for+North+Lincolnshire+and+North+East+Lincolnshire&amp;aq=f&amp;aqi=&amp;aql=&amp;gs_sm=12&amp;gs_upl=29481144447101468351515110101010</a>

Plan / Programme	Data Source
	<a href="http://www.google.co.uk/#hl=en&amp;q=index+of+multiple+deprivation+2010+North+Lincolnshire&amp;aq=f&amp;aql=&amp;gs_l=serp.12...29481144447101468351151101010123415494117j28j2l4710&amp;fp=1&amp;biw=1204&amp;bih=695&amp;bav=on.2.or.r.qc.r.pw.,cf.osb&amp;cad=b">123415494117.28.2l4710&amp;gs_l=serp.12...29481144447101468351151101010123415494117j28j2l4710&amp;fp=1&amp;biw=1204&amp;bih=695&amp;bav=on.2.or.r.qc.r.pw.,cf.osb&amp;cad=b</a>
Educational Development Plan 2002-07	<a href="http://www.careerprep.org/edps.htm">http://www.careerprep.org/edps.htm</a>
School Organisation Plan 2004-09 And School Asset Management Plan 2003-08	<a href="http://www.northlincs.gov.uk/education/assetmanagementplan/?locale=en">http://www.northlincs.gov.uk/education/assetmanagementplan/?locale=en</a> <a href="http://fsd.lincolnshire.gov.uk/upload/public/attachments/544/Supplement_200409.pdf">http://fsd.lincolnshire.gov.uk/upload/public/attachments/544/Supplement_200409.pdf</a>
Conservation Areas	<a href="http://www.northlincs.gov.uk/search/?q=Conservation+Areas">http://www.northlincs.gov.uk/search/?q=Conservation+Areas</a>
Sites And Monuments Record / Listed Buildings	<a href="http://www.northlincs.gov.uk/search/?q=Sites+and+Monuments+Record">http://www.northlincs.gov.uk/search/?q=Sites+and+Monuments+Record</a> <a href="http://www.northlincs.gov.uk/search/?q=Listed+Buildings">http://www.northlincs.gov.uk/search/?q=Listed+Buildings</a>
Census Information	<a href="http://www.northlincs.gov.uk/search/?q=Census">http://www.northlincs.gov.uk/search/?q=Census</a>
Community Safety Strategy	<a href="http://www.northlincs.gov.uk/communitypeopleandliving/communitysafety/?locale=en">http://www.northlincs.gov.uk/communitypeopleandliving/communitysafety/?locale=en</a> <a href="http://www.northlincs.gov.uk/search/?q=Community+Safety">http://www.northlincs.gov.uk/search/?q=Community+Safety</a>
Services For Children And Families	<a href="http://www.northlincs.gov.uk/search/?q=Services+for+Children+and+Families">http://www.northlincs.gov.uk/search/?q=Services+for+Children+and+Families</a>
Help For Older And Disabled People	<a href="http://www.northlincs.gov.uk/search/?q=Help+for+Older+and+Disabled+People">http://www.northlincs.gov.uk/search/?q=Help+for+Older+and+Disabled+People</a>
Lincolnshire Biodiversity Action Plan (Including North Lincolnshire)	<a href="http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Biodiversity">http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Biodiversity</a> <a href="http://www.lincsbiodiversity.org.uk/docs/BAP/Lincolnshire%20BAP%202nd%20Edition/Lincolnshire%20BAP%202nd%20edition.pdf">http://www.lincsbiodiversity.org.uk/docs/BAP/Lincolnshire%20BAP%202nd%20Edition/Lincolnshire%20BAP%202nd%20edition.pdf</a>
Strategic Flood Risk Assessment	Hard Copy <a href="http://www.northlincs.gov.uk/search/?q=SFRA">http://www.northlincs.gov.uk/search/?q=SFRA</a>
Flood And Coastal Defence Policy Statement	<a href="http://www.npt.gov.uk/default.aspx?page=2789">http://www.npt.gov.uk/default.aspx?page=2789</a>
Humber Economic Development Action Plan (Hedap) 2004 – 2009, Humber Forum, July 2004	<a href="http://www.humberep.co.uk/pageNewsItem.php?item=182">http://www.humberep.co.uk/pageNewsItem.php?item=182</a>
The North Lincolnshire Crime, Disorder & Drugs Audit 2004	Hard Copy <a href="http://www.northlincs.gov.uk/search/?q=Crime%2C+disorder+and+Drugs+Audit">http://www.northlincs.gov.uk/search/?q=Crime%2C+disorder+and+Drugs+Audit</a>
North Lincolnshire Crime And Community Survey 2004	Hard Copy <a href="http://www.northlincs.gov.uk/councilanddemocracy/cabinet/cabinet-minutes/minutes-of-full-cabinet-meetings/previousminutes/20042005/16december2004/">http://www.northlincs.gov.uk/councilanddemocracy/cabinet/cabinet-minutes/minutes-of-full-cabinet-meetings/previousminutes/20042005/16december2004/</a>
North Lincolnshire Index Of (Multiple) Deprivation (IMD) 2004	Hard Copy <a href="http://www.google.co.uk/#hl=en&amp;q=index+of+multiple+deprivation+2010+North+Lincolnshire&amp;aq=f&amp;aql=&amp;gs_l=serp.12...7781114764101749812512411101011871251118j1412210.frgbld.&amp;bav=on.2.or.r.qc.r.pw.,cf.osb&amp;fp=dac31200c2141ead&amp;biw=1204&amp;bih=695">http://www.google.co.uk/#hl=en&amp;q=index+of+multiple+deprivation+2010+North+Lincolnshire&amp;aq=f&amp;aql=&amp;gs_l=serp.12...7781114764101749812512411101011871251118j1412210.frgbld.&amp;bav=on.2.or.r.qc.r.pw.,cf.osb&amp;fp=dac31200c2141ead&amp;biw=1204&amp;bih=695</a>
Evidence Based Strategy For The Northern Ports (Useful Background On Economy Of North Lincs) The Northern Way: Evidence Based Review of the Growth Prospects of the Northern Ports Jun 06	Hard Copy <a href="http://www.northernwaytransportcompact.com/downloads/Delivery%20Gaps/Airport%20&amp;%20Ports/A205%20Technical%20Report%20Final.pdf">http://www.northernwaytransportcompact.com/downloads/Delivery%20Gaps/Airport%20&amp;%20Ports/A205%20Technical%20Report%20Final.pdf</a>
Yorkshire Forward Scunthorpe Urban Renaissance	<a href="http://www.yorkshire-forward.com/improving-places/urban-areas/scunthorpe">http://www.yorkshire-forward.com/improving-places/urban-areas/scunthorpe</a>
North Lincolnshire Air Quality Updating And Screening Assessment, May 2003	<a href="http://www.northlincs.gov.uk/councilanddemocracy/cabinet/cabinet-minutes/previouscabinetportfolios/2005/neighbourhood/19july2005/">http://www.northlincs.gov.uk/councilanddemocracy/cabinet/cabinet-minutes/previouscabinetportfolios/2005/neighbourhood/19july2005/</a>
Air Quality Progress Report 2005	<a href="http://www.northlincs.gov.uk/councilanddemocracy/cabinet/cabinet-minutes/previouscabinetportfolios/2005/neighbourhood/19july2005/">http://www.northlincs.gov.uk/councilanddemocracy/cabinet/cabinet-minutes/previouscabinetportfolios/2005/neighbourhood/19july2005/</a>

Plan / Programme	Data Source
Air Quality Management Area Action Plan	Work In Progress <a href="https://docs.google.com/viewer?a=v&amp;q=cache:0EmvcHyBh60J:www.nlincsair.info/documents/reports/103080603_Final_Action_plan.pdf+air+quality+management+area+action+plan+North+Lincolnshire&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEESgllusefv6lq5QFAQV7XDq6qqOCymxunoXgLSTi-gdp4V8ONjhpFbJyEj7l67umlZaBh5CmCB8WOqPFZ45sX2lu74q2DO7DMLTG4n_BqMOL3xUBBQLuMXCsyCD58snVOL-AFR4b&amp;sig=AHIEtbSwfgaoTOP4E9exp-NxEADnOmhPtW">https://docs.google.com/viewer?a=v&amp;q=cache:0EmvcHyBh60J:www.nlincsair.info/documents/reports/103080603_Final_Action_plan.pdf+air+quality+management+area+action+plan+North+Lincolnshire&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEESgllusefv6lq5QFAQV7XDq6qqOCymxunoXgLSTi-gdp4V8ONjhpFbJyEj7l67umlZaBh5CmCB8WOqPFZ45sX2lu74q2DO7DMLTG4n_BqMOL3xUBBQLuMXCsyCD58snVOL-AFR4b&amp;sig=AHIEtbSwfgaoTOP4E9exp-NxEADnOmhPtW</a>
North Lincolnshire Contaminated Land Inspection Strategy	<a href="http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Contaminated+Land">http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Contaminated+Land</a>
North Lincolnshire Open Space Strategy	<a href="http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Open+Space+Strategy">http://www.northlincs.gov.uk/search/?q=North+Lincolnshire+Open+Space+Strategy</a>
Affordable Warmth Strategy (Linked To Housing Strategy)	<a href="http://www.northlincs.gov.uk">www.northlincs.gov.uk</a>  <a href="http://www.northlincs.gov.uk/search/?q=Affordable+Warmth+Strategy">http://www.northlincs.gov.uk/search/?q=Affordable+Warmth+Strategy</a>
North Lincolnshire Crime And Community Survey 2004	Hard Copy <a href="https://docs.google.com/viewer?a=v&amp;q=cache:m50WM1qbWM4J:www.northlincs.gov.uk/EasySiteWeb/GatewayLink.aspx?allid%3D8612+North+Lincolnshire+Crime+and+Community+Survey&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEESHjN7IsPDVN_VCBJCvEyAfEHITnZM-06yW0jraOTdHFy_uU09yEbAOyqYJP37htCqEF_BuJOCI6VM-ZAmumdRFx3R_A5RAK67zPsn2mdS2ijhnxpQMPL0VQ42fZuPuqqodrQ&amp;sig=AHIEtbToDS1ZmlxMEvIPICIF_BWeOmYSfA">https://docs.google.com/viewer?a=v&amp;q=cache:m50WM1qbWM4J:www.northlincs.gov.uk/EasySiteWeb/GatewayLink.aspx?allid%3D8612+North+Lincolnshire+Crime+and+Community+Survey&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEESHjN7IsPDVN_VCBJCvEyAfEHITnZM-06yW0jraOTdHFy_uU09yEbAOyqYJP37htCqEF_BuJOCI6VM-ZAmumdRFx3R_A5RAK67zPsn2mdS2ijhnxpQMPL0VQ42fZuPuqqodrQ&amp;sig=AHIEtbToDS1ZmlxMEvIPICIF_BWeOmYSfA</a>
North Lincolnshire Supplementary Planning Guidance 13	<a href="http://www.northlincs.gov.uk/search/?q=Supplementary+Planning+Guidance">http://www.northlincs.gov.uk/search/?q=Supplementary+Planning+Guidance</a>
NHS Local Operating Plan 2010-13	<a href="http://www.lincolnshire.nhs.uk/Documents/About%20Us/Trust%20Board/Board%20Meetings/March%202010/Item%2012a%20Local%20Operating%20Plan%20(3).pdf">http://www.lincolnshire.nhs.uk/Documents/About%20Us/Trust%20Board/Board%20Meetings/March%202010/Item%2012a%20Local%20Operating%20Plan%20(3).pdf</a>
Playing Pitch & Children's Playspace Strategy	North Lincolnshire Recreation Service <a href="http://www.northlincs.gov.uk/search/?s=1&amp;searchRequestDefaultsId=7&amp;baseResultsSearchRequestId=109992&amp;page=3">http://www.northlincs.gov.uk/search/?s=1&amp;searchRequestDefaultsId=7&amp;baseResultsSearchRequestId=109992&amp;page=3</a>  <a href="http://www.google.co.uk/#hl=en&amp;q=Playing+Pitch+%26+Children%27s+Playspace+Strategy+North+Lincolnshire&amp;oq=Playing+Pitch+%26+Children%27s+Playspace+Strategy+North+Lincolnshire&amp;aq=f&amp;aql=&amp;aql=&amp;gs_l=serp_12...6062l11281l2l13531l19l19l0l0l0l0l266l1941l12j5j1l118l0.frgblid.&amp;bav=on:2,or.r_gc.r_pw,.cf.osb&amp;fp=9fd8d3405af8c38b&amp;biw=1204&amp;bih=695">http://www.google.co.uk/#hl=en&amp;q=Playing+Pitch+%26+Children%27s+Playspace+Strategy+North+Lincolnshire&amp;oq=Playing+Pitch+%26+Children%27s+Playspace+Strategy+North+Lincolnshire&amp;aq=f&amp;aql=&amp;aql=&amp;gs_l=serp_12...6062l11281l2l13531l19l19l0l0l0l0l266l1941l12j5j1l118l0.frgblid.&amp;bav=on:2,or.r_gc.r_pw,.cf.osb&amp;fp=9fd8d3405af8c38b&amp;biw=1204&amp;bih=695</a>
Safer Neighbourhoods Strategy 2005-2008	<a href="http://www.northlincs.gov.uk/communitypeopleandliving/communitysafety/">http://www.northlincs.gov.uk/communitypeopleandliving/communitysafety/</a>
Retail Study Of North Lincolnshire August 2005	Hard Copy <a href="http://www.northlincs.gov.uk/search/?q=Retail+Study">http://www.northlincs.gov.uk/search/?q=Retail+Study</a>
North Lincolnshire Landscape Character Assessment And Guidelines (Spg5)	Hard Copy <a href="http://www.northlincs.gov.uk/search/?q=Supplementary+Planning+Guidance">http://www.northlincs.gov.uk/search/?q=Supplementary+Planning+Guidance</a>
The North Lincolnshire Rights Of Way Improvement Plans	Hard Copy <a href="http://www.northlincs.gov.uk/search/?q=Rights-of-Way+Improvement+Plan">http://www.northlincs.gov.uk/search/?q=Rights-of-Way+Improvement+Plan</a>
Environment Agency River Trent Catchment Flood Management Plan Summary Report Dec 2010	Hard Copy <a href="http://publications.environment-agency.gov.uk/PDF/GEMI1109BRDZ-E-E.pdf">http://publications.environment-agency.gov.uk/PDF/GEMI1109BRDZ-E-E.pdf</a>
Grimsby/Ancholme Catchment Flood Management Plan	Hard Copy <a href="https://docs.google.com/viewer?a=v&amp;q=cache:A1mt6YFGHsYJ:publications.environment-agency.gov.uk/pdf/GEAN0909BPCH-e-">https://docs.google.com/viewer?a=v&amp;q=cache:A1mt6YFGHsYJ:publications.environment-agency.gov.uk/pdf/GEAN0909BPCH-e-</a>

Plan / Programme	Data Source
	<a href="https://www.google.com/search?q=e.pdf+Grimsby+Ancholme+Catchment+flood+management+plan&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEEShH1rTxk9lBiqwPU2HikR7JvAoY265DiU-QUAonW87Mub4nbLMG-tj2Rbs8Zt3bEkjIhZtcfJcXY5X1k7kXFimfua25Ks3nAFhaWpm6LCdRFCXuArhwSw7UnQ1Jd4SSr68Lwsk&amp;sig=AHIEtbS6r1OQtaT0EiabobnRQKyW79oQcq">e.pdf+Grimsby+Ancholme+Catchment+flood+management+plan&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEEShH1rTxk9lBiqwPU2HikR7JvAoY265DiU-QUAonW87Mub4nbLMG-tj2Rbs8Zt3bEkjIhZtcfJcXY5X1k7kXFimfua25Ks3nAFhaWpm6LCdRFCXuArhwSw7UnQ1Jd4SSr68Lwsk&amp;sig=AHIEtbS6r1OQtaT0EiabobnRQKyW79oQcq</a>
Isle Of Axholme Rural Market Town Renaissance	Hard Copy <a href="https://docs.google.com/viewer?a=v&amp;q=cache:XTCvT-68_AoJ:www.northlincs.gov.uk/EasySiteWeb/GatewayLink.aspx?allid%3D8820+Isle+of+Axholme+Rural+Market+Town+Renaissan ce&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEEsicsPL4kqHfPzIbyjqCv_C7kJ6-k7_q2gQ7VD8Pi1UrTX-79W0tUpqrqAdNTR0ELwiX43MGngPzIj47JgrzVdSM1_LQO1OG9e7khPNXcdwtn9lkNfcSgy8426n4HfCbkfRmrd&amp;sig=AHIEtbQ_Xtb igutO2eruh8cQHZboRXKFwg">https://docs.google.com/viewer?a=v&amp;q=cache:XTCvT-68_AoJ:www.northlincs.gov.uk/EasySiteWeb/GatewayLink.aspx?allid%3D8820+Isle+of+Axholme+Rural+Market+Town+Renaissan ce&amp;hl=en&amp;gl=uk&amp;pid=bl&amp;srcid=ADGEEsicsPL4kqHfPzIbyjqCv_C7kJ6-k7_q2gQ7VD8Pi1UrTX-79W0tUpqrqAdNTR0ELwiX43MGngPzIj47JgrzVdSM1_LQO1OG9e7khPNXcdwtn9lkNfcSgy8426n4HfCbkfRmrd&amp;sig=AHIEtbQ_Xtb igutO2eruh8cQHZboRXKFwg</a>

Appendix B

Baseline Data Tables

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**Table B.1 - Baseline Data, Indicators, Trends Social Issues**

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source																																																		
POPULATION  Size and profile	Total population  % population by age group	The resident population of North Lincolnshire area is 167,446 (Source - ONS, Census 2011).  Age breakdown of the area (2011):  <table border="1"> <thead> <tr> <th>Age</th> <th>Number</th> <th>%</th> </tr> </thead> <tbody> <tr> <td><b>0-19</b></td> <td>39364</td> <td>23.5</td> </tr> <tr> <td><b>20-24</b></td> <td>9522</td> <td>5.7</td> </tr> <tr> <td><b>25-29</b></td> <td>9969</td> <td>6.0</td> </tr> <tr> <td><b>30-44</b></td> <td>31667</td> <td>18.9</td> </tr> <tr> <td><b>45-59</b></td> <td>35433</td> <td>21.2</td> </tr> <tr> <td><b>60-64</b></td> <td>11452</td> <td>6.8</td> </tr> <tr> <td><b>65-74</b></td> <td>16263</td> <td>9.7</td> </tr> <tr> <td><b>75-84</b></td> <td>10012</td> <td>6.0</td> </tr> <tr> <td><b>85-89</b></td> <td>2542</td> <td>1.5</td> </tr> </tbody> </table>	Age	Number	%	<b>0-19</b>	39364	23.5	<b>20-24</b>	9522	5.7	<b>25-29</b>	9969	6.0	<b>30-44</b>	31667	18.9	<b>45-59</b>	35433	21.2	<b>60-64</b>	11452	6.8	<b>65-74</b>	16263	9.7	<b>75-84</b>	10012	6.0	<b>85-89</b>	2542	1.5	The resident population of Yorkshire and the Humber is 5,283,733 (2011).  The resident population of England and Wales is 53,012,456 (2011).  <table border="1"> <thead> <tr> <th></th> <th>North Lincs</th> <th>Yorks + Humber</th> <th>E&amp;W</th> </tr> </thead> <tbody> <tr> <td><b>Under 20</b></td> <td>23.5 %</td> <td>24.2%</td> <td>24%</td> </tr> <tr> <td><b>20 – 39</b></td> <td>23.2 %</td> <td>26.3%</td> <td>27.0%</td> </tr> <tr> <td><b>40 – 59</b></td> <td>28.6 %</td> <td>26.8%</td> <td>26.7%</td> </tr> <tr> <td><b>60+</b></td> <td>23.3 %</td> <td>22.7%</td> <td>22.5%</td> </tr> </tbody> </table> Slightly higher percentage of people over the age of 60 than regional and national averages, showing the higher number of retirees in the area. Ageing population (consistent with nationwide trends).		North Lincs	Yorks + Humber	E&W	<b>Under 20</b>	23.5 %	24.2%	24%	<b>20 – 39</b>	23.2 %	26.3%	27.0%	<b>40 – 59</b>	28.6 %	26.8%	26.7%	<b>60+</b>	23.3 %	22.7%	22.5%	The population of North Lincolnshire is projected to rise to 179,115 by 2021 (2011- based Population Projections)	An ageing population will place pressure on services.	Office of National Statistics,  Local Plan
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TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
		<p><b>90 and over</b>      1222      0.7</p> <p><b>Total</b>      167446      100 %</p> <p>Around 47.79% of the population live in urban areas (Source Census 2011)</p>				
POPULATION  Size and Profile	<p>Number of households</p> <p>Dwellings</p> <p>Population density</p> <p>Tenure</p>	<p>Census(2011) 70684 Dwellings</p> <p>69.5% owner occupied 15.4% living in socially rented accommodation 12% private rented accommodation Tenure</p>	<p>Yorkshire and Humber: 3.4% (2011 Census) England: 4.1 % (2011 Census)</p>	<p>The number of households is likely to increase with a trend of decreasing household size and population growth. Low population density outside Scunthorpe</p> <p>There were 73,628 households within North Lincolnshire in 2011 Number of households</p>	<p>Low number of households and population density reflects the relatively small population and reflects the largely rural nature of much on the county (with the exception of Scunthorpe. Demand for housing from migrant workers.</p>	<p>Office for National Statistics, Empty Homes Agency (Census 2011)</p>

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
				Number of people per hectare: 1.8% (Census 2011)		
POPULATION  Diversity	Resident Ethnicity	Resident Ethnicity (2011):  White: 95.99 Mixed: 0.74 Asian or Asian British: 2.71 Black or Black British: 0.3 Chinese or other ethnic group: 0.24	Resident Ethnicity (2011):  England and Wales: White: 85.41 Mixed: 2.24 Asian or Asian British: 7.82 Black or Black British: 3.47 Chinese or other ethnic group: 1.04  Yorkshire and Humber: White: 88.8 Mixed: 1.6 Asian or Asian British: 7.31 Black or Black British: 1.52 Chinese or other ethnic group: 0.77	None identified	Compared nationally and regionally, North Lincolnshire has a lower proportion of residents from ethnic minorities	Neighbourhood Statistics
POPULATION, HUMAN HEALTH  Health	Life Expectancy	Life Expectancy (2008- 2010) for North Lincolnshire:  77.8 for males 82.1 for females	Yorkshire & Humber (2008-2010): 77.7 for males; 81.8 for females;  England & Wales (2008-2010): 78.56 for males; 82.59 for females	Life expectancy is likely to increase	Life expectancy for North Lincolnshire is largely average in comparison with regional and national statistics. Modern lifestyles may impact on the rate of increase of life expectancy	Source: ONS, Neighbourhood statistics
	Percentage of patients who, if they wish to	June 2003: 90 June 2004: 100	National and local target 100%	Meeting of 100% target is likely to be	None	Communities Count

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
	do so, can see a GP within 2 working days (quarterly average)	June 2005: 100		continued		
	Proportion of People with Limiting Long Term Illness and Self-Assessed General Health 'Not Good'	5.7% in North Lincolnshire (2011)	6.0% in Yorkshire and Humber 5.3% in England and Wales (2011)	Increasing trend	This is slightly below the regional proportion and slightly higher than national levels	Office for National Statistics
	Conceptions below age 18 per 1000 females aged 15-17 years	North Lincolnshire 2003/05: 49.2 2004/06: 49.6 2005/07: 51.7 2006/08: 50.1 2007/09: 48.3  Yorkshire & Humber: 2003/05: 47.2 2004/06: 47.2 2005/07: 47.3 2006/08: 47.2 2007/09: 46.4	England: 2003/05: 41.6 2004/06: 41.2 2005/07: 41.2 2006/08: 40.9 2007/09: 40.2  National target is to reduce teen conceptions from the 1995-7 baseline by at least half by 2010  Regional target by 2010: to reduce the conception rate among under 18s in the worst quintile of wards by at least 60%,	Rate has remained stable and higher than the national average	Rate is higher in more deprived wards	Communities Count
POPULATION, HUMAN HEALTH, CULTURAL	Percent of residents surveyed who actively	2004: 60%	Not available	Uncertain due to lack of data	2005 survey currently underway	Communities Count

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
HERITAGE	participate in cultural, recreational or community based leisure activities on a regular basis					
POPULATION, HUMAN HEALTH  Housing	Average household size  Tenure mix (% total)  Unfit dwellings (% total)  Owner occupied homes (% of total)	2.3 – Average household size within the UA area (2011)  Privately owned or rented: 84.08% (2011)  Total Unfit Dwellings 2.86% (2011)  Owner occupied: 69.5% (2011)	England and Wales: 2.4 Yorkshire and Humber: 2.3  England 81.99% (2011) Yorkshire and Humber 81.31% (2011)  England: 4.18% (2011) Yorkshire and Humber: 4.82% (2011)  England and Wales: 63.4% (2011) Yorkshire and Humber: 64.1% (2011)	Household sizes are decreasing due to a larger proportion of people living alone and in smaller families.	Owner occupied rates are high in comparison to regional and national levels.	Office for National Statistics (Census)  Neighbourhood Statistics
	Number of households accepted as homelessness	The number of households accepted as homeless by North Lincolnshire Council 2011: 107	Total number of households accepted as homeless by the local authorities in the Yorkshire and the Humber region: 13680	Decreasing trend	Increasing housing pressures have the potential to increase homelessness levels.	Office for National Statistics, Empty Homes Agency
	Empty homes (% total)	North Lincolnshire 2011: 2651 empty homes or 3.68% of the total	Yorkshire and the Humber Region: 2011: NaN empty homes There are 72,0317 empty homes	Potential to decrease with increased housing	Bringing empty homes back into use requires regeneration and	Empty Homes Agency (www.emptyhomes.com) Source: GOV.UK

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
			nationally or 3.11% of the total	pressures and regeneration efforts	investment	
	Number of households on Local Authority waiting lists 2001-2004	2007: 4,063 2008: 3,796 2009: 4,101 2010: 4,390 2011: 5,035  % change 2007-2011: 0.03%	Yorkshire and Humber: 2001: 150,386 2002: 162,365 2003: 195,742 2004: 197,646 2007 – 2011: NaN % change 2007-11: NaN	Situation has improved since 2007, although 2011 figures are higher than 2010.	Increasing unaffordability of housing	Yorkshire Futures
POPULATION, HUMAN HEALTH	Total length of Public Rights of Way	There are approximately 320 miles of public rights of way in North Lincolnshire.		The overall quality of rights of way are improving in accordance with the Local Transport Plan	No problem identified	LTP APR 2005
Health/recreation	Proportion of population with easy access to sports facilities	Urban population within a 20 minute walk from at least 3 sports facilities: 52.2%  Rural population within a 20 minute drive from at least 3 sports facilities: 100%  The UK overall percentage of people participating in at least 30 minutes of	England: Urban population within a 20minute walk from at least 3 sports facilities: 72.7%  Rural population within a 20 minute drive from at least 3 sports facilities: 98.1%  Yorkshire and the Humber Urban population within a 20minute walk from at least 3 sports facilities:	Urban areas in North Lincolnshire suffer from poor access by foot to sports facilities.  Rural access to sports facilities (by car) is good despite the rural nature of	Urban population data indicates an under-provision of sports facilities in Scunthorpe.	Sport England Active Places Database 2005  Yorkshire Participation Survey 2005, from Progress in the Region 2005, Yorkshire Futures

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
		'moderate intensity' sport and active recreation at least three times a week is 36.0%. The figure for North Lincolnshire is below this at 30%, but the figure for Yorkshire and the Humber is 36.3% which is on par with the national figure.	65.2% Rural population within a 20 minute drive from at least 3 sports facilities: 97.2%	much of North Lincolnshire.		
	Percentage of adults (16+) across the region participating in at least 30 minutes of 'moderate intensity' sport and active recreation at least three times a week	2011 - 2012 16 – 25: 54.0% 26 and over: 32.4%  National Overall - 36.0%	Yorkshire and the Humber: 36.3% North Lincolnshire - 30%.  National Target: 70% participation in active recreation in England by 2020  Local target: 1% increase in participation per annum	Below the regional average	This may reflect poor access by foot to sports facilities in urban areas (see above). Overall, increased car use in North Lincolnshire has the potential to reduce activity.	Sport England and MORI: Yorkshire Participation Survey 2005 (from Progress in the Region 2005, Yorkshire Futures)
POPULATION, CULTURAL HERITAGE  Cultural assets	% of households regularly participating in cultural activity	% of households: 2006: 12.8% 2011 : N/A	Great Britain: % of households: 2006: 20.2% 2011: N/A Yorkshire and the Humber 2006: 16.3% 2011: N/A	% of households: 2006: N/A 2011: N/A  Cultural participation is lower than regional and national averages	Although North Lincolnshire has a rich cultural heritage, regular participation in cultural activity is low. This suggests a reduced awareness of, and interaction with, the cultural assets of the area. A major challenge is encouraging greater participation in cultural activities in North Lincolnshire.	Acxiom, National Lifestyle Survey 2004 (from Progress in the Region 2005, and Progress in the Region 2007 Yorkshire Futures)

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POPULATION  Economics	Deprivation	<p>The most acute problems of deprivation are concentrated in the central urban areas of Scunthorpe. There are other smaller dispersed pockets of relative deprivation in Brigg, Barton, Crowle, New Holland, South Killingholme and Winterton.</p> <p>The Index of Multiple Deprivation (IMD) 2010 score: 120</p> <p>North Lincolnshire is ranked 120 out of 354 (where 1 is the most deprived).</p>	-	Increasing trend in deprivation linked to the decline in the steel and iron industries	Improvements to problems of deprivation depend on regeneration efforts and economic growth	Gov.uk
POPULATION, HUMAN HEALTH  Security	<p>Number of offences per 1,000 population</p> <p>Number of reported crimes by type</p>	<p>Offences per 1,000 population: 2011 : 45.55</p> <p>Number of domestic burglaries: 2011: 15.18</p> <p>Robberies: 2010: 114 2011: 107</p> <p>Vehicle crimes: 2010: 962</p>	<p>Offences per 1,000 population: Yorkshire and Humber : 43.52 England and Wales: 40.61</p> <p>Target : 1,811 (Humberside Police)</p> <p>Target: 142 (Humberside Police)</p>	<p>Offences per 1,000 population: 2010: 49.21 2011: 45.55</p> <p>Burglaries: 2010: 13.95 2011: 15.18</p> <p>Although domestic burglaries have</p>	<p>North Lincolnshire has higher crime rates than regional and national averages</p> <p>High concentration of crime in the Scunthorpe area.</p>	<p>Home Office <a href="http://www.crimestatistics.org.uk">www.crimestatistics.org.uk</a></p> <p>Community Strategy</p>

TOPIC/ Resource	Indicator/ description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
		2011: 1,185	Target: 2,943 (Humberside Police)	decreased, overall robberies and vehicle crimes have increased.		
POPULATION, HUMAN HEALTH  Safety	Number of people killed or seriously injured on the roads	Children: 2008: 15 2009: 10 2010: 10 2011: 05  Adults: 2008: 122 2009: 100 2010: 107 2011: 95	LTP between 2008-2011 target (total killed or seriously injured): 424  National target 40% reduction between 2001-2010	KSIs of both children and adults have fluctuated with no year on year improvement. High proportion of accidents involving motorcyclists in recent years.	Increase in traffic has potential to reduce road safety for pedestrians and cyclists.	Communities Count
POPULATION, HUMAN HEALTH  Accessibility	Transport Infrastructure	Rail: The area is served by the Trans-Pennine rail route, which provides access to the East Coast Main Line and the Regional Railways Central Line. Brigg, Barton to Cleethorpes Line  Bus services: There are a number of bus services in North Lincolnshire  Humberside International Airport is situated in North	N/A	Further development of Humberside International Airport and Robin Hood Doncaster- Sheffield Airports is taking place	Deprived areas are most likely to have the highest proportion of households without access to a car. These areas are, therefore, more vulnerable to problems associated with poor accessibility to services. Deprived households in rural communities are particularly vulnerable to reductions in services.	Various

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		<p>Lincolnshire and is a regional airport with full customs status. In addition Robin Hood Doncaster-Sheffield Airport is situated 4 miles from North Lincolnshire.</p> <p>Roads: The M180/M18 Capacity problems exist on Trans-Pennine rail route (Cleethorpes – Doncaster) as well as lines from the ports connecting to this line.</p> <p>The excellent road system in North Lincolnshire has the potential to undermine and discourage use of public transport</p> <p>Potential problem with public transport to South Humber area which is a growing employment area provides connections to the M62 route and the A1 and M1 north-south corridors. The A15 Humber Bridge provides access to the north east of England.</p>				

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POPULATION, HUMAN HEALTH  People	North Lincolnshire: 20.7% of households without access to a car or van  Yorkshire & Humber: 27.6%  This rises to 28.44% in Scunthorpe  England: 25.8%	England: No car: 25.8% 1 car: 42.2% 2 cars: 24.7% 3 cars +: 7.4%	North Lincolnshire No. Car: 20.7% 1 car. 43.5% 2 cars. 27.5% 3 cars. 6.3%	Increasing car ownership due to economic growth and mobility	Deprived areas are most likely to have the highest proportion of households without access to a car. These areas are therefore more vulnerable to problems associated with poor accessibility to services. Deprived households in rural communities are particularly vulnerable to reductions in services  Figures reflect high levels of deprivation in Scunthorpe	SEA of the North Lincolnshire Local Transport Plan 2006-11
POPULATION, HUMAN HEALTH  People	Total passenger journeys made on North Lincolnshire buses (thousands)	2009/10: 4.5% 2010/11: 4.3% 2011/12: 4.4%	Bus passenger journeys in the Yorkshire and Humber region have declined by 30% since 1990	In conjunction with a growth in car ownership there has been a general stagnation in bus passenger numbers in recent years.	The decline in bus passenger numbers in recent years can be attributed to the redevelopment of Scunthorpe bus station and town centre, the withdrawal of a major bus service, changes to the bus service network. This trend is declining and bus passenger numbers are increasing.	North Lincolnshire indicator BV102 (from Communities Count)  Provisional Local Transport Plan 2006-11, GOYH

Table B.2 - Baseline Datasets, Indicators and Trends for Environmental Issues

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
BIODIVERSITY FLORA AND FAUNA  Habitats	Designated sites	<p>1 Ramsar site Humber Estuary Ramsar</p> <p><i>Ramsar sites are wetlands of international importance designated under the Ramsar Convention.</i></p> <p>2 Special Areas of Conservation Humber Estuary SAC Thorne Moor SAC</p> <p>2 Special Protection Areas Humber Estuary SPA Thorne and Hatfield Moors SPA</p> <p>28 Sites of Special Scientific Interest Misson Training Area Misson Line Bank Humber Estuary SSSI (see below for more detail) Conesby (Yorkshire East) Quarry Eastoft Meadow Crowle Borrow Pits Hatfield Chase Ditches Belshaw Epworth Turbary Haxey Turbary Haxey Grange Fen Risby Warren Thorne, Crowle and Goole Moors Rush Furlong Hewson's Field Messingham Heath Messingham Sand Quarry Manton and Twigmoor Manton Stone Quarry Cleatham Quarry Cliff Farm Pit</p>	<p>In England there are:</p> <p>70 Ramsar sites</p> <p>236 Special Areas of Conservation</p> <p>80 Special Protection Areas</p> <p>4,000 Sites of Special Scientific Interest (SSSIs)</p> <p>215 National Nature Reserves</p> <p>Over 1050 Local Nature Reserves</p> <p>Biodiversity 2020 Target 1A is as follows:</p> <p>1A. Better wildlife habitats</p>	<p>The condition of SSSIs in North Lincolnshire presents a mixed picture- about half of the designations were as at November 2005 in an overall favourable condition and about half were in an overall unfavourable condition.</p> <p>By 2010, 95% off SSSIs in England were in favourable or unfavourable recovering condition</p> <p>In April 2013, 65% of Local Sites were in positive management</p>	<p>Coastal squeeze, housing development, the development of port capacity and pollution are likely to have an adverse effect on a number of these habitats.</p> <p>Opportunities include: Landscape-scale conservation Biodiversity offsets Agri-environment schemes Managed realignment of floodbanks Water</p>	<p>Natural England JNCC Biodiversity 2020 Greater Lincolnshire Biodiversity Partnership</p>

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		<p>Broughton Far Wood  Broughton Alder Wood  Castlethorpe Tufas  Wrawby Moor  Kirmington Pit  North Killingholme Haven Pits  South Ferriby Chalk Pit</p> <p>2 National Nature Reserves  Crowle Moor – Part of Humberhead Peatlands NNR;  Far Ings</p> <p>13 designated Local Nature Reserves  Frodingham Railway Cutting  Brumby Wood, Scunthorpe  Atkinsons Warren, Scunthorpe  Phoenix Parkway, Scunthorpe  Phoenix, Scunthorpe  Conesby Quarry Scunthorpe  Sawcliffe Hill, Scunthorpe  Silica Park, Scunthorpe  Ashby Ville, Scunthorpe  Axholme Lane, Haxey  Waters Edge, Barton upon Humber  Owston Ferry Castle  Far Ings</p> <p>Local Sites:  197 Local Wildlife Sites (April 2013)  37 Local Geological Sites (April 2013)</p> <p>With parts designated a Ramsar Site, a SAC, a SPA and an SSSI, the Humber Estuary is the largest and most important site in North Lincolnshire. Crowle Moor is threatened by activities such as peat digging.</p>	<p>with 90% of priority habitats in favourable or recovering condition and at least 50% of SSSIs in favourable condition, while maintaining at least 95% in favourable or recovering condition</p>		<p>Framework Directive actions  Woodland Grant Schemes</p>	

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<p>BIODIVERSITY FLORA AND FAUNA</p> <p>Habitats</p>	<p>Condition of the Humber Estuary</p>	<p>As a national and international site, with a large number of designations, the Humber Estuary is the largest and most important biodiversity site in North Lincolnshire. The area has, therefore, been provided with particular focus.</p> <p>Most SSSI units on the Humber Estuary are in unfavourable recovering condition.</p> <p>A number of units around Barton and Barrow Claypits are in unfavourable declining condition due to excessive fish stocking and poor water quality.</p>	<p>Biodiversity 2020 Target 1A is as follows:</p> <p>1A. Better wildlife habitats with 90% of priority habitats in favourable or recovering condition and at least 50% of SSSIs in favourable condition, while maintaining at least 95% in favourable or recovering condition;</p>	<p>The biodiversity of the Humber Estuary has historically been affected by changes in land use, reclamation, development and industrial and agricultural pollution.</p> <p>Whilst most of the Humber Estuary remains in unfavourable recovering condition, a number of areas are under pressure from <b>coastal squeeze</b>, and <b>pollution</b>. Populations of key waterbird species are also in decline.</p> <p>A key effect of climate change will be sea level rise. It is estimated that for the Humber Estuary, 700 hectares of land will be required to replace losses of</p>	<p><b>Coastal squeeze</b> is occurring from the construction of new flood defences and the strengthening of existing ones. It occurs when the presence of sea walls and other flood defences prevents intertidal habitat (mud flats, saltmarsh) from retreating inland in response to rising sea levels. These important wildlife habitats therefore increasingly are lost. In addition,</p>	<p>Natural England Humber Management Scheme Biodiversity 2020</p>

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				<p>habitat resulting from rising sea levels and the creation of and repair of flood defences during the next fifty years.</p> <p>“Managed realignment” (the moving of flood defences further inland) will need to be increasingly adopted to address habitat loss.</p> <p>Alkborough is the setting of one of the first Humber realignment sites, where a 440 hectare habitat creation scheme is taking place at the confluence of the Rivers Ouse and Trent. This aims to provide replacement for inter-tidal habitat, particularly reedbeds and tidal washsands.</p>	<p>coastal squeeze is damaging freshwater habitats through salt water incursion.</p> <p>Accordingly, without the physical presence of habitats to dissipate the power of waves, greater forces combined with rising sea levels will act on the sea wall increasing the need for repairs and strengthening, therefore perpetuating the problem.</p> <p>With a catchment area of</p>	

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					<p>25,000 sq kms containing 10 million people and draining a fifth of England's land area, the Humber Estuary is particularly susceptible to diffuse sources of <b>pollution</b>.</p> <p>These pressures on the Humber estuary are often cross boundary in nature- for example, actions within North Lincolnshire can have effects on neighbouring authorities and vice-versa.</p>	
BIODIVERSITY FLORA	Priority Habitats	North Lincolnshire contains the following Priority	There are 56	Intertidal estuarine	Problems	Lincolnshire

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AND FAUNA  Habitats		<p>Habitats listed in the UK Biodiversity Action Plan (BAP):</p> <ul style="list-style-type: none"> <li>Coastal and floodplain grazing marsh</li> <li>Eutrophic standing water</li> <li>Lowland calcareous grassland</li> <li>Lowland dry acid grassland</li> <li>Lowland fens</li> <li>Lowland heathland</li> <li>Lowland meadows</li> <li>Lowland mixed deciduous woodland</li> <li>Lowland raised bog</li> <li>Open mosaic habitats on previously developed land</li> <li>Reedbeds</li> <li>Traditional orchards</li> <li>Wet woodland</li> <li>Wood-pasture and parkland</li> <li>Coastal saltmarsh</li> <li>Intertidal mudflats</li> <li>Arable field margins</li> </ul>	<p>Habitats of Principal Importance in England, as listed by the Secretary of State, in accordance with Section 41 of the Natural Environment and Rural Communities Act 2006</p> <p>The Lincolnshire Biodiversity Action Plan (3<sup>rd</sup> edition) has targets for habitat creation and restoration.</p>	<p>habitats are declining due to coastal squeeze caused by rising sea levels and fixed floodbanks.</p> <p>In Lincolnshire, many habitats have declined since World War II due to intensification of agriculture.</p> <p>Heathland and acid grassland has also been lost to afforestation.</p> <p>Lowland raised bog has been degraded due to peat extraction</p> <p>Many habitats including open mosaic habitats and orchards have been lost to development.</p> <p>Rivers are affected by diffuse pollution-largely nitrates and phosphates.</p> <p>After an initial decline, many new hedgerows have been planted.</p>	<p>include:</p> <ul style="list-style-type: none"> <li>Climate change</li> <li>Coastal squeeze</li> <li>Agricultural intensification</li> <li>Diffuse pollution</li> <li>Development</li> <li>Lack of positive management.</li> </ul> <p>Opportunities include:</p> <ul style="list-style-type: none"> <li>Landscape-scale conservation</li> <li>Biodiversity offsets</li> <li>Agri-environment schemes</li> <li>Managed realignment of floodbanks</li> <li>Water</li> </ul>	<p>Environmental Records Centre</p> <p>Natural England</p> <p>Lincolnshire BAP</p>

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source																											
		<p>Hedgerows</p> <p>Peat and clay exposures</p> <p>Ponds</p> <p>Rivers</p> <p>Saline lagoons</p>			<p>Framework Directive actions</p> <p>Woodland Grant Schemes</p>																												
<p>BIODIVERSITY FLORA AND FAUNA</p> <p>Species</p>	Priority Species	<p>North Lincolnshire has recent records of the following Priority Species listed in the UK Biodiversity Action Plan (BAP):</p> <table border="1"> <thead> <tr> <th>Taxon group</th> <th>Taxon name</th> <th>Common name</th> </tr> </thead> <tbody> <tr> <td>amphibian</td> <td>Bufo bufo Triturus cristatus</td> <td>Common Toad Great Crested Newt</td> </tr> <tr> <td rowspan="10">bird</td> <td>Alauda arvensis</td> <td>Sky Lark</td> </tr> <tr> <td>Anthus trivialis</td> <td>Tree Pipit</td> </tr> <tr> <td>Aythya marila</td> <td>Greater Scaup</td> </tr> <tr> <td>Botaurus stellaris</td> <td>Great Bittern</td> </tr> <tr> <td>Burhinus oedicephalus</td> <td>Stone-curlew</td> </tr> <tr> <td>Caprimulgus europaeus</td> <td>European Nightjar</td> </tr> <tr> <td>Carduelis cabaret</td> <td>Lesser Redpoll</td> </tr> <tr> <td>Circus cyaneus</td> <td>Hen Harrier</td> </tr> <tr> <td>Cuculus canorus</td> <td>Common Cuckoo</td> </tr> <tr> <td>Cygnus columbianus subsp. bewickii</td> <td>Tundra Swan</td> </tr> </tbody> </table>	Taxon group	Taxon name	Common name	amphibian	Bufo bufo Triturus cristatus	Common Toad Great Crested Newt	bird	Alauda arvensis	Sky Lark	Anthus trivialis	Tree Pipit	Aythya marila	Greater Scaup	Botaurus stellaris	Great Bittern	Burhinus oedicephalus	Stone-curlew	Caprimulgus europaeus	European Nightjar	Carduelis cabaret	Lesser Redpoll	Circus cyaneus	Hen Harrier	Cuculus canorus	Common Cuckoo	Cygnus columbianus subsp. bewickii	Tundra Swan	<p>There are 1150 UKBAP Priority Species in total (2007 figure)</p> <p>There are 943 Species of Principal Importance in England, as listed by the Secretary of State, in accordance with Section 41 of the Natural Environment and Rural Communities Act 2006</p> <p>Biodiversity 2020 has the following priority actions (DEFRA</p>	<p>UK Biodiversity Indicators show the following measures:</p> <p><u>Declining:</u></p> <p>Farmland birds</p> <p>Woodland birds</p> <p>Butterflies (habitat specialists)</p> <p>Plants of woodland, grassland and boundary habitats</p> <p>Bats</p> <p><u>Little change:</u></p> <p>Wetland birds</p> <p>Butterflies (wider countryside)</p> <p><u>Improving:</u></p> <p>Seabirds</p> <p>Wintering water birds</p>	<p>Species may be adversely affected by:</p> <p>Development</p> <p>Agriculture</p> <p>Invasive species</p> <p>Threats during migration</p> <p>Habitat loss and fragmentation</p> <p>Opportunities include:</p> <p>Green building</p> <p>Habitat creation.</p>	<p><b>Lincolnshire Biodiversity Action Plan,</b></p> <p><b>Lincolnshire Environmental Records Centre</b></p> <p><b>Natural England,</b></p> <p><b>JNCC</b></p> <p><b>DEFRA</b></p>
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TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p>Emberiza citrinella Yellowhammer</p> <p>Emberiza schoeniclus Reed Bunting</p> <p>Locustella naevia Common Grasshopper Warbler</p> <p>Lullula arborea Wood Lark</p> <p>Melanitta nigra Common Scoter</p> <p>Motacilla flava subsp. flavissima Yellow Wagtail</p> <p>Muscicapa striata Spotted Flycatcher</p> <p>Numenius arquata Eurasian Curlew</p> <p>Passer domesticus House Sparrow</p> <p>Passer montanus Eurasian Tree Sparrow</p> <p>Perdix perdix Grey Partridge</p> <p>Phylloscopus sibilatrix Wood Warbler</p> <p>Streptopelia turtur European Turtle Dove</p> <p>Turdus torquatus Ring Ouzel</p> <p>Vanellus vanellus Northern Lapwing</p> <p>bony fish (Actinopterygii) Anguilla anguilla European Eel</p> <p>Cobitis taenia Spined Loach</p> <p>Pleuronectes platessa Plaice</p> <p>Salmo trutta Brown/Sea Trout</p> <p>bryozoan Lophopus crystallinus Crystal Moss-animal</p> <p>Pilularia</p> <p>fern globulifera Pillwort</p>	<p>2011):</p> <p>Priority action 1.1: Establish more coherent and resilient ecological networks on land that safeguard ecosystem services for the benefit of wildlife and people</p> <p>Priority action 1.3: Take targeted action for the recovery of priority species, whose conservation is not delivered through wider habitat-based and ecosystem measures</p>	<p>Plants of arable land</p> <p>Source: Indicators in your Pocket</p> <p>Accessed October 2013.</p>	<p>Biodiversity offsets.</p> <p>Agri-environment schemes</p> <p>Landscape scale conservation</p>	

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p>flowering plant</p> <p>Astragalus danicus Purple Milk-vetch</p> <p>Blysmus compressus Flat-sedge</p> <p>Campanula rapunculus Rampion Bellflower</p> <p>Carex divisa Divided Sedge</p> <p>Centaurea cyanus Cornflower</p> <p>Clinopodium acinos Basil Thyme</p> <p>Hordeum marinum Sea Barley</p> <p>Oenanthe fistulosa Tubular Water-dropwort</p> <p>Orchis ustulata Burnt Orchid</p> <p>Scleranthus annuus Annual Knawel</p> <p>Stellaria palustris Marsh Stitchwort</p> <p>insect - beetle (Coleoptera)</p> <p>Carabus monilis Ground Beetle</p> <p>Hydroporus rufifrons Oxbow Diving Beetle</p> <p>Panagaeus cruxmajor Crucifix Ground Beetle</p> <p>insect - butterfly</p> <p>Coenonympha pamphilus Small Heath</p> <p>Coenonympha tullia Large Heath</p> <p>Hipparchia semele Grayling</p> <p>Lasiommata megera Wall Silver-studded</p> <p>Plebejus argus Blue</p> <p>Satyrus w-album White-letter Hairstreak</p> <p>insect - moth</p> <p>Acronicta psi Grey Dagger</p> <p>Acronicta Knot Grass</p>				

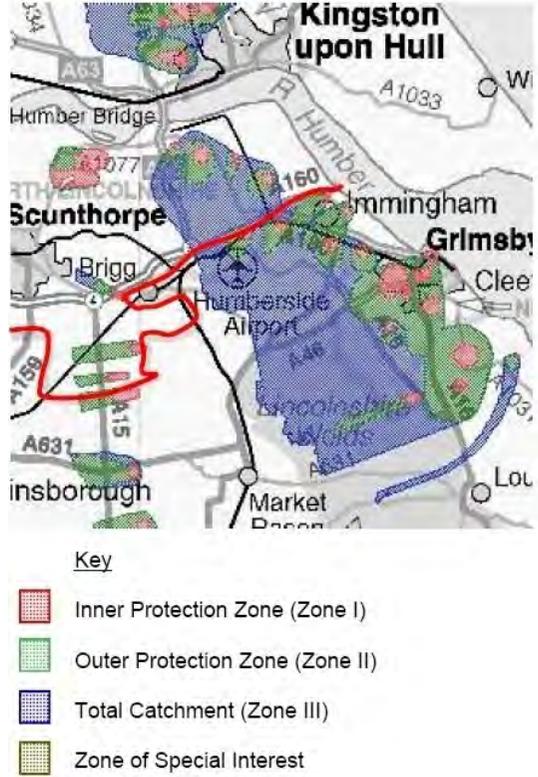
TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p>rumicis</p> <p>Adscita statices Forester Brown-spot</p> <p>Agrochola litura Pinion</p> <p>Agrochola Beaded lychnidis Chestnut</p> <p>Allophyes Green-brindled oxyacanthae Crescent</p> <p>Amphipoea oculea Ear Moth</p> <p>Amphipyra tragopoginis Mouse Moth</p> <p>Apamea remissa Dusky Brocade</p> <p>Aporophyla lutulenta Deep-brown Dart</p> <p>Arctia caja Garden Tiger</p> <p>Asteroscopus sphinx Sprawler</p> <p>Atethmia centrago Centre-barred Sallow</p> <p>Blepharita adusta Dark Brocade</p> <p>Caradrina morpheus Mottled Rustic</p> <p>Celaena leucostigma Crescent</p> <p>Chesias legatella Streak</p> <p>Chiasmia clathrata Latticed Heath Small Square-spot</p> <p>Diarsia rubi Ecliptopera silaceata Small Phoenix</p> <p>Ennomos fuscantaria Dusky Thorn</p> <p>Ennomos quercinaria August Thorn</p> <p>Epirrhoe galiata Galium Carpet</p>				

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p>Eugnorisma glareosa Autumnal Rustic</p> <p>Eulithis mellinata Spinach</p> <p>Euxoa tritici White-line Dart</p> <p>Graphiphora augur Double Dart</p> <p>Hepialus humuli Ghost Moth</p> <p>Hoplodrina blanda Rustic</p> <p>Hydraecia micacea Rosy Rustic</p> <p>Lycia hirtaria Brindled Beauty</p> <p>Malacosoma neustria Lackey</p> <p>Melanchra persicariae Dot Moth</p> <p>Melanchra pisi Broom Moth</p> <p>Melanthia procellata Pretty Chalk Carpet</p> <p>Mesoligia literosa Rosy Minor</p> <p>Mythimna comma Shoulder-striped Wainscot</p> <p>Orgyia recens Scarce Vapourer Powdered</p> <p>Orthosia gracilis Quaker</p> <p>Pelurga comitata Dark Spinach</p> <p>Rhizedra lutosa Large Wainscot</p> <p>Scotopteryx chenopodiata Shaded Broad-bar</p> <p>Spilosoma lubricipeda White Ermine</p> <p>Spilosoma luteum Buff Ermine</p> <p>Tholera cespitis Hedge Rustic</p>				

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p>Tholera decimalis Feathered Gothic</p> <p>Timandra comae Blood-Vein</p> <p>Trichopteryx polycommata Barred Tooth-striped</p> <p>Tyria jacobaeae Cinnabar</p> <p>Watsonalla binaria Oak Hook-tip</p> <p>Xanthia icteritia Sallow Dark-barred</p> <p>Xanthorhoe ferrugata Twin-spot Carpet</p> <p>Xestia agathina Heath Rustic</p> <p>Fossombronia foveolata Pitted Frillwort</p> <p>Balaenoptera acutorostrata Minke Whale</p> <p>Phocoena phocoena Common Porpoise</p> <p>reptile Natrix natrix Grass Snake</p> <p>Vipera berus Adder</p> <p>Zootoca vivipara Common Lizard</p> <p>terrestrial Arvicola European Water mammal amphibius Vole</p> <p>Erinaceus europaeus West European Hedgehog</p> <p>Lepus europaeus Brown Hare</p> <p>Lutra lutra European Otter</p> <p>Martes martes Pine Marten</p> <p>Micromys minutus Harvest Mouse</p> <p>Nyctalus noctula Noctule Bat</p> <p>Pipistrellus pipistrellus Soprano Pipistrelle</p>				

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		Plecotus auritus				
		Brown Long-eared Bat				
CLIMATIC FACTORS  Climate	CO <sub>2</sub> Emissions	<p>Estimates of CO<sub>2</sub> emissions 2010 (kilotonnes CO<sub>2</sub>)</p> <p>Industry and commercial: 8206.31  Domestic: 420.95  Road Transport: 454.59  Land use change: 13.47  Total: 9095.32</p> <p>Overall:  56.4 tonnes of CO<sub>2</sub> per capita</p> <p>Domestic:  2.6 tonnes of CO<sub>2</sub> per capita</p> <p>Industry and commercial:  50.9 tonnes of CO<sub>2</sub> per capita</p>	<p>Yorkshire and the Humber:</p> <p>Overall:  8.7 tonnes of CO<sub>2</sub> per capita</p> <p>England:  7.6 tonnes of CO<sub>2</sub> per capita</p> <p>Domestic:  tonnes of CO<sub>2</sub> per capita 2.3</p> <p>Yorkshire &amp; Humber:  Industry and commercial:  tonnes of CO<sub>2</sub> per capita: 4.5</p> <p>England:  Industry and commercial:  tonnes of CO<sub>2</sub> per capita: 3.3</p>	<p>Although the vast majority of CO<sub>2</sub> emissions in North Lincolnshire are related to industry and commercial inputs, emissions have reduced over the last 20 years due to cleaner industrial concerns.</p> <p>The transport sector is likely to increasingly have a higher proportional input into greenhouse gas emissions issues.</p>	<p>The impact of reductions in industrial emissions has the potential to be offset by an increase in transport related emissions.</p> <p>Although a changing economy and improved technology will reduce direct greenhouse gas emissions from industry, the tertiary and quaternary sectors are likely to increase the demand for travel and</p>	<p>Emissions of carbon dioxide for local authority areas: DEFRA and Netcen</p> <p>A Greener Council Action Plan</p>

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
			<p>Government Targets:</p> <ul style="list-style-type: none"> <li>- Reduce UK CO<sub>2</sub> emissions by 20% by 2010</li> <li>- Achieve a 60% reduction in CO<sub>2</sub> emissions by 2050</li> <li>- Reduce UK greenhouse gas emissions by 12.5% by 2008 (Kyoto Protocol)</li> </ul> <p>Yorkshire and Humber targets: Reduction of greenhouse gas emissions by at least 20% below 1990 levels by 2010 and by at least 25% below 1990 levels by 2015.</p> <p>North Lincolnshire target:</p> <ul style="list-style-type: none"> <li>- Cut domestic CO<sub>2</sub> emissions by 20% below</li> </ul>		longer distance commuting from rural areas. This is likely to raise the proportion of greenhouse gas emissions from transport.	

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			1990 levels by 2010			
WATER Groundwater	Groundwater quality and quantity	Groundwater Protection Zones in North Lincolnshire. 	The Yorkshire and Humber region uses around 4.5 billion litres of water every day	According to the Environment Agency, water supply in parts of North Lincolnshire is potentially over-committed.  North Lincolnshire is located close to an abundant water supply and is a number 1 location (and priority) as to taking up the abundant local water supply.  Anglian Water Ltd has recently carried out improvements to water supply by extending capacity at Elsham Water Works principally in readiness for the expansion of the SHB Employment site.	The Environment Agency Groundwater vulnerability maps for the area indicate that approximately two-thirds of North Lincolnshire is underlain by major or minor aquifers. These are overlain by soils with high to intermediate leaching potential. Groundwater is therefore highly vulnerable to pollution associated with contaminated land.	Environment Agency  Contaminated Land Inspection Strategy  Outline Water Cycle Strategy for North Lincolnshire?
WATER	Water quality	<b>Biological river quality: 2006</b>	Average "good"		Issues	Environment

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
Surface water	and flow levels	<p><b>North Lincolnshire:</b>            Good: 48.1%            Fair: 43.6%            Poor: 7.8% bad: 0.6%</p> <p><b>Chemical river quality</b>            Good: 16.4%            Fair: 53.7%            Poor: 29.9% bad: 0.0%</p> <p><b>Rivers/ tributaries in North Lincolnshire which are at risk of failing to meet the objectives of the Water Framework Directive:</b></p> <p><b>The Humber</b>  <b>Around Scunthorpe:</b>            Bottesford Beck            Paupers Drain            Winterton Beck            Burton Stather Drain</p> <p><b>Around Brigg:</b>            Ancholme West (Mid)            North Kelsey Beck            Kettleby Beck            East Drain-East Weir Dyke</p> <p><b>Around Barton-upon-Humber:</b>            The Beck            South Humberside Tributary</p>	<p>rating for the UK is: 65.4%</p> <p>The Environment Agency has set a target of 91% of rivers to be of fair or good chemical quality by 2010</p>		<p>related to point source pollution are often related to industrial concerns</p> <p>Diffuse source pollution is harder to address due to the large catchment area of the Humber estuary (20% of the total land area of England)</p>	Agency, DEFRA

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p><b>Other rivers/ tributaries:</b></p> <p>East Halton Beck:  Skitter Beck  Tributary of Kirton Lindsey  Ancholme  Caistor Canal  Eau  Northorpe Beck  Laughton Drain  Ferry Drain  South Level Engine Drain  Hatfield Waste Drain  Three Rivers  Idle  Bubble Dyke  Adlingfleet Drain  North Soak Drain</p>				
<p>CLIMATIC FACTORS Land</p>	<p>Area subject to flooding</p>	<p>90,000ha of land are susceptible to flooding</p> <p> Flooding from rivers or sea without defences</p> <p> Extent of extreme flood</p> <p>Bottom of Form</p>	<p>National average: 5%</p>	<p>flood risk is likely to increase as a result of climate change</p> <p>Sea levels in the Humber Estuary are expected to rise at an average rate of 6mm per year over the next 50 years</p>	<p>Development needs to consider the likely increasing risk of flooding resulting from climate change sea level rise</p> <p>Efforts to</p>	<p>Environment Agency Flood Zone Map, North Lincolnshire Local Transport Plan Environmental Report SFRA</p>

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
					<p>address flooding have the potential to damage habitats through coastal squeeze</p> <p>Proposed development of lakeland/ parkland west of Scunthorpe has the potential to provide a catchment area for the River Trent</p>	
<p>SOIL</p> <p>Agricultural land</p>	<p>Area of agricultural land by quality</p>	<p>Agriculture: Over 89% of North Lincolnshire is in some form of agricultural use. Over 54% of the total area is Land Quality Grades 1 and 2. 78% of the land is in crops and fallow, whereas the average for England is 46%.</p> <p>Agricultural Land Quality in North Lincolnshire</p>		<p>Agriculture is a key and vital industry in North Lincolnshire. A succession of problems in recent years has badly affected the industry and countryside, resulting in depressed incomes and impacting on rural</p>	<p>Demand for new housing on greenfield sites has potential to encroach into areas with highest quality of agricultural land.</p>	<p>North Lincolnshire Council</p>

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		<p>Approximately 81% of land use in England is of agricultural use, of which 16% is Quality Grade 1 and 2</p>		<p>tourism and business success.</p> <p>There is an increasing move towards conservation, agri-environment schemes and changes to public access</p>	<p>Combining the economic needs of farming with the conservation needs of North Lincolnshire</p> <p>Conflict between drainage and flood control for farming and development and the conservation of wetlands and wet grassland</p>	
<p>SOIL</p> <p>Land quality</p>	<p>Contaminated land</p>	<p>Since 1999 North Lincolnshire Council Development Plans Unit has been involved in the assembly of the National Land Use Database (NLUD). The first stage of NLUD in North Lincolnshire identified around 50 potentially contaminated sites, in the context of potential for redevelopment.</p> <p>There are 16 industrial estates in North Lincolnshire with a further “sub-estates” within</p>	<p>None identified</p>	<p>Increased use of brownfield sites has the potential to remediate many areas of contaminated land</p>	<p>Main input into soil contamination is from industry. Soil contamination presents a risk to human health.</p>	<p>North Lincolnshire, NLUD, NLC Contaminated Land Strategy</p>

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		<p>Scunthorpe. Steel manufacturing, its ancillary business and power generation are the dominant industries.</p> <p>Overall 1,021 areas of land are occupied by potentially contaminating activities. It is also estimated that there are over 2,000 sites for investigation for possible land contamination.</p> <p>Within North Lincolnshire there is a large area of naturally occurring arsenic in the soil over the Frodingham ironstone.</p>			There is a problem in North Lincolnshire of naturally occurring arsenic in the soil over the Frodingham iron stone (this covers a large area)																			
Soils Minerals assets	Mineral resources	<p>10 mineral workings are currently operational in North Lincolnshire. They are as follows:</p> <table border="1"> <thead> <tr> <th>Mineral Type</th> <th>Number of Sites</th> </tr> </thead> <tbody> <tr> <td>Sand &amp; gravel</td> <td>2</td> </tr> <tr> <td>Chalk (aggregate)</td> <td>0</td> </tr> <tr> <td>Chalk (industrial)</td> <td>2</td> </tr> <tr> <td>Limestone</td> <td>2</td> </tr> <tr> <td>Silica Sand</td> <td>3</td> </tr> <tr> <td>Clay</td> <td>1</td> </tr> <tr> <td>Peat</td> <td>0</td> </tr> <tr> <td>Oil &amp; Gas</td> <td>0</td> </tr> </tbody> </table>	Mineral Type	Number of Sites	Sand & gravel	2	Chalk (aggregate)	0	Chalk (industrial)	2	Limestone	2	Silica Sand	3	Clay	1	Peat	0	Oil & Gas	0	None identified.	None identified.	Mineral deposits are often found in areas of attractive or environmentally important landscape such as in the chalk uplands of the Lincolnshire Wolds or the peat deposits of the Crowle Moors	<p>North Lincolnshire Local Plan and Local Plan Annual Monitoring Report 2004, Contaminated Land Strategy</p> <p>Evidence currently being produced to support the preliminary draft of the North Lincolnshire Minerals and Waste Development Plan Document-Regional</p> <p>Primary</p>
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		(Some sand and gravel is produced at the Silica Sand sites)			aggregates are relatively cheap in North Lincolnshire , reducing the economic viability of recycled and secondary aggregates	Aggregates Working Party Report (expected February 2014), Humber Annual Local Aggregates Assessment (undergoing consultation with key stakeholders).
CULTURAL HERITAGE Buildings	Number of listed buildings by grade  Proportion of grade I and II* listed buildings at risk  Conservation areas	914 listed buildings (40 Grade 1 Listed)  5 listed buildings (Grade 1 and II*) are listed on English Heritage's <i>Register of Buildings at Risk</i> (2004)  17 Conservation Areas  Important areas of heritage include the Isle of Axholme, designated as an area of Special Historic Landscape Interest, the built heritage of Brigg and Barton on Humber and the early industrial heritage of Scunthorpe.	The Yorkshire and Humber region has 3,985 listed buildings, with 12 Grade I and II* listed building on Buildings at Risk register and 135 Conservation Areas	Number of listed buildings consent applications has increase by 6.4% since 1997/98.	Grade I and II* are especially important for cultural heritage.  Conservation areas may be affected by increased traffic through noise and vibration.	English Heritage, North Lincolnshire Council
CULTURAL HERITAGE Archaeological resources	Scheduled Monuments and other designated archaeological sites, or areas of archaeological	44 Scheduled Monuments (SMs). Scheduled monuments are archaeological sites with national importance.  The Historic Environment Record currently has over 6,300 records encompassing all aspects of	The Yorkshire and Humber region has 400 SMs	Areas of archaeological potential exist within the study area	Without adequate further investigations areas of archaeology has the	<b>English Heritage, North Lincolnshire Council</b>

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	potential	the historic environment as defined in the NPPF, i.e. all designated and non-designated heritage assets including archaeological sites, monuments, historic buildings, places and landscapes, etc.			potential to be lost  Potential for industrial archaeology . South Humber Bank affects the setting of Thornton Abbey											
CULTURAL HERITAGE  Historic landscapes	Historic landscapes	Important areas of heritage include the Isle of Axholme, designated as an area of Special Historic Landscape Interest, the built heritage of Brigg and Barton on Humber and the early industrial heritage of Scunthorpe	None available	No trends identified	The quality of historic landscapes is likely to come under pressure from development	<b>English Heritage, North Lincolnshire Council</b>										
SOILS  Land availability	Household waste to landfill	<table border="1"> <thead> <tr> <th></th> <th>2008</th> <th>2009</th> <th>2010</th> <th>2011</th> </tr> </thead> <tbody> <tr> <td>Percentage of the tonnage of household waste arising- Percentage recycled</td> <td>43.3</td> <td>49.0</td> <td>51.4</td> <td>51.8</td> </tr> </tbody> </table>		2008	2009	2010	2011	Percentage of the tonnage of household waste arising- Percentage recycled	43.3	49.0	51.4	51.8	Local Plan target: Reduce amount of waste disposal by landfill  England: (2011) Recycling: 41.5% Composting: not known	Although increasing rates of recycling and composting are occurring, the percentage of landfill continues to be very high.	Large capacity for landfill exists in North Lincolnshire	Local Plan Annual Monitoring Report 2004, Yorkshire and the Humber Regional Waste Strategy
	2008	2009	2010	2011												
Percentage of the tonnage of household waste arising- Percentage recycled	43.3	49.0	51.4	51.8												

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source									
		<p>Percentage of household waste sent to re-use, recycling or composting</p> <p>Percentage of municipal waste sent to landfill</p> <p>Kg of household waste collected per head</p> <table border="1"> <tr> <td></td> <td>2011/12</td> <td>47.9%</td> <td>2011/12</td> <td>50.6%</td> <td>588.8</td> <td>546.8</td> <td>546.1</td> <td>545.4</td> </tr> </table>		2011/12	47.9%	2011/12	50.6%	588.8	546.8	546.1	545.4	<p>Energy recovery: 10.5%</p> <p>Yorkshire and the Humber: (2011)</p> <p>Recycling: 39.5</p> <p>Composting: 4.6%</p> <p>Energy recovery: 8.7%</p>			
	2011/12	47.9%	2011/12	50.6%	588.8	546.8	546.1	545.4							
CLIMATIC FACTORS Energy	Annual energy consumption (kilowatt hours per capita)	Energy consumption of North Lincolnshire 3,955 kilowatt hours per capita cap (i.e. average electricity consumption of households per capita)		Likely to be upwards with increased consumption resulting from economic growth and increased mobility. Domestic energy consumption rose by 32 percent between 1970 and 2000.	Benefits gained from an improvement in energy efficiency needs to be complemented by reduction in energy use	Ecological Footprint of North Lincolnshire and North East Lincolnshire (2004)									
CLIMATIC FACTORS	Renewable Energy	Renewable Energy Systems Limited is now operating a 34-turbine 85 MW windfarm in the Keadby area of North Lincolnshire (granted at	EU Renewable Energy Directive target- Electricity	With increased demand for renewable energy	Issues related to windfarms'	<b>The Department of Trade and</b>									

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
Fossil fuel reserves	Production  PA/2009/0334- Eco2 Biomass, Brigg	<p>Public Inquiry 28/02/2008).</p> <p>E.ON UK Renewables Limited is now operating a 22-turbine 66MW windfarm at Tween Bridge, Thorne near Crowle, North Lincolnshire (granted at Public Inquiry 28/02/2008).</p> <p>As they were both over 50MW installations, they were Section 36 applications and underwent a joint Public Inquiries with the final decision being made by the Secretary of State. Both wind farms are now complete and operational.</p> <p>There have been five further applications made for significant wind farm developments in North Lincolnshire</p> <ul style="list-style-type: none"> <li>• 8-turbine 16 MW at Normanby (operational);</li> <li>• 6-turbine 14MW at Flixborough (allowed at appeal but awaiting the discharge of 3 conditions- themselves now the subject of three separate appeals against refusal to discharge);</li> <li>• 3-turbine 7.5MW at West Halton (refused in June 2013 followed by an appeal in November and now to be determined at Public Inquiry);</li> <li>• 15-turbine 22.5MW at Elsham (refused in 2005 and dismissed at appeal in 2006);</li> <li>• 18-turbine 45MW at Saxby Wold (refused in February 2012 followed by an appeal in September and now to be</li> </ul>	<p>generated from renewable sources in the UK: To meet 15% of gross energy consumption by 2020.</p> <p>Renewable electricity generated as a percentage of total electricity in the UK increased from 9.4% in 2011 to 12.5% by the end of 2012.</p> <p>By 2025 the Yorkshire &amp; Humber region has the potential to install approximately 5,500 MW of renewable energy generation capacity. Almost half of this (46%) coming from commercial wind resources and just over a</p>	<p>stimulated by efforts to meet the government target of a 34% reduction of CO2 emissions (on 1990 levels) by 2020 and an 80% reduction by 2050, there is likely to be a growth in demand for renewable energy provision.</p> <p>North Lincolnshire has an unusually high relative energy demand, contributing to 18% of the total regional demand. This is due to high industrial use from the oil refineries in the port area.</p>	<p>visual and noise intrusion.</p> <p>Large windfarms with a capacity of over 50MW often are subject to Public Inquiries. Smaller installations are subject to determination at the local level.</p>	<b>Industry</b>

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
		determined at a Public Inquiry).	<p>third (34%) from biomass.</p> <p>Regional current capacity for installed renewable energy in 2011:  Commercial/ small scale wind: 596MW  Hydro: 3 MW  Solar Photovoltaics: 7 MW  Biomass(woodfuel/ straw: 37 MW</p> <p>North Lincolnshire target for installed renewable energy capacity by 2010: 54 MW. Target by 2021: 112 MW.</p> <p>North Lincolnshire current capacity for renewable energy, 2011:</p>			

TOPIC/ Resource	Indicator /description	Quantified information	Comparators and targets (if applicable)	Historic and future trends	Potential problems/ opportunities	Source
			Commercial/ small scale wind: 105.1 MW Hydro: 0 MW Solar Photovoltaics: 0.2 MW Biomass (woodfuel/ straw): 0.1 MW			

Figure B.1 - Air Quality Management Area

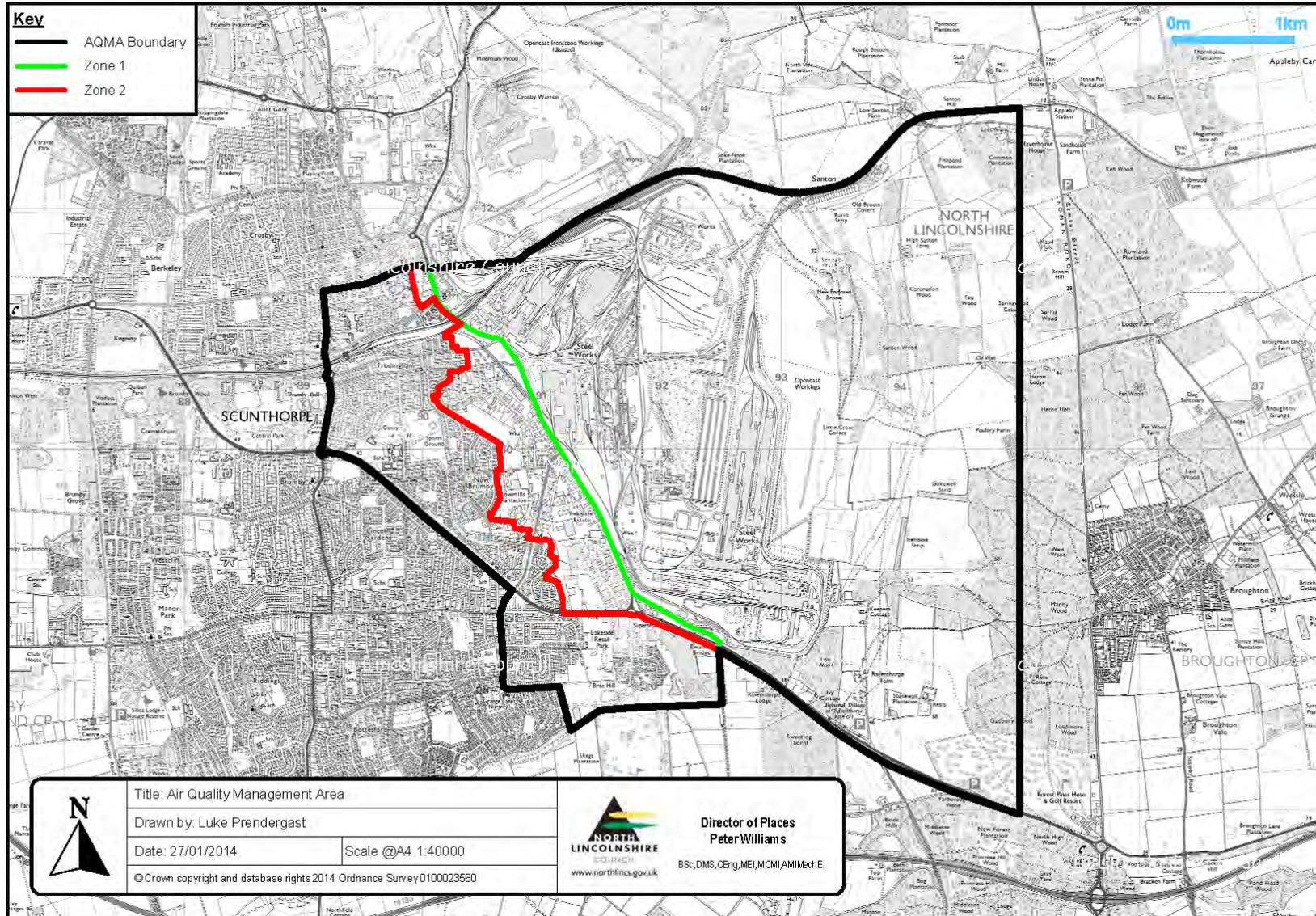


Table B.3 - Baseline Data, Indicators and Trends for Economic Issues

TOPIC/ Resource	Indicator/description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
Cross cutting to all topics and resources	Regional, national and international transport links	<p>Roads: The M180/M18 provides connections to the M62 route and the A1 and M1 north-south corridors. The A15 Humber Bridge provides access to the north east of England.</p> <p>Rail: The area is served by the Trans-Pennine rail route, which provides access to the East Coast Main Line and also the Regional Railways Central Line.</p> <p>Humber Ports: Serve as a major gateway from northern England to Europe. Trade through these ports is likely to be supported by the expansion of deep-water frontage in the area.</p> <p>Humberside International Airport: situated within North Lincolnshire and is continuing to expand both its business and tourist operations</p> <p>Robin Hood Doncaster-Sheffield Airport: situated 4 miles from North Lincolnshire and undergoing £80 million development</p>	The main drivers for economic growth in North Lincolnshire are its excellent transport links.	<p>Further development of Humberside International Airport and Robin Hood Doncaster Sheffield Airports.</p> <p>Expansion of deep-water frontage on the Humber Estuary</p>	An increase in transport capacity is likely to have environmental and social implications	Various
POPULATION, HUMAN HEALTH	Employment rate (& of people who were employed in 2004, as a proportion of the working age)	Employment rate: 71.2% (2011/12)	England: 70.7% (2011/12) Yorkshire and Humber: 68.6% (2011/12)	Largely dependent on economic growth	Although employment is average in relation to regional averages, jobs are often low skilled and low paid	Neighbourhood Statistics
Employment Opportunities	Unemployment aged 16-74	<p>North Lincolnshire: 2010/11: 5.5% 2011/12: 8.0%</p> <p>Yorkshire and Humber: 2010/11: 9.6% and 3.2% 2011/12: 9.6% and 2.9%</p> <p>England: 2010/11: 8.0% and 2.3% 2011/12: 8.1% and 2.7%</p>	<p>England: 2007/08: 5.5% 2008/09: 7.5% 2009/10: 7.8% 2010/11: 8.0 % 2011/12: 8.1%</p> <p>Yorkshire and Humber: 2007/08: 6.0 % 2008/09: 8.3% 2009/10: 8.8% 2010/11: 9.6% 2011/12: 9.6%</p> <p>Target: Lower regional unemployment relative to the national average.</p>	<p>North Lincolnshire 2007/08: 5.6% 2008/09: 9.3% 2009/10: 7.2% 2010/11: 5.5%: 2011/12: 8.0%;</p> <p>Largely dependent on economic growth</p>	Although unemployment is low in relation to regional averages, jobs are often low skilled and low paid	ONS
	Unemployment aged 16-24	North Lincolnshire: 20.00% (2011/12)	England: 20.89% (2011/12)	Largely dependent on economic growth, education levels and the retention of young	Although unemployment is low in relation to regional averages, jobs are often low skilled	Neighbourhood Statistics

TOPIC/ Resource	Indicator/description	Quantified information	Comparators and Targets (if applicable)	Historic and future trends	Potential problems/opportunities	Source
			Yorkshire and Humber: 24.33% (2011/12)	adults	and low paid	
	% of Income support claimants	North Lincolnshire: 2.34% (2011)	England: 2.56% (2011) Yorkshire and Humber: 2.64% (2011)	Dependent on economic growth and training opportunities	Although this figure is low in relation to regional averages, jobs are often low skilled and low paid	Neighbourhood Statistics
	% workforce work within the service sector	North Lincolnshire: 69.5%	England: 81.5% Yorkshire and Humber: 78.5%	The proportion of the workforce working within the service sector is increasing	Employment in North Lincolnshire: Employment in North Lincolnshire is still largely characterised by low skilled and low paid jobs.	North Lincolnshire Council
	Location of jobs	Scunthorpe: 58.43% North and South Killingholme: 1.38% Barton: 5.70% Brigg: 5.97% Isle of Axholme: 6.73%	None available	None identified	As the only major urban area in North Lincolnshire, Scunthorpe will continue to be the dominant draw for jobs unless spatial distribution of jobs through regeneration is achieved	North Lincolnshire Council
	% of population with no qualifications	North Lincolnshire: % population with no qualifications: 26.18% (2011)	England and Wales: 22.46% Yorkshire and Humber: 25.77%	Whilst education attainment is improving, the issue is retaining those with higher qualifications.	This reflects the problem North Lincolnshire has in retaining and encouraging graduates to settle in the area, and the availability of higher skilled jobs.	Office of National Statistics
	% of population with qualifications at degree level or higher	% population with qualifications at degree level or higher: 19.53%	England and Wales: 27.38% Yorkshire and Humber: 23.3%			
POPULATION, MATERIAL ASSETS	Input from tourism into local economy (£ per annum)	£167 million per annum	-	Large proportion of day trippers.  "Business tourism" is also important	Area is characterised by small and medium sized rather than large high profile visitor attractions.	North Lincolnshire Tourism Strategy
Economic Activity	Number of people employed in the tourism industry	(Tourism employs over 4,000 people and is worth around £167 million.)  4,000 people are employed locally in the industry.				
	Number of visitors to North Lincolnshire per annum	2011: 2.6 million day visitors		Large proportion of day trippers.  "Business tourism" is also important	Area is characterised by small and medium sized rather than large high profile visitor attractions.	North Lincolnshire Tourism Strategy
	Enterprise Births	At start of year: North Lincolnshire 2009: 445 (8.48%) 2010: 440 (8.77%) 2011: 455 (9.23%) Yorkshire and Humber 2009: 17005 (10.19%) 2010: 16630 (10.19%) 2011: 17235 (10.47%)  England 2009: 209035 (10.25%) 2010: 207520 (10.37%) 2011: 232460 (11.39%)	England: Not Available Total: Not Available Urban: Not Available Rural: Not Available  Yorkshire and Humber: Not Available Total: Not Available Urban: Not Available Rural: Not Available	Fairly constant.	Business start-up rates are generally low in both North Lincolnshire and the Yorkshire and the Humber region and remain low in comparison to the UK average.	<a href="http://www.sbs.gov.uk">www.sbs.gov.uk</a>  RSS, AMR

## Appendix C

### Results of Initial Sifting Exercise

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## **Introduction**

This section has been included for reference purposes.

It replicates Appendix C as it appeared in the H&ELA Submission Draft DPD (2010).











## Appendix D

# Assessment Results for the Submission Draft Housing and Employment Land Allocations DPD (2010)

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## Introduction

This section has been included for reference purposes.

It replicates Section 6 as it appeared in the H&ELA Submission Draft DPD (2010).

The H&E Land Allocations Submission Draft DPD (2010) set out land allocations for 22 housing and 11 employment sites in the form of individual policies pertaining to each site, and provides two general policies to guide the development of these sites, as listed below.

### Housing Allocation Policies

- SCUH-1 Land at Phoenix Parkway Phase 2 (Former reference number 36-40)
- SCUH-2 Land at Phoenix Parkway Phase 1 (Former reference number 36-41)
- SCUH-3 Land at Glebe Pit (Former reference number 36-3)
- SCUH-4 Land at Former Oakfield School (Former reference number 36-47)
- SCUH-5 Land off Burringham Road (Former reference number 36-46)
- SCUH-6 Land at Plymouth Road (Former reference number 36-2)
- SCUH-7 Dartmouth Road (Former reference number 36-74)
- SCUH-8 Land north of Doncaster Road (Former reference number 36-68)
- SCUH-9 Land at Hebden Road (Former reference number 36-72)
- SCUH-10 Land south of Ferry Road West (Former reference number 36-5)
- BARH-1 Land at Pasture Road South Phase 2 (Former reference number IN1-10)
- BARH-2 Land at Pasture Road South Phase 1 (Former reference number 7-2)
- BARH-3 St Mary's Cycle Works, Marsh Lane (Former reference number 7-15)
- BRIH-1 Land north of Atherton Way (Former reference number 10-28)
- BRIH-2 Land at Western Avenue (Former reference number 10-1)
- BRIH-3 Land at Wrawby Road Phase 2 (Former reference number 10-31)
- BRIH-4 Land at Wrawby Road Phase 1 (Former reference number 10-2)
- CROH-1 Land to the east of Fieldside (Former reference number 13-10)
- KIRH-1 Land at and adjoining Beechcroft, Station Road (Former reference number 27-1)
- WINH-1 Land at Mill House Lane (Former reference number 44-7)
- WINH-2 Land North of Cemetery Road (Former reference number 44-5)
- WINH-3 Land at Top Road (Former reference number 44-1)

### Employment Allocation Policies

- SHBE-1 South Humber Bank (Former reference number IN1-1, 57-1)
- NKAE-1 North Killingholme Airfield (Former reference number IN1-2, 31-1)
- SCUE-1 Normanby Enterprise Park (Former reference number IN1-3, 36-70)

- SCUE-2 Mortal Ash Hill (Former reference number 36-66)
- HUME-1 Humberside Airport (Former reference number IN1-12, CIN9, 55-1)
- SANE-1 Sandtoft Business Park (Former reference number IN1-13, 56-1)
- BRIE-1 Former Brigg Sugar (Former reference number IN1-9, 10-19)
- BARE-1 Humber Bridge Industrial Estate (Former reference number IN1-11, CIN-6, 7-17)
- NEWE-1 New Holland Industrial Estate (Former reference number CIN-12)
- EALE-1 Spen Lane, Ealand (Former reference number CIN-16, 14-5)
- EALE-2 Land South of Railway, Ealand (Former reference number IN1-14)

### **General Policies**

- H1 Phasing of Housing Land
- TC 1 Development of North Lincolnshire's Town Centres and District Centres

### **Consideration of Habitats Regulations Assessments Results**

The Stage 1 screening assessment identified that Stage 2 assessment is required for a number of allocations as a result of their proximity to sites that have been designated for their international nature conservation interests. The results of this assessment have informed the assessment of each site against SA Objective j (to ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs)), Ramsar sites and Special Areas of Conservation (SACs)).

The following sites were subject to a Stage 2 HRA due to the prediction of likely significant effects at Stage 1:

- SCUH-1 Land at Phoenix Parkway Phase 2, Scunthorpe
- SCUH-2 Land at Phoenix Parkway Phase 1, Scunthorpe
- SCUH-9 Land at Hebden Road, Scunthorpe
- SCUH-10 Land south of Ferry Road West, Scunthorpe
- BARH-3 St Mary's Cycle Works, Marsh Lane
- WINH-2 Land North of Cemetery Road, Winterton
- WINH-3 Land at Top Road, Winterton
- SHBE-1 South Humber Bank
- NKAE-1 North Killingholme Airfield
- SCUE-1 Normanby Enterprise Park
- BARE-1 Humber Bridge Industrial Estate
- NEWE-1 Hew Holland Industrial Estate

It was found that there would be no impact on integrity of all of the allocations, except SHBE-1, South Humber Bank. Further details of this assessment are integrated into the findings under the assessment results for employment sites below.

## Assessment Results for Housing Sites

Table D.1 below provides a summary of the assessment of housing sites.

### General Overview

Development of each housing site is assessed as having a mixture of positive and negative effects of varying significance against the SA framework. Most commonly, the social objectives (a-d) and the economic objective (p) are assessed as likely to experience positive effects. The environmental objectives are assessed as having a range of positive and negative effects, depending on the characteristics of each site and the scale of development proposed.

All proposed housing sites are assessed as having likely significant or non-significant positive effects, no effects or mixed effects on the following criteria:

- Ensure the site's appropriate allocation within the settlement hierarchy (both parts of Objective a)
- Improve accessibility to key services (part of Objective c)
- Provide safe and convenient access to the road and public rights of way network? (part of Objective c)
- Increase the range and affordability of housing for all social groups (part of Objective d)
- To improve public transport provision and promote sustainable modes of transport (both parts of Objective l)
- Lead to the remediation of contaminated sites (part of Objective n)
- To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas (Objective p).

This is likely as a result of requirements within the DPD for the provision of appropriate pedestrian and cycle networks, upgrades to vehicular access to the site in agreement with the Highways Agency and consideration of the potential for contaminated land.

Negative effects of development of the land allocations are more commonly assessed as being likely to arise on the environmental objectives, and are more dependent upon the nature of the site. Most sites are scored as having likely significant negative effects against Objective g (Minimise the risk of public exposure to air pollution).

This is likely as a result of negative effects of development on likely increases in traffic volumes and utilities demand associated with an increase in the number of residents within North Lincolnshire that are likely to outweigh potential benefits from positive effects predicted for sustainable transport modes objectives as listed above.

Implementation of the North Lincolnshire Core Strategy DPD policies, as well as the mitigation measures proposed in Section 7 are likely to reduce the majority of the likely negative effects to an appropriate magnitude and extent, and may result in some positive effects. For example, creating and implementing an appropriate landscaping strategy is likely to reduce negative effects on local ecology and biodiversity in the short term, and may enhance biodiversity in comparison with the existing situation in the long term.

## Site Specific Results

Out of all the housing sites, Sites SCUH-4, SCUH-6 and SCUH-7 are considered the most sustainable, given the large number of significant positive effects predicted. No significant negative effects were predicted for these sites. It is recommended that these sites be allocated as a priority over other sites. These two sites are followed closely by site SCUH-2, SCUH-3 and SCUH-5 against which only one significant negative effect has been predicted.

SCUH-4 is assessed as having likely significant positive effects against ten of the criteria, principally as a result of its location on previously developed land within the existing built up area and close to the town centre of Scunthorpe. SCUH-6 is predicted to have significant positive effects against nine of the SA Objectives, and SCUH-7 is predicted to generate significant positive effects against eight of the SA Objectives. Similar to SCUH-4, both sites are located within the Scunthorpe development limit and will make the best use of previously developed land in accessible locations. SCUH-2, SCUH-3 and SCUH-5 are predicted to have similar effects. However, the significant negative effect predicted relates to air pollution. Development of the sites is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions.

Although one negative effect is predicted against SCUH-3, it is also predicted to generate the greatest number of positive effects against fifteen of the SA Criteria. The scale of the site means that the significance of potential benefits has increased. The allocation is within Crosby and Park Ward, which is the second most deprived ward in the North Lincolnshire area. New development and investment in this highly accessible location on industrial land is likely to benefit the local community as well as the local environment and economy.

Site SCUH-9 is assessed as having likely significant positive effects against 14 of the criteria, principally as a result of its location on brownfield industrial land within the existing built up area of Scunthorpe and close to local services. Negative effects are likely to result from the development of SCUH-9 against two SA criteria: *Minimise the risk of public exposure to air pollution* (Objective g) as a result of the increased quantum of development proposed for the site and *Minimise the risk of flooding to people and property* (Objective e) The site is mostly located within SFRA Flood Zone 3ii (high risk, high vulnerability).

Site BARH-3 is assessed as having likely significant positive effects against 13 of the criteria, principally as a result of its location on brownfield industrial land within the settlement boundary of Barton upon Humber and close to local services. Negative effects are likely against two SA criteria: *Minimise the risk of flooding to people and property from rivers and watercourses* as a result of part of the site's location within Flood Zones 2 and 3a and *Avoid development in areas protected for water quality reasons* as a result of the site's location in an area designated by the Environment Agency as ground water 'at risk'.

The following sites are assessed as having positive effects, the majority of which are significantly positive, on all social and economic criteria: BRIH-1, BRIH-2 and BRIH-4. This is principally a result of the quantum of housing provision, including affordable housing proposed by these allocations, their appropriate size and location in relation to adjacent settlements, and the contribution that their development would make to improving employment rates within North Lincolnshire. However, all four sites are likely to have negative effects on exposure of the public to air pollution and site BRIH-4 is located on greenfield land. BRIH-1 is located adjacent to the M180 motorway and its development will therefore have potentially significant negative effects on exposing residents to sources of noise and light pollution, and development of site BRIH-4 will result in the loss of Grade 3 agricultural land.

Sites SCUH-1, SCUH-8 and SCUH-10 are likely to have a similar number of significant negative effects (between 4 and 5), principally as a result of their location on greenfield land in proximity to an area of woodland. Site SCUH-8 is currently in use as agricultural land which increases the significance of the effect in comparison to the use of greenfield land of non productive use. Negative effects on air quality are also likely given the quantum of development proposed in comparison with the existing undeveloped site, particularly through traffic growth as a result of the distance of the site from Scunthorpe town centre. Additionally SCUH-1 is located in proximity to two Local Nature Reserves and SCUH-10 and SCUH-9 are located within SFRA Flood Zone 3ii (high risk, high vulnerability).

Outside of Scunthorpe, the sites predicted to have the highest number of significant negative effects are WINH-2 and CROH-1. Site WINH-2 is located on agricultural land. The site is adjacent (to the east) to an area designated by the council for its wildlife importance. Site WINH-2 is immediately south of the site of a Roman Building and therefore development may affect the setting of this site. It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality.

Site CROH-1 is assessed as being the least sustainable housing allocation with 5 significant negative effects predicted along with a lower number of significant positive effects compared with the other allocations with similar negative effect predictions. It is likely that there will be an increase in road traffic, particularly given the location of the site in an area with limited services, facilities, employment opportunities and public transport, which is likely to lead to deterioration in air quality.

**Table D.1 - Summary of Appraisal of the Housing Sites listed in the Submission Draft H&ELA DPD (2010) in Scunthorpe**

SA Objective		SA Criteria	SCUH-1	SCUH-2	SCUH-3	SCUH-4	SCUH-5	SCUH-6	SCUH-7	SCUH-8	SCUH-9	SCUH-10	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	+++	+++	+++	+++	+++	+++	+++	+++	++	+++	
		Be in accordance with the settlement hierarchy?	+	+	+++	+++	-	-	-	-	++	-	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	++	++	++	++	+++	++	++	++	++	+	
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	+	+	++	+	+	-	-	++	++	+	
		Improve accessibility to key services	++	++	++	++	++	++	++	+++	++	++	
		Improve access to green space?	++	++	++	++	-	-	-	+++	++	+++	
		Provide safe and convenient access to the road and public rights of way network?	++	++	++	++	++	++	++	+++	++	++	
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	++	+	++	+	+	+	+	+++	++	++	
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	+	+	++	+	+	++	+	--	--	--	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	-	-	++	++	-	-	-	--	++	-	
		Encourage the development of industrial land?	-	-	++	0	-	-	-	-	++	++	
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	++	++	++	++	++	++	++	++	++	++	
g	To improve air quality	Minimise the risk of public exposure to air pollution?	--	---	--	-	--	-	-	---	--	---	
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	--	-	+/-	+/-	-	-	-	+	+/-	--	
		Protect and enhance woodland areas?	--	0	0	0	0	0	0	-	0	0	--
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	--	0	0	0	0	0	0	0	0	0	-
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-	-	0	0	0	0	0	0	0	-	-
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	0	0	0	0	0	0	-	-	-	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-	0	-	0	-	0	-	---	-	--	
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	++	++	++	++	++	++	++	++	++	
		Minimise the need to travel and encourage walking and cycling as modes of transport?	++	++	+++	+++	+++	++	++	++	++	+	++
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	+	+	+	+	+	+	+	+	+	+	
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	+	+	+	+	++	++	++	+	++	+	

SA Objective		SA Criteria	SCUH-1	SCUH-2	SCUH-3	SCUH-4	SCUH-5	SCUH-6	SCUH-7	SCUH-8	SCUH-9	SCUH-10
		Avoid development in areas protected for water quality reasons?	+	+	+	+	+	+	+	+/-	+	+/-
		Lead to the remediation of contaminated sites?	+/-	++	+/-	+	+/-	0	0	0	+/-	0
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	-	-	-	+	+	+	+	-	++	-
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	++	++	++	0	+	0	+	++	+/-	++

**Table D.2 - Summary of Appraisal of the Housing Sites listed in the Submission Draft H&ELA DPD (2010) in Barton, Brigg, Crowle, Kirton and Winterton**

SA Objective		SA Criteria	BARH-1	BARH-2	BARH-3	BRIH-1	BRIH-2	BRIH-3	BRIH-4	CROH-1	KIRH-1	WINH-1	WINH-2	WINH-3
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	++	+++	+++	+++	++	+++	+++	+++	++	+++	++	+++
		Be in accordance with the settlement hierarchy?	-	-	+++	+	+	+	+	++	+	+	+	+
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	++	++	++	++	++	++	++	-	+	++	++	++
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	++	+++	+++	++	+	++	++	---	++	++	++	++
		Improve accessibility to key services	++	+++	+++	+++	+	++	++	+/-	++	+++	++	+++
		Improve access to green space?	++	++	+	++	++	++	++	++	++	++	++	++
		Provide safe and convenient access to the road and public rights of way network?	++	++	++	++	++	++	++	++	++	++	++	++
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	++	++	++	++	++	++	++	++	+	+	++	++
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	--	+/-	--	--	+	+	+	+	+	+	+	+
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	--	--	++	++	--	--	--	+/-	+	--	--	--
		Encourage the development of industrial land?	-	-	+++	0	-	-	-	0	0	-	-	-
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	++	++	+++	++	++	--	++	++	++	++	++	++

SA Objective		SA Criteria	SA Criteria											
			BARH-1	BARH-2	BARH-3	BRIH-1	BRIH-2	BRIH-3	BRIH-4	CROH-1	KIRH-1	WINH-1	WINH-2	WINH-3
g	To improve air quality	Minimise the risk of public exposure to air pollution?	-	-	-	---	-	-	-	-	-	---	-	---
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-	+/-	+	-	-	-	-	-	-	-	-	-
		Protect and enhance woodland areas?	0	0	0	0	0	0	0	0	-	--	-	-
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	0	0	0	0	0	0	0	-	0	0	0	0
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	0	0	-	0	0	0	0	0	0	0	0	-
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	-	0	0	-	-	-	-	-	-	-	-
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-	-	-	-	-	-	-	-	--	-	-	-
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	++	+++	+	+	+	++	+/-	++	++	++	++
		Minimise the need to travel and encourage walking and cycling as modes of transport?	++	+++	+++	+++	++	++	++	++	++	++	++	++
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	+	+	+/-	0	+	++	++	+	0	0	--	0
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	+	+	0	++	-	-	--	--	--	-	-	-
		Avoid development in areas protected for water quality reasons?	--	--	--	+	+	+	+	+	+	+	+	+
		Lead to the remediation of contaminated sites?	0	+/-	+/-	+/-	0	0	0	+/-	+/-	0	0	0
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	-	-	-	---	-	-	-	-	-	-	-	-
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	++	++	++	++	++	++	++	-	+	+	+	+

## Assessment Results for Employment Sites

Table D.3 below provides a summary of the assessment of employment sites.

### General Overview

The assessment of the employment sites has resulted in a range of positive and negative effects being predicted against the SA objectives. Significant positive effects were predicted mostly against social and economic objectives. The employment allocations are predicted to lead to an increase in employment in a range of locations across North Lincolnshire. This is likely to have significant benefits for employment levels in the plan area, particularly where allocations have been located in proximity to areas of identified need. Sites which are likely to have particular benefits against objective b (to tackle poverty, social exclusion and inequality geographically) are:

- SHBE- 1 South Humber Bank;
- NKAЕ-1 North Killingholme Airfield;
- SCUE-1 Normanby Enterprise Park;
- SCUE-2 Mortal Ash Hill;
- BRIE-1 Brigg Sugar;
- BARE-1 Humber Bridge Industrial Estate; and
- NEWE-1 New Holland Industrial Estate.

Added to this, significant positive effects were also predicted where employment sites were likely to improve accessibility to employment opportunities for a greater proportion of the population. Sustainable locations and requirements for improvements to walking, cycling and public transport were contributors to predictions of positive effects against this objective (c). Similar effects were predicted against SA Objective I (*To improve public transport provision and promote sustainable modes of transport*). Significant positive effects were predicted for all sites for either one of the Objectives, with the exception of:

- NKAЕ-1 North Killingholme Airfield;
- HUME-1 Humberside Airport; and
- SANE-1 Sandtoft Business Park.

With regards to the assessments against the economic SA objectives (p-s) significant positive effects were predicted for all of the allocated sites. No significant negative effects were predicted. The allocation of sites is likely to lead to:

- An increase in the overall employment rate;
- An increase in the total number of businesses in the area;
- An increase in inward investment;
- An increase in the vibrancy of North Lincolnshire's towns and villages; and
- An increase in the number of businesses in rural areas.

Objective t of the SA seeks to promote and enhance opportunities for tourism, particularly in the rural areas. The assessments of the employment land allocations were largely predicted to lead to no effects against this objective. However, the following land allocations are predicted to have potential negative effects on environmental assets that may be important for tourism:

- SHBE-1 (South Humber Bank);
- EALE-1 (Spēn Lane, Ealand);
- NEWE-1 (New Holland Industrial Estate); and

- BARE-1 (Humber Bridge Industrial Estate).

BARE-1 is directly adjacent to two local nature reserves and a country park and EA mapping shows the site allocation contains a camping and caravan site at present. The Core Strategy DPD identifies the Waters' Edge Visitor Centre and Country Park as a key tourism site. The Barton Claypits Country Park adjacent to BARE-1 is considered a 'major waterscape asset' in the Core Strategy DPD. Development in these locations therefore could potentially have negative effects on the tourism potential of these assets. Implementation of Policy CS16 could reduce the significance of effects in this location.

Overall significant negative effects were predicted against the following environmental SA objectives, for most of the employment allocations:

- To minimise the risk of flooding (Objective e);
- To improve air quality (Objective g);
- To reduce congestion, particularly around the South Humber Bank Ports (Objective k);
- To protect local water resources, soil quality and quantity (particularly SA Criterion: avoid development in areas protected for water quality reasons) (Objective n); and
- To minimise noise and light pollution (Objective o).

The implementation of Core Strategy DPD policies, as well as national planning guidance may reduce the significance of some of the predicted negative environmental effects of the land allocations. Further to these, both general and site specific recommendations are made in Section 7 below.

### Site Specific Results

Of all the employment sites, site **SCUE-1 (Normanby Enterprise Park)** is predicted to be the most **sustainable**, with no significant negative effect predicted against the Sustainability Objectives. Significant positive effects were predicted against a range of fifteen of the sustainability objectives, predominantly relating to social and economic indicators. The site occupies the former Normanby Park Steel Works which closed in 1981 and is within the settlement boundary of Scunthorpe urban area. According to the IMD (2004), the most acute problems of deprivation are concentrated in the central urban areas of Scunthorpe Town. The ward within which this development lies is Crosby and Park ward, where unemployment rates are twice the local authority average. An increase in employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle poverty and inequality.

The site is proposed for a mix of B1 (Offices), B2 (Light Industrial) and B8 (Storage and distribution) uses. However the development site is suitable for mixed uses of light industrial and retail, which will help to improve the diversity of employment over time as development proposals are realised. Requirements for good public transport and walking and cycling access to the site could also improve accessibility improving benefits against social, economic as well as environmental objectives.

When assessed against the SA Objectives, sites **EALE-2 (Ealand, South of Railway)** and **EALE-1 (Spen Lane)** were predicted to have similar effects, with a greater number of significant positive effects predicted over significant negative effects. Negative effects were predicted against SA objectives seeking to protect water quality (n); reduce the risk of flooding (e); and improve air quality (g). EALE-1 was also predicted to have negative effects against objective j (countryside and landscape) and t (promote and enhance opportunities for tourism, particularly in rural areas).

Both sites are within EA Flood Zone 3a. The sites are within 'new' zone 3(ii) according to the SFRA, which states that *"The primary sources of flood risk are the River Trent and the local drainage system. This includes the North Soak Drain, classified as Main River. The very flat and low-lying nature of the land and the complexity of the drainage system and the heavy reliance on pumping mean that, in practice, if the defences fail flooding could be widespread and in locations that are difficult to predict. Being located in a flood zone could increase the risk of and from flooding to people and property."*

The employment sites are likely to generate an increase in air pollution through road traffic to the site.

Significant positive effects were predicted against objective c (accessibility); l (public transport); and all of the employment objectives except for tourism. The sites could lead to improved accessibility to services and facilities, particularly employment as they are both within walking distance to Crowle railway station. There is also a railway station in nearby Ealand. The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network. The position of the site in terms of accessibility is likely to be attractive to investors. The allocation for a range of employment types is likely to encourage inward investment, increasing the number of businesses in this rural area. EALE-1 was predicted to have a significant negative effect against the tourism objective, due to the potential effect on the adjacent caravan park.

**Other sites which had a larger proportion of significant positive effects over significant negative effects were: NKAE-1 (North Killingholme Airfield), NEWE-1 (New Holland Industrial Estate); BARE-1 (Humber Bridge Industrial Estate); and BRIE-1 (Brigg Sugar).** All of the above sites were predicted to have negative effects against objectives relating to water quality (n). BRIE-1; BARE-1 and NEWE-1 are also in areas at high risk of flooding. However, the sites all scored positively in relation to social and economic objectives. There are small pockets of deprivation in Ferry ward, where NKAE-1 and NEWE-1 are located. New Holland and North and South Killingholme, have IMD scores which are high enough to place them amongst the 40% most deprived areas in the country. The allocation of employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle deprivation. BRIE-1 and BARE-1 are also located in areas of deprivation, where similar effects may be realised.

**Site SCUE-2 (Mortal Ash Hill)** has been predicted to have an even number of significant negative effects and significant positive effects. The site is located within Scunthorpe, which could help to reduce levels of high deprivation through an increase in employment. The allocation is close to Ashby Ward. The site is regarded as potentially having ecological importance and is comprised of a transport depot, agricultural land and a small area of woodland. The site is currently located within the open countryside and is partially located within an Area of High Landscape Value. The allocation is within a groundwater secondary A aquifer (superficial deposits). However, there is a watercourse running through the site (Bottesford Beck) which is classified as 'at risk'. Current ecological quality is rated as 'bad'; a quality is predicted to improve to 'poor' in 2015. This could lead to negative effects against sustainability objectives f, n, h and j. The policy requires access by walking and cycling to be provided throughout the site, linking development with local services, residential areas and the wider rights of way networks. This could help to encourage walking and cycling as modes of transport over time. However, the site is not located directly adjacent to residential areas and so development in this location does not reduce the need to travel. It is likely that the delivery of the site is likely to lead to an increase in traffic, which could have negative effects on social and environmental objectives in particular.

**The least sustainable of the sites as a result of the SA are SHBE-1 (South Humber Bank); HUME-1 (Humberside Airport); and SANE-1 (Sandtoft Business Park).** Both the scale of these sites as well as their locations and proposed uses has contributed to the prediction of high numbers of significant negative effects. SHBE-1 is the main strategic site of the LDF and its size significantly exceeds the size of the other allocations (900ha with 138.21ha being the next largest site- NKAE-1). SHBE-1 is therefore described in more detail separately below.

HUME-1 is predicted to have eight significant negative effects, with only four significant positive effects predicted. Current access to the airport is achieved by one junction only that is not traffic light controlled. This would form the access to the allocated site, which could potentially be problematic depending on the level of access required. The DPD states that public transport access will be required as new accesses onto the A18 are unlikely to be permitted. However, specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects (objectives c, k and l). An increase in development of airport related activities may encourage and increase in traffic to the area.

Additionally, the development of the popularity of the airport may lead to an increase in flights to visit the site, further leading to air quality deterioration and noise and light pollution in the medium to long term (objectives g and o). The land to be developed is agricultural, and so may contain important habitats and species. Furthermore, there is an area of woodland associated with Vale Farmhouse and Kirmington Vale adjacent to the southern boundary of the site which is likely to experience negative effects as a result of the

development. Effects through developing agricultural land could have negative effects against SA objectives f (previously developed land); and n (water and soil quality). The development of airport related activities is likely to have a positive effect on the level of local employment over time. It is likely that the local skills base may be appropriate for opportunities provided due to the current existence of the airport and the nature of the proposals to support current activities (objective p).

SANE-1 is predicted to have a similar number of effects against the SA objectives, with 9 significant negative effects and 4 significant positive effects predicted. The site falls within Flood Zone 3a. As such, development of the site will increase the risk of flooding to people and property greatly (objective e). The SFRA reflects the EA designation and designates the site as 3(ii) (high risk, high vulnerability). The very flat and low-lying nature of the land, the complexity of the drainage system, the low standard of protection it affords and the heavy reliance on pumping mean that during an extreme event flooding could be widespread and in locations that are difficult to predict.

The size of the site and the lack of public transport facilities for access will greatly increase the risk of air pollution through an increase in road traffic. This is likely to be from both commuting, as well as from the nature of the proposals, as the site is proposed to become a logistics park, suitable for the storage and distribution of goods. The site is proposed to support the development of the ports, although is located on the opposite side of North Lincolnshire. Further, the development of the site adjacent to Sandtoft village will increase the amount of traffic in the area significantly. Use of the site as a logistics park is likely to lead to an increase in HGV traffic in the area also leading to negative effects over time. In relation to this effect, significant negative effects are predicted against SA objectives g (air quality); k (congestion); l (public transport); and o (noise and light pollution). It is likely that the site will contain some habitats and species on both brown and greenfield elements of the site that are likely to be negatively affected by the allocation (objective h). Based on aerial photography and the likelihood that development will be on a large portion of agricultural land it is likely that significant negative effects on landscape and countryside quality will result from the development. This is likely to lead to significant negative effects against objective i (countryside and landscape). The allocation is likely to increase the total number of businesses in the plan area, as the development is proposed to support the growth of the economic and support the growth of the ports by providing a location for the storage and distribution of goods. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026). This could lead to significant positive effects against SA Objectives p (local economy) and s (economic activity in rural areas).

**SHBE-1 (South Humber Bank)** is cited in the supporting DPD text as being in a 'prime location' placing *'the area at a distinct advantage to access the European mainland and its main trading and commercial centres.'* Core Strategy DPD Policy CS12 highlights the importance of the site within the local, national and international context.

Positive effects are predicted against four of the SA Objectives, seeking to locate development close to areas of deprivation (b); provide safe and convenient access to the road network and sustainable modes of transport (c); improve public transport provision and promote sustainable modes of transport (l); and to maintain and strengthen the local economic to promote future economic prosperity for North Lincolnshire in rural and urban areas (p). The site location is not easily accessible by public transport or by foot and may increase the reliance on the private car use. Policy SHBE-1 addresses the issues of transport sustainability. The South Humber Bank Transport Strategy 2008 is currently being updated. This addresses the requirements for new infrastructure relating to roads, footpaths and cycleways. Transport Assessment including travel plans will ensure that negative effects are mitigated. However, Network Rail has recently announced £10m of investment to support the current and further development of the South Humber Bank. The essence of their development plans is to build a 'looped' rail line leading into the port area from the Barton upon Humber line and leading out towards the Immingham west junction. (Pell Frischmann 2008) This could improve accessibility in the medium to long term. Policy SHBE-1 addresses the rail issues by including the provision of the Killingholme Rail Loop and appropriate rail sidings in the longer term (Post 2015). This will improve rail connections to freight by increasing the freight rail paths and leading to the possible reduction in HEVs.

The site has potential to become the Global Gateway of the north of England, attracting potential investors. The supporting DPD text suggests that potential investments at the port complex could be worth over £3bn over the next 10 years. The supporting DPD text highlights that there is the potential for the creation of 25,000 direct and indirect jobs on the South Humber Bank. Positive effects will be most significant over time as development levels increase. Ferry ward has lower than average rates of unemployment and dependence on benefits. Nevertheless, there are small pockets of deprivation in this ward, specifically within North and South Killingholme villages. The allocation of employment sites here therefore, may contribute to increase employment provision, services and facilities and thus help to tackle deprivation.

A number of significant negative effects have been predicted for this site allocation, relating predominantly to the environmental objectives. Significant negative effects have been predicted against SA objectives seeking to: reduce flood risk (e); increase development on previously developed land (f); minimise public exposure to air pollution (g); protect biodiversity and important wildlife habitats, both in protected and undesignated areas (h and i); reduce congestion, particularly around the South Humber Bank Ports (k); protect local water resources, soil quality and quantity (n) and minimise noise and light pollution (o). However Policy SHBE-1 demand issues to be addressed that will go a long way towards creating sustainable development

The site is at risk of flooding. Significant parcels of land lie within Flood Zones 2 or 3a. Along most its frontage the compartment is protected against flooding from the estuary by an earth embankment with revetment and wave wall on the crest. All land in the compartment lying within the Zone 3 boundary. Most of the land lying within Zone 3 is adequately protected against floods with a 0.5% (tidal) or 1.0% (fluvial) annual probability of flooding and therefore may be classified as NE/NLC SFRA Zone 3(i) (high risk, low vulnerability). There are a number of exceptions which are detailed in the SFRA. The DPD states that FRAs will be required for individual developments guided by the SFRA and PPS25 which could also reduce overall risk. However, it is considered that the implications of sea level rise in addition to current flood risk will lead to significant risk in the medium to longer term, if the South Humber Bank is developed above current levels. Both of the areas of the flood bank at the South Humber Bank are work in progress under the Humber Flood Risk Management Strategy (March 2008) and negotiations are in progress with the EA. In addition a South Humber Bank Drainage Strategy has been agreed with all parties involved and is progressed to be implemented in 2011/2012.

The site adjoins the Humber Estuary, designated as Ramsar site, SPA, SAC and SSSI. Intensification of the site development is likely to have significant negative effects on this designation. This is reflected in the HRA Stage 2 Report, within which a range of effects ranging from physical loss; physical damage; non-physical disturbance; changes in water quality; and water abstraction are described.

It is recognised within the text that there are international, national and local nature conservation sites within and adjacent to the site. The policy wording states that development shall only take place if there has been 'appropriate consideration' given to protected sites. This includes not harming ecological integrity and complying with HRA to the satisfaction of all parties concerned. EIA and HRA will be required for all development proposals. This could help to minimise the potentially negative effects from development of the protected sites. Effects are likely to be greatest in the short and medium term during construction activity. The DPD states that the timing of construction on the site should ensure that wildlife disturbance is minimised. Mitigation will be measured against the South Humber Bank Gateway Conservation Mitigation Strategy Delivery Plan. This has been developed through discussions with appropriate conservation bodies, developers and councils to agree the approach to secure and deliver areas of land within and outside of the South Humber Bank Employment Zone which will adequately mitigate the loss of high tide roost sites. It must be noted, however, that to date there are no pieces of land allocated for management as high tide roost sites. There will also be project level HRA required for each planning application within SHBE-1. The RSPB and NE have both signed the Memorandum of Understanding agreeing to work towards developing and delivering the Mitigation Strategy. The primary function of the Mitigation Strategy has been to ensure that actions taken at a strategic level will ensure that development within the South Humber Gateway (of which SHBE-1 forms a part) does not have an adverse effect on the integrity of the SPA.

Although not included in the site specific allocation SA Framework, it is noted that in the Core Strategy text, *'The Global Gateway is ... important with regards to the Green Economy around the estuary, and the area has great potential for green energy with regards to bio fuels and wind turbines. Due to the current types of*

*industry already in this region this would be a natural progression. Drax PLC recently announced a £600m renewable energy power plant for the South Humber Bank. The need for green energy is only going to increase and the South Humber Bank is an ideal site having already established links to the power and energy industries.'* However, development of this kind has not been specifically referenced in policy SHBE-1. The policy refers only to 'port-related' activities.

**Table D.3 - Summary of Appraisal of the Employment sites listed in the Submission Draft H&ELA DPD (2010)**

SA Objective		SA Criteria											
		SHBE-1	NKAE-1	SCUE-1	SCUE-2	HUME-1	SANE-1	BRIE-1	BARE-1	NEWE-1	EALE-1	EALE-2	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	0	0	++	-	0	+/-	++	++	-	+/-	-
		Be in accordance with the settlement hierarchy?	0	0	+++	+	0	-	++	+	+	+	+
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	++	++	++	+++	+	+	++	++	++	+	+
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	+/-	+	+++	++	+	-	++	+	++	++	++
		Provide safe and convenient access to the road network and sustainable modes of transport?	++	+	++	++	--	-	-	++	+/-	++	++
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	---	++	++	++	++	---	--	--	---	--	--
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	--	+/-	+++	--	--	+/-	++	-	-	-	++
		Encourage the development of industrial land?	-	0	+++	0	0	0	++	0	0	0	0
g	To improve air quality	Minimise the risk of public exposure to air pollution?	--	--	-	--	--	--	--	--	-	--	--
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	---	++	-	--	-	--	+/-	+	-	+	+
		Protect and enhance woodland areas?	---	0	0	--	-	0	+/-	0	0	0	0
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	0	0	0	--	+	0	0	--	-	-	-
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	---	-	-	0	0	-	0	0	-	-	-
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	+	+	--	-	--	-	-	-	--	+/-
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	--	--	-	--	--	--	-	-	-	-	-
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	++	-	0	-	--	--	+	0	0	0	0
		Minimise the need to travel and encourage walking and cycling as modes of transport?	+++	-	+++	++	0	--	+	++	++	++	++
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas	-	-	-	+	+	-	0	+	+	0	0

SA Objective		SA Criteria	SHBE-1	NKAE-1	SCUE-1	SCUE-2	HUME-1	SANE-1	BRIE-1	BARE-1	NEWE-1	EALE-1	EALE-2	
	settings	of historical and/or archaeological importance?												
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	--	-	+	-	--	+/-	0	0	-	-	-	
		Avoid development in areas protected for water quality reasons?	--	--	+/-	---	--	--	---	--	--	--	--	
		Lead to the remediation of contaminated sites?	+/-	+	++	+	+/-	+/-	++	+/-	+/-	0	+/-	
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	--	--	+	--	--	--	--	-	-	-	-	
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	+++	+++	++	++	++	++	++	++	++	++	++	
		Increase the total number of VAT registered businesses?	+++	+++	++	++	++	++	++	++	++	++	++	++
		Encourage inward investment?	+++	+++	++	++	++	++	+/-	++	0	++	++	
q	To create vibrant towns and village centres in both rural and urban areas	Contribute to the vibrancy of towns and villages?	+/-	+++	++	++	0	+/-	++	++	++	++	++	
r	To increase the diversity of employment	Encourage a range of employment types?	+	++	+++	++	+	+	+	+	+	++	++	
s	To support and improve the economic activity for rural areas	Increase the number of businesses in rural areas?	+	+	0	0	+	++	0	0	++	++	++	
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	--	0	0	0	0	0	0	--	--	--	0	

## Assessment Results for the General DPD Policies

Two general policies are included within the Revised Submission draft H&E Land Allocations DPD; one relating to phasing of delivery of housing land and one to development in town and district centres. Table D.4 provides a summary of the assessment of the two general DPD Policies.

These policies are assessed as having no likely effect on the majority of the objectives, as a result of the specific nature of the policies which address issues only covered by a few of the SA objectives.

Policy H1 was assessed as having likely significant positive effects on the following objectives.

- To tackle poverty, social exclusion and inequality geographically as well as demographically (Objective 2);
- To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard (Objective 6);
- To make the best use of previously developed land and existing buildings (Objective 10);
- To maintain and enhance the quality of countryside and wider landscape (Objective 15);
- To reduce congestion, particularly around the South Humber Bank Ports (Objective 16);
- To improve public transport provision and promote sustainable modes of transport (Objective 17);
- To protect local water resources, soil quality and quantity (Objective 21); and
- To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas (Objective 24).

This is as a result of requirements for the provision of sufficient housing which will include a proportion of affordable housing and thus benefit the local community and local economy. By requiring the phasing of housing provision to prioritise development on previously developed land and supporting the creation of sustainable communities, Policy H1 is likely to have resultant positive effects on the local environment as no negative effects are considered likely to arise as a result of its implementation.

Policy TC1 is assessed as having likely significant positive effects on three of the economic objectives as a result of the policy's effect on promoting economic growth through the provision of a range of local facilities, particularly retail:

- To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas (Objective 24);
- To create vibrant towns and village centres in both rural and urban areas (Objective 25); and
- To support and improve the economic activity for rural areas through the retention of local facilities (Objective 27).

No significant negative effects were predicted against either of the policies.

**Table D.4 – Summary of Appraisal of the General Policies listed in the Submission Draft H&ELA DPD (2010)**

SA Objective		H	TC1
1	To promote healthier communities	0	+
2	To tackle poverty, social exclusion and inequality geographically as well as demographically	++	+
3	To enhance skills, qualifications and the overall employability of the population	0	0
4	To reduce crime, the fear of crime and to promote safer neighbourhoods	0	0
5	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community	0	+
6	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	+++	0
7	To encourage the participation in culture, leisure and recreational activities including in the countryside	0	+
8	To minimise the risk of flooding	+	0
9	To adapt to the impacts of climate change for the built and natural environment	0	0
10	To make the best use of previously developed land and existing buildings	+++	+
11	To improve air quality	+	+
12	To reduce greenhouse gases emissions particularly from transport	0	+
13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.	0	0
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs) , Ramsar sites and Special Areas of Conservation (SACs)	0	-
15	To maintain and enhance the quality of countryside and wider landscape	++	+
16	To reduce congestion, particularly around the South Humber Bank Ports	++	0
17	To improve public transport provision and promote sustainable modes of transport	++	0
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings.	0	+
19	To increase energy efficiency and increase the use of renewable energy particularly from wind energy	0	0
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	+	0
21	To protect local water resources, soil quality and quantity	++	0
22	To promote the use of sustainably sourced products and resources and re-using and recycling products	0	0
23	To minimise noise and light pollution	0	+
24	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	++	++
25	To create vibrant towns and village centres in both rural and urban areas	+	+++
26	To increase diversity of employment	0	+
27	To support and improve the economic activity for rural areas through the retention of local facilities	0	+++
28	To promote and enhance opportunities for tourism, particularly in rural areas	0	+

## Assessment Results for Development Limits

A total of 74 development limits were reviewed by NLC and included in the Submission Draft H&ELA DPD.

As for the previous iteration of assessment of development limits, a detailed appraisal of settlement hierarchy (thus the development limits) was not undertaken as development limits have been set in accordance with Adopted Core Strategy Policy CS3 (Development Limits) which was appraised in the SA of the Core Strategy. Instead, a brief generic appraisal has been undertaken to understand the main effects of the proposed development limits on the SA objectives.

Land with planning consent for residential development or community facilities where development has been implemented' has led to the redrawing of settlement boundaries in some instances' could potentially have negative effects against the SA Objectives, through the potential loss of greenfield land. However, it is regarded that most of these modifications are small scale urban extensions, which could have beneficial

effects against SA Objectives such as those seeking to improve accessibility to services, facilities and employment as well as enhance the vitality and viability of settlements.

In some instances, the settlement boundaries have been redrawn from the local plan boundaries, in accordance with Core Strategy Policy CS3, to accommodate housing and employment land designations. As demonstrated above, CS3 is likely to have beneficial effects against a number of the SA Objectives. Settlements that have been redrawn include:

- Crowle (to encompass site CROH-1);
- Kirton in Lindsay (to encompass KIRH-1); and
- Winterton (to encompass WINH-2 and WINH-3).

The assessment summaries of these sites provided in the section above (under employment and housing sites) provides an interpretation of the potential effect of the redrawing of the settlement boundaries to include certain sites in these settlements against the SA Objectives.

More generally, the criteria and principles used for assessing the need for development limits from Adopted Core Strategy Policy CS3 (Development Limits) strive to ensure that development is sustainable resulting in overall positive effects through (in brackets the SA objectives against which the criterion is aligned):

- Underlying principle: Directing development to existing appropriate settlements (H&E SA Objective a);
- Underlying principle: Allowing for the expansion of appropriate settlements to meet the needs for future growth (Core Strategy SA Objectives 02, 24);
- Underlying principle: Protecting the countryside from inappropriate development (Core Strategy SA Objectives 13, 15, 18);
- Criterion: Capacity - the ability of the settlement to accommodate future development based on existing and proposed infrastructure, on its access to facilities and services and levels of public transport. (Core Strategy SA objectives 05, 16,17);
- Criterion: Capacity - the ability of the settlement to accommodate future development including the availability of previously developed land. (Core Strategy SA Objective 10);
- Criterion: Character - the limit will be drawn to reflect the need to protect and enhance settlement character. (Core Strategy SA Objective 18);
- Criterion: Character - Protecting important areas of open space or land with the characteristics of open countryside within and adjacent to settlements by not including them within development limits. Large rear gardens or paddocks stretching well out the villages built form will also be excluded. (Core Strategy SA Objective 15);
- Development outside these defined boundaries will be restricted to that which is essential to the functioning of the countryside. This will include uses such as that related to agriculture, forestry or other uses which require a countryside location or that which will contribute to the sustainable development of the tourist industry. (Core Strategy SA Objectives 02, 07, 15, 25, 27 and 28)

In terms of the settlement hierarchy, the development limit around the main urban area of Scunthorpe will result in overall significant positive effects on the majority of the SA objectives.

With regard to the market towns, an increase or focus for development may contribute to improving affordable housing provision, employment provision, services and facilities and thus help to tackle poverty and inequality for example in Brigg (29% of the Brigg and Wolds Lower Layer Super Output Area ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score). As such, overall positive effects are predicted against Core Strategy SA objectives 02 (to tackle poverty), 05 (to improve accessibility to key services) and SA06 (to provide affordable housing). In addition, the market towns are considered to be well served in terms of transport with good accessibility (road and railway) to employment areas, services and

facilities and as such, setting development limits would result in overall positive effects on Core Strategy SA objective 05 (accessibility) and SA objective 17 (to promote more sustainable modes of transport).

There is likely to be brownfield/greenfield sites within the development limits for market towns which may have been colonised by important species and as such, minor negative effects are predicted against the Core Strategy SA objective 13 (to protect and enhance biodiversity outside designated sites). However, effective implementation of Core Strategy Policies 15 and 16 which require developers to incorporate green infrastructure and biodiversity enhancement measures is likely to offset these negative effects to a certain degree. The setting of development limits will also ensure the protection of countryside and other important ecologically designated sites from development and therefore overall positive effects are predicted against Core Strategy SA objectives 14 and 15.

Investment in the market towns may help to improve the employment rate as well as inward investment. An increase in development in the area may help its regeneration and subsequent attractiveness, which may attract businesses resulting in positive effects against the economic objectives.

Setting development limits for rural settlements will result in overall positive effects on the environmental objectives. However, negative effects are predicted against the social Core Strategy objectives SA 02, 05, 06 and economic objective 27 as restricting development in rural areas may exacerbate social exclusion, poor accessibility and deter economic activity in these rural areas.

The HRA Stage 1 (Screening stage, included in the Stage 1 and Stage 2 HRA Report, October 2010) assessed all of the development limits included within the plan. The findings predicted likely significant effects due to the potential for developments within the limits of the following settlements/development sites:

- Epworth;
- Sandtoft Airfield;
- Crowle;
- Scunthorpe;
- Amcotts and Flixborough Industrial Estate;
- Winterton;
- Barton upon Humber;
- Barton upon Humber Town Centre;
- New Holland; and
- Barrow upon Humber.

The Screening stage findings recommend that the plan includes a requirement that *“any planning application should be subject to the HRA process in relation to the [relevant international site against which likely significant effects may occur]”*. Further detail of which international sites may be affected for each of the development limits can be found in the Stage 1 and Stage 2 HRA Report.

Preferred Sites for Assessment: Submission Draft Housing and  
Employment Land Allocations DPD (2010)

**Table E.1 – Preferred Sites for Assessment Submission Draft H&ELA DPD (2010)**

Policy number in HELA DPD Revised Submission Draft	Location	SA Notes
SCUH-1 Land at Phoenix Parkway Phase 2 (Former reference number 36-40)	Scunthorpe	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
SCUH-2 Land at Phoenix Parkway Phase 1	Scunthorpe	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
SCUH- 3 Land at Glebe Pit	Scunthorpe	Included in SAR previous reference 36-3. Previous assessment used to inform revised detailed assessment.
SCUH-4 Land at Former Oakfield School	Scunthorpe	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
SCUH-5 Land off Burringham Road	Scunthorpe	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
SCUH-6 Land at Plymouth Road	Scunthorpe	Included in SAR previous reference 36-2. Previous assessment used to inform revised detailed assessment.
SCU H-7 Dartmouth Road	Scunthorpe	New site therefore new detailed assessment required.
SCUH-8 Land north of Doncaster Road	Scunthorpe	Included in SAR previous reference 36-68. Previous assessment used to inform revised detailed assessment.
SCUH-9 Land at Hebden Road	Scunthorpe	New site therefore new detailed assessment required.
SCUH-10 Land south of Ferry Road West	Scunthorpe	Included in SAR previous reference 36-5. Previous assessment used to inform revised detailed assessment.
BARH-1 Land at Pasture Road South	Barton upon Humber	Included in SAR previous reference IN1-10. Previous assessment used to inform revised detailed assessment.
BARH-2 Land at Pasture Road South	Barton upon Humber	Included in SAR previous reference 7-2. Previous assessment used to inform revised detailed assessment.
BARH-3 St Mary's Cycle Works, Marsh Lane	Barton upon Humber	Included in SAR previous reference 7-15. Previous assessment used to inform revised detailed assessment.
BRIH-1 Land north of Atherton Way	Brigg	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
BRIH-2 Land at Western Avenue	Brigg	Included in SAR previous reference 10-1. Previous assessment used to inform revised detailed assessment.
BRIH-3 Land at Wrawby Road Phase 2	Brigg	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
BRIH-4 Land at Wrawby Road Phase 1	Brigg	Included in SAR previous reference 10-2. Previous assessment used to inform revised detailed assessment.
CROH-1 Land to the east of Fieldside	Crowle	Included in SAR previous reference 13-10. Previous assessment used to inform revised detailed assessment.
KIRH-1 Land at and adjoining Beechcroft, Station Road	Kirton in Lindsey	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
WINH-1 Land at rear of Newport Drive	Winterton	New site therefore new detailed assessment required.
WINH-2 Land North of Cemetery Road	Winterton	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
WINH-3 Land at Top Road	Winterton	Included in SAR previous reference 44-1. However some of this site was only included in the sifting exercise in 2007.
SHBE-1 South Humber Bank	South Humber Bank	Included in SAR previous reference IN1-1, 57-1. Previous assessments used to inform revised detailed assessment.
NKAE-1 North Killingholme Airfield	North Killingholme	Included in SAR previous reference IN1-2, 31-1. Previous assessments used to inform revised detailed assessment.
SCUE-1 Normanby Enterprise Park	Scunthorpe	Included in SAR previous reference IN1-3, 36-70. Previous assessments used to inform revised detailed assessment.
SCUE-2 Mortal Ash Hill,	Scunthorpe	Included in SAR previous reference 36-66 . Previous assessment used to inform revised detailed assessment.
HUME-1 Humberside Airport	Kirmington	Included in SAR previous reference 55-1. Previous assessment used to inform revised detailed assessment.
SANE-1 Sandtoft Business Park	Sandtoft	Included in SAR previous reference 56-1. Previous assessment used to inform revised detailed assessment.
BRIE-1 Brigg Sugar	Brigg	Included in SAR previous reference IN1-9, 10-19. Previous assessments used to inform revised detailed assessment.
BARE-1 Humber Bridge Industrial Estate	Barton upon Humber	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
NEWE-1 Hew Holland Industrial Estate,	New Holland	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
EALE-1 Spen Lane	Ealand	Included in SAR previous reference 14-5, CIN16. Previous assessments used to inform revised detailed assessment.
EALE-2 South of Railway	Ealand	Included in the sifting of site exercise in 2007. Not included in the Pre-Submission Second Stage DPD (2009) therefore new detailed assessment required
BRIGT-1 Land North of Scawby Road	Brigg	New site therefore new detailed assessment required.
BRIGT-2 Land south of Silversides Lane	Brigg	New site therefore new detailed assessment required.
BARGT-1 Caistor Road	Barton upon Humber	Included in SAR previous reference GT7-3. Previous assessment used to inform revised detailed assessment.
H1 – Phasing of Housing Land	n/a	New general policy therefore new detailed assessment required
TC1 - Development in North Lincolnshire's town centres and district centres	n/a	New general policy therefore new detailed assessment required

## Appendix F

# Detailed Appraisal Tables for Residential Site Allocations: Submission Draft Housing and Employment Land Allocations DPD (2010)

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## Introduction

This section has been included for reference purposes.

It replicates Appendix I as it appeared in the H&ELA Submission Draft DPD (2010).

## Key

<b>Effects</b>				<b>Duration</b>		<b>Permanence</b>		<b>Certainty</b>	<b>Assessment</b>
<b>Magnitude</b>		<b>Scale</b>							
✓✓	Major Positive	Local	Within North Lincolnshire	ST-MT	Short term - Medium term	Temp	Temporary	Low	<b>+++</b> Strongly positive <b>++</b> Moderately positive <b>+</b> Slightly positive <b>0</b> No effect <b>-</b> Slightly negative <b>--</b> Moderately negative <b>---</b> Strongly negative Combination of positive and negative effects / neutral effect n/a Not assessed
✓	Minor Positive	Sub-Reg	Lincolnshire	ST-LT	Medium term - Long term	Perm	Permanent	Med	
-	No effect	Reg/Nat	East of England and beyond	MT-LT	Medium term - Long term			High	
?	Unclear Effects			ST	Short term				
x	Minor Negative			MT	Medium term				
xx	Major Negative			LT	Long term				

<b>Terms</b>		
<b>Mag</b>		Magnitude
<b>Scale</b>		Geographic extent
<b>T/P</b>		Temporary/permanent
<b>Cert</b>		Certainty
		<b>Temporary:</b> effects will be only within the plan period <b>Permanent:</b> effects likely to be felt beyond the plan period
<b>ST</b>		Short term
<b>MT</b>		Medium term
<b>LT</b>		Long term
<b>Sm</b>		Summary assessment
		<b>Short term:</b> 5 years; <b>Medium term:</b> between 5 and 10 years; <b>Long term:</b> beyond 10 years.

Table F.1 – Site SCUH-1

SCUH-1 Land at Phoenix Parkway Phase 2 (Former reference number 36-40)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.	
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	+	+	+	+	The site is a greenfield site but is located within the development limits of Scunthorpe and adjacent to existing residential and employment land uses. This is therefore considered to be an appropriate greenfield urban extension and as such is in accordance with CS Core Policies.	None identified.	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is within Crosby and Park Ward, which is the second most deprived ward in the North Lincolnshire area. New development and investment in this area is likely to benefit the local community.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective. This will be achieved through CS Policy CS25.	
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is located adjacent to a number of existing employment sites. Scunthorpe town centre is accessible by public transport from the site; however it is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.	

		Improve accessibility to key services?	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy SCUH-1 does not include any requirements to improve access to green spaces. However the site is adjoined on two sides by open space located within 1km of a number of existing open spaces, areas designated for their amenity importance and playing fields. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>



d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site is proposed for 149 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site. This is likely to be delivered through Core Strategy Policy 5.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of greenfield land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-1 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensuring that any increase in flood risk is minimised and mitigated.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High		-	-	-	-	The site is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High		-	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may	None identified.

													reduce the significance of this effect.	
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing could be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med		--	--	-	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-1 states that an air quality assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained, which is likely to have a further small positive effect on absorbing emissions.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med	--	--	--	--	<p>The site is not known locally for its nature conservation interest. However, the site is undeveloped grassland and as such is likely to support a range of species. Development of the site is likely to result in the loss of any such species. Additionally, the site is located adjacent to an area designated for its Low Heathland BAP habitat which is designated as Atkinson's Warren Local Nature Reserve, and as such development of SCUH-1 may have negative effects on the ecology and biodiversity of this adjacent area. The site is also located in proximity to Phoenix Parkway Local Nature Reserve. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity within the site itself. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced and that landscaping should be provided to minimise the visual impact of the site. These are likely to make some small contribution to reducing the negative effect on local biodiversity, particularly that of the adjacent Local Nature Reserves.</p>	<p>An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS16 and CS17</p>
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		Protect and enhance woodland areas?	X	Local	ST-LT	Perm	High	--	-	-	--	The site is located adjacent to a designated area of woodland and, although unlikely to cause any direct loss of this woodland, is likely to have a significant negative effect on the biodiversity supported by this area. However, Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, and that landscaping should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective. Additionally, the negative effect is likely to reduce in the medium and long term when construction is completed and disturbed ecosystems begin to recover.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	X	Local	ST-LT	Perm	High	--	-	-	--	The site is located within 400m of Atkinson's Warren and Phoenix Parkway Local Nature Reserves. However, Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, and that landscaping should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective. Additionally, the negative effect is likely to reduce in the medium and long term when construction is completed and disturbed ecosystems begin to recover.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Perm	Low	-	-	-	-	<p>The site is located approximately 2km of the Humber Estuary, designated as a Ramsar site and SAC. The likelihood of significant effects from development of SCUH-1 was considered in the Stages 1 and 2 HRA. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle.</p>	<p>As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.</p>
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	-	-	-	-	<p>The site is not located in proximity to any areas designated for their high landscape value. However, the site is a greenfield site and is in proximity to a number of valuable natural sites. As such, negative effects on the landscape are likely. However, Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, and that landscaping should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective.</p>	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Furthermore, the DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. Overall, a minor negative effect on this objective is likely on all timescales.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy SCUH-1 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be low, except for accessing local services and facilities.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med	+	+	+	+	A Conservation Area is located within 1.5km of the site. However, there are no protected heritage assets within SCUH-1 or in closer proximity than this. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	+	+	+	+	Although greenfield land, the Agricultural Land Classification for the site is 'urban'. It is considered that alternative areas with a high ALC grade may be protected through development of this site.	This site should be developed in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	There may be contamination issues due to the existing/previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med		-	-	-	-	Some light and noise pollution may occur as a result of the development of a currently undeveloped site. However, within the context of surrounding urban land uses, particularly the industrial estate to the north of the site, the effect of development of SCUH-1 is likely to be small. Furthermore, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced and that landscaping should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective.	None identified.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.

		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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Table F.2 - Site SCUH-2

SCUH-2 Land at Phoenix Parkway Phase 1 (Former reference number 36-41)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is a greenfield site but is located within the development limits of Scunthorpe and adjacent to existing and proposed residential and existing employment land uses. This is therefore considered to be an appropriate greenfield urban extension and as such is in accordance with CS Policies.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	The allocation is within Crosby and Park Ward, which is the second most deprived ward in the North Lincolnshire area. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located adjacent to a number of existing employment sites. Scunthorpe town centre is accessible by public transport from the site; however it is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development should adhere to the requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy SCUH-2 does not include any requirements to improve access to green spaces. However the site is located within 1km of an area of designated amenity space, as well as vacant grassland. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy SCUH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-2 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Access to the site will be provided off Park Farm Road is proposed, which is likely to result in further positive effects, assuming that these access points will be completed prior to occupation of the site.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is proposed for 50 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of greenfield land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-2 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensuring that any increase in flood risk is minimised and mitigated.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High		-	-	-	-	The site is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High		-	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	ST-LT	Perm	Med		---	---	--	---	<p>The site is within proximity of Skippingdale Industrial Estate and therefore the impact of noise, odour and dust on the site should be assessed. Furthermore, development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-2 states that an air quality assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective.</p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. The planting of vegetation, particularly trees, should be undertaken to absorb some emissions and protect residents of the site from the negative effects of road traffic and adjacent land uses.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	X	Local	ST-LT	Perm	Med		-	-	+/-	-	<p>The site is not known locally for its nature conservation interest. However, the site is undeveloped grassland and as such is likely to support a range of species. Development of the site is likely to result in the loss of any such species. However, the incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term.</p>	<p>An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.</p>
		Protect and enhance woodland areas?	-						0	0	0	0	<p>There are no areas of woodland located on or in proximity to the site.</p>	<p>Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.</p>

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is located within 500m of Atkinson's Warren Local Nature Reserve. However, between the site and the LNR is existing housing and as such, development of the site is not considered likely to have any negative effects on this designated area.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Perm	Low	-	-	-	-	The closest international sites to this allocation are the Humber Estuary SAC and Ramsar sites; both located approximately 2.2 km north-west. The likelihood of significant effects from development of SCUH-2 was considered in the Stages 1 and 2 HRA. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-						0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Although the site is a greenfield site, nearby land uses include residential, employment and industrial uses and as such, no negative effects are considered likely as a result of the development of this site, particularly given its small size. As such, negative effects on the landscape are likely. However, Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, and that landscaping should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective.	Existing trees and hedges should be retained and enhanced, and landscaping should be provided to minimise the visual impact of development of the site on adjacent land uses.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-						0	0	0	0	The development of the site is likely to lead to an increase in traffic congestion. However, given the small size of the site, particularly in relation to the size of Scunthorpe town, negative effects are considered likely to be negligible.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport Scunthorpe High Street, employment area, local services and railway station.	In line with CS policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy SCUH-2 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be low, except for accessing local services and facilities.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	A Conservation Area is located within 700m of the site. However, there are no protected heritage assets within SCUH-2 or in closer proximity than this. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	Although greenfield land, the Agricultural Land Classification for the site is 'urban'. It is considered that alternative areas with a high ALC grade may be protected through development of this site.	This site should be developed in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low		++	++	++	++	The site is located in proximity to former steel works and there therefore exists a potential for contaminated land which would need to be remediated prior to development. Policy SCUH-2 states that a Contaminated Land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	Some light and noise pollution may occur as a result of the development of a currently undeveloped site. However, within the context of surrounding urban land uses, particularly the Skippingdale Industrial Estate to the north of the site, the effect of development of SCUH-2 is likely to be small. Furthermore, the site is proposed for residential provision and as such the extent of this effect is likely to be small.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. This will be in accordance with CS Policies.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	None identified.

Table F.3 - Site SCUH-3

SCUH- 3 Land at Glebe Pit (Former reference number 36-3)														
SA Objective		Effects					Assessment				Summary of Effects		Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the Scunthorpe settlement boundary.	None identified.

		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is within Crosby and Park Ward, which is the second most deprived ward in the North Lincolnshire area. New development and investment in this area is likely to benefit the local community.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located adjacent to a number of employment sites and in proximity to the town centre which includes a larger range of employment opportunities. Scunthorpe High Street is located within 1km of the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	The surrounding residential uses and proximity of the site to the town centre (Scunthorpe High Street is located within 1km of the site) and local services will contribute to ensuring that residents can access facilities and services. Pedestrian and cycle links within the site and with wide networks will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis to promote positive effects on this objective. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy SCUH-3 does not include any requirements to improve access to green spaces. However the site is located within 1km of a number of existing open spaces and playing fields. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy SCUH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-3 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. Access should be achievable from Glebe Road however engineering work will be required to ensure satisfactory access to the site. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 279 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site will involve the re-development of previously developed, industrial land.	Where possible, existing buildings should be retained and renovated rather than removed and reconstructed.
		Encourage the development of industrial land?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site will involve the re-development of previously developed, industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med		--	--	-	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	The site is not known locally for its nature conservation interest. However, the site is principally undeveloped and as such some species may have colonised the undeveloped areas. Development of the site is likely to result in the loss of any such species. However, the incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	The entire site is located approximately 3.5km from the Humber Estuary Ramsar site and SAC. The likelihood of negative effects from development of SCUH-3 on the Humber Estuary designated area has been considered through the Stage 1 and 2 HRA of the DPD. The allocation is for an area of previously developed land within the centre of the existing settlement (bound on all sides by industrial developments). This makes it unlikely to be used as a high tide roost site or foraging site for birds from	None identified.

													the Ramsar site. Furthermore, there is existing public open space in proximity to this allocation site, meaning it is unlikely that there would be increased recreational pressure on the SAC/Ramsar site. The screening stage (1) of this assessment did not identify likely significant effects and as such no further appropriate assessment work on this site is considered necessary.	
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0		The entire site is located within 4 km of the Humber Estuary, designated as a Ramsar site, SPA, SAC and SSSI. The likelihood of negative effects from development of SCUH-3 on the Humber Estuary designated area has been considered through the Appropriate Assessment of the DPD. The screening stage of this assessment did not identify likely negative effects and as such no further appropriate assessment work on this site is considered necessary.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		No obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	-	-	-	-		The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Furthermore, the DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. Overall, however, a minor negative effect is likely on all time scales.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Scunthorpe High Street and a range of community facilities and services.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	Policy SCUH-3 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. The site is located within 1km of Scunthorpe High Street and a range of community facilities and services, thus further promoting non-motorised modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med	+	+	+	+	There are no protected heritage assets on or near the site. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is considered not to be valuable agricultural land as the Agricultural Land Classification for the site is 'urban'. It is considered that alternative areas with a high ALC grade will be protected.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	Some light and noise pollution may occur due to the employment uses adjacent to the allocation. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.4 - Site SCUH-4

SCUH-4 Land at Former Oakfield School (Former reference number 36-47)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the Scunthorpe settlement boundary.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is within Ashby Ward, which, overall, ranks fifth out of the 17 North Lincolnshire wards for deprivation. The smaller neighbourhoods of Ashby are known to include pockets of higher deprivation (among some of the worst 10% in the country). Although SCUH-4 is not located within one of the more deprived Super Output Areas, development in proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is located within 1km of Ashby town centre, and as such has good accessibility by foot, bicycle and public transport to the employment opportunities offered within Ashby. Scunthorpe Town Centre is at a distance of greater than 1km from the site; however it is accessible within 30 minutes by public transport.	None identified.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services will further contribute to ensuring that residents can access facilities and services. Pedestrian and cycle links within the site and with wide networks will promote accessibility and are required by Policy SCUH-4 to link development with the town centre, residential areas and the wider rights of way network. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy SCUH-4 does not include any requirements to improve access to green spaces. The site is located adjacent to school playing fields and within 1km of a number of recreational areas and areas of amenity importance. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them. Given the small size of the plot, it is considered unfeasible to include a neighbourhood open space within the development.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy SCUH-4 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-4 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Furthermore, Policy SCUH-4 states that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network, particularly given the increase in traffic likely as a result of development of SCUH-4 in a principally residential area.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	+	+	+	+	The site is proposed for 20 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	?	Local	ST-LT	Perm	Med	+	+	+	+	The site is located within Flood Zone 1 and thus all land uses are suitable in flooding terms. Furthermore, the site is a brownfield site and as such development is unlikely to increase the proportion of impermeable land surface. The site is smaller than 1ha and therefore a flood risk assessment is not required. However Policy SCUH-4 does not include requirements for consideration of flood risk, be it from fluvial or other sources of flooding and whether it will result in flooding elsewhere. Policy SCUH-4 also does not require or promote the use of Sustainable Urban Drainage Systems and the layout and form of the development to reduce flood risk.	Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site will involve the re-development of previously developed land.	Where possible, existing buildings should be retained and renovated rather than removed and reconstructed.
		Encourage the development of industrial land?	-						0	0	0	0	The site does not encourage the development of industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med		-	0	0	-	The site is located within a predominantly residential area and as such the level of exposure of future residents of SCUH-4 is not considered likely to be any greater than that of existing residents of the area. Development of the site is likely to result in a small increase in the volume of automobile traffic, with minor negative effects on air pollution. Demolition of existing buildings and construction of the residential premises on SCUH-4 is likely to result in increased emissions during construction. However, given the very small size of the development in comparison with the large size of Scunthorpe, the effect of development of SCUH-4 on air quality is considered likely to be negligible once construction is complete.	The planting of vegetation throughout and around the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	The site is a former school site and, although some flora and fauna are likely to have colonised the site, it is unlikely to support a valuable range of species. There are no known BAP priority habitats or species located on or in proximity to the site. The incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to any valuable existing habitats and species and species in accordance with CS Policies CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.

		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Silica Lodge Local Nature Reserve is located within 2km of SCUH-4. However, a large area of existing residential properties is located between the site and the LNR and as such redevelopment of SCUH-4 is unlikely to have any effects on Silica Lodge designated area.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The entire site is located within 6 km of the Humber Estuary, designated as a Ramsar site and SAC. The likelihood of significant effects from development of SCUH-4 on the Humber Estuary designated area has been considered through the Stage 1 (screening) HRA of the DPD. The allocation is for an area of previously developed land within the centre of the existing settlement (bound on all sides by industrial developments). This makes it unlikely to be used as a high tide roost site or foraging site for birds from the Ramsar site. Any development here would not lead to an extension of the town but rather lead to infilling existing developed land. Furthermore, there is existing public open space in proximity to this allocation site, meaning it is unlikely that there would be increased recreational pressure on the SAC/Ramsar site. Therefore there are no likely significant effects anticipated on these international sites.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	No obvious effects.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-					0	0	0	0	The development of the site is likely to lead to an increase in traffic congestion. However, given the small size of the site, particularly in relation to the size of Scunthorpe town and given the proximity of the services and facilities provided in Ashby, negative effects are considered likely to be negligible.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Ashby Town Centre and the concentration of buses located here and within 30 minutes of Scunthorpe Railway Station and bus routes serves the existing adjacent residential areas.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	Policy SCUH-4 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. The site is located within 1km of Ashby Town Centre and a range of community facilities and services, thus further promoting non-motorised modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med	+	+	+	+	There are no protected heritage assets on or near the site. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is a brownfield site and as such its redevelopment will make a small contribution to directing development away from valuable agricultural land.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+	+	+	+	It is possible that the site is contaminated and will require remediation prior to redevelopment. Policy SCUH-4 states that a contaminated land survey may be required although it does not state under which circumstances and an asbestos survey would be required prior to redevelopment.	The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within a residential area and as such future residents of SCUH-4 are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. The small amount of development proposed for site SCUH-4 is unlikely to have any significant impacts on levels of noise or light pollution.	Vegetation should be incorporated within the design of the site in order to protect future residents from adjacent land uses.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	-						0	0	0	0	The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on employment rate.	None identified.
		Promote local workforce?	-						0	0	0	0	The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on promoting the local workforce.	None identified.
		Encourage inward investment?	-						0	0	0	0	The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on inward investment.	None identified.

Table F.5 - Site SCUH-5

SCUH-5 Land off Burringham Road (Former reference number 36-46)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Perm	High		-	-	-	-	Although the site is located within the development limits of Scunthorpe, it is a disused allotment and could provide valuable open space land within the urban area of Scunthorpe. However, with a limited supply of previously developed sites within accessible locations, the significance of this effect is reduced.	Policy CS23 will ensure that a sufficient amount of open space is provided within the plan area.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site is located within Brumby Ward which is the most deprived Ward in North Lincolnshire. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within 1km of Ashby town centre, and as such has good accessibility by foot, bicycle and public transport to the employment opportunities offered within Ashby. Scunthorpe Town Centre is at a distance of greater than 1km from the site; however it is accessible within 30 minutes by public transport.	None identified.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High		++	++	++	++	<p>The surrounding residential uses and local services will further contribute to ensuring that residents can access facilities and services. Pedestrian and cycle links within the site and the wide networks will promote accessibility and are required by Policy SCUH-5 to link development with the town centre, residential areas and the wider rights of way network. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✗	Local	ST-LT	Perm	High		-	-	-	-	<p>The site is located within 1km of a number of areas valued for their amenity importance and future residents of SCUH-5 would benefit. However, development of the site would result in the direct loss of open space. Development of the site is likely to therefore reduce accessibility to green space for some of Natural England's Accessible Natural Greenspace Standards, not only for residents of SCUH-5 but for existing residents of the area. As such, negative effects on this objective are likely. However, it is understood from initial background studies for the LDF into open space provision (ongoing) that there is an overprovision of open space in the plan area. Further CS23 will ensure that there is a sufficient supply to meet the needs of the community. Therefore the significance of potential negative effects is reduced.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy SCUH-5 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-5 states that vehicular access points to the site will be agreed with the Highway Authority and a new highways access will be constructed, both of which are likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Furthermore, Policy SCUH-5 states that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network, particularly given the increase in traffic likely as a result of development of SCUH-5 in a principally residential area.</p>	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	+	+	+	+	<p>The site is proposed for 90 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.</p>	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-5 is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-5 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med		--	-	-	--	The site is located within a predominantly residential area and as such the level of exposure of future residents of SCUH-5 is not considered likely to be any greater than that of existing residents of the area. Development of the site is likely to result in a small increase in the volume of automobile traffic, with minor negative effects on air pollution. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The planting of vegetation throughout and around the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		-	-	+/-	-	The site is a former allotment site and, although some flora and fauna are likely to have colonised the site, it is unlikely to support a valuable range of species. There are no known BAP priority habitats or species located on or in proximity to the site. The incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to any valuable existing habitats and species and species in accordance with CS Policies CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.	
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Silica Lodge Local Nature Reserve is located approximately 1KM from SCUH-5. However, a large area of existing residential properties is located between the site and the LNR and as such redevelopment of SCUH-5 is unlikely to have any effects on Silica Lodge designated area.	None identified.	
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The entire site is located approximately 5 km from the Humber Estuary Ramsar site and SAC. The likelihood of negative effects from development of SCUH-5 on the Humber Estuary designated area has been considered through the Stage 1 (screening) HRA of the DPD. The allocation is for an area of previously developed land within the centre of the existing settlement (bound on all sides by industrial developments). This makes it unlikely to be used as a high tide roost site or foraging site for birds from the Ramsar site. Any development here would not lead to an extension of the town but rather lead to infilling existing developed land. Furthermore, there is existing public open space in proximity to this allocation site,	None identified.	

														meaning it is unlikely that there would be increased recreational pressure on the SAC/Ramsar site. Therefore there are no likely significant effects anticipated on these international sites.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0			No obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med	-	-	-	-			Development of SCUH-5 is likely to result in an increase in automobile traffic as a result of the increase in insensitivity of land use. Given the residential nature of proximal land uses, this is likely to result in increased potential for congestion at busy times of the day. However, the site is within walking distance of a range of local services and facilities and Ashby town centre, and development of SCUH-5 is proposed for 90 dwellings, and as such the increase in road traffic is likely to be small.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++			By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Ashby Town Centre and the concentration of buses located here and within 30 minutes of Scunthorpe Railway Station and bus routes serves the existing adjacent residential areas.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	Policy SCUH-5 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. The site is located within 1km of Ashby Town Centre and a range of community facilities and services, thus further promoting non-motorised modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med	+	+	+	+	There are no protected heritage assets on or near the site. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is not agricultural land and as such its redevelopment will make a small contribution to directing development away from valuable agricultural land.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within a residential area and as such future residents of SCUH-5 are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. Some light and noise pollution may occur as a result of the development of a principally undeveloped site. However, SCUH-5 is located adjacent to other residential areas, away from industrial uses or major roads and is small in size. As such, within the context of surrounding urban land uses, site SCUH-5 is considered likely to have a positive effect on this objective, in comparison with alternative sites for housing development.	Vegetation should be incorporated within the design of the site in order to protect future residents from adjacent land uses.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate, given the deprived nature of the ward in which SCUH-5 is located.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce, particularly given the deprived nature of the ward in which SCUH-5 is located.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses, given the deprived nature of the ward in which SCUH-5 is located.	None identified.

Table F.6 - Site SCUH-6

SCUH-6 Land at Plymouth Road (Former reference number 36-2)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Perm	High	-	-	-	-	Although the site is located within the development limits of Scunthorpe, it is open space land. Development of the site could therefore result in the loss of open space and playing fields. However, given the small size and specific location of the site and the fact that the majority of the open space is proposed to be retained, the magnitude of this negative effect is likely to be small.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	++	++	++	++	The allocation is within Brumby ward which is the most deprived ward in the North Lincolnshire area. Provision of housing, which will include a proportion of affordable housing, is likely to have significant positive effects on reducing deprivation, through the construction of a high quality built environment. However, development of the site will result in the loss of some open space, thus reducing accessibility to open space for residents of the site.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✗	Local	ST-LT	Perm	Med	-	-	-	-	The site is located adjacent in a principally residential area with few employment opportunities located within 1km of the site. A local town centre is located within 500m of the site which may include a small amount of employment provision. Scunthorpe town centre and the employment opportunities provided there, are accessible by public transport from the site; however the town centre is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.

	Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. Furthermore, the site is located within 500m of a local shopping area. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-6 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.</p>	<p>Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
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		Improve access to green space?	x	Local	ST-LT	Perm	High	-	-	-	-	Development of the site would result in the direct loss of open space. The site is located within a larger open space and within 1km of a number of other existing open spaces and areas designated for their amenity importance. As such, residents of the site would still have good access to open space. Development of the site is likely to ensure accessibility to green space for many of Natural England's Accessible Natural Greenspace Standards for residents of SCUH-6. Although construction of residential provision on SCUH-6 will result in the loss of open space, given the small size and specific location of the site (it will not disrupt the continuity of the open space) and the fact that the majority of the open space is proposed to be retained, the magnitude of this negative effect is likely to be small. It is understood from initial background studies for the LDF into open space provision (ongoing) that there is an overprovision of open space in the plan area. Further CS23 will ensure that there is a sufficient supply to meet the needs of the community. Therefore the significance of potential negative effects is reduced.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy SCUH-6 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-6 also states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site.	Upgrades to access to the site should be completed prior to occupation.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is proposed for 16 dwellings which is just above the threshold for requiring affordable housing provision, and thus a proportion of the dwellings will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site. Given the deprived nature of the area in which the site is located, a higher proportion of affordable housing is recommended for SCUH-6.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. Development of undeveloped land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface; however, given the small size of the site and the adjacent area of permeable open space, the magnitude of this effect is considered to be small.	The net increase in surface water runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-6 is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-6 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Temp	Low		-	0	0	-	The site is located within a predominantly residential area and as such the level of exposure of future residents of SCUH-4 is not considered likely to be any greater than that of existing residents of the area. Development of the site is likely to result in a small increase in the volume of automobile traffic, with minor negative effects on air pollution. However, given the very small size of the development in comparison with the large size of Scunthorpe, the effect of development of SCUH-6 on air quality is considered likely to be negligible once construction is complete.	The planting of vegetation throughout and around the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		-	-	+/-	-	The site is not known locally for its nature conservation interest. However, the site is open space and as such is likely to support a small range of species which are likely to be lost as a result of development of the site. The incorporation of landscaping within the site is may provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17
		Protect and enhance woodland areas?	-						0	0	0	0	The site is located in within 750m of the Brumby Wood Local Nature Reserve. Given the location of residential land uses between the site and this woodland, no negative effects are considered likely.	Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	The site is located within 1km of a Site of Importance for Nature Conservation. However, development of SCUH-6 is unlikely to have significant negative effects on the ecology and biodiversity of this area as there is an existing residential area between SCUH-6 and the SINC.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The entire site is located approximately 3.6km from the Humber Estuary Ramsar site and SAC. The likelihood of negative effects from development of SCUH-6 on the Humber Estuary designated area has been considered through the Stage 1 (screening) HRA of the DPD. The allocation is located in the centre of Scunthorpe and is surrounded by existing development on three sides and thus unlikely to be used by birds. As such any development here would not lead to an extension of the town but is infilling the existing developed area. This allocation will result in the loss of a small area of public open space. However there is still a large amount of public open space in the surrounding area and as such there is not anticipated to be any increase in recreational pressure on these international sites. Furthermore there are no anticipated likely significant effects (direct or indirect) on the SAC or Ramsar site as a result of development on this site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Although the site is open space, it is located in a pocket of open space directly adjacent to existing residential area, within the urban area of Scunthorpe and as such negative effects on this objective are considered unlikely.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent open spaces and areas designated for their conservation interest.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-					0	0	0	0	The development of the site is likely to lead to an increase in traffic congestion. However, given the small size of the site, particularly in relation to the size of Scunthorpe town, negative effects are considered likely to be negligible.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway Station and bus routes serve the existing adjacent residential areas.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy SCUH-6 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Although the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity to the town centre is likely to be low, local services and facilities including a local retail centre are within 1km of the site, and as such positive effects on this objective are likely.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	There are no protected heritage assets or Conservation Areas within SCUH-6 or in proximity to the site. A cemetery is located within 500m of the site, however negative effects as a result of development of SCUH-6 are not considered likely on the cemetery as there is existing residential provision between SCUH-6 and the cemetery. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		++	++	++	++	SCUH-6 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are	None identified.

														likely.	
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+		The development's location avoids areas protected for water quality reasons.	
		Lead to the remediation of contaminated sites?	-						0	0	0	0		It is unlikely that site SCUH-6 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		+	+	+	+		Some light and noise pollution may occur as a result of the development of a principally undeveloped site. However, SCUH-6 is located adjacent to other residential areas, away from industrial uses or major roads and is small in size. As such, within the context of surrounding urban land uses, site SCUH-6 is considered likely to have a positive effect on this objective, in comparison with alternative sites for housing development.	A landscaping strategy should be designed in order to buffer adjacent open spaces from noise and light pollution arising from development of SCUH-6.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	-						0	0	0	0		The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on employment rate.	None identified.
		Promote local workforce?	-						0	0	0	0		The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on promoting the local workforce.	None identified.
		Encourage inward investment?	-						0	0	0	0		The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on inward investment.	None identified.

Table F.7 - Site SCUH-7

SCUH-7 Dartmouth Road (Former reference number 36-74)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Perm	High	-	-	-	-	Although the site is located within the development limits of Scunthorpe, it is open space land. Development of the site could result in the loss of open space and playing fields. However, policy CS23 will ensure that a sufficient amount of open space is provided within the plan area, reducing the significance of potential effects.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	++	++	++	++	The allocation is within Brumby ward which is the most deprived ward in the North Lincolnshire area. Provision of housing, which will include a proportion of affordable housing, is likely to have significant positive effects on reducing deprivation, through the construction of a high quality built environment. However, development of the site will result in the loss of some open space, thus reducing accessibility to open space for residents of the site.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✗	Local	ST-LT	Perm	Med	-	-	-	-	The site is located adjacent in a principally residential area with few employment opportunities located within 1km of the site. Scunthorpe town centre and the employment opportunities provided there, are accessible by public transport from the site; however the town centre is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. Furthermore, the site is located within 1km of a local shopping area. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-7 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.</p>	<p>Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Policy CS22.</p>
		Improve access to green space?	✗	Local	ST-LT	Perm	High	-	-	-	-	<p>Development of the site would result in the direct loss of open space and playing fields. The site is located adjacent to a number of existing open spaces and areas designated for their amenity importance. As such, residents of the site would still have good access to open space. Development of the site is likely to ensure accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards. However, construction of residential provision on SCUH-7 will result in the loss of open space. As such, negative effects on this objective are likely. However, it is understood from initial background studies for the LDF into open space provision (ongoing) that there is an overprovision of open</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.</p>

													space in the plan area. Further CS23 will ensure that there is a sufficient supply to meet the needs of the community. Therefore the significance of potential negative effects is reduced.	
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy SCUH-7 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-7 also states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site.	A Transport Assessment should be undertaken to ensure that the development will have no adverse impacts on the highway network. Upgrades to access to the site should be completed prior to occupation.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is proposed for 91 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site. Given the deprived nature of the area in which the site is located, a higher proportion of affordable housing is recommended for SCUH-7.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of undeveloped land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-7 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensuring that any increase in flood risk is minimised and mitigated.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-7 is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-7 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med		-	-	-	-	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. However, given the relatively small size of the development in comparison with the large size of Scunthorpe, it is unlikely that the effect of development of SCUH-7 on air quality will be significant.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks Site design should be undertaken in accordance with CS Policy which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		-	-	+/-	-	The site is not known locally for its nature conservation interest. However, the site is open space and playing fields and as such is likely to support a small range of species. Development of the site is likely to result in the loss of any such species. The incorporation of landscaping within the site is may provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS16 and CS17 The DPD should include requirements for the incorporation of landscaping within the site to provide opportunities for enhancing ecology and biodiversity within the site itself and landscaped buffers should be provided to minimise the visual impact of development of the site on adjacent land uses.
		Protect and enhance woodland areas?	x	Local	ST-LT	Perm	Med		-	-	-	-	The site is located in proximity to an area of woodland and within 400m of the Brumby Wood Local Nature Reserve. Development of the site is likely to have negative effects on the setting of these woodland areas. However, given the existing residential uses and open space adjacent to the site, direct effects on the ecology of the woodland are considered unlikely. Minor negative effects overall are therefore likely.	Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is located within 1km of a Site of Importance for Nature Conservation. However, development of SCUH-7 is unlikely to have significant negative effects on the ecology and biodiversity of this area as there is an existing residential area between SCUH-7 and the SINC.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The entire site is located approximately 3.3km from the Humber Estuary Ramsar site and SAC. The likelihood of negative effects from development of SCUH-7 on the Humber Estuary designated area has been considered through the Stage 1 (screening) HRA of the DPD. The allocation is located in the centre of Scunthorpe and is surrounded by existing development on three sides and thus unlikely to be used by any birds. As such any development here would not lead to an extension of the town but is infilling the existing developed area. This allocation will result in the loss of a small area of public open space. However there is still a large amount of public open space in the surrounding area and as such there is not anticipated to be any increase in recreational pressure on these international sites. Furthermore there are no anticipated likely significant effects (direct or indirect) on the SAC or Ramsar site as a result of development on this site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Although the site is open space and playing fields adjacent to a range of designated and undesignated open spaces, it is located in a pocket of open space within the urban area of Scunthorpe and as such negative effects on this objective are considered unlikely.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med		-	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles, and the site is located in proximity to a range of local services, thus encouraging a modal shift away from private automobiles. Furthermore, given the relatively small size of the development in comparison with the large size of Scunthorpe and the existing adjacent land uses, it is unlikely that the effect of development of SCUH-7 on traffic volumes and congestion will be significant. Overall, a minor negative effect on this objective is likely on all timescales.</p>	<p>Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	<p>By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station and bus routes serve the existing adjacent residential areas.</p>	<p>In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.</p>

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy SCUH-7 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Although the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity to the town centre is likely to be low, local services and facilities including a local retail centre are within 1km of the site, and as such positive effects on this objective are likely.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med	+	+	+	+	There are no protected heritage assets or Conservation Areas within SCUH-7 or in proximity to the site. A cemetery is located within 250m of the site, however negative effects as a result of development of SCUH-7 are not considered likely on the cemetery. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++	SCUH-7 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	None identified.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site SCUH-7 is contaminated land and as such no effect on this objective is considered likely.	None identified.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	Some light and noise pollution may occur as a result of the development of a principally undeveloped site. However, SCUH-7 is located adjacent to other residential areas, away from industrial uses or major roads and is small in size. As such, within the context of surrounding urban land uses, site SCUH-7 is considered likely to have a positive effect on this objective, in comparison with alternative sites for housing development.	A landscaping strategy should be designed in order to buffer adjacent open spaces from noise and light pollution arising from development of SCUH-7.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate, given the deprived nature of the ward in which SCUH-7 is located.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce, particularly given the deprived nature of the ward in which SCUH-7 is located.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses, given the deprived nature of the ward in which SCUH-7 is located.	None identified.

Table F.8 - Site SCUH-8

SCUH-8 Land north of Doncaster Road (Former reference number 36-68)													
			Effects				Assessment						
SA Objective			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Perm	High	-	-	-	-	The site is located on greenfield agricultural land, within the development limits of Scunthorpe and adjacent to existing and proposed residential and existing employment (industrial area and retail centre) land uses. This could be considered to be an appropriate greenfield urban extension within the town's development limits, and thus be in accordance with Core Strategy Policies, thereby reducing the significance of the predicted effect.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	++	++	++	++	The allocation is within Burringham and Gunness and Burton upon Stather and Winterton Wards however it is also proximity to Scunthorpe Town Ward. Burringham and Gunness is the 6th most deprived ward and Burton upon Stather and Winterton is the 12th most deprived out of the 17 North Lincolnshire wards. Given the proximity of the site to Scunthorpe Town Ward and Crosby and Park Ward which is the second most deprived ward in North Lincolnshire, provision of housing at site SCUH-8, a proportion of which will be affordable housing, is likely to have greater positive effects on reducing deprivation within the town.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located adjacent to a number of existing employment sites associated with Gallagher Retail Park to the south of the site and the Industrial Estate to the north and east of the site. Scunthorpe town centre and the employment opportunities provided there are accessible by public transport from the site; however the town centre is located at a distance of greater than 1km from the site and the site is principally located within a residential area. Overall, however, significant positive effects on this objective are considered likely.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	Policy SCUH-8 proposes a combined footpath/ cycleway from the site to Gallagher Retail Park and the Tesco Extra supermarket which both lie to the south of the site, thereby having significant positive effects on promoting accessibility. Furthermore, upgrades to Doncaster Road and an additional roundabout are proposed, and significant development of the site is not permitted until highway improvements have been completed, thus ensuring accessibility to key services by both motorised and non motorised transport modes. A primary school is also proposed to be located on site. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	Outline planning permission granted for site SCUH-8 includes provision of open space. The site is located within 1km of a number of existing open spaces and areas designated for their amenity importance. To the west of the site is a large area of agricultural land. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them and provision of additional designated open space is likely to improve accessibility for existing residents of Crosby.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces, and should be fully linked to the open space proposed as part of other adjacent developments.
		Provide safe and convenient access to the road and public rights of way network?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	Policy SCUH-8 proposes a combined footpath/ cycleway from the site to Gallagher Retail Park and the Tesco Extra supermarket which both lie to the south of the site, thereby having significant positive effects on promoting accessibility. Furthermore, upgrades to Doncaster Road and an additional roundabout are proposed, and significant development of the site is not permitted until highway improvements have been completed. As such, Policy SCUH-8 is likely to have significant positive effects on this objective.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is proposed for 1264 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	ST-LT	Perm	Med	--	--	--	--	<p>Policy SCUH-8 acknowledges that as the site lies partly within Flood Zone 3a, an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. It should also show that development will be safe without increasing flood risk elsewhere by integrating water management methods into development. The site is within SFRA Flood Compartment 3T3 (Gunness). The primary source of flood risk to this compartment is high water levels in the River Trent. The site is mostly located within SFRA Flood Zone 3ii (high risk, high vulnerability). A small proportion of the site is within Flood Zone 3(i). Policy SCUH-8 also states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensure that any increase in flood risk is minimised and mitigated. This site is currently undeveloped agricultural land and therefore development of SCUH-8 will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk. Projected climate change is likely to increase this flood risk in the long term.</p>	<p>The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. The SFRA states that 'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.' Further the SFRA makes the following recommendation: Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency. Exceptions may be made for developments east of the M181/A1077 road system provided adequate measures are taken to prevent reverse flows through openings in the road embankments.</p>
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High	--	--	--	--	<p>Site SCUH-8 is currently in use as agricultural land which increases the significance of the effect in comparison to the use of greenfield land of non productive use.</p>	<p>None identified.</p>

		Encourage the development of industrial land?	X	Local	ST-LT	Perm	High	-	-	-	-	Site SCUH-8 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	ST-LT	Perm	Med	---	---	---	---	Despite provision for non motorised modes of transport, development of the site is likely to significantly elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Given the large scale of development proposed for the site, significant negative effects as a result of this are expected to continue into the long term. Furthermore, the western boundary of the site is the A1077, the eastern boundary adjoins an industrial estate and the southern boundary is a retail park, and thus residential premises located on these site boundaries are likely to be exposed to higher levels of air pollution. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Existing trees and hedges should be retained, where possible, and additional vegetation buffers should be provided as part of the landscaping strategy to absorb emissions and buffer against potentially damaging adjacent land uses.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	ST-LT	Perm	Med		-	+	++	+	The site is not known locally for its nature conservation interest. However, the site is agricultural land and as such is likely to support a small range of species. Development of the site is likely to result in the loss of any such species. However, Policy SCUH-8 requires the development of an Ecological Management Plan, through which roosting and nesting structures are to be installed in the school, other buildings and landscape areas for bats and birds this is likely to provide opportunities for enhancing ecology and biodiversity in the medium and longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.
		Protect and enhance woodland areas?	-					0	0	0	0	The site is not located in proximity to any woodland areas and as such no effect on this objective is likely.	None identified.	
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Part of the site is located within 1km of a Site of Importance for Nature Conservation and part of the site is located within 1km of Atkinson's Warren Local Nature Reserve. However, development of SCUH-8 is unlikely to have significant negative effects on the ecology and biodiversity of either of these areas as there are existing residential, industrial and retail areas between SCUH-8 and the designated areas.	None identified.	

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The closest international sites to this allocation are the Humber Estuary SAC and Ramsar site; both located approximately 1.8 km north-west. The likelihood of significant effects from development of SCUH-8 has been considered through the Stage 1 (screening) HRA of the DPD. This allocation site is located on an area of agricultural land, habitat which birds from the Ramsar site may use as foraging habitat and/or high tide roost sites (Natural England confirmed that birds from the Ramsar site will travel up to 7 km from the boundary of the international sites for these purposes). The site is situated 1.8 km from the River Trent, which represents the most southerly part of the Humber Estuary SAC and Ramsar. EIA of the site found low numbers of SPA birds using the site and Natural England responded as being satisfied that there would be no Likely Significant Effects on the SAC/SPA/Ramsar (PA/2007/0828). It is therefore considered that this allocation should not be taken forward to a Stage 2 assessment.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is not located in proximity to any areas designated for their high landscape value. The site is an undeveloped site adjacent to agricultural land. As such, negative effects on the landscape are likely although the magnitude of these will be minor as the site is also located adjacent to residential, industrial and retail land uses.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent environments.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x x	Local	ST-LT	Perm	High	---	---	--	---	Despite provision for non motorised modes of transport, and good pedestrian and cycle links, the proposed development for SCUH-8 is likely to lead to a significant increase in traffic volumes which may decrease slightly in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with CS PoliciesCS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station and a number of existing bus stops are located within 1km of the site.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		+	+	++	++	Policy SCUH-8 proposes a combined footpath/ cycleway from the site to Gallagher Retail Park and the Tesco Extra supermarket which both lie to the south of the site, thereby having significant positive effects on promoting accessibility by walking and cycling. However, the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be low, except for accessing local services and facilities. This may increase in the long term as the scale of residential development proposed for the area results in the development of additional local retail provision.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	There are no protected heritage assets or Conservation Areas within SCUH-8 or in proximity to the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	SCUH-8 is located on agricultural land. However, the Agricultural Land Classification for the site is 'urban' and the land is not considered by the Environmental Stewardship Scheme to be particularly valuable. It is considered, therefore, that development of this site would contribute to the protection of alternative areas with a high ALC grade and valuable agricultural land.	This site should be developed in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	The development's location avoids areas protected for water quality reasons. It is currently unknown as to whether adequate public sewage capacity is available for the development of SCUH-8. Sufficient sewage capacity must be ensured prior to development in order to ensure that negative effects on water quality are not likely.	Further investigation is required to ensure that adequate public sewage capacity is available and it is essential that this be undertaken prior to the granting of planning permission for development of this site. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site SCUH-8 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med		-	-	-	-	Light and noise pollution is likely to occur as a result of the scale of development proposed for this currently undeveloped site. Furthermore, the western boundary of the site is the A1077 and the eastern and southern boundaries are adjoined by retail and industrial land uses respectively, and thus residential premises located on the boundaries of the site are likely to be exposed to higher levels of noise pollution. Overall, minor negative effects are considered likely, assuming that appropriate mitigation measures, such as including buffer vegetation within the landscaping strategy, are adopted.	The landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of SCUH-8.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Med		++	++	++	++	Development of the site, which is proposed to include a primary school, would result in provision of some additional employment opportunities. Additionally, investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate through the residential provision for additional employees. Overall, therefore, moderate positive effects are considered likely.	The site should be developed to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	The site should be developed to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.9 - Site SCUH-9

SCUH-9 Land at Hebden Road (Former reference number 36-72)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/ Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High	0	+++	+++	++	The site is within the Scunthorpe development limit. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	High	0	++	++	++	The site is brownfield land within the development limits of Scunthorpe and is therefore considered to be in accordance with the settlement hierarchy. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med	0	++	++	++	The allocation is within Crosby and Park Ward, which is the second most deprived ward in the North Lincolnshire area and as such it is considered that development of the site would have significant positive effects on deprivation in this area. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med	0	++	++	++	The site is located adjacent to a number of existing employment sites associated with the Hebden Road Industrial Estate. Scunthorpe town centre and the employment opportunities provided there, are accessible by public transport from the site; however the town centre is located at a distance of greater than 1km from the site. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓	Local	MT-LT	Temp	High	0	++	++	++	The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-9 states that good footpath and	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.



		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	0	++	++	++	Policy SCUH-9 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-9 also states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	0	++	++	++	The site is proposed for 145 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	MT-LT	Perm	Med	--	--	--	--	The site is mostly located within SFRA Flood Zone 3ii (high risk, high vulnerability). A small proportion of the site is within Flood Zone 3(i). The site is within SFRA Flood Compartment 3T3 (Gunness). The primary source of flood risk to this compartment is high water levels in the River Trent. Policy SCUH-9 acknowledges that as the site lies partly within Flood Zone 3a, an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. It should also show that development will be safe without increasing flood risk elsewhere by integrating water management	If site SCUH-9 is developed, the Exception Test must be passed, appropriate measures to mitigate the increase in flood risk associated with conversion of undeveloped to developed land, future users of the site must be protected from flooding. The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water

											<p>methods into development. Policy SCUH-9 also states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensure that any increase in flood risk is minimised and mitigated. This site is brownfield land and as such development for housing is unlikely to significantly increase the area of impermeable land surface within the site. Projected climate change is likely to increase this flood risk in the long term. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.</p>	<p>runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19. The SFRA states that 'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.' Further the SFRA makes the following recommendations: Development on land within NE/NLC SFRA Zone 3(i) should be subject to confirmation that suitable arrangements for dealing with land drainage have been made with Scunthorpe IDB and agreed with the Environment Agency. Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency. Exceptions may be made for developments east of the M181/A1077 road system provided adequate measures are taken to prevent reverse flows through openings in the road embankments.</p>	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	MT-LT	Perm	High	0	+++	+++	++	<p>Site SCUH-9 is brownfield industrial land. Demolition of existing industrial buildings in the eastern part of the site would be required to enable comprehensive redevelopment. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.</p>	<p>Where appropriate, existing buildings should be retained and reused.</p>

		Encourage the development of industrial land?	✓✓	Local	MT-LT	Perm	High	0	+++	+++	++	Site SCUH-9 is located on brownfield industrial land. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of approximately 40 dph. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	MT-LT	Perm	Med	0	--	--	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Demolition of existing buildings and construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-9 states that an air quality assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective. The location of the site in proximity to Hebden Road Industrial Estate is likely to result in future residents of SCUH-9 being exposed to air pollution arising from these adjacent land uses and the road traffic associated with them. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	MT-LT	Perm	Med		0	-	+	+/-	The site is not known locally for its nature conservation interest, and, although industrial land can support a some habitats and species, it is unlikely that these will be of nature conservation interest. Development of the site is likely to result in the loss of any species located within the site. Additionally, the site is located within 1km of the Atkinson's Warren Local Nature Reserve which is designated for its Low Heathland BAP habitat. Development of SCUH-9 is unlikely to have significant negative effects on the ecology and biodiversity of this area as the part of the site closest to the LNR is already developed, and existing residential land uses are located between the LNR and SCUH-9. The inclusion of landscaping as a result of redevelopment is likely to have positive effects on biodiversity in the long term. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. The DPD should include requirements for the incorporation of landscaping within the site to provide opportunities for enhancing ecology and biodiversity within the site itself. Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly those in the Industrial Estate.
		Protect and enhance woodland areas?	-						0	0	0	0	The site is not located in proximity to any woodland areas and as such no effect on this objective is likely.	Existing trees and hedges on site around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park and industrial estate.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	The site is located within 1km of Atkinson's Warren Local Nature Reserve. Development of the site is not considered likely to have any effect on the ecology and biodiversity of this area as there are existing residential, industrial and retail areas between SCUH-9 and the LNR.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	MT-LT	Perm	Low	-	-	-	-	<p>The site is situated 2km from the River Trent, which represents the most southerly part of the Humber Estuary SAC and Ramsar. The likelihood of significant effects from development of SCUH-9 has been considered through the Stage 1 and 2 HRA of the DPD. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle.</p>	<p>As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.</p>
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	?	Local	MT-LT	Perm	Low	0	-	-	-	<p>The site is not located in proximity to any areas designated for their high landscape value. However, the site is in proximity to agricultural land. As such, negative effects on the landscape are possible, particularly as Policy SCUH-9 does not include any requirements for landscaping to minimise or mitigate the negative effect of development on adjacent land uses. However, if the adjacent SCUH-8 site is developed for housing, per the outline planning permission which has already been granted for the site, this effect is likely to reduce to negligible as development of SCUH-10 is closer to the open agricultural land. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.</p>	<p>Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.</p>

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	Med	0	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion as a result of residents' car usage. However, given the existing use of the site and thus current levels of employee transport and the transportation of materials the effect of this is likely to be smaller than if a greenfield site was developed. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Furthermore, the DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. Overall, a minor negative effect on this objective is likely on all timescales. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.</p>	<p>Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med	0	++	++	++	<p>By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport Scunthorpe High Street and railway station and within 1km of a number of bus stops. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.</p>	<p>In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.</p>

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med	0	+	++	+	Policy SCUH-9 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be low, except for accessing local services and facilities. This may increase in the long term as the scale of residential development proposed for the area results in the development of additional local retail provision. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	MT-LT	Perm	Med	0	+	+	+	There are no protected heritage assets or Conservation Areas within SCUH-9 or in proximity to the site. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓✓	Local	MT-LT	Perm	Med	0	+++	+++	++	SCUH-9 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.

		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med	0	+	+	+	The development's location avoids areas protected for water quality reasons. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	
		Lead to the remediation of contaminated sites?	?	Local	MT-LT	Perm	Low	0	+/-	+/-	+/-	It is likely that there are contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Policy SCUH-9 states that a Contaminated Land survey may be required although it does not state under which circumstances. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	MT-LT	Perm	Med	0	++	++	++	Some light and noise pollution may occur as a result of the development of a principally undeveloped site. Overall noise levels associated with residential uses are likely to be lower than that associated with manufacturing and assembling of railway switches and crossings, resulting in positive effects for the residents of adjacent areas. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	A landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of SCUH-9.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	?	Local	MT-LT	Perm	Low	0	+/-	+/-	+/-	Development of the site, which is currently in active employment use, would result in the relocation of existing employment activities, and could thus reduce employment rate if these activities are relocated to outside of Scunthorpe/North Lincolnshire. However, investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate through the residential provision for additional employees. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis which would provide some positive contribution towards this objective.
		Promote local workforce?	?	Local	MT-LT	Perm	Low	0	+/-	+/-	+/-	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce. However, the necessary relocation of existing employment uses may have a small negative effect on this objective if the existing employment activities are relocated to outside Scunthorpe/North Lincolnshire. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	None identified.
		Encourage inward investment?	?	Local	MT-LT	Perm	Low	0	+/-	+/-	+/-	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. However, the relocation of the existing employment activities may have negative effects on this objective if these are relocated outside of Scunthorpe/North Lincolnshire. Development of this site is not proposed until 2016 onwards when the industrial activities have been relocated so no effects are likely in the short term.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis which would provide some positive contribution towards this objective.

Table F.10 - Site SCUH-10

SCUH-10 Land south of Ferry Road West (Former reference number 36-5)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the Scunthorpe development limit.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Perm	High		-	-	-	-	The site is principally located on greenfield agricultural land with a small portion of brownfield land to the north east of the site, within the development limits of Scunthorpe and adjacent to existing and land uses. This could be considered to be an appropriate greenfield urban extension within the town's development limits.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The allocation is principally within Burton upon Stather and Winterton Ward however it is in proximity to Scunthorpe Town Ward and a small section of the east of the site falls in Crosby and Park Ward. Burton upon Stather and Winterton is the 12th most deprived ward out of the 17 North Lincolnshire wards and as such it is not considered that development of the site would have significant positive effects on deprivation in this area. However, the proximity of the site to Crosby and Park Ward, which is the second most deprived ward in the North Lincolnshire area, is likely to have greater positive effects on reducing deprivation within the town.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located adjacent to a number of existing employment sites associated with the Hebden Road Industrial Estate. Scunthorpe town centre and the employment opportunities provided there and Gallagher Retail Park, are accessible by public transport from the site; however the town centre and part of the retail park are located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-10 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network</p>	<p>Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	<p>Policy SCUH-10 does not include any requirements to improve access to green spaces. However the southern boundary of the site is adjacent to a strip of land which is to be protected as open space and the site is located within 1km of a number of existing open spaces, areas designated for their amenity importance and Atkinson's Warren Local Nature Reserve. To the west of the site is a large area of agricultural land. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy SCUH-10 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-10 also states that vehicular access points to the site will be agreed with the Highway Authority and acknowledges a need to improve existing junctions which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 732 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Perm	Med	--	--	--	--	The site is mostly located within SFRA Flood Zone 3ii (high risk, high vulnerability). A small proportion of the site is within Flood Zone 3(i). The site is within SFRA Flood Compartment 3T3 (Gunness). The primary source of flood risk to this compartment is high water levels in the River Trent. Policy SCUH-10 acknowledges that as the site lies partly within Flood Zone 3a (EA), an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. It should also show that development will be safe without increasing flood risk elsewhere by integrating water management methods into development. Policy SCUH-10 also states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensure that any increase in flood risk is minimised and mitigated. This site is principally undeveloped agricultural land and therefore development of SCUH-10 will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	It is recommended that the site not be developed, with sites of lower flood risk developed in preference. If site SCUH-10 is developed, the Exception Test must be passed, appropriate measures to mitigate the increase in flood risk associated with conversion of undeveloped to developed land, future users of the site must be protected from flooding. The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies

													Furthermore, Policy SCUH-10 does not include any requirements for consideration of the use of Sustainable Urban Drainage Systems to reduce the increase in flood risk likely as a result of development of the site. Projected climate change is likely to increase this flood risk in the long term.	CS18 and CS19. The SFRA states that 'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.' Further the SFRA makes the following recommendations: Development on land within NE/NLC SFRA Zone 3(i) should be subject to confirmation that suitable arrangements for dealing with land drainage have been made with Scunthorpe IDB and agreed with the Environment Agency. Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency. Exceptions may be made for developments east of the M181/A1077 road system provided adequate measures are taken to prevent reverse flows through openings in the road embankments.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-10 is principally greenfield agricultural land, with a small area of brownfield land. Demolition of existing industrial buildings in the eastern part of the site would be required to enable comprehensive redevelopment.	Where appropriate, existing buildings should be retained and reused.
		Encourage the development of industrial land?	✓	Local	ST-LT	Perm	High		++	++	++	++	Site SCUH-10 is partly located on brownfield industrial estate land.	None identified.

		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗✗	Local	ST-LT	Perm	Med	---	---	---	---	Development of the site is likely to significantly elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Given the large scale of development proposed for the site, significant negative effects are expected to continue into the long term. Demolition of existing buildings and construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-10 states that an air quality assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective. The location of the site in proximity to Hebden Road Industrial Estate is likely to result in future residents of SCUH-10 being exposed to air pollution arising from these adjacent land uses and the road traffic associated with them.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med	--	-	-	--	<p>The site is not known locally for its nature conservation interest. However, the site is principally agricultural land and as such is likely to support a small range of species. Development of the site is could result in the loss of any such species. Directly adjacent to the site to the north is a wooded area which is designated by the Council for its natural importance and is likely to experience significant negative effects as a result of development of the site. Additionally, the site is located within 1km of the Atkinson's Warren Local Nature Reserve which is designated for its Low Heathland BAP habitat. Development of SCUH-10 is unlikely to have significant negative effects on the ecology and biodiversity of this area as the part of the site closest to the LNR is already developed, and existing residential land uses are located between the LNR and SCUH-10. Policy SCUH-10 states that an ecological survey will be required to ensure the development had no adverse impact on the local nature, thereby reduce the extent of likely effects.</p>	<p>Effects should be reduced following the undertaking of an ecological survey if its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. It is suggested, however, that a requirement for an ecological survey in this policy is unnecessary as this is a requirement within CS Policy CS17. A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. The DPD should include requirements for the incorporation of landscaping within the site to provide opportunities for enhancing ecology and biodiversity within the site itself. Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly those in the Industrial Estate.</p>
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		Protect and enhance woodland areas?	x	Local	ST-LT	Perm	High	--	-	-	--	The site is located in proximity to a number of wooded areas. Directly adjacent to the site to the north is a wooded area which is designated by the Council for its natural importance and is likely to experience significant negative effects as a result of development of the site. However, development of SCUH-10 is unlikely to cause any direct loss of this woodland. Policy SCUH-10 states that an ecological survey will be required to ensure the development had no adverse impact on the local nature, thereby reduce the extent of likely effects. Additionally, the negative effect is likely to reduce in the medium and long term when construction is completed and disturbed ecosystems begin to recover.	Effects should be reduced following the undertaking of an ecological survey if its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x	Local	ST-LT	Perm	High	-	-	-	-	The site is located within 1km of Atkinson's Warren Local Nature Reserve, with the far north east corner of the site being just within 400m of the LNR. Policy SCUH-10 states that an ecological survey will be required to ensure the development had no adverse impact on the local nature, thereby reduce the extent of likely effects. Furthermore, the negative effect is likely to reduce in the medium and long term when construction is completed and disturbed ecosystems begin to recover.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Perm	Low	-	-	-	-	The site is situated 2km from the River Trent, which represents the most southerly part of the Humber Estuary SAC and Ramsar. The likelihood of significant effects from development of SCUH-10 has been considered through the Stage 1 and 2 HRA of the DPD. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority,



l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport Scunthorpe High Street and railway station and a number of bus stops are located within 1km of the site.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Low		+	+	++	++	Policy SCUH-10 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street or any local retail centres and as such pedestrian activity is likely to be low. This may increase in the long term as the scale of residential development proposed for the area results in the development of additional local retail provision.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	There are no protected heritage assets or Conservation Areas within SCUH-10 or in proximity to the site. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the surrounding I built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	SCUH-10 is principally located on agricultural land. However, the Agricultural Land Classification for the site is 'urban' and the land is not considered by the Environmental Stewardship Scheme to be particularly valuable. It is considered, therefore, that development of this site would contribute to the protection of alternative areas with a high ALC grade and valuable agricultural land.	This site should be developed in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

		Avoid development in areas protected for water quality reasons?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	The development's location avoids areas protected for water quality reasons. It is currently unknown as to whether adequate public sewage capacity is available for the development of SCUH-10. Sufficient sewage capacity must be ensured prior to development in order to ensure that negative effects on water quality are not likely.	Further investigation is required to ensure that adequate public sewage capacity is available and it is essential that this be undertaken prior to the granting of planning permission for development of this site. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site SCUH-10 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med	-	-	-	-	Light and noise pollution is likely to occur as a result of the scale of development proposed for this currently undeveloped site. Furthermore, the western boundary of the site is the A1077 and the eastern boundary is adjoined by industrial land uses and thus residential premises located on the boundaries of the site are likely to be exposed to higher levels of noise pollution. Overall, minor negative effects are considered likely, assuming that appropriate mitigation measures, such as including buffer vegetation within the landscaping strategy, are adopted.	The landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of SCUH-10.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Med	++	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate through the residential provision for additional employees. Construction of this great a number of residential properties is likely, through planning obligations, to result in the provision of additional local community services and facilities, which is likely to have further positive effects on the local employment rate. Overall, therefore, moderate positive effects are considered likely.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

	Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
	Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.11 - Site BARH-1

BARH-1 Land at Pasture Road South (Former reference number IN1-10)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		0	+++	+++	++	The site is located on greenfield land (two agricultural fields) and is located within the Barton upon Humber settlement boundary. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Perm	High		0	-	--	-	The site is located within the development limits of Barton upon Humber and could be regarded as a suitable urban extension taking into consideration the shortage of previously developed sites available. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term. This could reduce the significance of effects in sustainability terms although significant negative effects could be likely given the size of the site in comparison to the size of the existing settlement.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	0	++	++	++	50% of the Barton LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	0	+++	+++	++	The site is located within 30 mins by public transport, walking, cycling from employment areas within Barton upon Humber town centre. The site is also located in proximity to the employment areas located to the north east of the town. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	0	+++	+++	++	Policy BARH-1 states that planning obligations will be used to ensure that access to the site is improved. The site is located within Barton upon Humber town centre and thus is within walking distance of local services. The site is located within 30 mins by public transport, walking, cycling from key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town Centre, Local Stores, Supermarket, Footpath/ Cyclepath). Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	ST-LT	Temp	Med	0	++	++	++	<p>Policy BARH-1 states that planning obligations will be used to ensure that access to the site is improved. The site is located within walking distance of a range of recreational facilities, cricket ground and playing fields as well as the Barton Broads open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to some of them. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to nearby green spaces. The site should be developed to incorporate a neighbourhood park or green space where appropriate in accordance with CS Policy CS23.</p>
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	0	++	++	++	<p>Policy BARH-1 states that planning obligations will be used to ensure that access to the site is improved. Policy BARH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BARH-1 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	0	++	++	++	<p>The site is proposed for 260 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>The affordable housing should be indistinguishable from other housing development on the site.</p>
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Perm	Low	--	--	--	--	<p>The site lies within Flood Risk Zones 1 and 2 and is in proximity to an area of Flood Risk Zone 3 (EA). According to the SFRA, the site lies partially within 'new zone' 3(ii) (high risk, high vulnerability). The site is within SFRA Flood Compartment 1T5 (Barton Upon Humber). As well as the Humber Estuary, which is the primary source of flood risk, there are three fluvial sources, the Butts Drain and the Barrow Beck, both of which are main river and managed by the Environment Agency, and the New Holland Main Drain, which is a SOW managed by NELIDB. None of the land lying within Zone 3 is adequately protected against floods with a 0.5% (tidal) or 1.0% (fluvial) annual probability of flooding. The DPD states that a Flood Risk Assessment should be prepared as part of the application process and suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk. Projected</p>	<p>FRAs should be required for all development, outlining flood risk mitigation measures. SUDS should be incorporated into all development, alongside a wider green infrastructure scheme in accordance with CS Policy CS16. There should be no net increase in surface water runoff from new development and flood risk to people and property should be minimised. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency. It is suggested that the part of the site that falls within SFRA Zone 3(ii) is removed from the allocation.</p>

														climate change is likely to increase this flood risk in the long term. The DPD identifies possible drainage issues on the site which need to be addressed. The DPD also states that a Flood Risk Assessment should be prepared. Flood risk is likely to increase in the long term as a result of the likely effects of climate change, particularly as development of the site will result in the conversion of permeable greenfield land to principally impermeable urban land. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High		0	--	--	--		The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High		0	-	-	-		The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		0	++	++	++		The site is allocated for 260 dwellings and is proposed to be developed with an approximate density of 40dph. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med	0	-	-	-	Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. The site is located within the Barton upon Humber boundary and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-1 is likely to be small in comparison with the rest of the town. The DPD states that an air quality assessment may be required associated with the development. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med	0	-	+/-	-	The site is over 500m from a Local Nature Reserve (Waters Edge) and existing housing is located between the site and the Local Nature Reserve. It is thus considered that there will be no significant effects on this natural asset. The site itself is not known locally for its nature conservation interest. However, the site is principally undeveloped and as such some species may have colonised the undeveloped areas. Development of the site is likely to result in the loss of any such species. However, the incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. The site should be developed incorporating landscaping in order to enhance opportunities for local biodiversity.

		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland located on site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	The likelihood of negative effects from development of BARH-1 was assessed as having 'No likely significant effects' at the screening stage of the HRA (Stage 1) and was not carried forward to Stage 2. The closest international sites to this allocation are the Humber Estuary SAC, SPA and Ramsar site, all located approximately 450 m north of the allocation site. Planning permission has already been granted for the BARH-2 site (PA/2009/0257), which abuts this site. A detailed ecological study carried out for this planning application in March 2009 by BBB Ecology Surveys covered this allocation site and found no evidence of Humber Estuary birds were found at the site and due to the lack of suitability of habitat, due to the lack of birds and the fact that the habitat was considered unsuitable for birds, the suite surveys were brought to a close with agreement with the council and Natural England. No other likely significant effects on	None identified.

													the Humber Estuary international site were identified.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High		0	-	-	-	Although the site is not located within an area of High Landscape Value, the conversion of agricultural land to housing is likely to have a negative effect on the quality of the countryside. However, the location of the site adjacent to the existing town of Barton upon Humber is likely to minimise the extent of these negative effects. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med		0	-	-	-	Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. The site is located within the development limits of Barton upon Humber town and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-1 is likely to be small in comparison with the rest of the town. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		0	++	++	++	The site is located within 1km of the range of public transport networks offered in Barton upon Humber including the town's railway station. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med		0	+++	+++	++	Policy BARH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Additionally, the site is located within walking distance of the services and facilities offered within Barton upon Humber, thus further promoting walking and cycling as modes of transport. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		0	+	+	+	The site is approximately 200m from the nearest Scheduled Monument, so it is considered that there will be no significant effects on this heritage asset. The development of the site is likely to fit into the townscape as the surrounding area is a mix of residential and employment uses. The site is not located in proximity to any listed buildings. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. The DPD should be updated to require that the design of the site support the character of Barton upon Humber.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low	0	+	+	+	Although the site is agricultural land, it is classified as Grade 2 agricultural land. Development of this site may have minor positive effects on directing development away from other greenfield sites which have higher grade agricultural land. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST-LT	Perm	Med	0	--	--	--	The site is situated in an area designated as ground water 'at risk' (EA). Development at the site could be harmful to water resources, as there is limited capacity in sewage treatment and foul sewage works and potential ground drainage issues which could lead to an increased run off of pollutants into water courses. Additionally, potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site BARH-1 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med	0	-	-	-	The residential site is adjacent to residential areas (sensitive uses next to sensitive). Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	0	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	0	+	+	+	Provision of additional dwellings within Barton upon Humber is likely to have a minor positive effect on provision of a local workforce for the employment uses within the town. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	0	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. The development could potentially encourage an increase in inward investment through an increase in the catchment of workers for businesses. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.12 - Site BARH-2

BARH-2 Land at Pasture Road South (Former reference number 7-2)													
		Effects				Assessment							
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is located on greenfield land (two agricultural fields) and is located within the Barton upon Humber settlement boundary.	None identified.
		Be in accordance with the settlement hierarchy?	x	Local	ST-LT	Perm	High	0	-	--	-	The site is located within the development limits of Barton upon Humber and could be regarded as a suitable urban extension taking into consideration the shortage of previously developed sites available.	None identified.

														Development of this site is not proposed until 2016 onwards so no effects are likely in the short term. This could reduce the significance of effects in sustainability terms although significant negative effects could be likely given the size of the site in comparison to the size of the existing settlement.	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++		50% of the Barton LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med		+++	+++	+++	+++		The site is located within 30 mins by public transport, walking, cycling from employment areas within Barton upon Humber town centre. The site is also located in proximity to the employment areas located to the north east of the town.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High		+++	+++	+++	+++		The site is located within Barton upon Humber town centre and thus is within walking distance of local services. The site is located within 30 mins by public transport, walking, cycling from key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/ Cyclepath).	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med		++	++	++	++		The site is located within walking distance of a range of recreational facilities, cricket ground and playing fields as well as the Barton Broads open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to some of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to nearby green spaces. The site should be developed to incorporate a neighbourhood park or green space.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy BARH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BARH-2 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site is proposed for 227 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	The site is within Flood Risk Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD identifies that possible drainage issues on the site need to be addressed to ensure that flood risk to future residents of the site is not undesirably high. The DPD also states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development. Flood risk is likely to increase in the long term as a result of the likely effects of climate change, particularly as development of the site will result in the conversion of permeable greenfield land to principally impermeable urban land.	FRAs should be required for all development, outlining flood risk mitigation measures. SUDS should be incorporated into all development, alongside a wider green infrastructure scheme in accordance with CS Policy CS16. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. There should be no net increase in surface water runoff from new development and flood risk to people and property should be minimised.
f	To make the best use of previously developed land and	Increase development on previously	✗	Local	ST-LT	Perm	High		0	--	--	--	The site is located on greenfield agricultural land. The significance of this effect is given greater significance	None identified.



				Local	ST-LT	Perm	Low		-	+/-	+	+/-		
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?						-	+/-	+	+/-	The site is over 500m from a Local Nature Reserve (Waters Edge) and existing housing is located between the site and the Local Nature Reserve. It is thus considered that there will be no significant effects on this natural asset. The site itself is not known locally for its nature conservation interest. However, the site is principally undeveloped and as such some species may have colonised the undeveloped areas. Development of the site is likely to result in the loss of any such species. However, the incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. The site should be developed incorporating landscaping in order to enhance opportunities for local biodiversity.
		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland located on site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not on or near any locally designated areas.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	<p>The closest international sites to this allocation are the Humber Estuary SAC, SPA and Ramsar site, all located approximately 635 m north. The likelihood of negative effects from development of BARH-2 was assessed as having 'No likely significant effects' at the screening stage of the HRA (Stage 1) and was not carried forward to Stage 2.</p> <p>Planning permission has already been granted for this site (PA/2009/0257). A detailed ecological study carried out in March 2009 by BBB Ecology Surveys on this allocation site found no evidence of Humber Estuary birds were found at the site and due to the lack of suitability of habitat, due to the lack of birds and the fact that the habitat was considered unsuitable for birds, the suite surveys were brought to a close with agreement with the council and Natural England. No other likely significant effects on the Humber Estuary international site were identified.</p> <p>As such it was considered that this site should not be carried forward to the Stage 2 stage of the HRA assessment.</p>	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	<p>Although the site is not located within an area of High Landscape Value, the conversion of agricultural land to housing is likely to have a negative effect on the quality of the countryside. However, the location of the site adjacent to the existing town of Barton upon Humber is likely to minimise the extent of these negative effects.</p>	<p>Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.</p>

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	-	-	-	-	Development of the site is likely to increase road traffic volumes. Construction of the site is also likely to result in construction traffic, resulting in negative effects from outset of development. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. The site is located within the development limits of Barton upon Humber town and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-3 is likely to be small in comparison with the rest of the town.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is located within 1km of the range of public transport networks offered in Barton upon Humber. However, the town's railway station is at a distance of greater than 1km from the site.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	Policy BARH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Additionally, the site is located within walking distance of the services and facilities offered within Barton upon Humber, thus further promoting walking and cycling as modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is approximately 200m from the nearest Scheduled Monument, so is it is considered that there will be no significant effects on this heritage asset. The development of the site is likely to fit into the townscape as the surrounding area is a mix of residential and employment uses. The site is not located in proximity to any listed buildings.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. The DPD should be updated to require that the design of the site support the character of Barton upon Humber.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low		+	+	+	+	Although the site is agricultural land, it is classified as Grade 2 agricultural land. Development of this site may have minor positive effects on directing development away from other greenfield sites which have higher grade agricultural land.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST-LT	Perm	Med		--	--	--	--	The site is situated in an area designated as ground water 'at risk' (EA). Development at the site could be harmful to water resources, as there is limited capacity in sewage treatment and foul sewage works and potential ground drainage issues which could lead to an increased run off of pollutants into water courses. Additionally, potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed.	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	It is unlikely that the site is contaminated. However, there may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Policy BARH-2 states that a Contaminated Land Survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The residential site is adjacent to residential areas (sensitive uses next to sensitive). Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional dwellings within Barton upon Humber is likely to have a minor positive effect on provision of a local workforce for the employment uses within the town.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. The development could potentially encourage an increase in inward investment through an increase in the catchment of workers for businesses.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.13 - Site BARH-3

BARH-3 St Mary's Cycle Works, Marsh Lane (Former reference number 7-15)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is located on previously developed land, consisting of two disused buildings and hard standing areas, and is located within the Barton upon Humber settlement boundary.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is located within the development limits of Barton upon Humber and is brownfield land. As such, its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	50% of the Barton LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is located within 30 mins by public transport, walking, cycling from employment areas within Barton upon Humber town centre. The site is also located in proximity to the employment areas located to the north east of the town.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	The site is located within Barton upon Humber town centre and thus is within walking distance of local services. The site is located within 30 mins by public transport, walking, cycling from key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/ Cyclepath).	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The site is located within walking distance of a range of recreational facilities, cricket ground and playing fields as well as the Barton Broads open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to some of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy BARH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BARH-3 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site is proposed for 108 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Perm	Med		-	-	--	--	Approximately 50% of the site lies within Flood Zones 2 and 3a. As the site lies partly within Flood Zone 3a and the proposed land use is residential, an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. The site is partially within SFRA 'new zone' 3(ii) (high risk, high vulnerability). The site is within SFRA Flood Compartment 1T5 (Barton Upon Humber). None of the land lying within Zone 3 is adequately protected against floods with a 0.5% (tidal) or 1.0% (fluvial) annual probability of flooding. The	FRAs should be required for all development, outlining flood risk mitigation measures. SUDS should be incorporated into all development, alongside a wider green infrastructure scheme in accordance with CS Policy CS16. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. There should be no net increase in surface water runoff from new



g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med		-	-	-	-	Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. The site is located within Barton upon Humber town centre and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-3 is likely to be small in comparison with the rest of the town. The DPD states that an air quality assessment may be required associated with the development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is approximately 450m from a Local Nature Reserve (Waters Edge) and existing housing is located between the site and the Local Nature Reserve. It is thus considered that there will be no significant effects on this natural asset. Additionally, given the brownfield nature of the site, it is unlikely that any wildlife or habitats of value will be located within the site.	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of local ecology. The site should be developed incorporating landscaping in order to enhance opportunities for local biodiversity.
		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland located on site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not on or near any locally designated areas.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Perm	Med		-	-	-	-	This allocation site is located within the heart of Barton upon Humber, approximately 450 m south of the Humber Estuary SAC, SPA and Ramsar site. The likelihood of negative effects from development of BARH-3 on the Humber Estuary designated area has been considered through the Stage 1 and 2 HRA of the DPD. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-						0	0	0	0	The development of the site is unlikely to greatly affect landscape as town centre location, and may even improve the townscape through the redevelopment of a disused site.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med		-	-	-	-	Development of the site is likely to increase road traffic volumes. Construction of the site is also likely to result in construction traffic, resulting in negative effects from outset of development. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. The site is located within Barton upon Humber town centre and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-3 is likely to be small in comparison with the rest of the town.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

I	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	The site is located within 1km of Barton upon Humber railway station and a range of bus routes.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	Policy BARH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Additionally, the site is located within walking distance of the services and facilities offered within Barton upon Humber, thus further promoting walking and cycling as modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	?	Local	ST-LT	Perm	Med	+/-	+/-	+/-	+/-	The site is 200m from the nearest SAM, so it is considered that there will be no significant effects on this heritage asset. The development of the site is likely to fit into the townscape as the surrounding area is also residential area. The site is adjacent to two listed buildings and is adjacent to, and partially located within, the Barton upon Humber Conservation Area. However, if sensitively designed, the proposed housing is likely to improve the quality of the built landscape in comparison with the existing situation, and as such it is possible that positive effects may occur.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. The DPD should be updated to require that the design of the site support the character of the Conservation Area.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	-					0	0	0	0	The site is a brownfield industrial site.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST-LT	Perm	Med	--	--	--	--	The site is situated in an area designated as ground water 'at risk' (EA). Development at the site could be harmful to water resources, as there is limited capacity in sewage treatment and foul sewage works and potential ground drainage issues which could lead to an increased run off of pollutants into water courses.	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water

														Additionally, potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed.	quality. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-		Development of the site is likely to be preceded by an assessment of the land condition, particularly given the previously industrial nature of the site. Policy BARH-3 states that a land contamination survey may be required although it does not state under which circumstances. If contaminated land is identified this would be remediated prior to development.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med		-	-	-	-		The residential site is adjacent to residential areas (sensitive uses next to sensitive). Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++		Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+		Provision of additional dwellings within Barton upon Humber is likely to have a minor positive effect on provision of a local workforce for the employment uses within the town.	None identified.

		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. The development could potentially encourage an increase in inward investment through an increase in the catchment of workers for businesses.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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Table F.14 - Site BRIH-1

BRIH-1 Land north of Atherton Way (Former reference number 10-28)														
SA Objective			Effects					Assessment				Summary of Effects		Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit for Brigg.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale development within Brigg, and as such is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low		++	++	++	++	29% of the Brigg and Wolds LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located in proximity to a number of employment sites: the town centre of Brigg is less than 1km from the site and as such many employment opportunities are at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.

sectors of the community				Local	ST-LT	Temp	High						
	Improve accessibility to key services	✓✓		Local	ST-LT	Temp	High	+++	+++	+++	+++	<p>The site lies directly to the north of the local primary school and a secondary school is also within walking distance. There is also good access to the local services and facilities of Brigg, with the site being within 30 mins walking or cycling of a range of key services. There is a playing field directly to the SE of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy BRIH-1, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Policy CS22.</p>
	Improve access to green space?	✓		Local	ST-LT	Temp	High	++	++	++	++	<p>The site is located near to a playing field and within 500m of open countryside (albeit the other side of the M180). The site is currently classified as brownfield land and therefore does not detract from existing residents' access to green space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy BRIH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BRIH-1 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for approximately 100 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Perm	Med	-	-	--	--	The site lies within Flood Zone 3a and BRIH-1 states that an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community than outweighs flood risk. It should also show that development will be safe without increasing flood risk elsewhere by integrating water management methods into development. The site is within SFRA Flood Zone 3(i) (high risk, low vulnerability) in flood compartment 2F1 (Lower Ancholme Right Bank). The main sources of flood risk in this compartment are the New River Ancholme and the local drainage system on the right bank of the river, although there is also a risk of tidal flooding from the Humber Estuary. The condition and standard of the defences within the compartment at Brigg (upstream of the motorway bridge) has been assessed by W S Atkins as part of their flood risk assessment for the NLC Local Plan Inquiry. Although the land is classified at brownfield, it is currently open space and therefore development of this site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	An Exception Test / Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. It is recommended that the size of the site be reduced to avoid the area within the flood zone. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. Development on land within NE/NLC SFRA Zone 3(i) (located south of the M180 motorway bridge, in Brigg) should be in accordance with the NLC Local Plan, as modified following the Inspector's Report (North Lincolnshire District Council Local Plan Inquiry, Inspector's Report, January 2003).
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	++	++	++	++	Site BRIH-1 is located on land that is classified as brownfield and is currently vacant.	None identified.
		Encourage the development of industrial land?	-					0	0	0	0	Site BRIH-1 is located on land that is classified as brownfield and is currently vacant. This brownfield land is not known to be previously industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	ST-LT	Perm	High		---	---	--	---	A narrow strip of trees runs along the northern boundary that partly screens the adjacent M180 motorway. This should be retained in order to minimise the negative effect of the road on future residents of the site, as per requirements of BRIH-1 that required landscape buffering. Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. The planted strip of trees which screen the site from the M180 should be retained and enhanced where possible. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	X	Local	ST-LT	Perm	Med		-	-	+/-	-	The site is not known to be valued locally for its nature conservation; it is a brownfield site that has returned to overgrown scrubland and as such is likely to support a range of habitats and species which are likely to be lost as a result of development. However, there is a proposal for landscaping adjacent to the site on the West and along the M180. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term. The proximity of the site to the M180 may have reduced the possibility of any fauna living on the site.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS16 and CS17
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	Local	ST-LT	Perm	High	0	0	0	0	This site is vacant brownfield land and therefore does not have a High Landscape Value.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site, including the buffer that runs along the motorway should be retained and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	+	+	+	+	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services however is at a distance of greater than 1km from Brigg railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is located within 30 minutes of the services and facilities located within Brigg by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas	-	Local	ST-LT	Perm	Med	0	0	0	0	The site is located within 1km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of BR1H-1.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Brigg. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.

		of historical and/or archaeological importance?												
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low		++	++	++	++	This is not an agricultural site and therefore does not involve the loss of agricultural land.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	The site is currently brownfield land, and as such there is a risk of contamination. Should contaminated land be identified, this would be remediated prior to redevelopment. Policy BRIH-1 does not include any requirement for the undertaking of a contaminated land survey.	A land condition survey should be required prior to development of the site, and any contamination remediated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	XX	Local	ST-LT	Perm	Med		---	---	---	---	The DPD states that significant landscaping and noise buffering will be required to the west and north boundaries of the site to reduce the noise impacts from the M180 motorway. Development of a currently vacant site is likely to have negative effects on noise and light pollution levels. However, the effect of this increase is likely to be negligible in the context of existing land uses within Brigg and the adjacent motorway.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. In particular, the existing vegetative buffer which runs along the M180 motorway should be retained and enhanced. The results of the noise assessment, if undertaken, should be used to inform the design of the site and residential uses should be located at the greatest distance possible from the adjacent motorway.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate, particularly given the deprived nature of the area in which the site is located.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.15 - Site BRIH-2

BRIH-2 Land at Western Avenue (Former reference number 10-1)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High		0	+++	+++	++	The site is within the proposed development limit for Brigg. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	High		0	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a moderate scale extension considering the size of Brigg, and as such is in conformity with the settlement hierarchy. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Low	0	++	++	++	29% of the Brigg and Wolds LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med	0	+	+	+	The site is located close to a number of employment sites. However, the majority of the town centre of Brigg is located at a distance slightly more than 1km from the site and as such many employment opportunities are at a distance greater than that considered appropriate for walking and cycling. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.
		Improve accessibility to key services	✓	Local	MT-LT	Temp	High	0	+	+	+	The site is within walking distance of the local primary and secondary school and has good access to local services and facilities. The services and facilities offered within Brigg would be available to and appropriately accessible for residents of the proposed BRIH-2 site. The site is within 30 mins walking or cycling of a range of key services. However, the majority of the town centre of Brigg is located at a distance slightly more than 1km from the site. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Development of the site should incorporate a small open space or neighbourhood amenity area. The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

	Improve access to green space?	✓	Local	MT-LT	Temp	High	0	++	++	++	<p>The site is located adjacent to open countryside and within 500m of the recreation ground. Development of the site is likely to have minor negative effects on reducing access to open space for existing residents, as a result of the development of greenfield land. Furthermore, if site BRIH-3 is also developed, the adjacent countryside will be lost. However the retention of the recreational ground is likely to minimise the extent of this potential negative effect. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green space. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>
	Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	0	++	++	++	<p>Policy BRIH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BRIH-2 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	0	++	++	++	The site is proposed for 277 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med	0	+	+	+	The site mainly lies within Flood Zone 1 with a small area in the south western corner located in Flood Zone 2. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD states that a Flood Risk Assessment should be prepared as part of the application process and suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. It is recommended that the size of the site be reduced to avoid the area within the flood zone. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗✗	Local	MT-LT	Perm	High	0	--	--	--	The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage the development of industrial land?	✗	Local	MT-LT	Perm	High	0	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.

		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of 40 dph. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗✗	Local	MT-LT	Perm	High	0	---	--	--	A narrow strip of trees runs along the northern and eastern boundary that partly screens the adjacent M180 motorway. This should be retained in order to minimise the negative effect of the road on future residents of the site. Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. The planted strip of trees which screen the site from the M180 should be retained and enhanced where possible. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✗	Local	MT-LT	Perm	Med	0	-	+/-	-	The site is not known to be valued locally for its nature conservation. However, the site is on farmland so habitat loss, fragmentation and disturbance to wildlife is likely. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term. The proximity of the site to the M180 may have reduced the amount of fauna living on the site. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	MT-LT	Perm	High	0	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the M180 and the existing settlement of Brigg is likely to reduce the extent of this effect. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site, including the buffer that runs along the motorway should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	MT-LT	Perm	High	0	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med	0	+	+	+	<p>By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services however is at a distance of greater than 1km from Brigg railway station. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.</p>

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med	0	++	++	++	The site is located within 30 minutes of some services and facilities located within Brigg by foot and bicycle. However, the majority of the town centre of Brigg is located at a distance slightly more than 1km from the site. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	MT-LT	Perm	Med	0	+	+	+	The site is not located in proximity to any listed buildings or heritage assets. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Brigg. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	MT-LT	Perm	Low	0	-	--	-	Although an agricultural site, the official classification of the land is 'urban'. It is likely, however, that the site is located on Grade 3 agricultural land which is considered to be the best and most versatile. The loss of this land could therefore have significant negative effects. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term. Core Strategy Policy CS18 which seeks to ensure that development protects land quality, which could reduce the significance of this effect.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med	0	+	+	+	The site is not located in proximity to any water quality protection areas. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.



a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit for Brigg.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale extension considering the size of Brigg, and as such is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	29% of the Brigg and Wolds LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located in proximity to a number of employment sites.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>Brigg recreation ground lies to the south west of the site (within 500m) a. The services and facilities offered within Brigg would be available to and appropriately accessible for residents of the proposed BRIH-3 site. The site is within 30 mins walking, cycling or public transport of employment areas, and key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area or Industrial Estate). By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development of the site should incorporate a small open space or neighbourhood amenity area. The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>Brigg recreation ground lies to the south west of the site (within 500m) and to the south and east of the site is open countryside. Development of the site is likely to have minor negative effects on reducing access to open space for existing residents, as a result of the development of greenfield land. However the retention of the recreational ground is likely to minimise the extent of this potential negative effect. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	them.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 300 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗ ✗	Local	MT-LT	Perm	High		0	--	--	--	The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage the development of industrial land?	✗	Local	MT-LT	Perm	High		0	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✗ ✗	Local	ST-LT	Perm	Med		--	--	--	--	The site is proposed to be developed with a density of 35 dph. This is not in compliance with CS Policy CS7 which states that market towns should have densities between 40 dph.	A higher density of residential provision should be required across the site, in accordance with the North Lincolnshire Core Strategy. Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High		--	--	-	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		-	-	+/-	-	The site is not known to be valued locally for its nature conservation. However, the site is on farmland so habitat loss, fragmentation and disturbance to wildlife are likely. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the long term. The proximity of the site to the M180 is likely to have reduced the amount of fauna on site.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Brigg is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS14. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✘	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	+	+	+	+	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services and at a distance of approximately 1.5km from Brigg railway station.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS2 and CS25.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within 30 minutes of the range of services and facilities located within Brigg by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design

												on this objective.	that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.	
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within 1.2km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of BRIH-3.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Brigg. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	ST-LT	Perm	High		-	-	-	-	The site is located on Grade 3. However; the loss of any agricultural land will have a negative impact.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site BRIH-3 is contaminated land and as such no effect on this objective is considered likely.	None identified.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	X	Local	ST-LT	Perm	Med		-	-	-	-	The residential site is adjacent to residential areas, the M180 and agricultural land. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy BRIH-3 states that a noise assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light, particularly from the M180. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate, particularly given the deprived nature of the area in which the site is located.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table F.17 - Site BRIH-4

BRIH-4 Land at Wrawby Road Phase 1 (Former reference number 10-2)														
SA Objective	Effects							Assessment				Summary of Effects	Recommendation/Mitigation	
	Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm					
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit for Brigg.	None identified.

		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale extension considering the size of Brigg, and as such is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	29% of the Brigg and Wolds LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located in proximity to a number of employment sites.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>Brigg recreation ground lies to the west of the site. The services and facilities offered within Brigg would be available to and appropriately accessible for residents of the proposed BRIH-4 site. The site is within 30 mins walking cycling, employment areas, and key services (Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area or Industrial Estate). By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development of the site should incorporate a small open space or neighbourhood amenity area. The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>Brigg recreation ground lies to the west of the site and to the north and east of the site is open countryside. Development of the site is likely to have minor negative effects on reducing access to open space for existing residents, as a result of the development of greenfield land. However the retention of the recreational ground is likely to minimise the extent of this potential negative effect. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy BRIH-4 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BRIH-4 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 133 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗ ✗	Local	MT-LT	Perm	High		0	--	--	--	The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage the development of industrial land?	✗	Local	MT-LT	Perm	High		0	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High	--	--	-	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med	-	-	+/-	-	The site is not known to be valued locally for its nature conservation. However, the site is on farmland so habitat loss, fragmentation and disturbance to wildlife is likely. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the long term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Brigg is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS14. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services and at a distance of approximately 1km from Brigg railway station.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS2 and CS25.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within 30 minutes of the range of services and facilities located within Brigg by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within 1km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of BRIH-4.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Brigg. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	XX	Local	ST-LT	Perm	High	--	--	--	--	The site is located on Grade 3 agricultural land which is considered to be the best and most versatile. The loss of this land is thus likely to have significant negative effects. However, the site is within a settlement boundary and thus the potential for the use of this land for agricultural purposes could be reduced. Further, the shortage of alternative previously developed sites could reduce the overall significance of the effect slightly.	Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is not located in proximity to any water quality protection areas.	CS Policy CS18 seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site BRIH-4 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	X	Local	ST-LT	Perm	Med	-	-	-	-	The residential site is adjacent to residential areas, a recreation ground and agricultural land. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy BRIH-4 states that a noise assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate, particularly given the deprived nature of the area in which the site is located.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-					0	0	0	0	No obvious effects.	None identified.

		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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Table F.18 - Site CROH-1

<b>CROH-1 Land to the east of Fieldside (Former reference number 13-10)</b>														
		<i>Effects</i>						<i>Assessment</i>						
<b>SA Objective</b>		<b>Mag</b>	<b>Scale</b>	<b>Dur</b>	<b>T/P</b>	<b>Cert</b>	<b>ST</b>	<b>MT</b>	<b>LT</b>	<b>Sm</b>	<b>Summary of Effects</b>		<b>Recommendation/Mitigation</b>	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is located within the proposed development limit of Crowle	None identified.	
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site comprises agricultural land and garden nursery. As a mix of both brownfield and greenfield land, it is considered that the site is largely compatible with the settlement hierarchy. The site is located in Crowle which is identified in CS Policy CS1 as requiring a Rural Renaissance programme, which would be supported by development of CROH-1.	The design of the development of CROH-1 should be such that it supports the Rural Renaissance programme proposed by CS Policy CS1.	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✗	Local	ST-LT	Temp	Med	-	-	-	-	According to the IMD (2004), Crowle is not considered as having a high level of deprivation, so developing here will not contribute to improving deprived communities.	Residential sites located in areas with deprivation should be developed as a priority in order to encourage regeneration of these areas prior to development in areas which are in lower need of regeneration.	

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	X X	Local	ST-LT	Perm	Med												The development site is not considered as being in proximity to any employment areas. Development of this scale should incorporate or be accompanied by supporting services and facilities which would provide some low level of employment provision.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.
		Improve accessibility to key services	?	Local	ST-LT	Temp	Med												The development site is not considered as being in proximity to a railway station. Although the site is close to key services, the capacity of these is likely to be stretched by a large influx of population. Development of this scale should incorporate or be accompanied by supporting services and facilities which would provide some low level of employment provision. The site is located close to and is in walking distance from the Crowle local services. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. In the long term, development of this site is likely to increase viability of transport provision and thus a positive effect is likely in the long term.	Development of the site should be phased to ensure that local service and facilities provision accompanies the scale of growth. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	High												The site is located adjacent to the open countryside. The whole site is located within 500m of an area of amenity importance. However, development of the site would result in the loss of some open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	Development on the greenfield part of the site should be minimised where possible, and could incorporate open space within the housing development. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy CROH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy CROH-1 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site is proposed for 118 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	This area of Crowle lies within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. Development of the greenfield portion of this site is likely to increase the area of impermeable land surface, thereby increasing flood risk in comparison with the existing situation.	As the site measure more than 1ha a Flood Risk Assessment is required. This should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of flood risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	The site is a mixture of previously developed land and greenfield land. Policy CROH-1 requires demolition of existing buildings in order to permit comprehensive redevelopment of the site.	Where possible, existing buildings should be retained and renovated rather than removed and reconstructed.

		Encourage the development of industrial land?	-					0	0	0	0	The brownfield portion of the site is not known to previously have been industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med	--	--	-	--	It is likely that there will be an increase in road traffic, particularly given the location of the site in an area with limited services, facilities, employment opportunities and public transport, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✗	Local	ST-LT	Perm	Med	-	-	+/-	-	The site is not known locally for its nature conservation interest. However, the site is principally undeveloped with a portion of greenfield land and as such some species may inhabit the undeveloped areas. Development of the site is likely to result in the loss of any such species. However, the incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the long term.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17logy.
		Protect and enhance woodland areas?	✗	Local	ST-LT	Perm	Low	-	-	-	-	There are no areas of woodland located on or in proximity to the site. There is woodland located within 500m of the site however there is housing and a road between the woodland and site CROH-1 and as such few additional effects on the woodland are considered likely.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x	Sub-Reg	ST-LT	Perm	Low	-	-	-	-	The site is located within 500m of a designated Site of Importance for Nature Conservation. However, there is housing and a road between the designated area and site CROH-1 and as such few additional effects on the designated area are considered likely.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The closest international sites to this allocation are the Thorne Moor SAC and the Thorne and Hatfield Moor SPA; both located approximately 1.9 km north-west. The likelihood of negative effects from development of CROH-1 on the Humber Estuary designated area has been considered through the Stage 1 and 2 HRA of the DPD. The HRA has determined that there are no likely significant effects on the designated sites. Further detail can be found in the HRA report.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is not located within an area of High Landscape Value. However, the site is partly within greenfield countryside although is within the development limits of Crowle. The development of the site is adjacent to existing development, so effects are minimised.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	-	--	--	--	The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium and long term as occupation of the site increases. Given the site's location and the limited viability of public transport services, the effect of this growth in traffic is likely to be significant in the medium and long term. Policy CROH-1 requires that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network and as such negative effects should be minimised.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	?	Local	ST-LT	Temp	Med		-	+/-	+	+/-	Given the site's location and the limited viability of public transport services to a small town, access to public transport facilities is likely to be minimal. However, by requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. It is possible that this large development will increase the viability of public transport serving Crowle, and thus in the long term as behaviour changes and a modal shift towards more sustainable transport modes is observed, resulting in minor long term positive effects.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located close to and is in walking distance from the town centre and local services, serving the day-to-day needs of residents. There is potential for the enhancement of walking and cycling facilities. The site is within proximity of an existing cycle route.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is partly located adjacent to a designated conservation area. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Med	--	--	--	--	The land in the area is classified as grade 2 agricultural land; and thus development of it is deemed as unsustainable. However, this is minimised through the classification of some of the site as brownfield.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The Groundwater in the area is classified as 'probably not at risk', so there are unlikely to be any effects to protected groundwater.	It should be ensured that any potential hazards to water resources are mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Med	+/-	+/-	+/-	+/-	Policy CROH-1 states that a contaminated land survey may be required although it does not state under which circumstances. If contaminated land is identified, this would be remediated.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med	-	-	-	-	Some light and noise pollution may occur due to adjacent land uses. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light and vice versa.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	x	Local	MT-LT	Perm	Med	-	-	-	-	The development of the site for housing is likely to lead to the loss of employment within the market town. The site is currently used as a garden centre, which likely provides employment at present.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-					0	0	0	0	No obvious effects.	None identified.

	Encourage inward investment?	X	Local	MT-LT	Perm	Med		-	-	-	-	The development of the site for housing is likely to lead to the loss of employment within the market town, thus reducing the attractiveness of the town to inward investment.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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Table F.19 - Site KIRH-1

KIRH-1 Land at and adjoining Beechcroft, Station Road (Former reference number 27-1)														
		Effects						Assessment				Recommendation/ Mitigation		
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	MT-LT	Perm	High	0	++	++	++	"The site is within the development limit of Kirton in Lindsay. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.	
		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	High	0	+/-	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Low	0	+	+	+	The Ridge Ward (of which Kirton in Lindsey is part) ranks 15th out of the 17 wards in North Lincs for deprivation, nevertheless there are small pockets of deprivation within this ward. Compared to the national picture, Kirton in Lindsey is approximately mid way in terms of the deprivation rank. Although not particularly deprived, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.	

													Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med	0	++	++	++	<p>The site is located in proximity to the town centre of Kirton on Lindsey and as such there are many employment opportunities are at an appropriate distance for walking and cycling.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.	
		Improve accessibility to key services	✓✓	Local	MT-LT	Temp	High	0	+++	+++	++	<p>The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Kirton in Lindsey less than 1km away with a range of services and facilities. There is an area of amenity importance (open green space and playground) within 500m of the site. By requiring that the site be developed in accordance with CS Policy CS5, as per policy KIRH-1, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.	

		Improve access to green space?	✓	Local	MT-LT	Temp	High	0	++	++	++	<p>The site is located adjacent to open countryside and there is an area of amenity importance (open green space and playground) within 500m of the site. The site is a combination of greenfield and brownfield land that is currently used for agricultural purposes. Development of the site may detract from existing residences access to green space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.</p>
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	Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	0	++	++	++	<p>Policy KIRH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy KIRH-1 states that vehicular access points to the site should be off Station Road and could possibly be linked into the adjoining development PA/1999/0920, however, these will need to be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.
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d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	0	+	+	+	<p>The site is proposed for approximately 84 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med	0	+	+	+	<p>The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a partly greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	MT-LT	Perm	High	0	+	+	+	<p>Site KIRH-1 is located partly on greenfield agricultural land and partly on brownfield land.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.

		Encourage the development of industrial land?	-	Local	MT-LT	Perm	High	0	0	0	0	Site KIRH-1 is located partly on greenfield agricultural land and partly on brownfield land, none of which is known to previously have been industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with CS Policy CS7.  Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗ ✗	Local	MT-LT	Perm	High	0	---	--	--	It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. There is a small wooded area on the site at present; this should be retained if at all possible in order to absorb pollutants.  Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	There is a small wooded area on the site at present; this should be retained if at all possible in order to absorb pollutants. The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	MT-LT	Perm	Med	0	-	+/-	-	<p>The site is not known to be valued locally for its nature conservation; however as it is partly greenfield, there is likely to be fauna present. There is also a small wooded area on the site that will add to biodiversity. The incorporation of landscaping within the site would provide opportunities for enhancing ecology and biodiversity in the longer term.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.
		Protect and enhance woodland areas?	x x	Local	MT-LT	Perm	Med	0	--	--	--	<p>There is a small wooded area on the site. KIRH-1 does not include any provision for protection of this valuable habitat at present.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	Local	MT-LT	Perm	High	0	-	-	-	<p>Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Kirton in Lindsey is likely to reduce the extent of this effect.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.</p>
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	High	0	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken to demonstrate that the development will have no adverse impacts on the highway network. The assessment could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the</p>	<p>Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>



		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med	0	++	++	++	<p>The site is located within 30 minutes of the services and facilities located within Kirton in Lindsey by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.</p>
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-	Local	MT-LT	Perm	Med	0	0	0	0	<p>The site located within 500m of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area (and as such no effects are considered likely as a result of development of KIRH-1).</p>	<p>It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Kirton in Lindsey. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	MT-LT	Perm	High	0	--	--	--	<p>The site is located on Grade 2 agricultural land which is considered to be the good and versatile (second only to Grade 1). The loss of this land is thus likely to have significant negative effects.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.</p>
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med	0	+	+	+	<p>The site is not located in proximity to any water quality protection areas.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>It should be ensured that any potential hazards to water resources are minimised and mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that</p>



													Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		0	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Kirton in Lindsey centre may help to improve the employment rate.  Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		0	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness. This may have small positive effects on attracting businesses.  Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	None identified.

Table F.20 - Site WINH-1

WINH-1 Land at rear of Newport Drive (Former reference number 44-7)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit for Winterton.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale extension considering the size of Winterton, and as such is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Low	++	++	++	++	The Burton upon Stather and Winterton ward ranks 12th out of the 17 wards in North Lincs for deprivation. Compared to the national picture, the ward is approximately mid way in terms of the deprivation rank. However, there are small pockets of deprivation within this ward; in particular a 'super output area' in Winterton (to the West of the centre) has an index of multiple deprivation score high enough to place it in the 30% most deprived areas in the country. An increase in development in Winterton may therefore contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located less than 1km to the town centre of Winterton and as such there are many employment opportunities are at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	++	+++	+++	+++	The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Winterton is less than 1km away with a range of services and facilities. There is an area of amenity importance and playing fields within 500m of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy WINH-1, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	High	++	++	++	++	The site is located adjacent to playing fields and is within 100m of open countryside. Additionally there is an area of amenity importance and a nature reserve of local importance within 500m of the site. The site is currently greenfield land that is vacant grassland. Development of the site may therefore detract from existing residences access to green space. However, given the small scale infill nature of the site, this effect is likely to be minimal. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>PolicyWINH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.</p> <p>Policy WINH-1 states that vehicular access points will need to be agreed with the Highway Authority and possible localised improvements to Mill House Lane need to be considered. This is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.</p> <p>Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.</p>	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	+	+	+	+	<p>The site is proposed for approximately 18 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.</p>	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. However, there are possible drainage issues on the site that need to be addressed prior to development (as per policy WINH-1). The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a partly greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	As the site is less than 1ha a Flood Risk Assessment is not automatically required prior to development. However, given that there are known drainage issues on the site, a flood risk assessment should be requested. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High		--	--	--	--	Site WINH-1 is located entirely on greenfield land (vacant grassland). However, the shortage of available brownfield sites could reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site WINH-1 is located entirely on greenfield land (vacant grassland). However, the shortage of available sites could reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	ST-LT	Perm	High		--	---	--	---	<p>It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.</p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	X	Local	ST-LT	Perm	Med		-	-	+/-	-	<p>The site is not known to be valued locally for its nature conservation; however as it is greenfield, there is likely to be fauna present. The incorporation of landscaping within the site would provide opportunities for enhancing ecology and biodiversity in the longer term. The site is within 500m of a area that is regarded locally for its nature conservation value. However, given the fact there is existing residential development between site WINH-1 and the area of nature conservation importance, the effect of development of site WINH-1 is likely to be minimal.</p>	<p>An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. .</p>
		Protect and enhance woodland areas?	-						-	-	-	-	<p>There are currently a number of trees on the site that act as a border to the site. Policy WINH-1 does not include any provision for protection of this valuable habitat at present.</p>	<p>Existing valuable trees located on site should be retained and incorporated within the landscaping of the development.</p>

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The allocation site is situated on small plot of land within an already built up area, located 4.5km from the Humber Estuary Ramsar and SPA site. The likelihood of negative effects from development of WINH-1 on the Humber Estuary designated area has been considered through the Stage 1 (screening) HRA of the DPD. The screening stage of this assessment did not identify likely negative effects and as such no further HRA work on this site is considered necessary.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, open space, as the site is presently, has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to existing residential development is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. However, as the development is only for 18 dwellings, this effect will be small. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 400m of a bus service but is not in proximity to a railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within 30 minutes of the services and facilities located within Winterton by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-	Local	ST-LT	Perm	Med	0	0	0	0	The site is located within 500m of a Conservation Area and within 300, of the site of a Roman Building. However, there is a significant amount of housing between site WINH-1 and both the Conservation Area and the site of the Roman Building and as such no effects are considered likely as a result of development of site WINH-1.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Winterton Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	High	-	-	-	-	The site is located on Grade 2 agricultural land which is amongst the best and most versatile of agricultural land. However, the loss of any agricultural land will have a negative impact.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site WINH-1 is contaminated land and as such no effect on this objective is considered likely.	None identified.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	X	Local	ST-LT	Perm	Med		-	-	-	-	The site is adjacent to existing residential areas to the north, east and south, and open space to the west. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy WINH-1 does not require that any noise assessment is undertaken.	A noise assessment of the development should be completed. Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Winterton centre may help to improve the employment rate.	None identified.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.	None identified.

Table F.21 - Site WINH-2

WINH-2 Land North of Cemetery Road (Former reference number 44-5)													
Effects							Assessment						
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects		Recommendation/Mitigation
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	MT-LT	Perm	High	0	++	++	++	The site is within the development limit of Winterton. Development of this site is not proposed until 2016 onwards so no effects are likely	None identified.



		Improve accessibility to key services	✓✓	Local	MT-LT	Temp	High	0	+++	+++	++	<p>The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Winterton is less than 1km away with a range of services and facilities (except for a railway station). There are two areas of amenity importance within 500m of the site. Additionally, there is a reserve designated by the Council as having local wildlife importance immediately adjacent to the site, giving access to green space. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy WINH-2, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	MT-LT	Temp	High	0	++	++	++	<p>The site is located adjacent to open agricultural land to the north and an area of open space that has been designated by the Council as having local wildlife importance to the east. There are also two areas of amenity importance within 500m of the site. The site is currently greenfield land that is being uses as agricultural land. Development of the site may detract from existing residences access to green space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. Given its size, the site should be developed to incorporate a small neighbourhood park or green space.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	0	++	++	++	<p>Policy WINH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy WINH-2 states that vehicular access may be possible via North Street; however, this will need to be agreed with the Highway Authority. This is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	0	++	++	++	<p>The site is proposed for approximately 131 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med	0	+	+	+	<p>The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.</p>
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	MT-LT	Perm	High	0	--	--	--	<p>Site WINH-2 is located on greenfield agricultural land.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.
		Encourage the development of industrial land?	✗	Local	MT-LT	Perm	High	0	-	-	-	<p>Site WINH-2 is located on greenfield agricultural land. However, the shortage of available sites could reduce the significance of this effect.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	0	++	++	++	<p>The site is proposed to be developed with a density of 40 dph. This is in accordance with Policy CS7.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	MT-LT	Perm	High	0	---	--	--	<p>It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>There are some trees present at the boundary of the site; these should be retained if at all possible in order to absorb pollutants. The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	X X	Local	MT-LT	Perm	Med	0	--	--	--	<p>The site is adjacent (to the east) to an area designated by the council for its wildlife importance (although not a designation Local Nature Reserve by Natural England).</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Development of site WINH-2 should employ careful management to ensure that any impact to the nature site is mitigated (both during construction and long term). The site itself is agricultural land and therefore may have some flora and fauna present. The incorporation of landscaping within the site would provide opportunities for enhancing ecology and biodiversity in the longer term.</p>

		Protect and enhance woodland areas?	x	Local	MT-LT	Perm	Med		0	-	-	-	There are some trees that border site WINH-2 and a significant amount of woodland to the east of the site in an area designated as importance for wildlife by the council. Policy WINH-2 does not include any provision for protection of this habitat although policy CS17 should reduce the significance of effects. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	MT-LT	Perm	Low		0	-	-	-	The closest international sites to this allocation are the Humber Estuary SAC, SPA and Ramsar site, all located approximately 3.3km north of the allocation site. The likelihood of significant effects from development of WINH-2 on the Humber Estuary designated area is being considered through the Stage 1 and 2 HRA of the DPD. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	MT-LT	Perm	High	0	-	-	-	Although not designated as an area of High Landscape Value, agricultural land, as the site is presently, has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to existing residential development is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	High	0	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken to demonstrate that the development will have no adverse impacts on the highway network. The assessment could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic. Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med	0	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of bus services, but is not in proximity to a Rail Station.  Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med	0	++	++	++	<p>The site is located within 1km of the services and facilities located within Winterton by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.</p>
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗ ✗	Local	MT-LT	Perm	Med	0	--	--	--	<p>Site WINH-2 is immediately south of the site of a Roman Building and therefore development may affect the setting of this site. The site located within 250m of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects on the Conservation Area are considered likely as a result of development of site WINH-2.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Winterton and the site of the Roman Building. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	MT-LT	Perm	High	0	-	-	-	<p>The site is located on Grade 2 agricultural land which is amongst the most versatile of agricultural land. However, the loss of any agricultural land will have a negative impact.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>CS Policy CS18 seeks to ensure that developments protect land quality.</p>
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med	0	+	+	+	<p>The site is not located in proximity to any water quality protection areas.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.</p>
		Lead to the remediation of contaminated sites?	-					0	0	0	0	<p>It is unlikely that site WINH-2 is contaminated land and as such no effect on this objective is considered likely.</p>	<p>None identified.</p>

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	MT-LT	Perm	Med		0	-	-	-	<p>The site is adjacent to existing residential areas to the north, east and south, and open space to the west. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy WINH-1 does not require that any noise assessment is undertaken.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>A noise assessment of the development should be completed. Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.</p>
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		0	+	+	+	<p>Investment in the area and the location of additional residential provision in proximity to a range of employment types within Winterton centre may help to improve the employment rate.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.</p>
		Promote local workforce?	-						0	0	0	0	<p>No obvious effects.</p>	<p>None identified.</p>
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		0	+	+	+	<p>An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.</p> <p>Development of this site is not proposed until 2016 onwards so no effects are likely in the short term.</p>	<p>Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.</p>

Table F.22 - Site WINH-3

WINH-3 Land at Top Road (Former reference number 44-1)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High		++	+++	+++	+++	The site is within the development limit of Winterton.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale extension considering the size of Winterton, and as such is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Low		++	++	++	++	The Burton upon Stather and Winterton ward ranks 12th out of the 17 wards in North Lincs for deprivation. Compared to the national picture, the ward is approximately mid way in terms of the deprivation rank. However, there are small pockets of deprivation within this ward; in particular a 'super output area' in Winterton (to the West of the centre) has an index of multiple deprivation score high enough to place it in the 30% most deprived areas in the country. An increase in development in Winterton may therefore contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located less than 1km to the town centre of Winterton and as such there are employment opportunities at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.

	the community												
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	<p>The site is within 30 mins walking, cycling or public transport distance of all key services (except for a Rail Station). The town centre of Winterton is less than 1km away with a range of services and facilities. There is a small area of amenity importance (open green space) directly adjacent to the site on the east and a more substantial area of amenity importance within 1km of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy WINH-3, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The site is located adjacent to open countryside (agricultural land) to the north and there is an area of amenity importance (green space) directly adjacent to the site on the east and a more substantial area of amenity importance within 1km of the site. The site is currently greenfield (agriculture). Development of the site may detract from existing residences access to green space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green space.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy WINH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy WINH-3 states that vehicular access points to the site will need to be agreed with the Highway Authority and possible localised improvements to Teanby Drive need to be considered (although there may be possible issues relating to access via Teanby Drive). As these will need to be agreed with the Highway Authority, it is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for approximately 128 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2008.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. However, there are possible drainage issues on the site that need to be addressed as per policy WINH-3. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a partly greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High		--	--	--	--	Site WINH-3 is located on greenfield agricultural land. However, the shortage of available brownfield sites could reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site WINH-3 is located on greenfield agricultural land. However, the shortage of available sites could reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with CS Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	ST-LT	Perm	High		--	---	--	---	It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that development protects air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	X	Local	ST-LT	Perm	Med		-	-	+/-	-	The site is not known to be valued locally for its nature conservation; however as it is greenfield, there is likely to be fauna present. The incorporation of landscaping within the site would provide opportunities for enhancing ecology and biodiversity in the longer term. There is a site that has been designated by the council as locally important for wildlife within 1.5km of the site. Given the distance and the fact that there is residential development between the two sites, development of WINH-3 is unlikely to have an effect on the nature reserve.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.
		Protect and enhance woodland areas?	-						0	0	0	0	As the site is currently agricultural, there is minimal woodland on the site. There is no provision for providing wooded areas as part of the landscaping of the site at present.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Where feasible, additional trees should be planted.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	?						0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Perm	Low		-	-	-	-	The closest international sites to this allocation are the Humber Estuary SAC, SPA and Ramsar site, all located approximately 3.6 km north of the allocation site. The likelihood of negative effects from development of WINH-3 on the Humber Estuary designated area is being considered through the Stage 1 and 2 HRA of the DPD. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High		-	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Winterton is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing trees located on site should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of bus services, but is not in proximity to a Rail Station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within 1km of the services and facilities located within Winterton by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	The site located within 1km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of site WINH-3. There is the site of a Roman Building in Winterton, but as this is approximately 1.5km away, it is not perceived there will be an effect by the development of site WINH-3.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Winterton. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	ST-LT	Perm	High		-	-	-	-	The site is located on Grade 2 agricultural land which amongst the most versatile of agricultural land. However, the loss of any agricultural land will have a negative impact.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site WINH-3 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The site is adjacent to existing residential areas and agricultural land. Some light and noise pollution may occur due to adjacent land uses. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy WINH-3 requires that a noise assessment is completed.	The noise assessment should take account of the adjacent Top Road and, if necessary, identify mitigation measures required for noise from the road. The results of the noise assessment should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Winterton centre may help to improve the employment rate.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.

		Encourage inward investment?	✓	Local	MT -LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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## Appendix G

# Detailed Appraisal Tables for Employment Site Allocations: Submission Draft Housing and Employment Land Allocations DPD (2010)

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This section has been included for reference purposes.

It replicates Appendix J as it appeared in the H&ELA Submission Draft DPD (2010).

## Key

<b>Effects</b>										<b>Assessment</b>	
<b>Magnitude</b>	<b>Scale</b>		<b>Duration</b>	<b>Permanence</b>		<b>Certainty</b>					
✓✓	Major Positive	Local	Within North Lincolnshire	ST-MT	Short term - Medium term	Temp	Temporary	Low	+++	Strongly positive	
✓	Minor Positive	Sub-Reg	Lincolnshire	ST-LT	Medium term - Long term	Perm	Permanent	Med	++	Moderately positive	
-	No effect	Reg/Nat	East of England and beyond	MT-LT	Medium term - Long term			High	+	Slightly positive	
?	Unclear Effects			ST	Short term				0	No effect	
x	Minor Negative			MT	Medium term				-	Slightly negative	
xx	Major Negative			LT	Long term				--	Moderately negative	
									---	Strongly negative	
									+/-	Combination of positive and negative effects / neutral effect	
									n/a	Not assessed	

<b>Terms</b>		
<b>Mag</b>	Magnitude	
<b>Scale</b>	Geographic extent	
<b>T/P</b>	Temporary/permanent	
<b>Cert</b>	Certainty	
<b>ST</b>	Short term	<b>Temporary:</b> effects will be only within the plan period
<b>MT</b>	Medium term	<b>Permanent:</b> effects likely to be felt beyond the plan period
<b>LT</b>	Long term	<b>Short term:</b> 5 years;
<b>Sm</b>	Summary assessment	<b>Medium term:</b> between 5 and 10 years;
		<b>Long term:</b> beyond 10 years.

Table G.1 - Site SHBE-1

SHBE-1 South Humber Bank (Former reference number IN1-1, 57-1)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cer t	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	-					0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such. The type of development proposed would not be appropriate in proximity to residential area.	None identified.
		Be in accordance with the settlement hierarchy?	-					0	0	0	0	It is considered that the nature of the development is not applicable to the settlement hierarchy as the type of development proposed would not be appropriate in proximity to residential areas.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Lo w	++	++	++	++	Ferry ward has lower than average rates of unemployment and dependence on benefits. Nevertheless, there are small pockets of deprivation in this ward, specifically within North and South Killingholme villages. The allocation of employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle deprivation.	Policy CS12 in the Core Strategy states that the allocation seeks to maximise opportunities around the ports by enhancing and improving skills. 'This can be achieved by encouraging the expansion of existing training centres such as CATCH near Immingham and taking opportunities to create new training centres within the South Humber Ports area. These opportunities should also benefit the existing and growing economic clusters of the energy, chemicals and food sectors. This will include the diversification of the energy sector into the development of renewable energy such as biomass opportunities.' A requirement for the development of skills locally/connections to facilities by sustainable modes should be included in the policy wording in SHBE-1.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	Currently parts of the site are used for informal recreation. These opportunities are likely to be lost after the site intensification. However, the development of opportunities onsite is likely to increase accessibility to employment for surrounding communities. This will be ensured through requirements for travel plans and walking and cycling routes to link development to neighbouring settlements.	Pedestrian and cycle access to the site will be integrated and connected to a wider network to reduce the need to travel and improve accessibility in accordance with CS Policy CS24.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	MT-LT	Temp	Med	+	++	++	++	The site is currently inadequately served by public transport, although there are good connections to A180/M180 via A160. Access to the southern part of the site is good; however improvements are needed to the northern part of the site. The distance to the nearest train station, Thornton Abbey Rail Station, is over 3.5km to the west of the site. A number of road, railway, and public transport improvements are needed to provide a better access to the site. This should lead to positive effects, especially in the medium to longer term.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	XX	Local	MT-LT	Perm	Med	--	--	---	---	The site is at risk of flooding. The site lies within SFRA Compartment 1T3: Immingham and North Killingholme. The Humber Estuary is the primary source of flood risk but there are also four fluvial sources. These are the East Halton and Stallingborough North Becks and two SOWs managed by NELIDB, the Habrough Marsh Drains and the South Killingholme Main Drain. Significant parcels of land lie within Flood Zones 2 or 3a [SFRA]. Along most its frontage the compartment is protected against flooding from the estuary by an earth embankment with revetment and wave wall on the crest. All land in the compartment lying within the Zone 3 boundary.	In line with PPS 25, locating the least vulnerable uses is flood zones with the highest risk will reduce effects. Appropriate mitigation measures should be applied to development in terms of construction and design. In relation to the EA Humber Flood Risk Management Strategy (2008), the DPD suggests that negotiations between the EA, Natural England and the SHBGDG are ongoing. It is suggested that reference to the need for FRA is unnecessary as this requirement is included in policy CS19, the SFRA and EA guidance, as well as the strategies and discussion cited. The SFRA states that

												<p>Most of the land lying within Zone 3 is adequately protected against floods with a 0.5% (tidal) or 1.0% (fluvial) annual probability of flooding and therefore may be classified as NE/NLC SFRA Zone 3(i) (high risk, low vulnerability). There are a number of exceptions which are detailed in the SFRA. The area of impermeable land is likely to increase as a result of development of the site, thus increasing flood risk. More frequent flood events are expected in the future. The DPD states that FRAs will be required for individual developments guided by the SFRA and PPS25 which should lead to reduced overall risk. However, it is considered that the implications of sea level rise in addition to current flood risk will lead to significant risk in the medium to longer term, if the South Humber Bank is developed above current levels.</p>	<p>'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.' Development on land within NE/NLC SFRA Zone 3(i) should be subject to confirmation that suitable arrangements for dealing with land drainage have been made with NELIDB. Development on land within NE/NLC SFRA Zone 3(ii) should be subject to early pre-application discussions with the Environment Agency to determine the appropriateness or otherwise of proposed development in these areas.</p>	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Temp	Med		--	--	--	--	<p>The site is largely greenfield, although it is situated 'within an existing industrial port landscape.' There are large areas of agricultural land although some areas of the site are previously developed land. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Effects will be negative, due to the loss of large areas of agricultural land. Some development will take place on previously developed sites, leading to a less significant effect.</p>	<p>The policy should state the circumstances under which a contaminated land survey will be required.</p>
		Encourage the development of industrial land?	✗	Local	ST-LT	Temp	Med		-	-	-	-	<p>The site is located within an industrial port landscape, although is currently undeveloped.</p>	<p>None identified.</p>

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Med		-	--	--	--	Development of the site is likely to lead to an increase in road transport use with implications for local air quality. Further, the expected uses on the site comprise heavy industry, which is also likely to contribute to air pollution. The location of the site in proximity to local communities is likely to lead to negative effects in relation to public exposure to air pollution. Effects are likely to increase over time, as development levels increase. The policy wording states that an air quality assessment may be required, although doesn't state under which circumstances this may be the case.	In accordance with CS Policy CS26, sustainable transport modes should be prioritised for access to the site. Development Proposals should have due regard to the South Humber Bank Transport Strategy 2008. The policy should state under which circumstances an air quality assessment will be required. It is suggested that vegetation is planted throughout the site. This will help to provide sequestration for pollutants with an aim to improving local air quality, as in CS Policy CS16.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST-LT	Temp	Med		--	--	---	---	The development of the site will lead to the loss of a large are of greenfield land, thereby leading to the loss of local habitats. There is a Site of Importance for Nature Conservation (SINC) in the middle of the site. Intensification of the site development may affect this designation. The undeveloped components of the site may contain important habitats and species. The coastal area is currently experiencing coastal squeeze as a result of rising sea levels. The increase in development is likely to place further pressure on the wildlife and habitats of the Humber Estuary. These issues are intrinsically linked with managing flood risk on site. It is likely that effects will worsen in the long term as more land may be lost due to sea level rise placing pressure on the remaining land to meet the needs of both biodiversity and industrial development.	Development should not encroach on the SINC. An ecological survey needs to be undertaken prior to further site development to ensure that ecological interests are protected. Development should also aim to create a net gain in biodiversity in line with CS Policy CS17. In relation to the EA Humber Flood Risk Management Strategy (2008), the DPD suggests that negotiations between the EA, Natural England and the SHBGDG are ongoing.

		Protect and enhance woodland areas?	XX	Local	ST-LT	Perm	Med	---	---	--	---	Some areas of woodland are located on the site, including Burkinshaw's Covert which is likely to be lost or negatively affected as a result of development. Policy SHBE-1 includes requirements for on site and off site landscaping schemes to be considered within the framework of the South Humber Bank Landscaping Initiative which is likely to reduce the extent of this negative effect, principally in the long term. However, loss of woodland as a result of development is likely.	Development should not encroach on significant areas of woodland. An ecological survey needs to be undertaken prior to further site development to ensure that ecological interests are protected and landscaping should be used to minimise the effect of development on wooded areas.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	XX	Reg/Nat	ST-LT	Perm	Med	---	---	--	---	The site adjoins the Humber Estuary, designated as Ramsar site, SPA and SAC. Intensification of the site development is likely to have significant negative effects on this designation. This is reflected in the HRA Stage 2 Report. The land where development is proposed is known to support significant number of wading birds, which roost, feed and loaf on the terrestrial habitat where development is to occur. Further detail is provided in the HRA Report. There are also plans for development outside of this allocation, with an application for a large port development which will result in a complete loss of Killingholme Haven Pits as well as intertidal habitats. Combined with development throughout the Humber Estuary it is considered that there	Additional text has been recommended through the HRA Report, that will enable mitigation of predicted effects. This states "Development of the site shall only take place if there has been appropriate consideration given to the international, national and local protected sites for nature conservation. This includes ensuring there will be no adverse effects on ecological integrity and complying with the European Habitat Regulations (Birds and Habitat Directives) to the satisfaction of all parties concerned in the decision making process. A requirement to deliver ecological mitigation sites within and outside of the South Humber Employment Allocation. This shall be determined by the South Humber

			<div style="background-color: red; width: 100%; height: 100%;"></div>	<div style="background-color: gray; width: 100%; height: 100%;"></div>	<div style="background-color: gray; width: 100%; height: 100%;"></div>		<div style="background-color: red; width: 100%; height: 100%;"></div>	<p>will be an adverse impact on integrity from this allocation both alone and in combination with other plans and projects. A study at South Killingholme Haven mudflats during construction and operation of Humber International Terminal found most significant non-physical disturbance during monitoring was related to a natural predator hunting over mudflats</p> <p>Increases in development will lead to an increase in boat traffic which can result in non-physical disturbance of seals, though there are some studies which show that seals can become habituated to such traffic, which already regularly uses the estuary.</p> <p>It is recognised within the text that there are international, national and local nature conservation sites within and adjacent to the site. The policy wording states that development shall only take place if there has been 'appropriate consideration' given to protected sites. This includes not harming ecological integrity and complying with HRA to the satisfaction of all parties concerned. EIA and HRA will be required for all development proposals. This could help to minimise the potentially negative effects from development of the protected sites. Effects are likely to be greatest in the short and medium term during construction activity. The DPD states that the timing of construction on the site should ensure that wildlife disturbance is minimised. Mitigation will be measured against the South Humber Bank Gateway Conservation Mitigation Strategy Delivery Plan. This has been developed through discussions with appropriate conservation bodies, developers and</p>	<p><i>Gateway Conservation Mitigation Strategy Delivery Plan (SHGCMSDP) and/or negotiated within the planning application process.</i></p> <p><i>An Environmental Impact Assessment and Habitat Regulation Assessment will be required for each individual development proposal."</i></p>			
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														councils to agree the approach to secure and deliver areas of land within and outside of the South Humber Bank Employment Zone which will adequately mitigate the loss of high tide roost sites. It must be noted, however, that to date there are no pieces of land allocated for management as high tide roost sites. There will also be project level HRA required for each planning application within SHBE-1. The RSPB and NE have both signed the Memorandum of Understanding agreeing to work towards developing and delivering the Mitigation Strategy. The primary function of the Mitigation Strategy has been to ensure that actions taken at a strategic level will ensure that development within the South Humber Gateway (of which SHBE-1 forms a part) does not have an adverse effect on the integrity of the SPA.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med		-	-	-	-		The site is located within the South Humber Bank Landscape Initiative (SHBLI), against which landscaping proposals will be considered. The policy states that a structural landscape scheme will be required as a buffer to limit the visual impact of development. This could provide could reduce the overall negative effects of heavy industrial development on site.	No mitigation suggested. Development should be in accordance with the Green Infrastructure Strategy to be development in North Lincolnshire in accordance with CS Policy CS16.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	LT	Perm	Med		-	-	--	--		The site is currently undeveloped. The potential creation of 10,000 jobs at the South Humber Bank is likely to lead to an increase in road transport use and may increase congestion. However, the South Humber Bank Transport Strategy (2008) states that there are a number of transport improvements currently ongoing relating to £137.5M of investment in new transport infrastructure. These	In accordance with CS Policy 25 on Sustainable Transport, the need to travel should be minimised and transport demand-management measures should be integrated in the development. The policy could state that the Transport Assessments should consider the impacts on the highway network in the short, medium as well as longer term.



m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Low	-	-	-	-	There are two listed buildings within the site. This could lead to negative effects on heritage assets although given the context of the site; these effects are not considered to be significant.	It is important that future development protects the historic environment assets and their settings in line with CS6: Historic Environment.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Med	--	--	--	--	Development will lead to the loss of large areas of agricultural land of grade 3. This will lead to negative effects against this objective.	None identified.
		Avoid development in areas protected for water quality reasons?	x	Local	ST-LT	Temp	Low	--	--	--	--	The site is set next to a deep water estuary and includes a groundwater source protection zone (Lincolnshire Wolds Aquifer). The site is already home to heavy industry, with chemical companies providing 27 per cent of the UK's oil refinery capacity. Opportunities for chemical industries will be maximised, alongside port and renewable energy generating activities. The extent of development proposed for the site could potentially lead to water pollution. The policy states that 'pollution and waste control measures should be implemented wherever practical and relevant to the proposed development.' This could lead to a reduction in water pollution. The protection of water quality will be intrinsically linked with the need to protect biodiversity designations.	The South Humber Bank Gateway Delivery Group (Anglian Water and North East Lindsay Internal Drainage Board) are seeking to manage surface water flows and flood risk on site and in the adjacent area. Water provision and sewerage upgrading is also ongoing. The DPD states that these works should be considered in proposals. Types of pollution to be minimised should be specific in the policy text. This should include water, light, odour, noise and air pollution

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	This site is principally greenfield and as such is unlikely to require any remediation prior to development. However, the policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-MT	Perm	Low		--	--	--	--	Due to the likely nature of development on site, to comprise heavy industry, it is likely that high levels of noise and light pollution will result from the development. The policy requirement to reduce visual impacts through screening could also reduce light and noise pollution to a small degree, although this is not specified. The policy states that noise quality assessments may be required, although does not state under which circumstances this may be the case.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light and odour pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Reg/Nat	LT	Perm	Med		++	++	+++	+++	The site has good potential to become the Global Gateway of the north of England, attracting potential investors. The DPD text highlights that there is the potential for the creation of 10,000 jobs on the South Humber Bank. Effects will be most significant over time as development levels increase.	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Reg/Nat	LT	Perm	Med		++	++	+++	+++	It is likely that considerable investment in the area will lead to an increase in the number of local businesses. Effects will be most significant over time as development levels increase.	None identified.
		Encourage inward investment?	✓✓	Reg/Nat	LT	Perm	Med		++	++	+++	+++	The South Humber Bank site is the main strategic employment site in North Lincolnshire. DPD text suggests that potential investments at the port complex could be worth over £3bn over the next 10 years.	None identified.

q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	?	Local	ST-LT	Temp	Lo w		+/-	+/-	+/-	+/-	The site location is within relatively deprived rural area. The allocation of employment sites here may contribute to increase employment provision, services and facilities and thus help to improve the vibrancy of the local area. However, increased pollution could have a negative effect on local settlements if not adequately mitigated.	No mitigation required.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Lo w		+	+	+	+	Suitable for various port related industries, in particular chemical and electrical. The whole of the site is designated for B1, B2 and B8 industrial uses. This could help to contribute to the overall mix of employment.	It should be ensured that the provision of employment matches local needs.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-LT	Temp	Lo w		+	+	+	+	Development is within a rural area and so will contribute to this objective.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	x	Sub-Reg	ST-LT	Temp	Me d		--	--	--	--	Increasing the development of heavy industry in a sensitive location such as the Humber Estuary is likely to have negative effects on the tourism value of the site. However, the presence of existing industry will minimise the significance of effects.	See assessment and recommendations under objectives h and i.

Table G.2 - Site NKA E-1

NKA E-1 North Killingholme Airfield (Former reference number IN1-2, 31-1)													
		Effects						Assessment					
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	-					0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such.	None identified.	

		Be in accordance with the settlement hierarchy?	-					0	0	0	0	It is considered that the nature of the development is not applicable to the settlement hierarchy as the proposed development is to support the proposals at the South Humber Bank.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low	++	++	++	++	Ferry ward has lower than average rates of unemployment and dependence on benefits. Nevertheless, there are small pockets of deprivation in this ward, specifically within North and South Killingholme villages. The allocation of employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle deprivation.	It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is currently inadequately served by public transport. The distance to Ulceby Rail Station is 3km from the site. However, an increase in employment in the area may increase overall accessibility to employment opportunities.	Pedestrian and cycle access to the site should be integrated and connected to a wider town network to reduce the need to travel and improve accessibility in accordance with CS Policy CS25. The policy could require Travel Plans, as are required for policy SHBE-1.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is currently inadequately served by public transport. The distance to Ulceby Rail Station is 3km from the site. Access to the wider strategic network at the moment is achieved via the A160 to the south. However, there is no direct access to the A160 with the C class road that links East Holton, North and South Killingholme to the strategic highway network being used. The policy requires that a Transport Assessment will be required, to demonstrate that	Pedestrian and cycle access to the site should be integrated and connected to a wider town network to reduce the need to travel and improve accessibility in accordance with CS25. The policy could require Travel Plans, as are required for policy SHBE-1.



g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Temp	Med		-	--	--	--	Development of the site is likely to lead to an increase in road transport use with implications for local air quality. The policy seeks that pollution control measures are implemented, although it is unlikely that these will extend to traffic controls. Effects are likely to be significant in the medium to long term as development proposals are realised.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car. It is suggested that vegetation is planted throughout the site. This will help to provide sequestration for pollutants with an aim to improving local air quality, as in CS Policy CS16.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓✓	Local	ST	Temp	Med		++	++	++	++	The site is a brownfield site and its biodiversity value is likely to be low. However, the site may have been colonised by important species protected under legislation. Further, there are large tracts of agricultural land on site that may also have value ecologically. The policy states that a survey should be undertaken for protected species.	The policy could be reworded to state that 'On-site and surrounding biodiversity interests should be considered through an ecological survey to determine the presence of important habitats or species. Any sites of importance should be maintained and enhanced where possible.' Development should also aim to create a net gain in biodiversity in line with CS Policy CS17 should be considered, potentially building upon the agricultural components of the site. This would be in accordance with CS Policy CS16.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is within 3.4km of the Humber Estuary protected sites (SPA, SAC and Ramsar sites). The likely significant effects of this designation on internationally protected sites have been considered by the Stage 1 and 2 HRA of the DPD. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC, SPA or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle. The potential for significant negative effects is not recognised within the policy or supporting text although national guidance will guide development of international sites.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is located within the SHB Landscape Initiative area. It is likely that development on site will be in accordance with this programme, although this is not specified in the policy or supporting text as is the case	Development should incorporate a landscape planting scheme to maintain and improve the quality of local landscape in accordance with CS Policy CS16. This requirement should be included in the



n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Med		-	-	-	-	Development will affect agricultural land of grade 3 although the site is classified as previously developed.	A green infrastructure strategy could seek to retain a proportion of agricultural land from development to minimise negative effects.
		Avoid development in areas protected for water quality reasons?	x	Local	ST-LT	Temp	Low		-	--	--	--	The site is within the Lincolnshire Wolds Aquifer groundwater source protection zone (total catchment). Development of the site could increase the potential for pollution to groundwater resources. Effects are likely to increase in the medium to long term as development levels increase. The current ecological quality of Skitter Beck is 'poor', a trend expected to continue to 2015 (WFD).	Potential harm to water or land resources should be mitigated prior to and during operation of the site. This could fall under 'pollution control measures'. Types of pollution should be specified for clarity. The text which states 'local reinforcements may be required regarding provision of water dependent upon type/scale of development.' is unclear and should be reworded for clarity. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991. This applies to all categories of development and all flood risk areas.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+	+	+	+	The site is previously developed land and thus has the potential to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of contaminated land is likely, with positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Temp	Med		--	--	--	--	It is likely that noise and light pollution will result mainly from traffic associated with the employment uses on site, particularly storage and distribution. This could affect nearby communities. The policy states that pollution control measures should be implemented, which may reduce this effect to some degree. However, the policy does not state the types of pollution to be controlled, nor that effects should be mitigated.	Light and noise pollution assessments should be undertaken and appropriate mitigation measures adopted.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Sub-Reg	MT-LT	Temp	Med		++	+++	+++	+++	Development of this site in North Killingholme is likely that the increase in employment opportunities in the nearby settlements. Employment is likely to increase over time as development proposals are realised.	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Reg/Nat	LT	Temp	Med		++	++	+++	+++	It is likely that considerable investment in the area will lead to an increase in the number of local businesses. Effects will be most significant over time as development levels increase.	None identified.
		Encourage inward investment?	✓✓	Reg/Nat	LT	Temp	Med		++	++	+++	+++	Development of the site in association with the activities at the South Humber Port is likely to lead to increased inward investment over time.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓✓	Local	MT-LT	Temp	Med		++	+++	+++	+++	The site location is within relatively deprived rural area. Increased employment levels here may contribute to an increase in vibrancy within the communities over time.	None identified.

r	To increase the diversity of employment.	Encourage a range of employment types?	✓✓	Local	ST-LT	Temp	Low		++	++	++	++	The development of this site would broaden North Lincolnshire's economic diversity. It also has scope to displace some land intensive uses, such as car storage, from the Bank that would free up land for high-end key estuary related uses.	It should be ensured that the provision of employment matches local needs.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-LT	Temp	Low		+	+	+	+	Development is within a rural area and so will contribute to this objective.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects	None identified.

Table G.3 - Site SCUE-1

SCUE-1 Normanby Enterprise Park (Former reference number IN1-3, 36-70)													
		Effects					Assessment						
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	✓	Local	ST-LT	Temp	Med	++	++	++	++	The development is within the settlement boundary and will be on previously developed land. The site was formally Normanby Park Steel Works that closed in 1981.	None identified.	
	Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med	+++	++	++	+++	The settlement hierarchy (Core Strategy Policy CS1) requires that development should be focused on: 'previously developed land within Scunthorpe urban area, followed by appropriate small scale greenfield extensions.' The proposed development is in line with these requirements.	None identified.	

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low		++	++	++	++	<p>According to the IMD (2004), the most acute problems of deprivation are concentrated in the central urban areas of Scunthorpe Town, which contains the 8 most income deprived areas of the district. The ward within which this development lies is Crosby and Park ward. Unemployment rates are twice the local authority average in this ward and almost 1 in 4 working age adults are dependent on benefits, compared with 14% across North Lincolnshire as a whole. Therefore, an increase in employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle poverty and inequality.</p>	<p>It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.</p>
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓✓	Local	MT-LT	Temp	Med		++	+++	+++	+++	<p>The site has good public transport link with access to a half-hour bus service throughout the working daily hours. Further, the policy requires that good footpaths and cycle provision should be provided throughout the site, linking the development with local services, residential areas and the wider rights of way networks. This could increase accessibility to employment for a greater number of people especially in the medium to long term as development proposals and associated works are realised. The site is approximately 300m from Phoenix Parkway Local Nature Reserve which could help accessibility to natural greenspace for employees.</p>	None identified.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++	<p>The site is situated approximately half a mile from the M181 and located just off the A1077. The site has good public transport link with access to a half-hour bus service throughout the working daily hours.</p>	None identified.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++	The site lies within Flood Zone 1. The policy requires that an FRA is prepared and demonstrates the use of SUDS to reduce surface water runoff where practicable.	The policy could incorporate the use of Green Infrastructure as part of a SUDS scheme, in accordance with CS Policies CS16 and CS18. It is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS19, the SFRA and PPS25. Further, generic policy requirements are not necessary within site specific allocations.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site is partially developed comprising of a number of large hard standing areas, and the entire allocation being industrial land.	It is recommended that, wherever possible, existing buildings are re-used and materials recycled onsite in accordance with CS Policy CS20.
		Encourage the development of industrial land?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site is partially developed comprising of a number of large hard standing areas, and the entire allocation being industrial land.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Temp	Med		-	-	-	-	The development is unlikely to increase existing levels of traffic. However, this effect may be reduced through policy requirements to improve accessibility by sustainable modes, and the proximity of the site to a regular bus service. The policy states that Air Quality Assessments may be required, although no information about under which circumstances this may be required is provided.	It is suggested that vegetation is planted throughout the site. This will help to provide sequestration for pollutants with an aim to improving local air quality, as in CS Policy CS16. The policy should state under which circumstances an air quality assessment will be required.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST-LT	Temp	Low		-	-	-	-	The site is approximately 300m from Phoenix Parkway Local Nature Reserve. The development will occur on vacant brownfield land that may contain some habitats and species of importance.	An ecological survey should be undertaken prior to any works commencing on site, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policy CS17.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	None identified.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not near locally designated areas protected for biodiversity importance.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Temp	Low		-	-	-	-	The closest international sites to this allocation are the Humber Estuary SPA, SAC and Ramsar site, both located approximately 1.6 km west. The likely significant effects of the site on internationally protected sites have been assessed in the Stage 1 and 2 HRA Report. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC, SPA or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle. The potential for significant negative effects is not recognised within the policy or supporting text although national guidance will guide development of international sites.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	✓	Local	ST-LT	Temp	Low		+	+	+	+	Landscape impacts may improve as the development of the site may improve its current appearance.	Development should be in accordance with CS Policy CS16.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low	-	-	-	-	Development in this area is likely to lead to an increase in traffic, which could lead to congestion. The policy states that the Highways authority will be seeking improvements to the existing staggered junction on the A1077 to the north of the site, which should help to reduce effects on the transport network. Further, the policy requires that access will use the existing distributor roads, and not have direct access to the A1077 Winterton Road. A transport assessment will be required to ensure that development will have no adverse impacts on the highways network.	See general recommendations below.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-	Local	ST-LT	Temp	Med	0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	MT-LT	Temp	Med	++	+++	+++	+++	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking the development with local services, residential areas and the wider rights of way networks. This could increase accessibility to employment for a greater number of people especially in the medium to long term as development proposals and associated works are realised.	None identified.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Temp	Low	-	-	-	-	The site is adjacent (approx 150m) to a Scheduled Monument (Flixborough Saxon Nunnery and the site of All Saints Medieval Church and Burial Ground). Minor negative effects on this site are possible, although are likely to be mitigated through the Core Strategy policies.	CS6 seeks to protect, conserve and enhance North Lincolnshire's historic environment.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low		+	+	+	+	The site comprises previously developed land and therefore may reduce the loss of agricultural land to development elsewhere in the plan area.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST	Temp	Low		--	+	+	+/-	The current ecological and chemical water quality of the closest watercourse is 'good'. The site comprises a former Steel Works. Remediation activities could pose a threat to groundwater resources in the short term. However, it is regarded that the development on site will lead to a medium to long term improvement in water quality, due to the uses on site having less potential for the creation of pollution than previously. The policy required that local 'reinforcements' may be required regarding the provision of waste and disposal of waste water and surface water dependent on the type of development. This could have positive effects.	It should be ensured that any potential hazards to water resources from ground contamination are minimised, especially during construction phases. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		++	++	++	++	SCUE-1 comprises land that formed part of the Normanby Park Steel Works, and is therefore likely to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of contaminated land is therefore likely to have positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The employment area is located within the Normanby Enterprise Park (non sensitive uses). The policy requires that noise assessments may be required although doesn't specify under which circumstances this may be the case.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Temp	Med		+	++	++	++	It is likely that the increase in employment land for development will increase employment levels in Scunthorpe. The site is currently occupied by a few quality larger-scale business premises; including office accommodation, light industrial, and storage and distribution uses. Effects are likely to increase in the medium to long term as the skills base develops within the local area and development proposals are realised.	None identified.
		Increase the total number of VAT registered businesses?	✓	Sub-Reg	LT	Temp	Low		+	+	++	++	It is likely that the development will attract some inward investment and thus increase the overall number of businesses in the area in the long term.	None identified.
		Encourage inward investment?	✓	Sub-Reg	LT	Temp	Low		+	+	++	++	The development of the site in the Scunthorpe area could help to improve the image of the town, leading to an increased potential for investment. The ELR considers that the enterprise park has the potential to attract quality business developments. This effect is likely to be most effective in the long term as more improvements are made, which could result in cumulative benefits.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	MT-LT	Temp	Low		+	++	++	++	Scunthorpe currently experiences high rates of unemployment. An increase in employment levels could help to reduce local deprivation, which could improve vibrancy over time.	See recommendations under objective b.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓✓	Local	MT-LT	Temp	Med		++	++	+++	+++	The site is proposed for a mix of B1 (Offices), B2 (Light Industrial) and B8 (Storage and distribution) uses. However the development site is suitable for mixed uses of light industrial and retail, which will help to improve the diversity of employment over time as development proposals are realised.	None identified.

s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table G.4 - Site SCUE-2

SCUE-2 Mortal Ash Hill (Former reference number 36-66)															
		Effects					Assessment								
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/ Mitigation			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	x	Local	ST-LT	Temp	Med	-	-	-	-	The site lies outside of the settlement boundary. The site is classified as brownfield and greenfield – the existing land uses are distribution/ transport depot, agricultural land and woodland.	CS Policy CS1 requires that development should be focused on previously developed land within the Scunthorpe urban area.		
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is adjacent to Scunthorpe and as such is regarded to be in broad conformity with the settlement hierarchy.	None identified.		
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med	+++	++	++	+++	According to the IMD (2004), the most acute problems of deprivation are concentrated in the central urban areas of Scunthorpe Town, which contains the 8 most income deprived areas of the district. Therefore, an increase in employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle poverty and inequality. The allocation is close to Ashby ward, which has high levels of deprivation. However, the ward within which the employment site is located, is Ridge Ward where educational attainment is above average in this ward and with much lower than average rates of unemployment and dependence on benefits. Effects are likely to be increasingly positive in the short term as the delivery of the site is expected in the early phase of the plan period (2010-2015) benefits will be experienced across the wider area over time.	It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.		

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	MT-LT	Temp	Med		+/-	++	++	++	<p>The site is located close to Scunthorpe. The policy states that the site will require access from a new roundabout on the A18. The policy requires that good footpaths and cycle provision should be provided through the site, linking development with local services, residential areas and the wider rights of way. This could help to improve accessibility to employment for local people over the medium to long term as opportunities are developed. The proximity of the site to a nature reserve could help to improve access to green space for employees. However, the development of the site could decrease access to greenspace for other local people.</p>	<p>Further clarity on the definition or standards for a 'good' footpath should be included in the supporting text. It is recommended that the site specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to. In this case, the more deprived areas of Scunthorpe should be prioritised for connections by sustainable modes, to improve accessibility.</p>
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med		++	++	+	++	<p>The DPD states that highway access is currently achieved from the east by a slip road directly from the A18 dual carriageway. Traffic from Scunthorpe has to cross the western bound highway by means of a dedicated right turn give way junction that only serves the existing distribution /transport depot.</p>	<p>No mitigation required.</p>

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is within Flood Zone 1. The policy requires that an FRA should be prepared and that SUDS should be used where practicable.	It is suggested that it is unnecessary to state within the policy that an FRA is required as this is provided in CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for GI within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the CS.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST	Temp	Low	--	-	-	--	The site is comprised of a transport depot, agricultural land and a small woodland. Based on aerial photography, it is regarded that the majority of the site is greenfield land, resulting in an overall negative effect. There will be need of demolition of existing buildings on the site to enable development.	It is recommended that, wherever possible, existing buildings are re-used and materials recycled onsite in accordance with CS Policy CS20.
		Encourage the development of industrial land?	-					0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Temp	Low	-	-	--	--	The site lies adjacent to A18. As a large employment site, the area is likely to generate an increase in traffic, and subsequent deterioration of local air quality. However, the requirement for access provision by walking and cycling may reduce this effect. Further, the requirement for a transport assessment seeks that there will be no adverse effects on the highway network, which may encourage developers to try to reduce traffic growth that could minimise negative effects.	An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	X X	Local	ST-MT	Temp	Med	---	--	-	---	The site is regarded as potentially having ecological importance. The policy requires that an ecological survey is conducted for protected species and the impact on nearby landscape features. This could help to reduce negative effects although development of the site is likely to have significant negative effects, especially in the short term, through the loss of greenfield land and proximity to a protected area.	A net biodiversity gain should be sought onsite through compensation and mitigation measures. These should be incorporated prior to development onsite (CS17). Green Infrastructure could be encouraged through CS Policy CS16. It is suggested that the site specific policy includes specific reference to the requirements on site, such as the potential species and habitats that may be present. This could reflect the origins of the nature conservation designation. Further to this, the policy wording should be modified to refer to features protected for nature conservation, not just landscape importance
		Protect and enhance woodland areas?	X X	Local	ST-LT	Perm	Med	---	--	-	---	The site includes a small woodland which is likely to be lost as a result of development. The undertaking of an ecological survey, as required by Policy SCUE-2 is likely to reduce the extent of these negative effects if notably valuable trees are preserved, particularly if a landscaping strategy is developed which includes a significant portion of trees.	Existing valuable trees located on site should be preserved and incorporated within a landscape strategy for the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	X X	Local	ST-MT	Temp	Med	---	--	-	---	The site is partially situated within a Site of Importance for Nature Conservation (SINC) and approximately 450m to the east of a Local Nature Reserve. To the west lies Ashby Ville pond. Furthermore, the brownfield parts of the site may have been colonised by important species.	See recommendation under objective g.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	Site is not on or near nationally or internationally designated areas.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Low		--	-	-	--	The site is currently located within the open countryside and is partially located within an Area of High Landscape Value. To the west lies Ashby Ville pond with further agricultural land to the east and south.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Measures specific to the particular location could be specified within the policy wording to improve the effects of development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low		-	-	--	--	The site lies adjacent to A18, one of the main arterial routes into Scunthorpe. As a large employment site, traffic levels are likely to increase. However, the requirement for access provision by walking and cycling may reduce this effect. Further, the requirement for a transport assessment seeks that there will be no adverse effects on the highway network, which may encourage developers to try to reduce traffic growth that could minimise negative effects.	An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic. Specific measures could be encouraged such as the development of a regular bus service to Scunthorpe.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	x	Local	ST-LT	Temp	Med		-	-	-	-	The policy for the site specific allocation does not include reference to the improvement of public transport accessibility to the site. This could have negative effects against this objective.	An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic. Specific measures could be encouraged such as the development of a regular bus service to Scunthorpe.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Temp	Med		+	++	++	++	The policy requires access by walking and cycling to be provided throughout the site, linking development with local services, residential areas and the wider rights of way networks. This could help to encourage walking and cycling as modes of transport over time. However, the site is not located directly adjacent to residential areas and so development in this location does not reduce the need to travel.	See recommendation under objective c.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The site is located approximately 300m from a Scheduled Ancient Monument (SAM) – the Ravenhorpe Medieval Settlements Earthworks and is unlikely to cause adverse effects on the surrounding heritage assets.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Low		--	--	--	--	One of the existing uses on site includes agricultural land.	It is suggested that the parts of the site that comprise agricultural land are retained and developed last if and when they are required. It is recommended that a Green Infrastructure strategy for the site incorporates the retention of some land of high quality that could be utilised for environmental and social benefit, such as allotments.
		Avoid development in areas protected for water quality reasons?	xx	Local	ST	Temp	Low		---	--	--	---	The allocation is within a groundwater secondary A aquifer (superficial deposits). However, there is a watercourse running through the site (Bottesford Beck) which is classified as 'at risk'. Current ecological quality is rated as 'bad'; and quality is predicted to improve to 'poor' in 2015. Chemical quality is 'good'. Therefore there is potential for pollution to water resources through the development of the site. Short term effects from initial construction phases are likely to be significant.	EA regulations should ensure that pollution to water resources is minimised. However, planning controls for the site should ensure that development is directed away from watercourses wherever possible. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991. .

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+	+	+	+	The site is previously developed land and thus has the potential to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of contaminated land is likely, with positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST	Temp	Low		--	-	-	--	Negative effects are likely to the increase in development on site, especially the greenfield components. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site. However, the site is situated relatively close to Scunthorpe Steel works and located adjacent to a main arterial road which may reduce the significance of effects due to the existing presence of noise and light pollution. Further, the uses proposed for the site (B1) are not likely to generate a significant amount of noise and light pollution other than from an increase in traffic. The policy requires that noise assessments may be required although doesn't specify under which circumstances this may be the case.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Temp	Med		++	++	++	++	It is likely that the development of this site will increase employment levels in Scunthorpe. Effects are likely from the short term, as the site is expected to be development in the first phase of the plan period (2010-2015).	None identified.
		Increase the total number of VAT registered businesses?	✓	Local	ST	Temp	Low		++	+	+	++	It is likely that development of the site will increase the overall number of VAT registered businesses in the area. Effects are likely from the short term, as the site is expected to be development in the first phase of the plan period (2010-2015).	None identified.

		Encourage inward investment?	✓	Sub-Reg	LT	Temp	Low		+	+	++	++	The DPD states that the site is suitable for high end employment uses such as a business park. The surrounding environment of the site may be attractive to investors, which could have benefits against this objective. Effects are likely to be most significant in the long term through the cumulative effects of investment.	It should be ensured that development on the site takes advantage of the local natural environment, seeking to enhance biodiversity throughout development, in accordance with a Green Infrastructure Strategy and CS Policy CS16.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-LT	Temp	Low		++	++	++	++	Scunthorpe currently experiences high rates of unemployment. An increase in employment levels could help to reduce local deprivation, which could improve vibrancy in the area.	See recommendation under objective c.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Med		+	+	++	++	The development of B1 uses on the site will complement the key growth sectors of manufacturing and heavy industry to be provided on other sites to enable the development of a diverse economy within the plan area over time.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

**Table G.5 - Site HUME-1**

<b>HUME-1 Humberside Airport (Former reference number IN1-12, CIN9, 55-1)</b>													
		<i>Effects</i>					<i>Assessment</i>						
<b>SA Objective</b>		<b>Mag</b>	<b>Scale</b>	<b>Dur</b>	<b>T/P</b>	<b>Cert</b>	<b>ST</b>	<b>MT</b>	<b>LT</b>	<b>Sm</b>	<b>Summary of Effects</b>	<b>Recommendation/Mitigation</b>	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	-				0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such. Development in support of an airport is more appropriate located close to the	None identified.	

													airport activities.	
		Be in accordance with the settlement hierarchy?	-					0	0	0	0		It is considered that the nature of the development is not applicable to the settlement hierarchy as development in support of an airport is more appropriate located close to the airport activities.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	+	+	+	+		The site is located in the Ferry ward of North Lincolnshire. There are pockets of deprivation specifically within North and South Killingholme villages although Ferry ward has a lower than average rate of unemployment and dependence on benefits. Additional employment opportunities may improve deprivation levels in the area although the site is not accessible by public transport.	See recommendation for objective k.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	+	+	+	+		The site is 3 miles from the nearest train station. Road access is good through the current business park. Public transport in Ferry ward is not considered to be good. Development of the site may increase accessibility to employment opportunities for some sectors of the population.	See recommendation for objective k.

		Provide safe and convenient access to the road network and sustainable modes of transport?	✘ ✘	Local	ST-LT	Temp	Med	--	--	--	--	Current access to the airport is achieved by one junction only that is not traffic light controlled. This would form the access to the allocated site, which could potentially be problematic depending on the level of access required. The DPD states that there may be a need to improve the existing access dependent on traffic generation and it is unlikely that a new access onto the A18 will be permitted. However, specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects.	See recommendation for objective k.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is within Flood Zone 1 so will minimise the risk from flooding to people and property. However, the development of a large area of agricultural land may increase the risk of flooding to people and property through an increase in surface water runoff from an increase in hard standing. The policy requires that an FRA should be prepared and that SUDS should be used where practicable.	It is suggested that it is unnecessary to state within the policy that an FRA is required as this is provided in CS Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for Green Infrastructure within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the Core Strategy.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✘	Local	ST	Temp	Med	--	-	-	--	The site is currently agricultural land and comprises a greenfield extension in addition to the development of a previously allocated site.	No mitigation suggestion due to locational constraints of the allocation.
		Encourage the development of industrial land?	-					0	0	0	0	No obvious effects.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Sub-Reg	MT-LT	Temp	Med	-	--	--	--	An increase in development of airport related activities may encourage and increase in traffic to the area. Additionally, the development of the popularity of the airport may lead to an increase in flights to visit the site, further leading to air quality deterioration in the medium to long term.	
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST	Temp	Low	--	-	+/-	-	The land to be developed is agricultural, and so may contain important habitats and species. There is no reference to this within the policy or supporting text, which could lead to negative effects. Furthermore, there is an area of woodland associated with Vale Farmhouse and Kirmington Vale adjacent to the southern boundary of the site which is likely to experience negative effects as a result of the development. Core Strategy policy CS17 seeks to create a net long term gain in biodiversity as a result of development which could help to reduce the significance of effects although short term negative effects from construction are likely to be significant.	
		Protect and enhance woodland areas?	x	Local	MT-LT	Temp	Low	--	-	+/-	-	No direct loss of woodland is anticipated as a result of development of HUME-1. However, there is an area of woodland associated with Vale Farmhouse and Kirmington Vale adjacent to the southern boundary of the site which is likely to experience negative effects as a result of the development. Landscaping of the development, including the use of trees as screens along the boundary of the site is likely to reduce the extent of this negative effect in the medium and long term.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	✓	Reg/Nat	ST-LT	Temp	Med		+	+	+	+	Site is not on or near locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	The nearest international sites to the allocation site are the Thorne and Hatfield Moors SPA and the Hatfield Moors SAC (approximately 2.2 km to the west). The proposals are for a business park built on an old airfield which compromises already built areas as well as agricultural land. The HRA Stage 1 assessment found that there are no likely significant effects from this allocation.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Low		-	-	-	-	Although not within an area of High Landscape Value, the development of a large area of agricultural land is likely to have negative effects on landscape quality. However, the magnitude of this effect may be reduced due to its location adjacent to an existing business park and airport.	It is recommended that the design of the development be sympathetic to the surrounding landscape in accordance with CS Policy CS5.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	xx	Local	ST-LT	Temp	Med		--	--	--	--	As a large employment allocation it is likely that the site will generate increased congestion on the M180 and the A18.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	xx	Local	ST-LT	Temp	Med		--	--	--	--	The DPD states that public transport access will be required as new accesses onto the A18 are unlikely to be permitted. However, specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects.	See recommendation for objective k.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	-					0	0	0	0	It is considered that walking and cycling to access an airport site are unlikely to be appropriate modes of transport given potential security and safety constraints.	The potential for walking and cycling as modes of transport should be explored and required if appropriate, with specific reference to what would be feasible on this particular site.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is approximately 350m from a roman settlement (scheduled monument). It is considered unlikely that the development will cause adverse effects on the heritage asset given the existing airport uses adjacent.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	ST	Perm	Low	--	-	-	--	The site is classified as grade 1 agricultural land (best). Although the development of the site will lead to the loss of high quality agricultural land, the viability of this land may have been reduced from the presence of the current airport activities which may reduce the significance of this effect.	Wherever possible, high quality agricultural land that is viable for this use should be retained.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST	Temp	Low	--	-	-	--	The area is categorised as a principal aquifer (bedrock), which is 'at risk' according to the WFD. The site is also within an outer groundwater source protection zone. Further development of this area may further exacerbate local water quality issues.	EA regulations should ensure that pollution to water resources is minimised. However, planning controls for the site should ensure that development to groundwater resources is avoided at all times.

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	HUME-1 is principally greenfield agricultural land/grass land which is unlikely to be contaminated. However, there exists a small likelihood that the small area being used for airport car parking may be contaminated, and, if necessary, the remediation of this would have minor positive effects on this objective. The policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	XX	Local	ST-MT	Temp	Med	--	--	--	--	It is likely that the allocation will be affected by noise and light pollution from airport activities. Additionally, increased development in the area may exacerbate these effects. The policy states that noise quality assessments may be required but further detail is not provided.	It is recommended that appropriate sound and light insulation be implemented wherever possible to reduce impacts on and from the development. Specific noise insulation levels could be required within the policy for this specific allocation given that built development will be in proximity to an airport.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The development of airport related activities is likely to have a positive effect on the level of local employment over time. It is likely that the local skills base may be appropriate for opportunities provided due to the current existence of the airport and the nature of the proposals to support current activities.	None identified.

		Increase the total number of VAT registered businesses?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Ferry ward contains some of the authority's major employers, and has one of the highest concentrations of VAT registered companies in North Lincolnshire. Agriculture, transport, petrochemicals, tile making and other construction processes are just some of the key industries represented in Ferry. It is likely that development in this location will increase the total number of VAT registered businesses in the area, as new types of business may be attracted through the opening of the Perishables Hub cold storage facility.	None identified.
		Encourage inward investment?	✓	Local	ST-LT	Temp	Med		++	++	++	++	It is likely that this allocation will encourage further inward investment. The DPD text asserts that the opening of the Perishables Hub cold storage facility had increased demand for business opportunities.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	-						0	0	0	0	No obvious effects.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The types of employment on site will be related to the operational use of the airport and thus may not contribute greatly to the diversity of employment at this existing site although some additional uses may be developed.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-MT	Temp	Med		+	+	+	+	The development will increase economic activity in this rural area although this effect may not be significant as development is associated with the airport as opposed to a rural settlement.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table G.6 - Site SANE-1

SANE-1 Sandtoft Business Park (Former reference number IN1-13, 56-1)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Temp	Low		+/-	+/-	+/-	+/-	The site is not within a settlement boundary; however, the site is close to Sandtoft village, which could meet some local needs.	None identified.
		Be in accordance with the settlement hierarchy?	✗	Local	ST-LT	Temp	Low		-	-	-	-	The site comprises a large scale employment development adjacent to a rural settlement (Sandtoft). As such the development is not considered to be in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The site lies within Axholme Central ward, which is not considered to have high levels of deprivation according to the IMD (2004). Income levels are above the average in this ward with high levels of car and home ownership. However, such a high level of employment land is likely to have far reaching effects on employment and thus may improve deprivation levels elsewhere.	Public transport accessibility to the allocation from across North Lincolnshire and beyond should be ensured.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	x	Local	ST-LT	Temp	Low		-	-	-	-		The site is not likely to improve access to key services and facilities. The site is currently inadequately served by public transport- the nearest train station is 4km away from the site. There is no policy requirement to improve public transport accessibility to the site.	The CS text (reflected in CS1) states that 'Sustainable transport will need to be addressed given the location of Sandtoft Airfield including the development of a robust travel plan.' This should be reflected in the policy wording. The policy could require that accessibility by walking and cycling to the site should be improved from the rail station, alongside improvements in connections by walking and cycling to the closest settlements. Additionally, public transport provision more generally, including bus services should be improved to enable greater accessibility to the site for a greater number of people. Specific measures should be required in the policy wording in line with CS Policy CS25.
		Provide safe and convenient access to the road network and sustainable modes of transport?	x	Local	ST-MT	Temp	Med		-	-	-	-		The site is adjacent to the M180 motorway; however, access is achieved via either Low Levels Bank to the west or Belton Road/Sandtoft Road/Westgate Road to the east. As stated in the DPD text, a study has identified a number of feasible and viable access options. The preferred access option includes a likely need for junction improvements. The policy states that vehicular access will need to be agreed with the highways authority and will not be permitted from Westgate/Sandtoft Road. This could help to reduce negative effects on the highway network from the scale of development proposed.	None identified.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	X X	Local	ST-LT	Perm	Med	--	---	---	---	<p>The site falls within Flood Zone 3a. As such, development of the site will increase the risk of flooding to people and property greatly. The SFRA reflects the EA designation and designates the site as 3(ii) (high risk, high vulnerability). The site is within SFRA flood compartment 3F4 (Three Rivers). The main sources of flood risk to this compartment are high water levels in the River Trent (which are influenced by tidal conditions as well as by rainfall and catchment characteristics, in particular floodplain storage further upstream and four main river watercourses, the South Soak Drain, the Hatfield Waste Drain, the North Level Engine Drain (which runs beside the Hatfield Waste Drain for much of its length and eventually joins it) and the River Torne. The very flat and low-lying nature of the land, the complexity of the drainage system, the low standard of protection it affords and the heavy reliance on pumping mean that during an extreme event flooding could be widespread and in locations that are difficult to predict. Effects are likely to increase over time due to increases in surface water runoff from development; increased development therefore increased risk to people and property; and increased risk of flooding due to the effects of climate change.</p>	<p>Development on land within Zone 3(ii) is unlikely to be supported by the Environment Agency. It is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for GI within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the Core Strategy. The SFRA states that 'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.'</p>
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	?	Sub-Reg	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	<p>The site forms part of a former 2nd WW airfield although there are significant areas of undeveloped agricultural land.</p>	<p>The first two sentences of the 2nd paragraph of the DPD text appear to contradict one another and should be revised for clarity. The status of the site may be an important factor in its development.</p>
		Encourage the development of	-					0	0	0	0	<p>No obvious effects.</p>	<p>None identified.</p>

		industrial land?												
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Sub-Reg	MT-LT	Temp	Med	-	--	---	--		The size of the site and the lack of public transport facilities for access will greatly increase the risk of air pollution through an increase in road traffic. This is likely to be from both commuting, as well as from the nature of the proposals, as the site is proposed to become a logistics park, suitable for the storage and distribution of goods. The site is proposed to support the development of the ports, although is located on the opposite side of North Lincolnshire. Effects are likely to increase over time as traffic levels increase.	See recommendations under objective c.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	MT-LT	Temp	Low	--	-	-	--		It is likely that the site will contain some habitats and species on both brown and greenfield elements of the site that are likely to be negatively affected by the allocation. The policy states that an ecological survey should be undertaken which could reduce the significance of effects. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development.	See comment under objective f. It is suggested that the generic requirement for a site survey is unnecessary as this will be a requirement in the CS. It is recommended that the policy requires specific measures designed for the site's specific conditions, such as the use of GI in accordance with a GI Strategy (CS Policy CS16). Locally important habitats and species should be protected under CS Policy CS17.
		Protect and enhance woodland areas?	-					0	0	0	0		There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not near locally designated areas protected for biodiversity importance.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Temp	Med		-	-	-	-	The site is directly adjacent to Hatfield Chase Ditches SSSI. Development in this area is likely to negatively impact on the SSSI through noise and disturbance. The ditches contain a rich assemblage of aquatic and emergent plants, typical of nutrient rich systems. Further, although the site is within proximity (approximately 2.2km to the west) to Thorne and Hatfield Moors SPA and the Hatfield Moors SAC, the HRA screening exercise has determined that development is unlikely to result in significant effects to the internationally protected sites.	The policy should include requirements for an assessment of the effect of development on the designated site adjacent. Mitigation should be implemented, which may include the reduction in the size of the allocation to allow a significant buffer area between the designated and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development which may offset negative effects to a certain extent.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x x	Local	ST-MT	Temp	Low		--	--	-	--	Based on aerial photography and the likelihood that development will be on a large portion of agricultural land it is likely that significant negative effects on landscape and countryside quality will result from the development. Additionally, the use of the land as a logistics park could lead to high levels of HGV traffic in the area, which may negatively affect surrounding countryside. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	Development should be in keeping with the local setting in accordance with CS Policy CS5.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x x	Local	MT-LT	Temp	Med	-	--	--	--	The DPD text states that development for a potential logistics park at Sandtoft will maximise its proximity to the M180 motorway. The size of the site and the lack of public transport facilities for access may greatly increase the risk of congestion over time.	See recommendations under objective c.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	x x	Local	ST-LT	Temp	Med	--	--	--	--	The nearest railway station at Crowle (Ealand) is 4km to the north. There is no policy requirement to improve public transport accessibility to the site.	See recommendations under objective c.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	x x	Local	ST-LT	Temp	Med	--	--	--	--	The policy is unlikely to encourage walking and cycling as modes of transport as site is proposed as a logistics park and is located in a rural area.	See recommendations under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Temp	Low	-	-	-	-	As a former WW2 airfield, the site may contain some important historical artefacts that could be lost through the development of the site.	An archaeological/historical features survey should be undertaken prior to development of the site in accordance with CS Policy CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	?	Local	ST-LT	Temp	Low	+/-	+/-	+/-	+/-	The agricultural land in the area is classified as grade 2, thereby development on this component of the site is considered as inappropriate. Part of the site is previously developed land, which could be regarded as more sustainable development.	See comment under objective f.

		Avoid development in areas protected for water quality reasons?	x	Local	ST-LT	Temp	Med	--	-	-	--	<p>The site is partially within a groundwater source protection zone. The site is also partially classified as containing a secondary A aquifer (superficial deposits). Approximately half of the site is a principal bedrock aquifer designation, and the other part a secondary B bedrock aquifer designation. A watercourse runs through the site. This is currently classified as having 'moderate' biological quality and 'good' chemical quality. Additionally, the west portion of the site is within a groundwater 'at risk' area. Development in this area therefore could have negative effects on water quality especially during short term construction phases.</p>	<p>Principal aquifers are layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer. EA guidance and regulations should ensure that development on the site minimises potential negative effects on water resources. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.</p>
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	<p>SANE-1 forms part of a former World War II airfield but mostly comprises agricultural land. There therefore exists a small possibility of contaminated land. The policy states that a contaminated land survey may be required although it does not state under which circumstances.</p>	<p>The policy should state the circumstances under which a contaminated land survey will be required.</p>
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x x	Local	ST-MT	Temp	Med	--	--	--	--	<p>The development is adjacent to the motorway, and thus potential users of the site will be subjected to significant noise and light pollution. Further, the development of the site adjacent to Sandtoft village will increase the amount of traffic in the area significantly. Use of the site as a logistics park is likely to lead to an increase in HGV traffic in the area also leading to negative effects over time. Construction activity is likely to have short term negative effects on local residents.</p>	<p>It is recommended that the size of the site be reduced to create a buffer area between the allocation and the motorway in accordance with CS Policy CS16.</p>

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Low	++	++	+	++	The allocation would likely increase the number of employment opportunities in the area and therefore increase the employment rate in the plan area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Low	++	++	+	++	The allocation is likely to increase the total number of businesses in the plan area, as the development is proposed to support the growth of the economic and support the growth of the ports by providing a location for the storage and distribution of goods. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Low	++	++	+	++	The allocation is likely to increase inward investment, as the development is proposed to support the growth of the economic and support the growth of the ports by providing a location for the storage and distribution of goods. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	?	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	An increase in employment facilities may increase the vibrancy of the rural area. However, the nature of the proposals, to include storage and distribution and a potential increase in HGV traffic, could have a negative effect on the nature of the local settlement through pollution.	Effects from an increase in traffic on local communities should be mitigated.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The size of the site will generate business and employment opportunities. The uses on site are to complement the port activities, and thus may not contribute greatly to overall employment diversity.	None identified.

s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-MT	Temp	Med	++	++	+	++	The allocation would likely increase the number of employment opportunities in the area and may increase the employment rate and number of businesses. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-					0	0	0	0	No obvious effects.	None identified.

**Table G.7 - Site BRIE-1**

<b>BRIE-1 Former Brigg Sugar (Former reference number IN1-9, 10-19)</b>													
		<b>Effects</b>						<b>Assessment</b>					
<b>SA Objective</b>		<b>Mag</b>	<b>Scale</b>	<b>Dur</b>	<b>T/P</b>	<b>Cert</b>	<b>ST</b>	<b>MT</b>	<b>LT</b>	<b>Sm</b>	<b>Summary of Effects</b>		<b>Recommendation/Mitigation</b>
a	To ensure the site's appropriate allocation within the settlement hierarchy	✓	Local	ST-LT	Temp	High	++	++	++	++	The site is within the settlement boundary of the market town of Brigg.		None identified.
		✓	Local	ST-LT	Temp	High	++	++	++	++	The site is within the settlement development hierarchy. The development of the site is unlikely to greatly affect nearby residential amenity, and may improve the townscape through the redevelopment of a disused site.		The settlement hierarchy (CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med		+	++	++	++	29% of the Brigg and Wolds LLSOA ranks within the 40% most deprived LLSOAs nationally on the IMD2004 score. The highest levels of deprivation in the ward are experienced in the south west area of Brigg town, where the employment site is allocated. Therefore, an increase in development here may increase accessibility to employment and thus help to tackle poverty and inequality. Effects are likely to be significant in the medium to longer term as development proposals are realised.	It should be ensured that employment opportunities are accessible to all in terms of transport as well as skills levels.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Low		++	++	++	++	The site will comprise employment uses close to the market town of Brigg which is likely to increase accessibility to employment opportunities. Provision for public transport and walking and cycling facilities to link specifically to Brigg are not specified in the policy.	CS Policy CS25 requires development to be accessible by sustainable modes of transport. However, the policy could encourage specific measures to be developed that would be suitable for this particular site.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✗	Local	ST-LT	Temp	Med		-	-	-	-	The site is accessed off the B1206/A18 by an adopted roadway that also serves the adjacent power station. The DPD states that it is not envisaged that the access will require upgrading but this will be dependent on the type of development and potential traffic generation. Therefore there is potential for negative effects. The policy seeks to reduce this potential through requiring that a transport assessment demonstrates that there will be no adverse effects on the highways network.	No further mitigation required.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	LT	Temp	Med		-	-	--	--	<p>The site is partially within Flood Zone 3a (SFRA Flood Zone 3(ii)), but falls mostly within Flood Zone 2. The site is within SFRA Flood Compartment 2F5 (Middle Ancholme (Left Bank)). The main sources of flood risk in this compartment are the New River Ancholme, which is embanked and carries water from further south, and the local drainage system. This includes four main river watercourse systems, the Scawby Catchwater, the Hibaldstow Catchwater and its tributary the Hibaldstow North Drain, the Redbourne Old River and its tributary the Redbourne Catchwater, and the Sallow Row Drain. The SFRA states that 'All land north of the railway line (i.e. by Brigg) lying below +2.8 mOD, as shown in Figure 2.5, is below the highest fluvial water levels with a 1.0% annual probability of occurring and should therefore be classified as Zone 3 (High risk).' None of the land lying within Zone 3 is adequately protected against floods with a 1.0% annual probability of tidal flooding. This land should therefore be classified as NE/NLC SFRA Zone 3ii (high risk, high vulnerability). The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain significant, especially in the long term with the effects of climate change increasing uncertainty about implemented measures.</p>	<p>Development on land within Zone 2 should be subject to confirmation that suitable arrangements for dealing with land drainage have been made with the Ancholme IDB. It is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. However, SUDS could be recommended to be integrated into the comprehensive landscaping scheme required in the policy that has a specific local requirement in line with CS Policy CS18. The SFRA states that 'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.' It is suggested that the small area within Flood Zone 3ii is removed from the allocation. Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency.</p>
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f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Temp	Med		+/-	++	++	++	This development will occur on a vacant site previously developed for British Sugar factory. The redevelopment of the site may require that existing buildings are demolished prior to redevelopment.	The reuse of existing buildings and structures should be explored prior to any demolition taking place.
		Encourage the development of industrial land?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Site is on industrial land.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	MT-LT	Temp	Med		-	--	--	--	The development of the site is likely to increase traffic levels in the area, as the site is currently unoccupied. The level of pollution will be dependent on the type of employment uses developed. The site is allocated for B1, B2 and B8 uses, which could lead to considerable levels of traffic both for operational use and commuting over time.	See recommendation under objective c. Further, landscaping schemes could seek to maximise the potential of vegetation to provide pollution sequestration.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	The site may have been colonised by important species as it is disused which could lead to negative effects. The policy states that an ecological survey should be undertaken which could reduce the significance of effects. Negative effects on biodiversity will be reduced through the implementation of policy CS17.	It is suggested that the inclusion of a requirement for a site survey is unnecessary in this policy, as this is a requirement in the CS.
		Protect and enhance woodland areas?	?	Local	ST-LT	Temp	Low		+/-	+/-	+/-	+/-	The site does not include any areas of woodland. However, much of the site has been colonised by trees, some of which may be valuable.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not near locally designated areas protected for biodiversity importance.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	Site is not near internationally or nationally designated areas protected for biodiversity importance.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Med	-	-	-	-	Landscape may have slight negative effects but less sensitive as next to existing settlement. The DPD states that the site is located adjacent to sensitive open countryside and is unscreened. The DPD goes on to state that there is a requirement for a high standard of landscaping within the site to mitigate the effect of the proposed development on the open countryside and nearby housing. This is reflected in the policy wording which could help to minimise the significance of negative effects.	No further mitigation required.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Med	-	-	-	-	The site is accessed off the B1206/A18 by an adopted roadway that also serves the adjacent power station. The DPD states that it is not envisaged that the access will require upgrading but this will be dependent on the type of development and potential traffic generation. Therefore there is potential for negative effects. The policy seeks to reduce this potential through requiring that a transport assessment demonstrates that there will be no adverse effects on the highways network.	No further mitigation required.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Low	+	+	+	+	Provision for public transport to link specifically to Brigg are not specified in the policy although should be required through CS25.	See recommendations under objective c.
		Minimise the need to travel and encourage walking and cycling as modes of	✓	Local	ST-LT	Temp	Low	+	+	+	+	Provision for walking and cycling facilities to link specifically to Brigg are not specified in the policy although should be required through CS25.	See recommendations under objective c.

		transport?											
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	Site is not in proximity to heritage assets.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	-					0	0	0	0	Site comprises previously developed land.	None identified.
		Avoid development in areas protected for water quality reasons?	XX	Local	ST-LT	Temp	Low	---	---	--	---	The site is situated in an area designated as groundwater 'at risk' (EA). Directly to east of the site is the New River Ancholme, this is designated as a river 'at risk'. Current biological water quality is 'poor' and the river 'fails' for chemical quality. These trends are predicted to continue to 2015. Development at the site could potentially be harmful to water resources, as there is limited capacity available in sewage treatment and fouls sewage works, and potential ground drainage issues which could lead to an increased run off of pollutants to watercourses. Further, there is potential for contamination on site. Development work could increase the risk of pollution to water resources, particularly in the short term.	EA regulations should ensure that mitigation measures are implemented appropriately. EA guidance should be followed by the local authority. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	++	++	++	++	BRIE-1 was previously occupied by a British Sugar factory and as such is likely to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of the contaminated land is likely to have positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	xx	Local	ST-LT	Temp	Med	--	--	--	--	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.
		Encourage inward investment?	?	Sub-Reg	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	A potentially significant amount of investment will be required in this site, due to the potential for contamination of the land. This may reduce the potential for attracting investors compared with a site with fewer initial constraints to development. However, the location of the site close to an centre of population could increase its attractiveness for inward investment.	Special measures could be taken to encourage inward investment in the area.

q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	MT	Temp	Low		+	+	++	++	The creation of an employment site in this area of deprivation could increase vibrancy in the town. Effects are most likely in the long term as the benefits of development trickle down to the community.	See recommendations under objective c. Public transport measures to accommodate specific needs in the community could help to improve vibrancy through enabling reduced inequalities.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Med		+	+	+	+	A range of employment types are suggested as having potential on site, including B1, B2 and B8 uses. This could have positive effects on the diversity of employment, particularly in Brigg.	It should be ensured that employment uses create jobs for local people.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table G.8 - Site BARE-1

BARE-1 Humber Bridge Industrial Estate (Former reference number IN1-11, CIN-6, 7-17)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Temp	High		++	++	++	++	The allocation is within the settlement boundary of Barton upon Humber.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The allocation is within the settlement boundary within a market town. Aerial imagery suggests the site is greenfield, although this isn't stated in the DPD text.	It is recommended that the status of the land to be developed is stated in the DPD text. The settlement hierarchy (CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low		++	++	++	++	<p>The allocation is within the Barton Ward of North Lincolnshire. Unemployment rates in Barton ward are slightly above the North Lincolnshire average, the highest concentrations being in the north and east of Barton town. 2 of the 6 super output areas within Barton ward have IMD scores which are high enough to place them amongst the 30% most deprived areas in the country. These two areas lie to the north and east of Barton town. The employment allocation is within an area of high deprivation levels and so could potentially contribute to reducing deprivation through an increase in employment.</p>	<p>It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.</p>
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med		+	+	+	+	<p>Residents of this ward tend to make more use of public transport than the average North Lincolnshire resident. Development in this location is likely to make good use of existing public transport facilities, with the potential for improved accessibility to employment for residents of Barton and beyond. Conversely, the site is directly adjacent to two local nature reserves and a country park. Development in this location could have negative effects on the amenity value of this site although the site will not lead to a loss in access to natural greenspace. Overall effects are considered to be positive.</p>	None identified.

		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Barton has relatively good transport links and public transport between Barton and the main population centres of Hull and Scunthorpe are regular and frequent. The DPD text states that this part of Barton has one regular bus service, and the Barton on Humber railway station is walkable distance away. Junction improvements at Falkland Way/Barrow Road will be required, as stated in the policy wording and DPD text.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	LT	Temp	Med	--	--	--	--	The area is at high risk of flooding and is within EA Flood Zone 3a. The site is within Compartment 1T5 Barton upon Humber of the SFRA. As well as the Humber Estuary, which is the primary source of flood risk, there are three fluvial sources, the Butts Drain and the Barrow Beck, both of which are main river and managed by the Environment Agency, and the New Holland Main Drain, which is a SOW managed by NELIDB. None of the land lying within Zone 3 is adequately protected against floods with a 0.5% (tidal) or 1.0% (fluvial) annual probability of flooding and therefore the whole area should be classified as NE/NLC SFRA Zone 3(ii) (high risk, high vulnerability). The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain significant, especially in the long term with the effects of climate change increasing uncertainty about implemented measures.	The SFRA states that <i>'Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency.'</i> The supporting text could add that design measures can also help to reduce flood risk. However, it is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. The SFRA states that <i>'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.'</i>

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Temp	Low	-	-	-	-	Aerial imagery suggests the site is greenfield, although this isn't stated in the DPD text.	It is recommended that the status of the land to be developed is stated in the DPD text.
		Encourage the development of industrial land?	-					0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low	-	-	--	--	The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport could reduce the significance of effects.	See recommendations under objective c.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓	Local	ST-LT	Temp	Med	-	+	+	+	The site is considered to be greenfield. Added to the location of the site in proximity to protected areas for nature conservation, it is considered likely that the site will contain some important habitats and species. Development of the site could lead to negative effects, although this will be minimised through implementation of policy CS17, which seeks an overall biodiversity gain from development. Negative effects are likely to result in the short term as a result of construction activity.	No further mitigation required.
		Protect and enhance woodland areas?	-					0	0	0	0	The site does not include any areas of woodland, nor is it located in proximity to any woods. However, field boundaries are commonly defined by a line of trees, some of which may be valuable.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x x	Local	ST-LT	Temp	Low		--	--	--	--	The allocation is adjacent to the Water's Edge Local Nature Reserve and Country Park; and Barton Clay Pits Nature Reserve. Development directly adjacent to these protected areas could cause negative effects from disturbance.	A study to assess the potential effects of development on the LNR should be undertaken prior to development on the site, and its recommendations implemented. This may include the reduction in the size of the allocation to allow a significant buffer area between the designated and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Temp	Low		-	-	-	-	This allocation abuts the Humber Estuary SAC, SPA and Ramsar site. The Stage 1 HRA of the DPD found that after studying supporting documents to planning application PA2007/2009, it is clear that there are no large assemblages of associated birds using this site. However, there is an adjacent area of land which does not have planning permission, which when developed, could result in disturbance on birds associated with the Humber Estuary SPA and Ramsar. Natural England was satisfied that the implementation of simple mitigation such as noise reduction and pollution control on the portion of the site with planning permission, that there would be no effect on the integrity of the Humber Estuary SPA/SAC/Ramsar. The HRA Stage 2 considers that such mitigation could be delivered on the remaining portion of the site, where measures include screening planting and modified lighting were sufficient to avoid disturbance on roosting, feeding and loafing wetland birds. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.

															of the site to the international designations and considering the precautionary principle.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Low		-	-	-	-		The area is not designated for its landscape value. Potential negative effects are likely to be minimised through the location of the site in relation to Barton.	Design should be in accordance with CS policies, but also seek to respect the natural environment due to its proximity to internationally designated sites.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low		-	-	-	-		The development is likely to lead to an increase in road traffic, although proximity to the railway station and the presence of a bus service may reduce this effect. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-						0	0	0	0		The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++		The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Temp	Low		+	+	+	+	There are no scheduled monuments within the vicinity of the site. There are 3 listed buildings (grade 3) within 500m of Falkland Wane. The chain of flooded clay pits and extensive reedbeds along the Humber Bank adjacent to the site, from west of Barton-upon-Humber to New Holland is a legacy of the brick and tile industry, which flourished there from the Middle Ages to the present century, and, more recently, of cement making. It is unlikely that the development of the site will lead to negative effects on the historic environment. CS Policy CS5 will ensure that design is reflective of local character.	No further mitigation required.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	-						0	0	0	0	The quality of the agricultural land in this location is unknown. As the site is adjacent to an existing industrial park, it is unlikely that negative effects will result.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST	Temp	Med		--	-	-	--	The site is a principal aquifer designation (bedrock). Development in this location could potentially have a negative effect on groundwater resources. The policy includes reference to the increased provision of water and wastewater facilities onsite which could lead to negative effects during construction.	Principal aquifers are layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer. It should be ensured that construction phases do not lead to negative effects on groundwater resources. EA guidance should be followed in this respect.

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	BARE-1 sites are located within the Humber Bridge Industrial Estate and there therefore exists the potential that this land is contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of any contaminated land would result in positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	-	-	-	-	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. The scale of the site may reduce the significance of this effect compared with other designations for employment.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The site is an established industrial area, which could suggest the viability of the allocation from an economic perspective. This may be attractive to potential investors. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented	None identified.

													(2010-2026)	
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	MT	Temp	Low		+	+	++	++	The creation of an employment site in this area of deprivation could increase vibrancy in the town. Effects are most likely in the long term as the benefits of development trickle down to the community.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Med		+	+	+	+	A range of employment types are suggested as having potential on site, including B1, B2 and B8 uses. This could have positive effects on the diversity of employment in Barton.	It should be ensured that employment uses create jobs for local people.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	✗	Local	ST-LT	Temp	Med		--	--	--	--	The site is directly adjacent to two local nature reserves and a country park and EA mapping shows the site allocation to contain a camping and caravan site at present. The Core Strategy identifies the Waters' Edge Visitor Centre and Country Park as a key tourism site. Development in this location could have negative effects its tourism value.	None identified.

Table G.9 - Site NEWE-1

NEWE-1 New Holland Industrial Estate (Former reference number CIN-12 )														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✗	Local	ST-LT	Temp	Low		-	-	-	-	The site is outside of the settlement boundary.	None identified.

		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The site is adjacent to a rural settlement and is of a small scale. This is not a priority location in terms of the settlement hierarchy, but could meet local employment needs.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low		++	++	++	+ +	The allocation is within the Ferry Ward of North Lincolnshire. Unemployment rates in Ferry ward are below the North Lincolnshire average, the highest concentrations being in New Holland and North and South Killingholme. New Holland and North and South Killingholme, have IMD scores which are high enough to place them amongst the 40% most deprived areas in the country. Development in this location therefore could help to improve local employment rates and reduce deprivation.	It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med		++	++	++	+ +	Development of the site could improve local employment levels and therefore accessibility to employment for local people. However, access by public transport is limited which could reduce accessibility for a proportion of the population, although the site is accessible by rail and footpaths and cycleways are required within the policy wording.	Further clarity on the definition or standards for a 'good' footpath should be included in the supporting text. See general recommendations under SCUE-1. It is recommended that the site specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to.
		Provide safe and convenient access to the road network and sustainable modes of transport?	?	Local	ST-LT	Temp	Med		+/-	+/-	+/-	+/- -	The DPD states that there is good access to the site from Lincoln Castle Way. However, strategic access to the site is poor with the site being peripheral and remote from the A1077/A15. The policy does not include requirements for improvements to strategic accessibility.	The policy should ensure that improvements to access for the site to the strategic network are implemented to improve feasibility, unless the employment uses are solely for local employment use.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	LT	Temp	Med		-	-	--	--	The area is at high risk of flooding and is within EA Flood Zone 3a. The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain significant, especially in the long term with the effects of climate change increasing uncertainty about implemented measures.	The supporting text could add that design measures can also help to reduce flood risk. However, it is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Temp	Low		-	-	-	-	The site is mainly agricultural in use.	None identified.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low		-	-	-	-	The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport and small scale of the development proposed could reduce the significance of effects.	See recommendations under objective c.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST-LT	Temp	Med		-	-	+	-	The site is considered to be greenfield. Added to the location of the site in proximity to protected areas for nature conservation, it is considered likely that the site will contain some important habitats and species. Development of the site could lead to negative effects, although this will be minimised through implementation of CS Policy CS17, which seeks an overall biodiversity gain from development. Negative effects are likely to result in the short term as a result of construction activity.	
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	None identified.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x	Local	ST-LT	Temp	Low		-	-	-	-	The Barton Claypits Country Park adjacent to the site is considered a 'major waterscape asset' in the Core Strategy. Development in this location therefore could potentially have negative effects on habitats and species in this location. Implementation of CS Policy CS16 could reduce the significance of effects in this location.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Perm	Med		-	-	-	-	This allocation abuts the Humber Estuary SAC, SPA and Ramsar site. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC, SPA or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle. The potential for significant negative effects is not recognised within the policy or supporting text although national guidance will guide development of international sites.	As a precaution, the HRA includes text to be included in the relevant policies of the DPD that includes not allowing planning permission at these 11 allocation sites until a project level assessment, following appropriate HRA stages, has been carried out. If, at the detailed planning application stage, it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the right to apply the HRA process on a case by case basis, and where

													there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Low		-	-	-	-	The allocation is surrounded by a landscape proposal, which could reduce the significance of negative effects in terms of visual intrusion to some degree. The small scale of development proposed could also reduce landscape effects.	No further mitigation required.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low		-	-	-	-	The development is likely to lead to an increase in road traffic, although proximity to the railway station and the small scale of development proposed may reduce this effect. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-						0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	++	+	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Temp	Low		+	+	+	+	There are no scheduled monuments or listed buildings within the vicinity of the site. The chain of flooded clay pits and extensive reedbeds along the Humber Bank adjacent to the site, from west of Barton-upon-Humber to New Holland is a legacy of the brick and tile industry, which flourished there from the Middle Ages to the present century, and, more recently, of cement making. It is unlikely that the development of the site will lead to negative effects on the historic environment. CS5 will ensure that design is reflective of local character.	No further mitigation required.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	ST-MT	Temp	Low		-	-	-	-	The quality of the agricultural land in this location is unknown. As the site is small scale, negative effects are unlikely to be significant.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST	Temp	Med		--	-	-	--	The site is a principal aquifer designation (bedrock). There is a watercourse running along the western edge of the site. Current biological water quality is 'good' and is predicted to remain good to 2015. Development in this location could potentially have a negative effect on groundwater resources. The policy includes reference to the need for a new sewage works to cater for new growth. Further, the policy includes reference to the increased provision of water and wastewater facilities onsite which could lead to negative effects during construction.	Principal aquifers are layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer. It should be ensured that construction phases do not lead to negative effects on groundwater resources. EA guidance should be followed in this respect.

		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	This site is mainly in agricultural use with pockets of grassland and small plots occupied by light industrial and general industrial uses. It is possible that there may be a small amount of contaminated land as a result of these land uses. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of any contaminated land identified on site is likely to result in positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	-	-	-	-	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. The scale of the site may reduce the significance of this effect compared with other designations for employment.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	+	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	+	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.

		Encourage inward investment?	-						0	0	0	0	The site has been allocated for a number of years without significant interest or take-up. This suggests that re-allocation of the site may not be successful unless incentives are provided.	Special measures could be taken to encourage inward investment in the area.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-MT	Temp	Med		+	+	++	+	The allocation is likely to improve the vibrancy of the village, providing employment opportunities in a rural location. Effects are likely to be most significant in the long term once development proposals have been realised.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The size of the site is unlikely to generate a significant number and range of business and employment opportunities although some diversity may be achieved to the overall mix of employment in North Lincolnshire.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-MT	Temp	Med		++	++	+	+	The allocation is likely to increase the number of businesses in this rural area. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	✗	Local	ST-LT	Temp	Low		--	--	--	--	The Barton Claypits Country Park adjacent to the site is considered a 'major waterscape asset' in the Core Strategy. Development in this location therefore could potentially have negative effects on the tourism potential of this site. Implementation of policy CS16 could reduce the significance of effects in this location.	Mitigation in the form of a buffer or the development of visual screening should seek to reduce effects on the setting of natural environmental assets.

Table G.10 - Site EALE-1

EALE-1 Spen Lane, Ealand (Former reference number CIN-16, 14-5)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	X	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	The site is not within the settlement boundary. However, the site is close to Ealand and so could meet some local needs.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med	+	+	+	+	It is unknown whether the site is previously developed or greenfield. Aerial imagery suggests that the site is greenfield development and could be considered a greenfield extension to Ealand in accordance with the settlement hierarchy. Ealand is considered to be a 'rural settlement' in the CS.	The settlement hierarchy CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is within the Axholme Central Ward. Income levels are above the average in this ward with high levels of car and home ownership. Therefore, significant benefits from employment development in this location may not be significant. However, the good public transport links could improve the potential for access to employment for residents from surrounding areas.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site could lead to improved accessibility to services and facilities, particularly employment as the site is within walking distance to Crowle railway station with access throughout the working daily hours. There is also a railway station in Ealand. The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	Further clarity on the definition or standards for a 'good' footpath should be included in the supporting text. See general recommendations under SCUE-1. It is recommended that the site specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to.

		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site lies adjacent to the A161 to the east. The site is close to the A18/A161 gyratory and the M180. Sustainable modes of transport can be accessed via rail services within walking distance. The policy requires that a transport assessment is produced to demonstrate that development will not have an adverse impact on the highways network.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Temp	Med	--	--	--	--	The site is within EA Flood Zone 3a. The site is within SFRA flood compartment 3T4 (Garthorpe & Keadby) and falls under 'new zone' 3(ii) (high risk, high vulnerability). The primary sources of flood risk are the River Trent and the local drainage system. This includes the North Soak Drain, classified as main river. The very flat and low-lying nature of the land and the complexity of the drainage system and the heavy reliance on pumping mean that, in practice, if the defences fail flooding could be widespread and in locations that are difficult to predict. Being located in a flood zone could increase the risk of and from flooding to people and property. The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain significant, especially in the long term with the effects of climate change increasing uncertainty about implemented measures.	Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency. The supporting text could add that design measures can also help to reduce flood risk. However, it is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. The SFRA states that ' <i>Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.</i> '

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Temp	Low		-	-	-	-	It is unknown whether the site is brown or greenfield. Aerial imagery suggests that the site is greenfield development.	None identified.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low		-	-	--	--	The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport could reduce the significance of effects.	See recommendations under objective c.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓	Local	ST-LT	Temp	Med		-	+	+	+	The DPD text highlights that the North Soak Drain has been identified as a potential wildlife habitat that may be the home or used by a number of protected species and should be surveyed and assessed as part of any development proposal within the southern extent of the site. A specific requirement is required within the policy wording, to ensure that mitigation is included within development proposals. This should ensure that potentially negative effects are reduced. However, Core Strategy policy CS17 seeks a net biodiversity gain as a result of development which should result in overall positive local effects.	None identified.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	None identified.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	?	Local	ST-LT	Temp	Low	-	-	-	-	The site may be located within 1km of a SINC. Between the site and the designated area is agricultural land. As such, minor negative effects on this designated area are possible.	An ecological survey should be undertaken prior to development on the site, and its recommendations implemented. This may include the reduction in the size of the allocation to allow a significant buffer area between the designated and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Temp	Med	-	-	-	-	The site is close to Hatfield Chase Ditches SSSI. Development in this area could negatively affect the SSSI although there will be an additional employment site (EALE-2) and an existing canal and road between the site and the SSSI. The ditches contain a rich assemblage of aquatic and emergent plants, typical of nutrient rich systems. Further, although the site is within proximity to the Hatfield Moors SAC; Thorne Moors SAC and Thorne and Hatfield Moors SPA the HRA screening exercise has determined that development is unlikely to result in significant effects to the internationally protected sites.	Core Strategy policy CS17 will seek to ensure that any negative effects are minimised.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x x	Local	ST-LT	Temp	Med	--	--	--	--	The site is adjacent to an area of Special Historic Landscape Interest. Effects on landscape quality are likely to be minimal as the location is adjacent to a road network. However, the impact on the canal setting may be negatively affected.	Development should be sympathetic to the surrounding landscape. Specific measures could be required in a similar way policy BRIE-1 to ensure that the particular characteristics of the historic landscape are complemented.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low	-	-	-	-	The development is likely to lead to an increase in road traffic, although proximity to the railway station may reduce this effect slightly. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-	Local	ST-LT	Temp	Med	0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	Site is not in proximity to heritage assets.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Low	-	-	-	-	The development site is classified as grade 2 agricultural land (high quality) although is in proximity to a settlement which may reduce the viability of the site for agricultural use, reducing the potential significance of effects.	The policy could require that it be demonstrated that the site is no longer suitable for agricultural use. Where possible, some agricultural uses could be retained.

		Avoid development in areas protected for water quality reasons?	x	Local	ST	Temp	Med	--	-	-	--	<p>The site is partially within a Secondary A Aquifer designation (Superficial (Drift)) and wholly within a Secondary B designation (bedrock). The watercourse south of the site currently has 'moderate' ecological quality and 'good' chemical quality. These rating are predicted to continue to 2015 (WFD). Development of the site could potentially have negative effects on the water resources although this effect may be reduced through the implementation of national planning guidance. The risk of effects is likely to be greatest in the short term through construction activities. Future uses on site will determine the medium to long term risk.</p>	<p>It is recommended that a buffer between the watercourse and the site be created, to minimise potential risk of negative effects, in accordance with CS Policy CS18. <i>Secondary A deposits are permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers. Secondary B - predominantly lower permeability layers which may store and yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering. These are generally the water-bearing parts of the former non-aquifers.</i> Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.</p>
		Lead to the remediation of contaminated sites?	-					0	0	0	0	<p>The site is currently agricultural land and is therefore unlikely to be contaminated land.</p>	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	-	-	-	-	<p>Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. The scale of the site may reduce the significance of this effect compared with other designations for employment.</p>	<p>The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.</p>

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The site is well positioned in terms of accessibility and as such is likely to be attractive to investors. The allocation for a range of employment types is likely to encourage inward investment. Effects are likely to be most significant in the short to medium terms as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-MT	Temp	Med	+	+	++	++	The allocation is likely to improve the vibrancy of the village, providing employment opportunities in a rural location. Effects are likely to be most significant in the long term once development proposals have been realised.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-MT	Temp	Med	++	++	+	++	Adjacent uses include a caravan park, so the B1 (Offices), B2 (Light Industrial) and B8 (Storage and distribution) proposed uses will increase the diversity of employment in this rural location. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.

s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The allocation is likely to increase the number of businesses in this rural area. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	✗	Local	ST-MT	Temp	Low	--	--	-	--	The development of the site may have a negative effect on the rural setting of the caravan park to the west.	Mitigation in the form of screening could reduce the negative effects on the caravan site. Such a requirement could be included in the policy wording.

Table G.11 - Site EALE-2

EALE-2 Land South of Railway, Ealand (Former reference number IN1-14)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✗	Local	ST-LT	Temp	Med	-	-	-	-	The site is not within the settlement boundary. However, the site is close to Ealand and so could meet some local needs.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The site is a mixture of uncultivated agricultural and previously developed land. It could be considered a greenfield extension to Ealand in accordance with the settlement hierarchy. Ealand is considered to be a 'rural settlement' in the CS.	The settlement hierarchy (CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is within the Axholme Central Ward. Income levels are above the average in this ward with high levels of car and home ownership. Therefore, benefits from employment development in this location may not be significant. However, the good public transport links could improve the potential for access to employment for residents from surrounding areas.	None identified.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site could lead to improved accessibility to services and facilities, particularly employment as the site is within walking distance to Crowle railway station with access throughout the working daily hours. The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	Further clarity on the definition or standards for a 'good' footpath should be included in the supporting text. See general recommendations under SCUE-1. It is recommended that the site specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site lies adjacent to the A161 to the east. The site is close to the A18/A161 gyratory and the M180. Sustainable modes of transport can be accessed via rail services within walking distance. The policy requires that a transport assessment is produced to demonstrate that development will not have an adverse impact on the highways network.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	LT	Temp	Med	--	--	--	--	The site is within EA Flood Zone 3a. The site is within SFRA flood compartment 3T4 (Garthorpe & Keadby) and falls under 'new zone' 3(ii) (high risk, high vulnerability). The primary sources of flood risk are the River Trent and the local drainage system. This includes the North Soak Drain, classified as main river. The very flat and low-lying nature of the land and the complexity of the drainage system and the heavy reliance on pumping mean that, in practice, if the defences fail flooding could be widespread and in locations that are difficult to predict. Being located in a flood zone could increase the risk of and from flooding to people and property. The DPD states that an Exception test will be required to demonstrate that the development	Development on land within NE/NLC SFRA Zone 3(ii) is unlikely to be supported by the Environment Agency. The supporting text could add that design measures can also help to reduce flood risk. However, it is suggested that it is unnecessary to state within the policy that an FRA and the need for evidence of a sequential test are required as this is provided in CS Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review. Further, generic policy requirements are not necessary within site specific allocations. The SFRA states that 'Government guidance Defra states that as a result of climate change sea levels will rise by 0.3 m and fluvial flood flows increase by 20% over the

													creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain significant, especially in the long term with the effects of climate change increasing uncertainty about implemented measures.	<i>next 50 years. Modelling carried out for the HESMP indicates that, as a first estimate, flood levels in tidal compartments will rise by the same amount as sea levels. No modelling of fluvial flood flows has been carried out for this study but it is not unreasonable to assume that flood levels in fluvial compartments will rise by the same amount.'</i>
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Temp	Low		++	++	++	++	Part of the site is a former steel holders yard, currently used for a landscaping business and other vacant premises. The redevelopment of this site is considered to be an efficient use of land.	None identified.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low		-	-	--	--	The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport could reduce the significance of effects.	See recommendations under objective c.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓	Local	ST-LT	Temp	Med		-	+	+	+	The development of the site may lead to a minor loss of biodiversity in the short term through construction activity. However, the policy states that an ecological survey should be undertaken which could reduce the significance of effects. Core Strategy policy CS17 seeks a net biodiversity gain as a result of development which could result in overall positive local effects.	CS Policy CS17 seeks a net biodiversity gain as a result of development. It is suggested that the inclusion of a requirement for a site survey is unnecessary in this policy, as this is a requirement in the CS.

		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	None identified.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	?	Local	ST-LT	Temp	Low	-	-	-	-	The site may be located within 1km of a SINC. Between the site and the designated area is agricultural land. As such, minor negative effects on this designated area are possible.	An ecological survey should be undertaken prior to development on the site, and its recommendations implemented. This may include the reduction in the size of the allocation to allow a significant buffer area between the designated and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Temp	Med	-	-	-	-	The site is close to Hatfield Chase Ditches SSSI. Development in this area could negatively affect the SSSI although there will be an additional employment site (EALE-1) and an existing canal and road between the site and the SSSI. The ditches contain a rich assemblage of aquatic and emergent plants, typical of nutrient rich systems. Further, although the site is within proximity to the Hatfield Moors SAC; Thorne Moors SAC and Thorne and Hatfield Moors SPA the HRA screening exercise has determined that development is unlikely to result in significant effects to the internationally protected sites.	CS Policy CS17 will seek to ensure that any negative effects are minimised.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	?	Local	ST-MT	Temp	Med	+/-	+/-	+/-	+/-	The site is adjacent to an area of Special Historic Landscape Interest. Effects on landscape quality are likely to be minimal as the location is adjacent to a road network. However, the impact on the canal setting may be negatively affected. Some improvements through the redevelopment of the former steel holders yard may result, through implementation of design policies in the CS.	Specific design measures suitable to the specific location of the site in relation to the designated area could be required through the policy.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low	-	-	-	-	The development is likely to lead to an increase in road traffic, although proximity to the railway station may reduce this effect slightly. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-	Local	ST-LT	Temp	Med	0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	Site is not in proximity to heritage assets.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Low	-	-	-	-	The site is comprises uncultivated agricultural land adjacent to a previously developed site. It is considered that only minimal negative effects are likely to arise as a result of development of this allocation.	None identified.
		Avoid development in areas protected for water quality	x	Local	ST	Temp	Med	--	-	-	--	The watercourse north of the site currently has 'moderate' ecological quality and 'good' chemical quality. These rating are predicted to	It is recommended that a buffer between the watercourse and the site be created, to minimise potential risk of negative effects, in

		reasons?										continue to 2015 (WFD). The groundwater is 'probably not at risk'. The site is partially within a Secondary A Aquifer designation (Superficial (Drift)) and wholly within a Secondary B designation (bedrock). Development of the site could potentially have negative effects on the water resources although this effect may be reduced through the implementation of national planning guidance. The risk of effects is likely to be greatest in the short term through construction activities. Future uses on site will determine the medium to long term risk.	accordance with CS Policy CS18. The site should be surveyed for any potential contamination from previous uses, and any remediation works undertaken, before development commences. Secondary A deposits are permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers. Secondary B - predominantly lower permeability layers which may store and yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering. These are generally the water-bearing parts of the former non-aquifers. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	The site is a mixture of uncultivated agricultural and previously developed land, part of which comprises a former steel holders yard. There therefore exists the potential for contaminated land on site. This should be identified through a contaminated land survey and the remediation of any contaminated land which is identified. However, Policy EALE-2 does not include requirements for undertaking a contaminated land survey prior to development.	Policy EALE-2 should be amended to include requirements for the undertaking of a contaminated land survey prior to development of the site.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Temp	Med		-	-	-	-	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The site presents an opportunity for comprehensive redevelopment which may attract inward investment. The DPD text highlights that the allocation has been reduced in size from the previous allocation, which may improve its viability for investment. The good access to the site may increase its attractiveness to investors. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.

q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-MT	Temp	Med		+	+	++	++	The allocation is likely to improve the vibrancy of the village, providing employment opportunities in a rural location. Effects are likely to be most significant in the long term once development proposals have been realised.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-MT	Temp	Med		++	++	+	++	The B1 (Offices), B2 (Light Industrial) and B8 (Storage and distribution) proposed uses are likely to increase the potential for diversity of employment in this rural location. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The allocation is likely to increase the number of businesses in this rural area. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

## Appendix H

# Detailed Appraisal Tables for General Policies: Submission Draft Housing and Employment Land Allocations DPD (2010)

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This section has been included for reference purposes.

It replicates Appendix K as it appeared in the H&ELA Submission Draft DPD (2010).

## Key

<b>Effects</b>											<b>Assessment</b>	
<b>Magnitude</b>	<b>Scale</b>		<b>Duration</b>	<b>Permanence</b>		<b>Certainty</b>						
✓✓	Major Positive	Local	Within North Lincolnshire	ST-MT	Short term - Medium term	Temp	Temporary	Low				
✓	Minor Positive	Sub-Reg	Lincolnshire	ST-LT	Medium term - Long term	Perm	Permanent	Med			+++ Strongly positive	
-	No effect	Reg/Nat	East of England and beyond	MT-LT	Medium term - Long term			High			++ Moderately positive	
?	Unclear Effects			ST	Short term							+ Slightly positive
x	Minor Negative			MT	Medium term						0 No effect	
xx	Major Negative			LT	Long term						- Slightly negative	
											-- Moderately negative	
											--- Strongly negative	
											Combination of positive and negative effects / neutral effect	
											+/- neutral effect	
											n/a Not assessed	

<b>Terms</b>		
<b>Mag</b>	Magnitude	
<b>Scale</b>	Geographic extent	
<b>T/P</b>	Temporary/permanent	
<b>Cert</b>	Certainty	
		<b>Temporary:</b> effects will be only within the plan period
		<b>Permanent:</b> effects likely to be felt beyond the plan period
<b>ST</b>	Short term	
<b>MT</b>	Medium term	<b>Short term:</b> 5 years;
<b>LT</b>	Long term	<b>Medium term:</b> between 5 and 10 years;
<b>Sm</b>	Summary assessment	<b>Long term:</b> beyond 10 years.

Table H.1 – Policy H1

H1 - Phasing of Housing Land													
SA Objective	Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
	Mag	Scale	Dur	T/P	Cert	ST	MT-LT	LT	Sm				
1	To promote healthier communities	-					0	0	0	0	No obvious effects.	None identified.	
2	To tackle poverty, social exclusion and inequality geographically as well as demographically	✓	Local	ST-LT	Perm	High	++	++	++	++	Ensuring provision of housing supply in accordance with need identified in the Core Strategy is likely to have moderate positive effects on this objective as the majority of housing developments will include a portion of affordable housing.	The strength of the policy with respect to this objective could be improved by stating that all developments, if they meet the criteria for affordable housing set out in CS Policy CS9, will be required to provide a portion of affordable housing, regardless of the phasing of their delivery.	
3	To enhance skills, qualifications and the overall employability of the population	-					0	0	0	0	No obvious effects.	None identified.	
4	To reduce crime, the fear of crime and to promote safer neighbourhoods	-					0	0	0	0	No obvious effects.	None identified.	
5	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community	-					0	0	0	0	No obvious effects.	None identified.	
6	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The aim of Policy H1 is to ensure that housing provision is phased such that annual targets are met and an appropriate mix of housing is provided throughout the plan period. Housing allocations are required to support creation of sustainable, mixed communities. This is likely to have significant positive effects on this objective.	None identified.	
7	To encourage the participation in culture, leisure and recreational activities including in the countryside	-					0	0	0	0	No obvious effects.	None identified.	

8	To minimise the risk of flooding	?	Local	ST-LT	Temp	Low		+	+/-	+/-	+	Policy H1 states that only sites that are suitable for housing and able to provide sustainable communities should be developed in the first five years. However, no such requirements for suitable sites and sustainable communities are stated for later housing delivery. As such, positive effects are likely in the short term, with potential for negative effects in the medium and long term (i.e. more than 5 years from the start of the plan period).	The strength of this policy could be improved, and positive effects against this objective could be increased if specific requirements for the development of suitable sites for sustainable communities are required over all phases of housing delivery.
9	To adapt to the impacts of climate change for the built and natural environment	-						0	0	0	0	No obvious effects.	None identified.
10	To make the best use of previously developed land and existing buildings	✓✓	Local	ST-LT	Temp	High		+++	+++	+++	+++	Policy H1 states that allocations on previously developed land will be released in priority over greenfield land where it is in a suitable location. This is likely to have significant positive effects.	None identified.
11	To improve air quality	✓	Local	ST	Temp	Low		+	0	0	+	Phasing housing development through the plan period is likely to reduce the magnitude of construction-related emissions in the short term in comparison with intensive construction of all housing developments in the first five years of the plan. Minor positive effects in the short term are therefore likely.	None identified.
12	To reduce greenhouse gases emissions particularly from transport	-						0	0	0	0	No obvious effects.	None identified.
13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.	-						0	0	0	0	No obvious effects.	None identified.
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI) and Special Protection Areas (SPAs)	-						0	0	0	0	No obvious effects.	None identified.

15	To maintain and enhance the quality of countryside and wider landscape	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy H1 states that allocations on previously developed land will be released in priority over greenfield land where it is in a suitable location. This is likely to have positive effects on safeguarding the quality of the landscape.	None identified.
16	To reduce congestion, particularly around the South Humber Bank Ports	✓	Local	ST-LT	Perm	Low	++	++	++	++	Policy H1 states that phasing of housing development will be undertaken with consideration of the availability of the necessary infrastructure and services to enable the site to be developed. This would include necessary upgrades to the highway network and consideration of alternative non-private automobile modes of transport, thereby having likely positive effects on ensuring that congestion associated with development is minimised.	None identified.
17	To improve public transport provision and promote sustainable modes of transport	✓	Local	ST-LT	Perm	Low	++	++	++	++	Housing allocations are required to support creation of sustainable communities. Sustainable communities are commonly reliant upon sustainable modes of transport and thus a minor positive effect on this objective is likely. Policy H1 also states that phasing of housing development will be undertaken with consideration of the availability of the necessary infrastructure and services to enable the site to be developed. This would include consideration of alternative non-private automobile modes of transport, and is also likely to have positive effects on this objective.	None identified.
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings.	-					0	0	0	0	No obvious effects.	None identified.

19	To increase energy efficiency and increase the use of renewable energy particularly from wind energy	-					0	0	0	0	No obvious effects.	None identified.
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	✓	Local	ST-LT	Perm	Low	+	+	+	+	Policy H1 states that the availability of necessary infrastructure will be a key consideration in the allocation of sites. This is likely to have positive effects on this objective through the provision of appropriate waste management facilities prior to development of housing sites.	None identified.
21	To protect local water resources, soil quality and quantity	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy H1 states that allocations on previously developed land will be released in priority over greenfield land where it is in a suitable location. This is likely to have positive effects on safeguarding the quality of local water and soil resources, and potentially improving soil quality if remediate of contaminated land is undertaken prior to redevelopment of brownfield land.	None identified.
22	To promote the use of sustainably sourced products and resources and re-using and recycling products	-					0	0	0	0	No obvious effects.	None identified.
23	To minimise noise and light pollution	-					0	0	0	0	No obvious effects.	None identified.
24	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	✓	Local	ST-LT	Perm	Med	++	++	++	++	Ensuring provision of housing supply in accordance with need identified in the Core Strategy is likely to have minor positive effects on this objective through provision of a workforce for the local economy and through encouraging regeneration within North Lincolnshire's communities.	None identified.
25	To create vibrant towns and village centres in both rural and urban areas	✓	Local	ST-LT	Temp	Low	+	+	+	+	Ensuring provision of a suitable location and mix of housing provision, particularly on previously developed land, is likely to have minor positive effects on this objective through encouraging appropriate levels of regeneration and growth through the plan period.	None identified.

26	To increase diversity of employment	-						0	0	0	0	No obvious effects.	None identified.
27	To support and improve the economic activity for rural areas through the retention of local facilities	-						0	0	0	0	No obvious effects.	None identified.
28	To promote and enhance opportunities for tourism, particularly in rural areas	-						0	0	0	0	No obvious effects.	None identified.

Table H.2 – Policy TC1

TC-1 Development in North Lincolnshire's Town Centres and District Centres													
SA Objective	Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
	Mag	Scale	Dur	T/P	Cert	ST	MT-LT	LT	Sm				
1	To promote healthier communities	✓	Local	MT-LT	Temp	Med	0	+	+	+	The policy could lead to the development of increased leisure opportunities within Scunthorpe or the market towns. This could have positive effects on health in the medium to long term through an increase in physical activity.	None identified.	
2	To tackle poverty, social exclusion and inequality geographically as well as demographically	✓	Local	ST-LT	Temp	Med	+	+	+	+	The policy seeks to encourage the development of retail facilities within Scunthorpe and the market towns, which are considered to be accessible locations. An increase in facilities in these locations could help reduce poverty through an increase in the availability of facilities to meet local needs.	None identified.	
3	To enhance skills, qualifications and the overall employability of the population	-					0	0	0	0	No obvious effects.	None identified.	
4	To reduce crime, the fear of crime and to promote safer neighbourhoods	-					0	0	0	0	No obvious effects.	None identified.	
5	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community	✓	Local	ST-LT	Temp	Med	+	+	+	+	The policy seeks to encourage the development of facilities to meet local needs within Scunthorpe, the market towns and the district centres. An increase in facilities in accessible locations could have positive effects against this objective.	None identified.	

6	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	-					0	0	0	0	No obvious effects.	None identified.
7	To encourage the participation in culture, leisure and recreational activities including in the countryside	✓	Local	ST-LT	Temp	Med	+	+	+	+	The policy seeks to encourage the development of leisure facilities to meet local needs within Scunthorpe, the market towns and the district centres. An increase in facilities in accessible locations could have positive effects against this objective.	None identified.
8	To minimise the risk of flooding	-					0	0	0	0	No obvious effects.	None identified.
9	To adapt to the impacts of climate change for the built and natural environment	-					0	0	0	0	No obvious effects.	None identified.
10	To make the best use of previously developed land and existing buildings	✓	Local	ST-LT	Temp	Low	+	+	+	+	The policy does not state whether or not previously developed land or buildings will be reused as a result of this policy although this is likely to be the case in accordance with the settlement hierarchy in the CS.	None identified.
11	To improve air quality	✓	Local	ST-LT	Temp	Low	+	+	+	+	Focusing development in sustainable locations accessible to a greater number of people could help to improve air quality through a potential to enable a modal shift to more sustainable modes of transport. This could lead to an improvement in air quality.	Development will be required to be accessible by sustainable modes in accordance with CS25.
12	To reduce greenhouse gases emissions particularly from transport	✓	Local	ST-LT	Temp	Low	+	+	+	+	Focusing development in sustainable locations accessible to a greater number of people could help to improve air quality through a potential to enable a modal shift to more sustainable modes of transport. This could reduce emissions from transport.	Development will be required to be accessible by sustainable modes in accordance with CS25.
13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.	-					0	0	0	0	No obvious effects.	None identified.
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI) and Special Protection Areas (SPAs)	✗	Reg/Nat	ST-LT	Perm	Med	-	-	-	-	An intensification of development in the towns closest to the Humber Estuary, particularly Barton upon Humber, could have negative effects on internationally designated sites depending on the scale of development proposed. However, it is not likely that this effect will be significant as it is unlikely that the	The HRA process should help to reduce this effect, alongside policy CS17.

												sites to be developed would provide habitat for protected species.	
15	To maintain and enhance the quality of countryside and wider landscape	✓	Local	ST-LT	Temp	Low	+	+	+	+	Focusing development within settlements could help to reduce development pressure in the countryside, leading to indirect positive effects against this objective.	None identified.	
16	To reduce congestion, particularly around the South Humber Bank Ports	-					0	0	0	0	No obvious effects.	None identified.	
17	To improve public transport provision and promote sustainable modes of transport	-					0	0	0	0	No obvious effects.	None identified.	
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings.	✓	Local	ST-LT	Temp	Low	+	+	+	+	Insofar as the policy will lead to development in the market towns, development in accordance with CS6 should lead to the enhancement of heritage assets.	None identified.	
19	To increase energy efficiency and increase the use of renewable energy particularly from wind energy	-					0	0	0	0	No obvious effects.	None identified.	
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	-					0	0	0	0	No obvious effects.	None identified.	
21	To protect local water resources, soil quality and quantity	-					0	0	0	0	No obvious effects.	None identified.	
22	To promote the use of sustainably sourced products and resources and re-using and recycling products	-					0	0	0	0	No obvious effects.	None identified.	
23	To minimise noise and light pollution	✓	Local	ST-LT	Temp	Low	+	+	+	+	Enabling development in the urban areas could reduce the potential for noise and light pollution in the countryside thereby creating minimal benefits against this objective.	None identified.	
24	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	✓✓	Local	MT-LT	Temp	Med	+	++	++	++	Ensuring a range of retail facilities within the main urban areas of North Lincolnshire will help to underpin economic growth providing benefits in the medium to long term.	None identified.	

25	To create vibrant towns and village centres in both rural and urban areas	✓✓	Local	ST-MT	Temp	Low	++	++	+++	+++	Encouraging the development of a range of retail opportunities could help to create vibrant communities. The creation of local facilities could improve community wellbeing through increased face to face contact and the creation of walkable communities. Proposals will be assessed in terms of their impact on the vitality and viability of other communities which could help to ensure long term benefits.	None identified.
26	To increase diversity of employment	✓	Local	ST-LT	Temp	Med	+	+	+	+	Encouraging development in market towns, district centres and Scunthorpe could provide additional employment opportunities of a different type to that encouraged through the employment allocations.	None identified.
27	To support and improve the economic activity for rural areas through the retention of local facilities	✓✓	Local	ST-MT	Temp	Low	++	++	+++	+++	Encouraging the development of a range of retail opportunities could help to create vibrant communities in rural areas. Proposals will be assessed in terms of their impact on the vitality and viability of other communities which could help to ensure long term benefits.	The policy could consider the development of criteria for the creation of local services and facilities for communities in more rural areas than the district centre, to support their viability and reduce the need to travel.
28	To promote and enhance opportunities for tourism, particularly in rural areas	✓	Local	ST-LT	Temp	Low	+	+	+	+	The provision of shopping facilities could have benefits for tourism indirectly, helping to underpin the development of the industry.	None identified.

Appendix I

Detailed Appraisal Tables for Housing Site Allocations: Revised  
Submission Draft Housing and Employment Land Allocations  
DPD (2014)

## Key

<b>Effects</b>											<b>Assessment</b>	
<b>Magnitude</b>		<b>Scale</b>		<b>Duration</b>		<b>Permanence</b>		<b>Certainty</b>				
✓✓	Major Positive	Local	Within North Lincolnshire	ST-MT	Short term - Medium term	Temp	Temporary	Low			+++	Strongly positive
✓	Minor Positive	Sub-Reg	--Lincolnshire	ST-LT	Short term - Long term	Perm	Permanent	Med			++	Moderately positive
-	No effect	Reg/Nat	East of England and beyond	MT-LT	Medium term - Long term			High			+	Slightly positive
?	Unclear Effects			ST	Short term						0	No effect
x	Minor Negative			MT	Medium term						-	Slightly negative
xx	Major Negative			LT	Long term						--	Moderately negative
											---	Strongly negative
											+/-	Combination of positive and negative effects / neutral effect
											n/a	Not assessed

<b>Terms</b>		
<b>Mag</b>		Magnitude
<b>Scale</b>		Geographic extent
<b>T/P</b>		Temporary/permanent
<b>Cert</b>		Certainty
	<b>ST</b>	Short term
	<b>MT</b>	Medium term
	<b>LT</b>	Long term
	<b>Sm</b>	Summary assessment

<b>Temporary:</b> effects will be only within the plan period
<b>Permanent:</b> effects likely to be felt beyond the plan period

<b>Short term:</b> 5 years;
<b>Medium term:</b> between 5 and 10 years;
<b>Long term:</b> beyond 10 years.

Table I.1 – Site SCUH-1

SCUH-1 Land at Phoenix Parkway Phase 1 (Former reference number 36-40)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 & 2 of the plan period (2014-2024).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	High	++	++	++	++	The site is greenfield but is located within the development limits of Scunthorpe and is adjacent to existing residential and employment land uses. This is, therefore, considered to be an appropriate greenfield urban extension and as such is in accordance with Core Strategy Core Policies.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med	++	++	++	++	The allocation is within Crosby and Park Ward, which is the fourth most deprived ward in the North Lincolnshire area (IMD 2010). New development and investment in this area is likely to benefit the local community.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective. This will be achieved through Core Strategy Policy CS22.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med	+	+	+	+	The site is located adjacent to a number of existing employment sites. Scunthorpe town centre is accessible by public transport from the site; however, it is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with Core Strategy Policy CS22 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services?	✓	Local	MT-LT	Temp	High	+	+	+	+	The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS25, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Core Strategy Policy CS22.
-		Improve access to green space?	✓	Local	MT-LT	Temp	Med	++	++	++	++	Policy SCUH-1 does not include any requirements to improve access to green spaces. However, the site is adjoined on two sides by open space located within 1km of a number of existing open spaces, areas designated for their amenity importance and playing fields. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a neighbourhood park or green space. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.

												would contribute to most of them.	
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	+	+	+	+	Access to the site will be provided at a number of points from Crosby Avenue and Buckingham Avenue should be considered which is likely to result in further positive effects, assuming that these access points will be completed prior to occupation of the site. Policy SCUH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-1 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	++	++	++	++	The site is proposed for 246 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site. This is likely to be delivered through Core Strategy Policy CS5.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced, where possible, using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of greenfield land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-1 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensure that any increase in flood risk is minimised and mitigated. Where practical, Sustainable Urban Drainage Systems should be incorporated into the development.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	MT-LT	Perm	High		-	-	-	-	The site is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	x	Local	MT-LT	Perm	High		-	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.

		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	++	++	++	++	The site is proposed to be developed at approximately 40 dwellings per hectare, in line with Policy SCUH-1.	Where appropriate, pockets of higher density housing could be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	MT-LT	Perm	Med	--	-	-	-	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-1 states that an air quality assessment may be required which, if undertaken, could be used to reduce the negative effect on this objective. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, which is likely to have a further small positive effect on absorbing emissions.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✗	Local	MT-LT	Perm	Med	--	--	--	--	The site is not known locally for its nature conservation interest. However, the site is undeveloped grassland and as such is likely to support a range of species. Development of the site is likely to result in the loss of any such species. Additionally, the site is located adjacent to an area designated for its Lowland dry acid grassland priority	An ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with Core Strategy Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.

										<p>habitat which is designated as Atkinson's Warren Local Nature Reserve and, as such, development of SCUH-1 may have negative effects on the ecology and biodiversity of this adjacent area. The site is also located in proximity to Phoenix Parkway Local Nature Reserve. The incorporation of wildlife friendly landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity within the site itself. These are likely to make some small contribution to reducing the negative effect on local biodiversity, particularly that of the adjacent Local Nature Reserves.</p> <p>Policy SCUH-1 requires that an Ecology Survey is undertaken. Policy SCUH-1 requires habitat creation of at least 15 metres width to buffer the Atkinson's Warren Local Nature Reserve. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced and that a comprehensive landscaping scheme, including biodiversity enhancement, should be provided to minimise the visual impact of the site.</p>	
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		Protect and enhance woodland areas?	x	Local	MT-LT	Perm	High	-	-	-	-	The site is located adjacent to a designated area of woodland and, although unlikely to cause any direct loss of this woodland, is likely to have a significant negative effect on the biodiversity supported by this area. However, additionally, the negative effect is likely to reduce in the medium and long term when construction is completed and disturbed ecosystems begin to recover. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, and that landscaping including biodiversity enhancement should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective. There will be a 15 metre wide habitat buffer to the Local Nature Reserve.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x	Local	MT-LT	Perm	High	--	-	-	-	The site is located within 400m of Atkinson's Warren and Phoenix Parkway Local Nature Reserves. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced, and that landscaping including biodiversity enhancement should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective. There will be a 15 metre wide habitat buffer to the Local Nature Reserve.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. There is a requirement for a 15 metre wide habitat buffer to the Local Nature Reserve.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and	-					0	0	0	0	The site is located approximately 2km from the Humber Estuary Ramsar site and SAC. North Lincolnshire Council has updated the	None identified.

		SACs?											findings of the original HRA. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	MT-LT	Perm	Med		-	-	-	-	The site is not located in proximity to any areas designated for their high landscape value; However, the site is a greenfield site and is in proximity to a number of valuable natural sites. As such, negative effects on the landscape are likely.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	Med		-	-	-	-	Development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. Overall, a minor negative effect on this objective is likely on all timescales. The DPD requires a Transport Assessment to demonstrate that the	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy Policies CS1, CS25 and CS26.



m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	MT-LT	Perm	Med		-	-	-	-	<p>A Conservation Area is located within 1.5km of the site. However, there are no protected heritage assets within SCUH-1 or in closer proximity than this. Heritage Assets of archaeological significance are recorded around this site and there is potential for currently unrecorded heritage assets to be present. Accordingly, a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.</p> <p>By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.</p>	<p>Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with Core Strategy Policy CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	MT-LT	Perm	Med		+	+	+	+	<p>Although greenfield land, the Agricultural Land Classification for the site is 'urban'. It is considered that alternative areas with a high ALC grade may be protected through development of this site.</p>	<p>This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.</p>
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med		+	+	+	+	<p>The development's location avoids areas protected for water quality reasons.</p>	<p>None identified.</p>
		Lead to the remediation of contaminated sites?	?	Local	MT-LT	Perm	Low		+/-	+/-	+/-	+/-	<p>There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a</p>	<p>The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land</p>

												contaminated land survey may be required.	quality.	
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	MT-LT	Perm	Med		-	-	-	-	Some light and noise pollution may occur as a result of the development of a currently undeveloped site. However, within the context of surrounding urban land uses, particularly the industrial estate to the north of the site, the effect of development of SCUH-1 is likely to be small. Furthermore, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy SCUH-1 requires that a Noise Impact Assessment may be required. Policy SCUH-1 states that any existing trees and hedges around the boundary shall be retained and enhanced and that a landscaping scheme, including biodiversity enhancement, should be provided to minimise the visual impact of the site, thereby reducing the extent of the negative effect on this objective.	The Policy should state the circumstances under which a Noise Impact Assessment is required.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new development may help the area's regeneration and	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order



		Improve accessibility to key services	✓	Local	MT-LT	Temp	High	0	++	++	++	<p>The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development should adhere to the requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Core Strategy Policy CS22.</p>
		Improve access to green space?	✓	Local	MT-LT	Temp	Med	0	++	++	++	<p>Policy SCUH-2 does not include any requirements to improve access to green spaces. However, the site is located within 1km of an area of designated amenity space, as well as vacant grassland. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	0	++	++	++	Policy SCUH-2 requires that good footpath and cycle provision should be provided throughout the site, linking the development with the town centre, residential areas and the wider rights of way network. Policy SCUH-2 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Access to the site will be provided off Park Farm Road is proposed, which is likely to result in further positive effects, assuming that these access points will be completed prior to occupation of the site.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	0	+	+	+	The site is proposed for 70 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates. Policy SCUH-2 states that a mix of housing size and tenure should be provided on the site. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy	The affordable housing should be indistinguishable from other housing development on the site.

												Policy CS9.	
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med	0	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of greenfield land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-2 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies Core Strategy 18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	MT-LT	Perm	High	0	-	-	-	The site is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	x	Local	MT-LT	Perm	High	0	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high	✓	Local	MT-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of 40 dph.	None identified.

		public transport accessibility?												
g	To improve air quality	Minimise the risk of public exposure to air pollution?	xx	Local	MT-LT	Perm	Med	0	---	--	--	<p>The site is within proximity of Skippingdale Industrial Estate and, therefore, the impact of noise, odour and dust on the site should be assessed. Furthermore, development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-2 states that an Air Quality Assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective.</p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality. The planting of vegetation, particularly trees, should be undertaken to absorb some emissions and protect residents of the site from the negative effects of road traffic and adjacent land uses.</p>	
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	MT-LT	Perm	Med	0	-	+/-	-	<p>The incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term. Policy SCUH-2 states that an Ecology Survey is required.</p>	<p>An ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with Core Strategy Policies CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design.</p>	

		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is located within 500m of Atkinson's Warren Local Nature Reserve. However, between the site and the LNR is existing housing and as such, development of the site is not considered likely to have any negative effects on this designated area.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is located approximately 2.2km from the Humber Estuary Ramsar site and SAC. North Lincolnshire Council has updated the findings of the original HRA. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Although the site is a greenfield site, nearby land uses include residential, employment and industrial uses and as such, no negative effects are considered likely as a result of the development of this site, particularly given its small size. As such, negative effects on the landscape are likely.	Existing trees and hedges should be retained and enhanced, and landscaping should be provided to minimise the visual impact of development of the site on adjacent land uses.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-					0	0	0	0	The development of the site is likely to lead to an increase in traffic congestion. However, given the small size of the site, particularly in relation to the size of Scunthorpe town, negative effects are considered likely to be negligible. Policy SCUH-2 states that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Vehicular access points to the site will need to be agreed with the Highway Authority.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med	0	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport from Scunthorpe High Street, employment area, local services and railway station.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med		0	++	++	++	Policy SCUH-2 requires that good footpath and cycle provision should be provided throughout the site, linking the development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be low, except for accessing local services and facilities.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-						0	0	0	0	A Conservation Area is located within 700m of the site. However, there are no protected heritage assets within SCUH-2 or in closer proximity than this. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	MT-LT	Perm	Med		0	+	+	+	Although greenfield land, the Agricultural Land Classification for the site is 'urban'. It is considered that alternative areas with a high ALC grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med		0	+	+	+	The development's location avoids areas protected for water quality reasons.	This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	MT-LT	Perm	Low		0	++	++	++	The site is located in proximity to the former steel works and, therefore, there exists a potential for contaminated land which would need to be remediated prior to development. Policy SCUH-2 states that a Contaminated Land survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	MT-LT	Perm	Med	0	-	-	-	Some light and noise pollution may occur as a result of the development of a currently undeveloped site. However, within the context of surrounding urban land uses, particularly the Skippingdale Industrial Estate to the north of the site, the effect of development of SCUH-2 is likely to be small. Furthermore, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy SCUH-2 states that a Noise Impact Assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. This will be in accordance with Core Strategy Policies.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	0	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	0	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	0	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	None identified.

Table I.3 - Site SCUH-3

SCUH- 3 The Glebe, Glebe Road (Former reference number 36-3)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-MT	Perm	High	+++	+++	++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Policy SCUH-3 states delivery of the site is expected in Phases 1 and 2 of the plan period (2014-2024).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-MT	Perm	High	+++	+++	++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-MT	Temp	Med	++	++	++	++	The allocation is within Crosby and Park Ward which is the fourth most deprived ward in the North Lincolnshire area (IMD 2010). New development and investment in this area is likely to benefit the local community.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-MT	Perm	Med	++	++	++	++	The site is located adjacent to a number of employment sites and in proximity to the town centre which includes a larger range of employment opportunities. Scunthorpe High Street is located within 1km of the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services	✓	Local	ST-MT	Temp	High	++	++	++	++	<p>The surrounding residential uses and proximity of the site to the town centre (Scunthorpe High Street is located within 1km of the site) and local services will contribute to ensuring that residents can access facilities and services. Pedestrian and cycle links within the site and with wide networks will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis to promote positive effects on this objective. Development should adhere to the requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-MT	Temp	Med	++	++	++	++	<p>Policy SCUH-3 does not include any requirements to improve access to green spaces. However the site is located within 1km of a number of existing open spaces and playing fields. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-MT	Temp	Med	++	++	++	++	Policy SCUH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-3 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. Access should be achievable from Glebe Road; however engineering work will be required to ensure satisfactory access to the site. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-MT	Perm	High	++	++	++	++	The site is proposed for 302 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. Affordable housing provision will be negotiated at the time of planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-MT	Perm	Med	+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. Policy SCUH-3 requires that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical, Sustainable Urban Drainage Systems should be incorporated into the development.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-MT	Perm	High	++	++	++	++	The site will involve the re-development of previously developed, industrial land.	Where possible, existing buildings should be retained and renovated rather than removed and reconstructed.
		Encourage the development of industrial land?	✓	Local	ST-MT	Perm	High	++	++	++	++	The site will involve the re-development of previously developed, industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-MT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-MT	Perm	Med	--	--	-	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from the outset of development. Policy SCUH-3 states that an Air Quality Assessment may be required.	The site should be developed in a way that reduces the need to travel through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. A phased risk assessment to identify the severity of the gassing regime/site contamination is required prior to designation of the site. Mitigation measures may need to be undertaken in order to reconcile contamination issues.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	ST-MT	Perm	Med	--	--	-	--	This area is an interesting mix of scrub and open space with the UK BAP species Grayling butterfly and the UK BAP habitat – open mosaic habitats on previously developed land. Other possibilities include breeding birds (including UK BAP species), interesting flora, invertebrates, reptiles, foraging bats etc. If part of this area is to be developed, strategic provision of habitat for the above species should be included, linking this site to	An ecological survey should be undertaken prior to any works commencing on site and its recommendations implemented to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.

												Atkinsons Warren, Crosby Warren, Sawcliffe and the Steelworks. This site should only be developed with landscape and biodiversity enhancements including open sandy and stony habitats with sheep's fescue grass. Policy SCUH-3 states that an Ecology Survey is required. A comprehensive landscaping scheme, including biodiversity enhancement is required.	Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no locally designated sites on or near this allocation site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The entire site is located approximately 3.5km from the Humber Estuary Ramsar site, SPA, SAC and SSSI. The likelihood of negative effects from development of SCUH-3 on the Humber Estuary designated area has been considered through the Appropriate Assessment of the DPD. The screening stage of this assessment did not identify likely negative effects and as such no further appropriate assessment work on this site is considered necessary.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	No obvious effects.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-MT	Perm	Med	-	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. The assessment will be accompanied by a travel plan and will need to identify mitigation measures to minimise the adverse impacts on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts area considered only as a last resort, and developers should therefore seek to implement sustainable transport options for people using the development. The Transport Assessment could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Furthermore, the DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. Overall, however, a minor negative effect is likely on all time scales.</p>	<p>Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-MT	Temp	Med	++	++	++	++	<p>By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Scunthorpe High Street and a range of community facilities and services.</p>	<p>In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.</p>

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-MT	Perm	Med	+++	+++	+++	+++	Policy SCUH-3 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. The site is located within 1km of Scunthorpe High Street and a range of community facilities and services, thus further promoting non-motorised modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med	-	+	+	+	A Conservation Area is location within 150m of the site. However there are no designated heritage assets within SCUH-3. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. An Heritage Assessment should be undertaken for submission with any planning application and measures implemented to demonstrate that the development will have no adverse impact on the historic environment in accordance with CS Policy CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-MT	Perm	Med	+	+	+	+	The site is considered not to be valuable agricultural land as the Agricultural Land Classification (ALC) for the site is 'urban'. It is considered that alternative areas with a high ALC grade will be protected.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-MT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	?	Local	ST-MT	Perm	Low	+/-	+/-	+/-	+/-	There may be contamination issues due to the existing/previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a contaminated land survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from	✗	Local	ST-MT	Perm	Med	-	-	-	-	Some light and noise pollution may occur due to the employment uses	Vegetation should be incorporated within the design of the site in

		potentially noisy or light polluting development?										adjacent to the location. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy SCUH-3 states that a Noise Impact Assessment may be required.	order to protect future residents from the adjacent sources of noise and light.	
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may in turn attract businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.4 - Site SCUH-4

SCUH- 4 Land at Capps Coal and Timber Yard, Burringham Road													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	0	0	++	++	The site is within the proposed development limit of Scunthorpe adjacent to the main body of the settlement. The delivery of the site is expected in Phase 3 of the plan period (2024-2026).	It should be ensured that the Scunthorpe development limit is altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	0	0	++	++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	0	0	++	++	The allocation is within Burringham & Gunness ward, the 6th most deprived ward out of the 17 North Lincolnshire	None identified.



												north of Burringham Road, respectively. It is also in proximity to Scunthorpe Golf Course. As such, residents of the site would have good access to green and open space.	
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Perm	Med	0	0	++	++	Policy SCUH-4 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Pedestrian links will require some improvement, as there are currently no footpaths adjacent the site. These improvements will further promote accessibility. Policy SCUH-4 also requires that vehicular access points to the site will need to be agreed with the Highway Authority. Access to the site would be required off Burringham Road, which may require some improvements.	A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	0	0	++	++	The site is proposed for 40 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	ST-LT	Perm	Med	0	0	--	--	This site lies within SFRA Flood Risk Zone 2/3a. Development of this site will require a Flood Risk Assessment and Exception Test under the guidance of the NPPF and SFRA. SUDs should be applied to the site as part of the solution to mitigating the risk of flooding against development and achieving safe development under the terms of National and Local planning guidance.	This site lies within SFRA Flood Risk Zone 2/3a and will require a FRA /Exception Test. Development should include consideration of a SUDs as appropriate to the site. The layout and form of development should look to reduce the overall level of Flood Risk. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDs and flood risk assessments to ensure that development does not lead to an increased risk of flooding. The NPPF and its relevant technical guidance on flood risk and development and the council's SFRA should be used as guidance and a starting point for carrying out a FRA and Exception



	designated sites.	conservation interest?											the remainder of the site supports scrub and mosaic habitats that may be of some interest. These feature could be lost to development,	effects to important habitats and species in accordance with CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	?	Local	ST-LT	Perm	Med		0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	?	Local	ST-LT	Perm	Med		0	0	0	0	The proposal site is separated from Ashby Decoy Golf Course by existing housing. Development of SCUH-4 will not affect the Golf Course or any other designated sites.	None required.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	?	Reg/Nat	ST-LT	Perm	Low		0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is a brownfield site on the edge of the Scunthorpe Urban Area. It is in close proximity to two LNRs, which are considered to be an area of amenity importance. However, the site is not in a designated area of High Landscape Value.	Landscaping should be designed for the site to improve its visual effects.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	0	0	+/-	+/-	Change of the site's use from brownfield commercial use to residential may increase the level of vehicle traffic movement in the short term. Further improvements are associated with the development of low emission private automobile technologies and a shift towards more sustainable modes of transport in the longer term.  The policy requires a Transport Assessment to demonstrate that the development will have no adverse impacts on the highway network.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Perm	Med	0	0	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport to the town centre and railway station with a bus stop outside the site entrance.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	0	0	++	++	Policy SCUH-4 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	Impact on heritage assets is not considered an issue at this point in time	No requirements
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	High	0	0	++	++	The site is brownfield. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	0	0	+	+	The development should avoid areas protected for water quality reasons and ensure that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	?	Local	ST-MT	Perm	Low	0	0	+/-	+/-	There may be contamination issues due to the existing/previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a contaminated land survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-MT	Perm	Med	0	0	++	++	The site is located on the periphery of a residential area and, as such, future residents of SCUH-4 are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. Some light and noise pollution may occur as a result of the development of an open greenfield site.	Vegetation should be incorporated within the design of the site in order to protect future residents from adjacent land uses.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	0	0	+	+	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	?	Local	MT-LT	Perm	Low	0	0	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	0	0	+	+	An increase in development and local workforce may help the retention of the businesses and industry in the area or attract new investments.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.

Table I.5 - Site SCUH-5

SCUH-5 Land off Burringham Road (Former reference number 36-46)													
		Effects						Assessment					
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-MT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-MT	Perm	High	++	++	++	++	Although the site is located within the development limits of Scunthorpe, it is greenfield land in the form of a disused allotment. However, with a limited supply of previously developed sites within accessible locations, the significance of this effect is reduced.	Policy CS23 seeks to ensure that a sufficient amount of open space is provided within the plan area.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-MT	Temp	Med	+++	+++	++	+++	The site is located within Brumby Ward which is the most deprived Ward in North Lincolnshire (IMD 2010). New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation,	Place housing within 1km of main employment areas?	✓	Local	ST-MT	Perm	Med	+	+	+	+	The site is located within 1km of Ashby town centre, and as such has good accessibility by foot, bicycle and public transport to the employment opportunities offered within Ashby.	None identified.

	countryside, health, community services and cultural facilities for all sectors of the community											Scunthorpe Town Centre is at a distance of greater than 1km from the site. However, it is accessible within 30 minutes by public transport.	
	Improve accessibility to key services	✓	Local	ST-MT	Temp	High	++	++	+	++	<p>The surrounding residential uses and local services will further contribute to ensuring that residents can access facilities and services. Policy SCUH-5 states that good footpath and cycle provision should be provided throughout the site, linking the development with local services, residential areas and the wider rights of way network. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.	
	Improve access to green space?	✗	Local	ST-MT	Perm	High	-	-	-	-	<p>The site is located within 1km of a number of areas valued for their amenity importance and future residents of SCUH-5 would benefit. However, development of the site would result in the direct loss of open space. Development of the site is likely to, therefore, reduce accessibility to green space for some of Natural England's Accessible Natural Greenspace Standards, not only for residents of SCUH-5 but for existing residents of the area. As such, negative effects on this objective are likely. However, it is understood from initial background studies for the LDF into open space provision that there is a general over-provision of open space</p>	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.	



e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-MT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk. Policy SCUH-5 requires that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-MT	Perm	High		-	-	-	-	Site SCUH-5 is undeveloped land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-MT	Perm	High		-	-	-	-	Site SCUH-5 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-MT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-MT	Perm	Med	--	-	-	--	The site is located within a predominantly residential area and as such the level of exposure of future residents of SCUH-5 is not considered likely to be any greater than that of existing residents of the area. Development of the site is likely to result in a small increase in the volume of automobile traffic, with minor negative effects on air pollution. Construction of the site is also likely to result in emissions, resulting in negative effects from the outset of development.	The planting of vegetation throughout and around the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-MT	Perm	Med	0	0	+	0	This site was surveyed in 2007 and 2011. It is mainly species-poor rough grassland with low potential for protected or priority species. The incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term.	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site.
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no locally designated sites on or near the allocation site.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	No obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✘	Local	ST-MT	Perm	Med	-	-	-	-	Development of SCUH-5 is likely to result in an increase in automobile traffic as a result of the increase in insensitivity of land use. Given the residential nature of proximal land uses, this is likely to result in increased potential for congestion at busy times of the day. However, the site is within walking distance of a range of local services and facilities and Ashby town centre, and development of SCUH-5 is proposed for 90 dwellings, and as such the increase in road traffic is likely to be small.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-MT	Temp	Med	++	++	+	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Ashby Town Centre and the concentration of buses located here and within 30 minutes of Scunthorpe Railway Station and bus routes serves the existing adjacent residential areas.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-MT	Perm	Med	+++	+++	++	+++	Policy SCUH-5 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. The site is located within 1km of Ashby Town Centre and a range of community facilities and services, thus further promoting non-motorised modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-MT	Perm	High	-	-	-	-	There are no protected heritage assets on or near the site. Heritage Assets of archaeological significance are recorded immediately adjacent to this site. Archaeological survey of the allocations site was completed in 2010. The results demonstrated that development would not cause significant adverse effect to heritage assets of more than local significance. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage, thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. Mitigation of loss of heritage assets of local significance will be required during the construction programme in accordance with CS6
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-MT	Perm	Med	++	++	+	++	The site is not agricultural land and as such its redevelopment will make a small contribution to directing development away from valuable agricultural land.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-MT	Perm	Med	+	+	0	+	The development's location avoids areas protected for water quality reasons.	
		Lead to the remediation of contaminated sites?	?	Local	ST-MT	Perm	Low	+/-	+/-	+/-	+/-	There may be contamination issues due to the existing/previous uses of the site, which should be remediated prior to redevelopment. However, at present, no contamination issues are known. The policy states that a contaminated land survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-MT	Perm	Med		+	+	+	+	The site is located within a residential area and as such future residents of SCUH-5 are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. Some light and noise pollution may occur as a result of the development of a principally undeveloped site. However, SCUH-5 is located adjacent to other residential areas, away from industrial uses or major roads.	Vegetation should be incorporated within the design of the site in order to protect future residents from adjacent land uses.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-MT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate, given the deprived nature of the ward in which SCUH-5 is located.	None identified.
		Promote local workforce?	✓	Local	ST-MT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce, particularly given the deprived nature of the ward in which SCUH-5 is located.	None identified.
		Encourage inward investment?	✓	Local	ST-MT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses, given the deprived nature of the ward in which SCUH-5 is located.	None identified.

Table I.6 - Site SCUH-6

SCUH-6 Land at Plymouth Road (Former reference number 36-2)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST	Perm	High	0	0	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Design must be in accordance with Core Strategy Policy CS5. Delivery of the site is expected in Phase 3 of the plan period (2024-2026).	None identified.	

		Be in accordance with the settlement hierarchy?	✓	Local	ST	Perm	High	0	0	++	++	Although the site is located within the development limits of Scunthorpe, it is greenfield open space land. However, given the small size and specific location of the site, the magnitude of this negative effect is likely to be small.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST	Temp	Low	0	0	+++	+++	The allocation is within Brumby ward which is the most deprived ward in the North Lincolnshire area (IMD 2010). Provision of housing, which will include a proportion of affordable housing, is likely to have significant positive effects on reducing deprivation, through the construction of a high quality built environment. However, development of the site will result in the loss of some open space, thus reducing accessibility to open space for residents of the site.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✗	Local	ST	Perm	Med	0	0	-	-	The site is located in a principally residential area with few employment opportunities located within 1km of the site. A local town centre is located within 500m of the site which may include a small amount of employment provision. Scunthorpe town centre and the employment opportunities provided there are accessible by public transport from the site. However, the town centre is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.

	Improve accessibility to key services	✓	Local	ST	Temp	High			++	++	<p>The surrounding residential uses and local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. Furthermore, the site is located within 500m of a local shopping area. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-6 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.</p>	<p>Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
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	Improve access to green space?	x	Local	ST	Perm	High	0	0	-	-	Development of the site would result in the direct loss of open space. The site is located within a larger open space and within 1km of a number of other existing open spaces and areas designated for their amenity importance. As such, residents of the site would still have good access to open space. Development of the site is likely to ensure accessibility to green space for many of Natural England's Accessible Natural Greenspace Standards for residents of SCUH-6. Although construction of residential provision on SCUH-6 will result in the loss of open space, given the small size and specific location of the site (it will not disrupt the continuity of the open space) and the fact that the majority of the open space is proposed to be retained, the magnitude of this negative effect is likely to be small. However, it is understood from initial background studies for the LDF into open space provision that there is a general over-provision of open space in the Scunthorpe urban area. Further, CS23 will ensure that there is a sufficient supply to meet the needs of the community. Therefore, the significance of potential negative effects is reduced.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
	Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST	Temp	Med	0	0	++	++	Policy SCUH-6 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-6 also states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site.	Upgrades to access to the site should be completed prior to occupation.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST	Perm	High	0	0	+	+	The site is proposed for 16 dwellings which is just above the threshold for requiring affordable housing provision, and thus a proportion of the dwellings will be affordable, in accordance with Core Strategy Policy CS9. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal cost, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site. Given the deprived nature of the area in which the site is located, a higher proportion of affordable housing is recommended for SCUH-6.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST	Perm	Med	0	0	+	+	The site is within SFRA Flood Risk Zone 1 and 2/3a. As the site lies partly within SFRA Flood Zone 2/3a, an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. Development of undeveloped land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. However, given the small size of the site and the adjacent area of permeable open space, the magnitude of this effect is considered to be small.	The net increase in surface water runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding on and off site.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST	Perm	High	0	0	-	-	Site SCUH-6 is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of	✗	Local	ST	Perm	High	0	0	-	-	Site SCUH-6 is not located on industrial land although the limited	None identified.

		industrial land?										supply of previously developed sites in accessible locations may reduce the significance of this effect.	
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST	Perm	Med	0	0	++	++	The site is proposed to be developed with a density of approximately 40 dph.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST	Temp	Low	0	0	-	0	The site is located within a predominantly residential area and as such the level of exposure of future residents of SCUH-6 is not considered likely to be any greater than that of existing residents of the area. Development of the site is likely to result in a small increase in the volume of automobile traffic, with minor negative effects on air pollution. However, given the very small size of the development in comparison with the large size of Scunthorpe, the effect of development of SCUH-6 on air quality is considered likely to be negligible once construction is complete.	The planting of vegetation throughout and around the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✗	Local	ST	Perm	Med	0	0	+/-	+/-	The site is not known locally for its nature conservation interest. However, the site is open space and as such is likely to support a small range of species which are likely to be lost as a result of development of the site. The incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term. An Ecology Survey may be required.	Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-					0	0	0	0	The site is located in within 750m of the Brumby Wood Local Nature Reserve. Given the location of residential land uses between the site and this woodland, no negative effects are considered likely.	Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is located within 1km of a Local Wildlife Site (LWS). However, development of SCUH-6 is unlikely to have significant negative effects on the ecology and biodiversity of this area as there is an existing residential area between SCUH-6 and the LWS.	A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Although the site is open space, it is located in a pocket of open space directly adjacent to existing residential areas, within the urban area of Scunthorpe and as such negative effects on this objective are considered unlikely.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent open spaces and areas designated for their conservation interest.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-					0	0	0	0	The development of the site is likely to lead to an increase in traffic congestion. However, given the small size of the site, particularly in relation to the size of Scunthorpe town, negative effects are considered likely to be negligible.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST	Temp	Med	0	0	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway Station and bus routes serve the existing adjacent residential areas.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST	Perm	Med	0	0	++	++	Policy SCUH-6 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Although the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity to the town centre is likely to be low, local services and facilities including a local retail centre are within 1km of the site, and as such positive effects on this objective are likely.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	There are no protected heritage assets or Conservation Areas within SCUH-6 or in proximity to the site. Although a cemetery is located within 500m of the site, negative effects as a result of development of SCUH-6 are not considered likely on the cemetery as there is existing residential provision between SCUH-6 and the cemetery. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage, thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	0	0	++	++	SCUH-6 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely.	None identified.

		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	0	0	+	+	The development's location avoids areas protected for water quality reasons.	
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site SCUH-6 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST	Perm	Med	0	0	+	+	Some light and noise pollution may occur as a result of the development of a principally undeveloped site. However, SCUH-6 is located adjacent to other residential areas, away from industrial uses or major roads and is small in size. As such, within the context of surrounding urban land uses, site SCUH-6 is considered likely to have a positive effect on this objective, in comparison with alternative sites for housing development.	A landscaping strategy should be designed in order to buffer adjacent open spaces from noise and light pollution arising from development of SCUH-6.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	-					0	0	0	0	The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on employment rate.	None identified.
		Promote local workforce?	-					0	0	0	+	The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on promoting the local workforce.	None identified.
		Encourage inward investment?	-					0	0	0	0	The very low level of solely residential development proposed for this site is likely to have a negligible positive effect on inward investment.	None identified.

Table I.7 - Site SCUH-7

SCUH-7, Advance Crosby Scheme Phase 2, West Street, Scunthorpe (Former reference number 36-95)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST	Temp	Med	+++	++	+	+++	The allocation is in the Town ward which ranks third worst (IMD 2010) in terms of deprivation. Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. The development will contribute to improved affordable housing provision, and thus help to tackle poverty and inequality. New development and investment in this area is also likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST	Perm	Med	+++	++	+	+++	The site is located within close walking distance of the town centre, Scunthorpe railway station and a number of existing employment sites. There are good pedestrian links to the town centre and access options by bus.	Development should contribute to the improvement of the existing walking and cycling routes to local employment areas.

		Improve accessibility to key services?	✓✓	Local	ST	Temp	High	+++	++	+	+++	The site is located immediately to the north of the town centre. It is within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/ Cyclepath, Employment Area and Industrial Estate. Policy SCUH-7 and CS Policy CS5 require that good footpath and cycle provision should be provided throughout the site, linking the development with the town centre, residential areas and the wider rights of way network.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
		Improve access to green space?	✓	Local	ST	Temp	Med	+	+	+	+	The nearest playing fields are over 700m to the west of the site. It is immediately abutting an Area of Amenity Importance (LC11) in the form of the Memorial Gardens. The Frodingham LNR (1.72ha) is over 1000m south-west of the site. There are also larger open spaces in the vicinity including Central Park which is approximately 1.5km away. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to them.	Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces and should contribute to the improvement of these existing walking and cycling routes.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST	Temp	Med	++	+	+	++	The site has a central location and has good access to the road and public rights of way network. Policy SCUH-7 requires that good footpath and cycleway provision be provided throughout the site, linking the development with local services, residential areas and the wider rights of way network. Policy SCUH-7 states that vehicular access points to the site will need to be agreed with the Highway Authority, which is likely to have a positive effect on ensuring safe and convenient access.	Development should contribute to the improvement of the existing walking and cycling routes to the road and public rights of way network.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST	Perm	High	++	+	+	++	The site is proposed for 25 dwellings, a proportion of which will be affordable in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with Policy SCUH-7 and the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be negotiated at the time of the planning application in line with CS Policy CS9. It should also be indistinguishable from other housing development on the site. This is likely to be delivered through CS Policy CS5.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST	Perm	Med	+	+	+	+	The site is located within SFRA Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether development will result in flooding elsewhere. This site is already developed and therefore its redevelopment will not result in an increase of impermeable surface and the amount of runoff. Policy SCUH-7 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development.	Redevelopment should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of flood risk. The net increase in surface water runoff should be zero.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST	Perm	High	+++	++	0	+++	Use of this site will involve the re-development of previously developed residential land.	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-					0	0	0	0	Use of this site will involve the re-development of previously developed land but this site is not classified as industrial land, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓✓	Local	ST	Perm	High	+++	++	+	+++	The site is proposed to be developed as housing with a density of 70 dph in accordance with Policy SCUH-7.	A higher density could be considered as the site has high public transport accessibility.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST	Perm	Med	--	-	0	--	<p>The site is outside North Lincolnshire Council AQMA. However, the proposed development site is within close proximity of other existing residential development. Therefore an appropriate dust management plan would be required to mitigate any construction related dust/ particulate matter emission.</p> <p>In addition, the proposed mixed development has potential to increase traffic through West Street which is currently a narrow 20mph street and this could lead to increase in NO<sup>2</sup> emission. Therefore an appropriate screening assessment should be carried out to identify whether a detailed air quality assessment is necessary.</p>	A Construction Environment Management Plan which seeks to minimise emissions should be drawn up and implemented. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h		Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0	Development of this site would result in the loss of areas of annual flowers, created as temporary biodiversity gain, in the knowledge that they would eventually be lost. Any buildings to be demolished will require bat roost surveys, given the proximity to known roosts and	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. Biodiversity enhancements should be incorporated into site design.

		Protect and enhance woodland areas?	-					0	0	0	0	good foraging habitat.	
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no locally designated sites on or near the allocation site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value and therefore there will be no obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST	Perm	Med	--	-	-	-	The development of the site is likely to lead to an increase in traffic congestion due to the high density of development and the location of the site. Policy SCUH-7 requires a Transport Assessment to demonstrate that there will be no adverse impacts on the highway network.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST	Perm	Med	+++	++	+	+++	The site benefits from its central location close to Scunthorpe Town Centre, Bus Station, Scunthorpe Railway Station and several bus stops. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	In line with CS Policies CS2 and CS25, there is a requirement to provide a site design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST	Perm	Med	+++	++	+	+++	The site is located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be high. Policy SCUH-7 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. Development of the site should contribute to the improvement of the existing walking and cycling routes to the Town Centre. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	?	Local	ST	Perm	Med	-	-	-	-	There are no protected heritage assets or Conservation Areas within the site or in proximity to the site. The northwest corner of the site is located within the area of the Memorial Gardens on the site of a disused cemetery. It is not known whether this area was ever used for burials.  Development of this brownfield site is likely to lead to an improvement in the area's overall townscape. By requiring that the site be developed in accordance with CS Policy CS5, the H&ELA DPD (Revised Submission Draft) seeks to ensure that the development takes account of the existing built character, thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be undertaken in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application and measures implemented to demonstrate that the development will have no adverse impact on the historic environment in accordance with CS policy CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓✓	Local	ST	Perm	Med	+++	++	+	+++	The site is classified as brownfield and it is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	The site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects land quality.
		Avoid development in areas protected for water quality reasons?	✓✓	Local	ST	Perm	Med	+++	++	+	+++	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST	Perm	Low	+	+	0	+	There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. For this reason Policy SCUH-7 states that a contaminated land survey may be required. Clean up of the site will help improve soil quality.	A Land Condition Survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that development protects land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST	Perm	Med	--	-	-	-	This area can provide a suitable noise environment for residents, provided that any housing is developed with appropriate design criteria and noise mitigation measures. The introduction of retail units or other suitable commercial development (e.g. offices) would also be considered compatible in terms of noise environment, provided that appropriate design criteria and noise mitigation measures are included to prevent adverse noise impact. Planning applications would need to be accompanied by a noise impact assessment. Existing residents may be disturbed by construction related noise and light in the short term.	A Construction Environment Management Plan should address any potential issues with noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST	Perm	Low	+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have slight positive effects on improving the employment rate.	None identified.
		Promote local workforce?	✓	Local	ST	Perm	Low	+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	ST	Perm	Low	+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.

Table I.8 - Site SCUH-8

SCUH-8 Land north of Doncaster Road (Former reference number 36-68)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe adjacent to the main body of the settlement. Delivery of the site is expected in Phases 1, 2 and 3 of the plan period (2014-2026).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is located on greenfield agricultural land, within the development limit of Scunthorpe and adjacent to existing and proposed residential and existing employment (industrial area and retail centre) land uses. This could be considered to be an appropriate greenfield urban extension within the town's development limits, and thus be in accordance with Core Strategy Policies, thereby reducing the significance of the predicted effect.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	++	++	++	++	The allocation is within Burringham & Gunness and Burton upon Stather & Winterton Wards. However, it is also in proximity to Scunthorpe Town Ward. Burringham and Gunness is the 6th most deprived ward and Burton upon Stather and Winterton is the 13th most deprived out of the 17 North Lincolnshire wards. Provision of housing at site SCUH-8, a proportion of which will be affordable housing, is likely to have greater positive effects on reducing deprivation within the town. Particularly as a result of the proximity of the site to Scunthorpe Town Ward and Crosby and Park Ward (which are the third and fourth most deprived wards, respectively, in North Lincolnshire).	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located adjacent to a number of existing employment sites associated with Gallagher Retail Park to the south of the site and the Industrial Estate to the north and east of the site. Scunthorpe town centre and the employment opportunities provided there are accessible by public transport from the site. However, the town centre is located at a distance of greater than 1km from the site and the site is principally located within a residential area. Overall, however, significant positive effects on this objective are considered likely.	It should be ensured that appropriate levels of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	Policy SCUH-8 proposes the provision of a combined footpath/cycleway along the north side of Doncaster Road between the Tesco roundabout and Berkeley Circle improvement scheme, thereby having significant positive effects on promoting accessibility. It also proposes the provision of a combined footway/cycleway between Doncaster Road and the site along the eastern boundary of the Gallagher Retail Park. The Policy proposes widening of Doncaster Road between the Tesco roundabout and Berkeley Circle and a proposed roundabout on the A1077. Furthermore, upgrades to Doncaster Road are proposed, and significant development of the site is not permitted until highway improvements have been completed, thus ensuring accessibility to key services by both motorised and non-motorised transport modes. A primary school is also proposed to be located on site. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.



											have significant positive effects on this objective. A proposed school and travel plan will be required.		
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is proposed for 1,264 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Perm	Med	--	--	--	--	Policy SCUH-8 acknowledges that as the site lies partly within Flood Zone 2/3a, an Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. It should also show that development will be safe without increasing flood risk elsewhere by integrating water management methods into development. The site is within SFRA Flood Compartment 3T3 (Gunness). The primary source of flood risk to this compartment is high water levels in the River Trent. The site is mostly located within SFRA Flood Zone 2/ 3a(high risk) An Exception Test and Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risk elsewhere. This site is currently undeveloped agricultural land and therefore development of SCUH-8 will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk. Projected climate change is likely to increase this flood risk in the long term.	The site is larger than 1ha and is located in SFRA Flood Zones 1 and 2/3a. Thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding, both on and off site.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	XX	Local	ST-LT	Perm	High	---	---	---	---	Site SCUH-8 is currently in use as agricultural land which increases the significance of the effect in comparison to the use of greenfield land of non-productive use.	None identified.
		Encourage the development of industrial land?	X	Local	ST-LT	Perm	High	-	-	-	-	Site SCUH-8 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	XX	Local	ST-LT	Perm	Med	---	--	--	--	Despite provision for non motorised modes of transport, development of the site is likely to significantly elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Given the large scale of development proposed for the site, significant negative effects as a result of this are expected to continue into the long term. Furthermore, the western boundary of the site is the A1077, the eastern boundary adjoins an industrial estate and the southern boundary is a retail park, and thus residential premises located on these site boundaries are likely to be exposed to higher levels of air pollution. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Existing trees and hedges should be retained, where possible, and additional vegetation buffers should be provided as part of the landscaping strategy to absorb emissions and buffer against potentially damaging adjacent land uses.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	ST-LT	Perm	Med	-	+/-	+/-	+/-	The site was surveyed in 2006 for the planning application PA/2007/0828. The site was mainly arable land with rough grassland, scrub and wet ditches. It was used by foraging bats and barn owls and breeding farmland birds. Any future applications should be accompanied by updated survey information.	An ecological survey should be undertaken prior to any future applications and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.

		Protect and enhance woodland areas?	-					0	0	0	0	There is no woodland on this site. A belt of screening woodland has been planted west of the A1077. This should be retained.	Retain screening woodland west of A1077. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no locally designated sites on or near the allocation site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The closest international sites to this allocation are the Humber Estuary SAC and Ramsar site; both located approximately 1.8 km north-west. The likelihood of significant effects from development of SCUH-8 has been considered through the HRA of the DPD. This allocation site is located on an area of agricultural land, habitat which birds from the Ramsar site may use as foraging habitat and/or high tide roost sites (Natural England confirmed that birds from the Ramsar site will travel up to 7 km from the boundary of the international sites for these purposes). The site is situated 1.8 km from the River Trent, which represents the most southerly part of the Humber Estuary SAC and Ramsar. EIA of the site found low numbers of SPA birds using the site and Natural England responded as being satisfied that there would be no Likely Significant Effects on the SAC/SPA/Ramsar (PA/2007/0828). It is therefore considered that this allocation should not be taken forward to a Stage 2 assessment.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is not located in proximity to any areas designated for their high landscape value. The site is undeveloped agricultural land. As	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A

													such, negative effects on the landscape are likely, although the magnitude of these will be minor as the site is also located adjacent to residential, industrial and retail land uses.	landscaping strategy should be designed in order to buffer the site from adjacent environments.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	X X	Local	ST-LT	Perm	High		---	---	--	---	Despite provision for non motorised modes of transport, and good pedestrian and cycle links, the proposed development for SCUH-8 is likely to lead to a significant increase in traffic volumes, which may decrease slightly in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station and a number of existing bus stops are located within 1km of the site.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		+	+	++	++	Policy SCUH-8 proposes a combined footpath/cycleway along the north side of Doncaster Road between the Tesco roundabout and Berkeley Circle improvement scheme and a combined footway/cycleway between Doncaster Road and the site along the eastern boundary of Gallaghers Retail Park, thereby having significant positive effects on promoting accessibility by walking and cycling. However, the site is not located within walking distance of Scunthorpe High Street and, as such, pedestrian activity is likely to be low, except for accessing local services and facilities. This may increase in the long term as the scale of residential development proposed for the area results in the development of additional local retail provision.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Sub-Reg	ST-LT	Perm	Med	-	-	-	-	<p>There are no protected heritage assets or Conservation Areas within SCUH-8 or in proximity to the site. Heritage Assets of archaeological significance are recorded within this site and there is potential for further currently unrecorded heritage assets to be present.</p> <p>By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage, thereby seeking to protect and be in keeping with existing features within the proximal built environment. An Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.</p>	<p>Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.</p> <p>An Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	+	+	+	+	<p>SCUH-8 is located on agricultural land. However, the Agricultural Land Classification for the site is 'urban' and the land is not considered by the Environmental Stewardship Scheme to be particularly valuable. It is considered, therefore, that development of this site would contribute to the protection of alternative areas with a high ALC grade and valuable agricultural land.</p>	This site should be developed in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	<p>The development's location avoids areas protected for water quality reasons. It is currently unknown as to whether adequate public sewage capacity is available for the development of SCUH-8. Sufficient sewage capacity must be ensured prior to development in order to ensure that negative effects on water quality are not likely.</p>	Further investigation is required to ensure that adequate public sewage capacity is available and it is essential that this be undertaken prior to the granting of planning permission for development of this site. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	<p>It is unlikely that site SCUH-8 is contaminated land and as such no effect on this objective is considered likely.</p>	None identified.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	Light and noise pollution is likely to occur as a result of the scale of development proposed for this currently undeveloped site. Furthermore, the western boundary of the site is the A1077 and the eastern and southern boundaries are adjoined by retail and industrial land uses respectively. Thus, residential premises located on the boundaries of the site are likely to be exposed to higher levels of noise pollution. Overall, minor negative effects are considered likely, assuming that appropriate mitigation measures, such as including buffer vegetation within the landscaping strategy are adopted.	A landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of SCUH-8.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Development of the site, which is proposed to include a primary school, would result in provision of some additional employment opportunities. Additionally, investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate through the residential provision for additional employees. Overall, therefore, moderate positive effects are considered likely.	The site should be developed to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	ST-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	ST-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	The site should be developed to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.9 - Site SCUH-9

SCUH-9 Land at Church Square (Former reference number 36-93)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST	Perm	High	0	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 2 and 3 of the plan period (2019-2026).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST	Perm	High	0	+++	+++	+++	The site is a brownfield site located within the Scunthorpe urban area. This is in accordance with Core Strategy Policies.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST	Temp	Med	0	++	++	++	The allocation is in the Town ward and ranks third worst (IMD 2010) in North Lincolnshire in terms of deprivation. Development in close proximity to more deprived areas is likely to have positive effects due to improvements in the quality of the built environment and regeneration. An increase in development may also contribute to improved affordable housing provision, and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	0	+++	+++	+++	The site is adjacent the High Street and forms part of the town centre. It is located within walking distance of the railway station (approx. 0.8km) and to a number of existing employment sites.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	0	++	++	++	The site is located in the town centre. The surrounding local services, railway station, bus station and several bus stops within a walkable distance will ensure that residents have good access to facilities and services. The site is located within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services and destinations, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area and Industrial Estate.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
		Improve access to green space?	?	Local	ST	Temp	Med	0	+/-	+/-	+/-	There are recreational gardens (approx 0.9ha) to the south-west of the site across Station Road (approx 100m from the site). Memorial Gardens (1.5ha) are located about 900m to the north-west. This level of access to green space is quite far from meeting Natural England's Accessible Natural Greenspace Standards, especially for high-density development in the already dense town centre.	Development should contribute to the improvement of the existing walking and cycling routes to the local green areas and it should be investigated whether site's redevelopment could contribute to the creation/enhancement of an additional green space in proximity to the site to improve residents' access to green space.
		Provide safe and convenient access to the road and public rights of way network?	✓✓	Local	ST	Perm	High	0	++	++	++	The site has a central location and good access to the road and public rights of way network. Access to the site is likely to be off Winterton Road or Carlton Street via Station Road.	
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST	Perm	High	0	++	++	++	The site is proposed for 300 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST	Perm	Med	0	++	++	++	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off	The site requires a FRA in the planning application because the site lies within SFRA Flood Zone 1 and the size of the site is greater than 1 hectare. The FRA needs to include a surface water

												site.	drainage plan that involves an assessment of applying SUDs to comply with Core Strategy Policies CS18 and CS19.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST	Perm	High	0	+++	+++	+++	The site will involve the re-development of previously developed land previously used as multi-storey car park, shops and other facilities.	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-					0	0	0	0	The site will involve the re-development of previously developed land but not industrial, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓✓	Local	ST	Perm	Med	0	+++	++	+++	The site is proposed to be developed with a density of 45-70 dph.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	xx	Local	ST	Perm	Med	0	---	--	---	The site is within the AQMA zone declared for PM10 emissions so there are concerns about the proposed residential developments. There is a previously identified potential issue with PM10 dust pollution during an air quality screening assessment. Results to date suggest that there is potential to breach the daily mean air quality objective for PM10 at this location. In addition PM10 dust is recognised as a non-threshold pollutant and therefore long-term exposure to particulate matter at this location could be harmful to human health. The magnitude of these negative effects may reduce in the long term as the steel industry improves its processes.	No residential development should be allowed at this location until a full calendar year (Jan-Dec) of air quality data is available, to enable an assessment of PM10 levels against the relevant air quality objective. Consultation with the Director of Public Health may also be appropriate in these circumstances.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	+/-	0	Individually, buildings to be demolished or converted exhibit low potential to support bat roosts. However, there are a number of buildings with pantile roofs and other features that will be affected. There is good bat foraging habitat along Brigg Road and bat roosts have been recorded in nearby housing association flats. Therefore, bat surveys of affected buildings should be carried out and any mitigation or compensation measures put in place.	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. Biodiversity enhancements including bat boxes, swift boxes and green roofs should be incorporated into site design.
		Protect and enhance woodland areas?	-				0	0	0	0	0	The proposal will not affect woodland, but may affect individual trees.	Landscaping for the site should be designed to include trees where appropriate. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-				0	0	0	0	0	There are no locally designated sites on or near the allocation site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-				0	0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or	None identified.

													any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-	Local		Perm	Med		0	0	0	0	There are no designated areas of High Landscape Value within the vicinity of the site, therefore the effect is considered neutral. However, within the confines of the site is an area known as Church Square. This area is designated as an area of amenity importance. The settings of this area may be affected during the construction phase. In the medium to long term the site's development could contribute to the improvements of the setting of this area.	The site's design should be sympathetic to the settings of the church, which is a listed building. Existing valuable trees located in proximity should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to improve the settings of the site and ensure its integration with the area of amenity importance.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✓	Local	MT-LT	Perm	Med		0	++	++	++	The redevelopment of the site could lead to traffic growth, but as the site is in walking distance to the town centre and has good access to public transport (railway station is 0.6mi away and the site is adjacent the Bus Station) it is not thought to be significant. In addition, the change of land use from a car park to a residential area may also have beneficial effects against this objective.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST-LT	Perm	Med		0	+++	+++	+++	The site benefits from its central location close to the railway and bus stations.	None identified.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST	Perm	Med		0	++	++	++	The site is located within walking distance of Scunthorpe High Street and, as such, pedestrian and cycling activity is likely to be high.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST	Perm	High	0	+	+	+	<p>The site includes St John's Church a Grade II* Listed Building and there are other listed buildings in the vicinity. Church Square, between the church and Scunthorpe Central Library, is designated as an area of amenity importance.</p> <p>The settings of the heritage assets and the amenity area may be affected during the construction phase. In the medium to long term the site's development could contribute to the improvements of the settings if it incorporates appropriate landscaping and design measures promoting sympathetic integration.</p>	<p>A Heritage Assessment should be undertaken for submission with any planning application and measures implemented to demonstrate that the development will have no adverse impact on the historic environment in accordance with CS Policy CS6.</p> <p>Site's design should be sympathetic to the settings of the church and other listed buildings. Existing valuable trees located in proximity should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to enhance the settings and ensure the integration of the area of amenity importance.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST	Perm	Low	0	++	++	++	<p>The site is a brownfield site. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.</p>	<p>This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.</p>
		Avoid development in areas protected for water quality reasons?	✓	Local	ST	Perm	Med	0	+	+	+	<p>The development's location avoids areas protected for water quality reasons.</p>	<p>It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.</p>
		Lead to the remediation of contaminated sites?	✓	Local	ST	Perm	Med	0	+	+	+	<p>There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. The site's clean up will help improve soil quality.</p>	<p>Varied historic uses suggest a full desk top study with subsequent intrusive site investigation would be required. The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.</p>

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST	Perm	Med	0	--	--	--	The location of noise-sensitive uses such as residential development may be incompatible with the nearby existing heavy industrial uses unless appropriate design criteria can be established and noise mitigation measures are in place. Investment in appropriate noise mitigation measures may be able to achieve appropriate internal noise levels for the proposed residential uses. However, it might not be possible to achieve appropriate noise levels for outdoor living areas (gardens, balconies etc.). Short term noise and light pollution may also arise during construction and demolition phase.	A noise impact assessment would be needed to establish whether the proposed land allocation would be able to achieve a suitable noise environment for the proposed end uses and for existing surrounding land use. The assessment would need to take account of existing and proposed noise sensitive receptors and existing and proposed noise sources including traffic, industrial and commercial noise. Appropriate mitigation measures should be implemented. A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST	Perm	High	0	++	++	++	Investment in the area and the location of additional residential provision within the town centre with good access to employment opportunities may have positive effects on improving the employment rate.	None identified.
		Promote local workforce?	✓	Local	ST	Perm	Med	0	++	++	++	Provision of additional housing within the town centre with good access to employment opportunities and the regeneration of the wider area is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	ST	Perm	Med	0	++	++	++	An increase in development in a deprived area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.

Table I.10 - Site SCUH-10

SCUH-10 Land south of Ferry Road West (Former reference number 36-5)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe adjacent to the main body of the settlement. Delivery of part of the site is expected in Phases 1, 2 and 3 of the plan period (2014-2026).	It should be ensured that the Scunthorpe development limit is altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is principally located on greenfield agricultural land with a small portion of brownfield land to the north east of the site, within the development limits of Scunthorpe and adjacent to existing land uses.	This is considered to be an appropriate greenfield urban extension (as proposed) within the town's settlement boundary.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The allocation is principally within Burton upon Stather and Winterton Ward, however it is in close proximity to Scunthorpe Town Ward and a small section of the east of the site falls in Crosby and Park Ward. Burton upon Stather and Winterton is the 13th most deprived ward out of the 17 North Lincolnshire wards (IMD 2010) and, as such, it is not considered that development of the site would have significant positive effects on deprivation in this area. However, the proximity of the site to Crosby and Park Ward, which is the fourth most deprived ward in the North Lincolnshire area is likely to have greater positive effects on reducing deprivation within the town.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is located adjacent to a number of existing employment sites associated with the Hebden Road Industrial Estate. Scunthorpe town centre and the employment opportunities provided there and Gallagher Retail Park are accessible by public transport from the site; however the town centre and part of the retail park are located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.

	Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding residential uses and local services, and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-10 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.</p>	<p>Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.</p>
	Improve access to green space?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	<p>Policy SCUH-10 does not include any requirements to improve access to green spaces. However the southern boundary of the site is adjacent to a strip of land which is to be protected as open space and the site is located within 1km of a number of existing open spaces, areas designated for their amenity importance and Atkinson's Warren Local Nature Reserve. To the west of the site is a large area of agricultural land. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to nearby green spaces. The site should be developed to incorporate a neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>
	Provide safe and convenient access to	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy SCUH-10 requires that good footpath and cycle provision be</p>	<p>None identified.</p>

		the road and public rights of way network?															
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	++	++	++	++	<p>The site is proposed for 721 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.</p>	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Perm	Med	--	--	--	--	--	--	--	--	<p>The site is mostly located within SFRA Flood Zone 2/3a medium and (high risk). The site is within SFRA Flood Compartment 3T3 (Gunness). The primary source of flood risk to this compartment is high water levels in the River Trent.</p>	If site SCUH-10 is developed, the Exception Test must be passed, Appropriate measures to mitigate the increase in flood risk associated with conversion of undeveloped to developed land. Future users



g	To improve air quality	Minimise the risk of public exposure to air pollution?	X X	Local	ST-LT	Perm	Med	---	---	---	---	<p>Development of the site is likely to significantly elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Given the large scale of development proposed for the site, significant negative effects are expected to continue into the long term. Demolition of existing buildings and construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-10 states that an air quality assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective. The location of the site in proximity to Hebden Road Industrial Estate is likely to result in future residents of SCUH-10 being exposed to air pollution arising from these adjacent land uses and the road traffic associated with them. An Air Quality Impact Assessment may be required.</p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.</p>
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h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		--	-	-	--	The site is largely arable land of low habitat value. Directly adjacent to the site to the north is lowland acid grassland Local Wildlife Site with some scrub cover. This site could experience significant negative effects as a result of development of the site. Policy SCUH-10 states that an ecological survey will be required to ensure the development has no adverse impact on the local nature, thereby reducing the extent of likely effects. An Ecology Survey is required.	Effects should be reduced following the undertaking of an ecological survey if its recommendations are implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. The DPD should include requirements for the incorporation of landscaping within the site to provide opportunities for enhancing ecology and biodiversity within the site itself. Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly those in the Industrial Estate. A 15 metre habitat buffer will be required between developed land and the Local Wildlife Site.
		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland on site. Scrub within the Local Wildlife Site to the north will develop into woodland if left unchecked. In order to enhance the lowland acid grassland, this scrub should be controlled, to halt the succession to woodland.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x	Local	ST-LT	Perm	High	--	-	-	-	The site is located within 1km of Atkinson's Warren Local Nature Reserve, and immediately adjacent to a Local Wildlife Site. Policy SCUH-10 states that an ecological survey will be required to ensure the development has no adverse impact on biodiversity, thereby reducing the extent of likely effects. Policy SCUH-10 states that a landscape buffering around the local wildlife site will be required.	A Landscaping Strategy should be designed in order to buffer the site from adjacent sensitive environments. A 15 metre habitat buffer will be required between developed land and the Local Wildlife Site.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is located approximately 1km from the Humber Estuary Ramsar site and SAC. North Lincolnshire Council has updated the findings of the original HRA. Development of this site is not likely to affect SAC or Ramsar listed habitats. Surveys have not revealed use of the site by waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is not located in proximity to any areas designated for their high landscape value. However, the site is predominantly greenfield and is in proximity to agricultural land and a number of valuable natural sites. As such, negative effects on the landscape are likely, particularly as Policy SCUH-10 does not include any requirements for landscaping to minimise or mitigate the negative effect of development on adjacent land uses.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	--	--	--	--	The development of the site is likely to lead to a significant increase in traffic as a result of the large increase in residents in the area, which is likely to elevate potential for congestion. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Policy SCUH-10 also states that vehicular access points to the site will be agreed with the Highway Authority and acknowledges a need to improve existing junctions, both of which are likely to ease the movement of traffic. The DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. Overall, given the large scale of development proposed for the site, moderate negative effect on this objective is likely.	A Transport Assessment should be undertaken. Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes public transport travel time of Scunthorpe High Street and railway station and a number of bus stops are located within 1km of the site.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Low	++	++	++	++	Policy SCUH-10 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street or any local retail centres and as such pedestrian activity is likely to be low. This may increase in the long term as the scale of residential development proposed for the area results in the development of additional local retail provision.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med		-	-	-	-	There are no protected heritage assets or Conservation Areas within SCUH-10 or in proximity to the site. Heritage Assets of archaeological significance are recorded in the vicinity of this site and there is potential for further currently unrecorded heritage assets to be present.  By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the surrounding I built environment. Policy SCUH-10 states that an Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	SCUH-10 is principally located on agricultural land. However, the Agricultural Land Classification for the site is 'urban' and the land is not considered by the Environmental Stewardship Scheme to be particularly valuable. It is considered, therefore, that development of this site would contribute to the protection of alternative areas with a high ALC grade and valuable agricultural land.	This site should be developed in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	The development's location avoids areas protected for water quality reasons. It is currently unknown as to whether adequate public sewage capacity is available for the development of SCUH-10. Sufficient sewage capacity must be ensured prior to development in order to ensure that negative effects on water quality are not likely. Sewer capacity issues will need to be resolved before any development takes place.	Further investigation is required to ensure that adequate public sewage capacity is available and it is essential that this be undertaken prior to the granting of planning permission for development of this site. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site SCUH-10 is contaminated land and as such no effect on this objective is considered likely. A contamination Land Survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	Light and noise pollution is likely to occur as a result of the scale of development proposed for this currently undeveloped site. Furthermore, the western boundary of the site is the A1077 and the eastern boundary is adjoined by industrial land uses and thus residential premises located on the boundaries of the site are likely to be exposed to higher levels of noise pollution. Overall, minor negative effects are considered likely, assuming that appropriate mitigation measures, such as including buffer vegetation within the landscaping strategy, are adopted. A Noise Impact Assessment may be required.	A landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of SCUH-10.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Med		++	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate through the residential provision for additional employees. Construction of this great a number of residential properties is likely, through planning obligations, to result in the provision of additional local community services and facilities, which is likely to have further positive effects on the local employment rate. Overall, therefore, moderate positive effects are considered likely.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new development may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.11 - Site SCUH-11

SCUH-11, Land at the Council Depot, Station Road (Former reference number 36-44)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is in the Town ward. The ward ranks third worst (IMD 2010) in North Lincolnshire in terms of deprivation, and development in close proximity to more deprived areas is likely to have positive effects due to improvements in the quality of the built environment and regeneration. An increase in development may also contribute towards improved affordable housing provision in accordance with CS Policy CS9, and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is located within walking distance of the railway station and the town centre (both within 0.3mi) and to a number of existing employment sites.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	++	++	++	++	The site is located in the town centre. In accordance with Policy SCUH-11 the site should have good footpath and cycle provision provided throughout the site, linking the development with the town centre, residential areas and the wider rights of way network. The surrounding local services, railway station and a bus stop within a walkable distance will ensure that residents have good access to facilities and services. The site is located within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services and destinations, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area and Industrial Estate.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
		Improve access to green space?	✓	Local	ST-LT	Perm	High	+	+	+	+	There are recreational gardens (approx 0.9ha) to the north of the site across Station Road (approx 100m from the site). Brumby Wood LNR (21.83ha) is within 2km distance south-west of the site. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to them.	Development should contribute to the improvement of the existing walking and cycling routes to the local green areas and it should be investigated whether site's redevelopment could contribute to the creation/enhancement of an additional green space in proximity to the site to improve residents' access to green space.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site has a central location and has good access to the road and public rights of way network. Access to the site will be off Station Road. Policy SCUH-11 stipulates that a Transport Assessment will be required as well as vehicular access points to the site to be agreed with the Highway Authority.	As above.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is proposed for 68 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within Flood Zone 1 and as the site measures more than 1ha a Flood Risk Assessment will be required. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the level of flood risk and the effect of redevelopment of the site should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. This is already developed site and therefore its redevelopment will not result in an increase of impermeable surface and amount of runoff.	Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS to ensure that development does not lead to an increased risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site will involve the demolition and re-development of previously developed land currently used as a council depot.	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-						0	0	0	0	The site will involve the re-development of previously developed land but this is not necessarily industrial, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 45 dph.	Higher density could be considered as the site is located in the town centre with very good public transport accessibility.

		public transport accessibility?													
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med							<p>The site is within the AQMA Zone 2 declared for PM10 emissions. However, Policy SCUH-11 states that monitoring suggests there are no issues. The magnitude of these negative effects may reduce in the long term as the iron and steel industry improves its processes. Policy SCUH-11 states that an air quality impact assessment will be required which, if undertaken, may provide further commentary and recommendations with regard to siting residential development in this location.</p>	An Air Quality Assessment should be undertaken and its findings and recommendations should be taken on board to ensure that future residents are protected from a polluted environment.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-						0	0	0	0		<p>The site comprises hardstandings and buildings with known conservation interest. It is surrounded by other developed areas. The railway land may have some value as a wildlife corridor with brownfield habitats</p>	Biodiversity enhancements should be incorporated into site design. Some of the existing buildings may require bat and nesting bird surveys prior to any planning application.
		Protect and enhance woodland areas?	-						0	0	0	0		<p>There are no areas of woodland located on or in proximity to the site.</p>	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0		<p>There are no locally designated sites on or near the allocation site.</p>	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and	?						0	0	0	0		<p>The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar</p>	None identified.

		SACs?												
													listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		No obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✓	Local	ST-LT	Perm	Med	++	++	++	++		The redevelopment of the site is not likely to lead to traffic growth, as it is a relatively small site, which is in a walking distance to the town centre and has good access to public transport. In addition, the change of land use from being a depot to a residential area may also have beneficial effects against this objective. To support this a Transport Assessment in accordance with Policy SCUH-11 will be required to demonstrate that the development will have no adverse impacts on the highway network.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++		The site benefits from its central location close to the train station and several bus stops.	None identified.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within walking distance of Scunthorpe High Street and, as such, pedestrian activity is likely to be high. Policy SCUH-11 requires good footpath and cycle provision throughout the site, linking the development with the town centre, residential areas and the wider rights of way network.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	There are no protected heritage assets within the site or its proximity. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character thereby seeking to protect and be in keeping with existing features within the proximal built environment	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is a brownfield site. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Med	+	+	+	+	There may be contamination issues due to the existing/ previous uses of the site. Therefore, Policy SCUH-11 states that a Contaminated Land Survey may be required prior to redevelopment. Sites clean up will help improve soil quality.	The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	X	Local	ST-LT	Perm	Med	--	--	--	--	The site is located next to the railway station and, therefore, noise levels may be an issue. Short term noise and light pollution may also arise during construction and demolition phase. Policy SCUH-11 states that a Noise and Air Quality Impact Assessment will be required.	A Noise Impact Assessment should be undertaken together with an air quality assessment. Recommendations of this assessment should be taken into account and appropriate mitigation measures, such as noise attenuation fences or bunds, should be implemented. Landscaping should be incorporated into the site's design. A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site in a way that incorporates a number of services and facilities required on a day-to-day basis.

Table I.12 - Site SCUH-12

SCUH-12, Land at 1-7 Cliff Gardens (Former reference number 36-51)													
SA Objective		Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.

		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The allocation is in the Town ward. The allocation is in a ward that ranks third worst (IMD 2010) in terms of deprivation. Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. An increase in development may also contribute to improved affordable housing provision, and thus help to tackle poverty and inequality. However, the demolition of the two period properties and loss of the open space within the site may reduce the quality of the living environment for the nearby residents. Therefore, a mix of positive and negative effects is predicted.	It is recommended that the period buildings on site are not demolished and vegetation and open space is preserved/ its loss is minimised.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	++	+++	+++	+++	The site is located within walking distance of the railway station, the town centre (both within 1km) and to a number of existing employment sites.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	++	++	++	++	The site is located in the centre of town. Policy SCUH-12 requires good footpath and cycle provision throughout the site as a link to surrounding local services, railway station and a bus stop within a walkable distance will ensure that residents have good access to facilities and services. The site is located within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services and destinations, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area and Industrial Estate.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
		Improve access to green space?	✓	Local	ST-LT	Perm	High	++	++	++	++	The nearest playing field is about 500m to the west of the site. The Frodingham LNR (1.72ha) is approximately 1km south-west of the site. More sports grounds and Brumby Wood LNR (21.83ha) are within 1km distance south-west of the site. Although development of the site would not guarantee residents' accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to them.	Development should contribute to the improvement of the existing walking and cycling routes to the local green areas.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site has a central location and has good access to the road and public rights of way network. Access to the site will be off Cliff Gardens. Policy SCUH-12 requires that vehicular access points to the site will need to be agreed with the Highway Authority.	As above.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is proposed for 28 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within Flood Zone 1, where all land uses are suitable in flooding terms. The site is already developed; however, its re-development may lead to an increase in impermeable surface, as currently about a half of the site is green space. This may lead to an increase in the rate of run off.	Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS to ensure that development does not lead to an increased risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	Med		-	+/-	+/-	+/-	Although the site is classified as previously developed land, the planned demolition of the two period buildings on site may not constitute the best use of the existing buildings from a sustainability perspective.	It is recommended that the period buildings are not demolished and are incorporated and/or re-used in development of the site.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	The site is not located on industrial land. It is formerly a residential area which until recently has been used as office accommodation.	As above.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The site is proposed to be developed with a density of approximately 40 dph.	It is recommended that the period buildings on site are not demolished to be replaced with a more concentrated residential development.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	-					0	0	0	0	The site is located outside the AQMA within a predominantly residential area and, as such, public exposure of future residents is not likely to be an issue. The impact of the site development on the traffic level is not likely to be significant given the relatively small size of the development. Therefore, the effect of the development on air quality is considered to be negligible once construction is complete.	Trees on site should be preserved to screen and absorb some emissions and protect residents of the site from the negative effects of road traffic. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-				0	0	0	0	0	The site is not known locally for its nature conservation interest. However, it incorporates some open space and as such is likely to support a small range of species which are likely to be lost as a result of development of the site. Preserving trees and open space on site will help preserve and enhance ecology and biodiversity. Policy SCUH-12 requires and Ecology Survey to be conducted.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented. A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. Mature trees on site should be preserved and enhanced. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-				0	0	0	0	0	The site is located approximately 1km away from the Brumby Wood Local Nature Reserve. Given the location of residential land uses between the site and this woodland, no negative effects are considered likely. Policy SCUH-12 requires and Ecology Survey to be conducted.	Existing trees and hedges around the boundary should be retained and enhanced. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no locally designated sites on or near the allocation site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-						0	0	0	0	The development of the site is likely to lead to an increase in traffic congestion. However, given the small size of the site, particularly in relation to the size of Scunthorpe town, negative effects are considered likely to be negligible. Policy SCUH-12 requires a Transport Assessment to demonstrate that the development will have no adverse impacts on the highway network	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site benefits from its central location close to the train station and several bus stops.	None identified.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be high.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗✗	Local	ST-LT	Perm	Low		--	--	--	--	There are no protected heritage assets or Conservation Areas within the site or in proximity to the site. However, the two period houses on site built in 1903 by the Frodingham Iron and Steel Company for their managers has value in terms of the town's history. They reflect the town's growth and heritage as Scunthorpe and the steel industry grew during those early years. Therefore, their loss is undesirable from the heritage perspective. As a result, Policy SCUH-12 recommends design must be in accordance with Core Strategy Policy CS5 and a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	The loss of the period buildings on site is undesirable and it is recommended that they are retained. Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5. A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Med		+	+	+	+	There may be contamination issues, as the site is brownfield land. Site's clean up will help improve soil quality. Therefore, Policy SCUH-12 suggests a Contaminated Land Survey may be required.	A land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		+/-	++	++	++	The site is located within a residential area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. The existing residents may be disturbed by construction noise. Policy SCUH-12 requires a noise impact assessment due to the potential noise from traffic.	Existing trees and hedges around the boundary should be retained and enhanced. A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision within the existing town boundary in close proximity to a range of employment types may help to improve the employment rate.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.

	Encourage inward investment?	-				0	0	0	0	The very low level of development proposed for this site is likely to have a negligible positive effect on inward investment.	None identified.
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Table I.13 - Site SCUH-13

**SCUH-13, Former Darby Glass Offices and Factory, Sunningdale Road (Former reference number 36-78)**

		<i>Effects</i>						<i>Assessment</i>				<i>Summary of Effects</i>	<i>Recommendation/Mitigation</i>
<i>SA Objective</i>		<i>Mag</i>	<i>Scale</i>	<i>Dur</i>	<i>T/P</i>	<i>Cert</i>	<i>ST</i>	<i>MT</i>	<i>LT</i>	<i>Sm</i>			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The allocation is within Bottesford which is the least deprived Ward in North Lincolnshire (IMD 2010), although it is in proximity to Super Output Areas that are in the most deprived quintile. Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is located adjacent to a number of existing local employment sites in Bottesford. Scunthorpe town centre is accessible by public transport but is over a 30min journey by public transport and is over 5km away from the site.	It should be ensured that an appropriate level of services and facilities is provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	The site is located to the south-west of the town centre. The site is within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, good footpath and cycle provision should be provided throughout the site with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development should contribute to the improvement of the existing walking and cycling routes to the local services. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is close to playing fields to the north, an area of open space associated with the sports club to the south of Sunningdale Road. There is a Local Nature Reserve (LNR) about 800m away called Silica Country Park. As such, residents of the site would have good access to green and open space.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to the local green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	See response to 'Improve accessibility to key services'. Policy SCUH-13 also states vehicular access points to the site will need to be agreed with the Highway Authority.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 66 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether development will result in flooding elsewhere. This site is already developed and, therefore, its redevelopment will not result in an increase of impermeable surface and the amount of runoff. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. This is an already developed site and therefore its redevelopment will not result in an increase of impermeable surface and amount of runoff.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site will involve the demolition and re-development of previously developed land (the former Darby Glass offices).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site will involve the re-development of some previously developed land which is probably light industrial and, therefore, makes a positive contribution against this criteria	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40dph.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	?	Local	ST-LT	Perm	Med		-	0	0	0	<p>In terms of air quality influences on the site allocation, the site benefits from not being within an AQMA. However, the site is surrounded by light industrial and distribution uses which may provide some air quality constraints. In terms of air quality influences of the development, in the short term dust emissions may rise from demolition and construction activities. In the longer-term the air quality impacts may be more limited given only 66 dwellings are proposed. Change of the site's use from industrial to residential may reduce the level of heavy vehicle traffic movement and thus transport related emissions. The magnitude of effects is likely to reduce in the long-term through lower emission private automobile technologies and a shift towards more sustainable modes of transport. Policy SCUH-13 requires that an Air Quality Impact Assessment may be required.</p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-						0	0	0	0	<p>The site comprises largely hardstanding and industrial buildings of very low biodiversity value.</p>	<p>A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of demolition and construction activities on local ecology. Biodiversity enhancements should be incorporated into site design.</p>
		Protect and enhance woodland areas?	-						0	0	0	0	<p>There are no trees on site other than those on the eastern perimeter which provide separation to residential properties. The development of the site is unlikely to cause any direct loss of this woodland.</p>	<p>Landscaping should be designed for the site to retain and plant trees where appropriate. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"</p>
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	<p>There are no locally designated sites on or near the allocation site.</p>	<p>None identified.</p>

	(SACs)													
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0		The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support water birds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		No obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✘	Local	ST-LT	Perm	Med	-	-	-	-		The development of the site is likely to lead to a small increase in traffic congestion. Policy SCUH-13 suggests a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	+	+	+	+		By requiring that the site be developed in accordance with Core Strategy Policy CS5, it must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 5km of Scunthorpe rail station and the various buses and public transport facilities available between the site and the town centre.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy SCUH-13 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-	Local	ST-LT	Perm	Med		0	0	0	0	There are no protected heritage assets within the site or its proximity. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is brownfield. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	Contamination issues are not likely on site and as such no effect on this objective is considered likely. However, Policy SCUH-13 suggests a Contaminated Land Survey may be required.	None identified.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	X	Local	ST-LT	Perm	Med	-	-	-	-	The site is located within a mixed residential and commercial area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. Existing residents may be disturbed by construction noise and light. Policy SCUH-13 suggests a Noise Impact Assessments may be required.	A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate. The current site is no longer used for employment.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.

Table I.14 - Site SCUH-14

SCUH-14, Re-development of Westcliff Precinct (Former reference number 36-92)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 1 and 2 of the plan period (2014-2024).	None identified.

		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST	Temp	Low	++	++	++	++	The allocation is within Brumby ward which is the most deprived ward in the North Lincolnshire area (IMD 2010). Provision of housing, which will include a proportion of affordable housing, is likely to have significant positive effects on reducing deprivation, through the construction of a high quality built environment. However, development of the site will result in the loss of some open space, thus reducing accessibility to open space for residents of the site.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	x	Local	ST	Perm	Med	-	-	-	-	The site is located in a principally residential area with few employment opportunities located within 1km of the site. The development will include a local centre, which may include a small amount of employment provision. Scunthorpe town centre and the employment opportunities provided there are accessible by public transport. However, the town centre is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓	Local	ST	Temp	High	+	+	+	+	The surrounding residential uses and local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. Furthermore, the site is located within a local shopping area. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

													mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-14 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.	
		Improve access to green space?	✓	Local	ST	Perm	High	+	+	+	+	+	The site is located within a residential area and within 1km of a number of other existing open spaces and areas designated for their amenity importance. As such, residents of the site would still have good access to open space. Development of the site is likely to ensure accessibility to green space for many of Natural England's Accessible Natural Greenspace Standards for residents of SCUH-14. Further, CS23 will ensure that there is a sufficient supply to meet the needs of the community. Therefore, the significance of potential negative effects is reduced.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST	Temp	Med		+	+	+	+	Policy SCUH-14 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-14 also states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site.	Upgrades to access to the site should be completed prior to occupation.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST	Perm	High		++	++	++	++	The site is proposed for 80 dwellings, thus a proportion of the dwellings will be affordable, in accordance with Core Strategy Policy CS9. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal cost, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site. Given the deprived nature of the area in which the site is located, a higher proportion of affordable housing is recommended for SCUH-14.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST	Perm	Med		+	+	+	+	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off site.	The site requires a FRA in the planning application process because the site lies within SFRA Flood Zone 1 and the size of the site is greater than 1 hectare. The FRA needs to include a surface water drainage plan that involves an assessment of applying SUDs to comply with Core Strategy Policies CS18 and CS19.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST	Perm	High		+++	+++	+++	+++	The site will involve the re-development of previously developed land previously used as multi-storey car park, shops and other facilities.	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-						0	0	0	0	The site will involve the re-development of previously developed land but not industrial, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST	Perm	Med		+	+	+	+	The site is proposed to be developed with a density of approximately 40 dph.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST	Temp	Low		-	-	-	-	The site is located within a predominantly residential area and as such the level of exposure of future residents of SCUH-14 is not considered likely to be any greater than that of existing residents of the area. Development of the site is likely to result in a small increase in the volume of automobile traffic, with minor negative effects on air pollution. However, given the very small size of the development in comparison with the large size of Scunthorpe, the effect of development of SCUH-14 on air quality is considered likely to be negligible once construction is complete. A formal construction management plan would be required to mitigate impact of dust/PM10 on existing residents during construction phase of the proposed development.	The planting of vegetation throughout and around the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0	Individually, buildings to be demolished or converted exhibit low potential to support bat roosts. However, there are a large number of buildings that will be affected, increasing the probability of a bat roost within the site somewhere. There is good bat foraging habitat along Scotter Road and bat roosts have been recorded in nearby housing association houses. Therefore bat surveys of affected buildings should be carried out and any mitigation or compensation measures put in place.	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. Biodiversity enhancements including bat boxes, swift boxes and green roofs should be incorporated into site design.
		Protect and enhance woodland areas?	-				0	0	0	0	The proposal will not affect woodland, but may affect individual trees.	Landscaping for the site should be designed to include trees where appropriate. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"	
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-				0	0	0	0	There are no locally designated sites on or near the allocation site.	None identified.	
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-				0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand	None identified.	

													for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		The site is not located in proximity to any areas designated for their high landscape value. The site is located adjacent to existing residential areas, within the urban area of Scunthorpe. As such negative effects on this objective are considered unlikely.	Existing trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent open spaces and areas designated for their conservation interest.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	--	--	--	--		The development of a currently vacant site is likely to lead to an increase in traffic levels which is likely to increase in the short and medium term as occupation of the site increases, but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. Policy SCUH-14 requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. The site is also located in close proximity to a range of local services, thereby encouraging a modal shift away from private automobiles.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST	Temp	Med		+	+	+	+	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway Station and bus routes serve the existing adjacent residential areas.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST	Perm	Med		+	+	+	+	Policy SCUH-14 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Although the site is not located within walking distance of Scunthorpe High Street, pedestrian activity to the town centre is likely to be low. Local services and facilities will be included within the development and, as such, positive effects on this objective are likely.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-						0	0	0	0	There are no heritage assets within the site or its proximity.	

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	SCUH-14 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	
		Lead to the remediation of contaminated sites?	-						0	0	0	0	There is the potential for some contamination to have occurred through use of asbestos or storage of fuels, and a Desk Top Study would be required.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST	Perm	Med		0	0	0	0	This area can provide a suitable noise environment for residents, provided that any housing is developed with appropriate design criteria and noise mitigation measures. The introduction of retail units or other suitable commercial development (e.g. offices) would also be considered compatible in terms of noise environment, provided that appropriate design criteria and noise mitigation measures are included to prevent adverse noise impact. Planning applications would need to be accompanied by a noise and light impact assessment.	A landscaping strategy should be designed in order to buffer adjacent open spaces from noise and light pollution arising from development of SCUH-14.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Development of the site will provide additional residential space which promotes a local workforce and local regeneration. Investment in the area and the location of additional residential provision in proximity to a range of employment types may have slight positive effects on improving the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day to day basis in order to enhance the positive effects of this objective.
		Promote local	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional	Consideration should be given

		workforce?											housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area, the provision of high quality developments and a diversified local workforce may help the retention of existing industry and businesses in the area and attract new investment.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.

Table I.15 - Site SCUH-15

SCUH-15, Former Kingsway House														
		Effects						Assessment						
SA Objective			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	0	0	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 3 of the plan period (2024-2026).	None identified.	
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	0	0	+++	+++	The site is classified as brownfield land and is also in accordance with the settlement hierarchy.	None identified.	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	0	0	+	+	The allocation is within Kingsway and Lincoln Gardens which is the seventh most deprived ward in North Lincolnshire (IMD 2010). Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.	

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	0	0	++	++	The site is located in proximity to a number of existing local employment sites in Scunthorpe. In addition, Scunthorpe town centre is accessible by public transport (within 30 min of cycling or public transport) from the site.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.
		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	0	0	++	++	The site is located to the south of the town centre. The site is within 30 mins walking, cycling (designated footpath/cycle path) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cycle path, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development should contribute to the improvement of the existing walking and cycling routes to the local services. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	0	0	++	++	The site already has green verges and spaces and these should be retained where possible. Central Park is just north of the site and provides a large area of open green space. It is designated under policy LC11 as an Area of Amenity Open Space.	Retain green verges and spaces on the site where possible. Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to them.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	0	0	++	++	The site is located to the south of the town centre. The site is within 30 mins walking, cycling (designated footpath/cycle path) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cycle path, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	0	0	++	++	This is a small scale development (16 dwellings), which is not likely to incorporate affordable housing provision. Therefore, the effects are deemed to be neutral. Policy SCUH-15 suggests a mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	Increasing housing density so that the site could provide affordable housing should be considered and promoted if practicable in accordance with Core Strategy Policy CS9.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	0	0	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk	Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water run off should be zero.

													experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. This is already developed site and therefore its redevelopment will not result in an increase of impermeable surface and amount of run off.	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	0	0	+++	+++		The site will involve the re-development of previously developed land (the former Kingsway House).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-					0	0	0	0		The site will involve the re-development of previously developed land but this is not necessarily industrial, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	0	0	++	++		The site is proposed to be developed with a density of 40 dph.	Increasing housing density so that the site could provide affordable housing should be considered and promoted if practicable in accordance with Core Strategy Policy CS9.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med	0	0	-	-		The site is located adjacent to the AQMA declared for PM10 emissions and it is next to a roundabout, therefore potential issues with NO <sup>2</sup> may be expected. The magnitude of these negative effects is likely to reduce in the long term as the iron and steel industry improves its processes and low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. In the short term, dust emissions may rise from demolition and construction activities, which if not	An Air Quality Assessment should be undertaken. The findings of this assessment would need to be taken in to account to ensure that future residents are protected from polluted environment. Vegetation on site, particularly trees, should be retained and enhanced to screen and absorb some emissions and protect residents of the site from the negative effects of road traffic. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions.

													properly mitigated, may affect sensitive receptors in the residential area, which includes a nursing home called Grafton House across the road.	
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0		The site allocation itself has no designations and low biodiversity value. There are no locally designated sites on or near the allocation site.	Biodiversity enhancements should be incorporated into site design, to complement the features of Central Park.
		Protect and enhance woodland areas?	x	Local	ST-LT	Perm	Med	0	0	0	0		There is a row of trees along the eastern edge of the site allocation but none with a TPO. To the north of the site there is Central Park with a variety of trees. The development of the site is unlikely to cause any direct loss of this woodland.	Tree planting should be incorporated into site design to complement the features of Central Park. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0		There are no locally designated sites on or near the allocation site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0		The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence	None identified.

													recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		No obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	-					0	0	0	0		The development of the site is unlikely to lead to an increase in traffic congestion, especially given the small size of the site, particularly in relation to the size of Scunthorpe town. Policy SCUH-15 suggests a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	0	0	++	++		By requiring that the site be developed in accordance with Core Strategy Policy CS5, it must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Scunthorpe rail station and the various buses and public transport facilities available between the site and the town centre.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change. Policy SCUH-15 recommends Vehicular access points to the site will need to be agreed with the Highway Authority.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	0	0	++	++	Policy SCUH-15 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	There are no protected heritage assets within the site. There are, however, listed buildings in terms of a church to the south of the site on Ashby Road and several listed buildings in Central Park including the Civic Centre and Brumby Hall. However, it is not expected that the redevelopment of the site will affect these features and their setting. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character, thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	0	0	++	++	The site is a brownfield site. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	0	0	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	Contamination issues are not likely on site and as such no effect on this objective is considered likely.	Policy SCUH-15 suggests that a contaminated Land Survey may be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med	0	0	-	-	The site is located within a residential area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. However, Kingsway and Ashby Road are still sources of noise disturbance, as is the roundabout that connects them. The existing residents may be disturbed by construction noise, especially people within the Grafton House elderly person's home.	Existing trees and hedges around the boundary should be retained and enhanced. A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	0	0	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	0	0	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.

	Encourage inward investment?	✓	Local	MT-LT	Perm	Low	0	0	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract regeneration and new business.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.
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Table I.16 - Site SCUH-16

SCUH-16 Land at Ashby Decoy off Burringham Road (Former reference number 36-91)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	+	+	+	+	The site is within the proposed development limit of Scunthorpe but separated from the main body of the settlement by areas of undeveloped land, roads or industrial areas. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	It should be ensured that the Scunthorpe development limit is altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	+	+	+	+	The site is located within the proposed Scunthorpe development limit on greenfield land. The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale development considering the size of Scunthorpe and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	++	++	++	++	The allocation is within Burringham & Gunness ward, the 6th most deprived ward out of the 17 North Lincolnshire wards. However, it is also in close proximity to Brumby ward, the most deprived ward in North	None identified.



												neighbourhoods in North Lincolnshire.	
		Improve access to green space?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is in proximity to Silica Country Park Local Nature Reserve (600m to the south) and Brumby Common Local Nature Reserve (1km to the north). It is also 500m and 650m from an Area of Amenity Importance west of Scotter Road and north of Burringham Road, respectively. It is also adjacent to Scunthorpe Golf Course. As such, residents of the site would have good access to green and open space.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to the local green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy SCUH-16 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Pedestrian links will require some improvement, as there are currently no footpaths adjacent the site. These improvements will further promote accessibility. Policy SCUH-16 also requires that vehicular access points to the site will need to be agreed with the Highway Authority. Access to the site would be required off Burringham Road, which may require some improvements. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network	
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 61 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of	The affordable housing should be indistinguishable from other housing development on the site.

													housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	ST-LT	Perm	Med	--	--	--	--		This site lies within SFRA Flood Risk Zone 2/3a. Development of this site will require a Flood Risk Assessment and Exception Test under the guidance of the NPPF and SFRA. SUDs should be applied to the site as part of the solution to mitigating the risk of flooding against development and achieving safe development under the terms of National and Local planning guidance.	This site lies within SFRA Flood Risk Zone 2/3a and will require a FRA /Exception Test. Development should include consideration of a SUDs as appropriate to the site. The layout and form of development should look to reduce the overall level of Flood Risk. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDs and flood risk assessments to ensure that development does not lead to an increased risk of flooding. The NPPF and its relevant technical guidance on flood risk and development and the council's SFRA should be used as guidance and a starting point for carrying out a FRA and Exception Test. The site is considered by the council to be required for development on wide sustainability grounds and the Exception Test should therefore concentrate on achieving safe development for new development on site and existing land users off-site. The site lies close to the Lincolnshire Lakes Area Action Plan site and reference to the associated Exception Test Strategy is advisable.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x x	Local	ST-LT	Perm	High	--	--	--	--		This is a greenfield site which will be lost under the current proposal for residential use. Therefore, predicted effects are negative against this objective. However, the	None identified.

												limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	
		Encourage the development of industrial land?	X X	Local	ST-LT	Perm	High	--	--	--	--	This is a greenfield site which will be lost under the current proposal for residential use. Therefore, predicted effects are negative against this objective. This site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	X	Local	ST-LT	Perm	Med	--	-	+/-	+/-	Change of the site's use from greenfield to residential may increase the level of vehicle traffic movement and thus transport related emissions. Further improvements are associated with the development of low emission private automobile technologies and a shift towards more sustainable modes of transport in the longer term. In the short term dust emissions may rise from construction activities.	An appropriate dust management plan would be required to control construction related dust/ PM10 emission. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	X	Local	ST-LT	Perm	Med	--	-	+/-	-	The site is within Ashby Decoy Golf Course Local Wildlife Site (LWS). Habitat within the application site includes naturally regenerating scrub and woodland, mixed native hedgerows and some mature trees. The site could support roosting and foraging bats, nesting birds.	An Ecological Survey will need to be carried out prior to any planning application. This should include extended Phase 1 habitat survey plus surveys for bats, breeding birds and other species where the Phase 1 survey reveals potential. Mature trees should be retained within site design and further native trees, shrubs and hedgerows should be planted. Habitats within the golf course should be



													disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		The site is a greenfield site on the edge of the Scunthorpe Urban Area. It is in close proximity to two LNRs, which are considered to be an area of amenity importance. However, the site is not in a designated area of High Landscape Value.	Landscaping should be designed for the site to improve its visual effects.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	--	-	+/-	-		Change of the site's use from greenfield to residential may increase the level of vehicle traffic movement in the short term. Further improvements are associated with the development of low emission private automobile technologies and a shift towards more sustainable modes of transport in the longer term.  The policy requires a Transport Assessment to demonstrate that the development will have no adverse impacts on the highway network.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Perm	Med	++	++	++	++		By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport to the town	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

												centre and railway station with a bus stop immediately outside the site.		
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy SCUH-16 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Med		-	-	-	-	There are no recorded heritage assets within this site. Given the location just above the edge of the Trent floodplain there is potential for buried archaeological remains to be present, in particular of prehistoric date.  A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with Core Strategy policy CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	High		+	+	+	+	Although a greenfield site, it doesn't appear to be in agricultural use. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		0	+	+	+	The development should avoid areas protected for water quality reasons and ensure that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.

		Lead to the remediation of contaminated sites?	?	Local	ST-MT	Perm	Low		+/-	+/-	+/-	+/-	No known contamination issues. The policy states that a contaminated land survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-MT	Perm	Med		+	+	+	+	The site can provide a suitable noise environment for residents, subject to appropriate design criteria and noise mitigation measures. It is important to consider noise from ASDA which has its delivery access less than 15m to the north of the proposed SCUH-16 boundary. Deliveries occur during noise-sensitive hours (e.g. night-time, early mornings, weekends). Potential for light pollution from ASDA and Mallard security lighting.	Site layout and design criteria would need to ensure that any housing introduced would not be adversely affected by noise from the ASDA site. Failure to achieve suitable noise criteria for the housing would result in adverse noise impact for residents and potential constraints on the existing ASDA site. Planning applications would need to be accompanied by a noise impact assessment. Vegetation should be incorporated within the design of the site in order to protect future residents from adjacent land uses.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	?	Local	MT-LT	Perm	Low		+/-	+/-	+	+/-	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development and local workforce may help the retention of the businesses and industry in the area or attract new investments.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.

Table I.17 - Site SCUH-17

SCUH-17 Former Yorkshire Electricity Depot, Land off Queensway and Dudley Road (Former reference number 36-81)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	0	0	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. Delivery of the site is expected in Phase 3 of the plan period (2024-2026).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	0	0	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Med	0	0	++	++	The allocation is within Frodingham ward, which is the second most deprived ward in North Lincolnshire (IMD 2010). Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	0	0	++	++	The site is located within walking distance of a number of existing employment sites. In addition, Scunthorpe town centre is accessible within 30 mins by public transport and cycling.	Development should contribute to the improvement of the existing walking and cycling routes to local employment areas.
		Improve accessibility to key services?	✓	Local	ST-LT	Temp	High	0	0	++	++	The site is located to the south of the town centre. There are good public transport links to the town centre and Scunthorpe railway station, with a bus stop within a 3 minute walk from the site (approximately 150 metres). The site is located within 30 mins walking, cycling	Development should contribute to the improvement of the existing walking and cycling routes to the local services.

													(designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area and Industrial Estate.	
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	0	0	+	+		<p>There is an Area of Amenity Importance adjacent to the site designated under Policy LC11 off Dudley Road, and within 650m of another Area of Amenity Importance (LC11) north of Brigg Road. There are a couple of playing fields approximately 700m away: one is at St Bernadette's Primary School and the other one is at Grange Lane Junior School. Everest Road playing field is less than 900m from the site. Ashby Ville Ballast Pits LNR (11.16ha) is approximately 1km distance south-east of the site.</p> <p>Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Green space Standards, it would contribute to them.</p>	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces and should contribute to the improvement of these existing walking and cycling routes.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	0	0	++	++		<p>The proximity of local services, bus stops within walking distance and access to Scunthorpe railway station by public transport will ensure that residents have good access to facilities and services. Policy SCUH-17 requires that good footpath and cycleway provision be provided throughout the site, linking the development with local services, residential areas and the wider rights of way network. Vehicular access to the site will be off Dudley Road. Policy SCUH-17 states that vehicular access points to the site will need to be agreed with the Highway Authority which is likely to have a positive effect on</p>	Development should contribute to the improvement of the existing walking and cycling routes to the road and public rights of way network. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22. Improvements to Dudley Road may be required including securing developer contributions for improvements to the Dudley Road/

													ensuring safe and convenient access.	Queensway junction, Ashby Ville roundabout and the provision of a signalised crossing at the eastern end of the site across Queensway to access the new school on the Lakeside housing development.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		0	0	++	++	The site is proposed for 63 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2010 and any updates.	The affordable housing should be negotiated at the time of the planning application in line with CS Policy CS9. It should also be indistinguishable from other housing development on the site. This is likely to be delivered through CS Policy CS5.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		0	0	++	++	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off site.	The site requires a FRA in the planning application process because the site lies within SFRA Flood Zone 1 and the size of the site is greater than 1 hectare. The FRA needs to include a surface water drainage plan that involves an assessment of applying SUDs to comply with Core Strategy Policies CS18 and CS19.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Perm	High		0	0	+++	+++	Use of this site will involve the re-development of previously developed land (an industrial estate, storage yard and vacant grassland).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	✓	Local	ST-LT	Perm	High		0	0	++	++	Use of this site will involve the re-development of previously developed, industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		0	0	++	++	The site is proposed to be developed with a density of 40 dph in accordance with Policy SCUH-17.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	xx	Local	ST-LT	Perm	Med		0	0	---	---	The site is within AQMA Zone 1, declared for PM10 emissions. Furthermore, the development of the site will probably lead to an increase in traffic congestion which is likely to increase in the	An Air Quality Impact Assessment should be undertaken and its findings and recommendations should be adhered to ensure that future residents are protected

													medium term as occupation of the site increases. However, the magnitude of these negative effects may reduce in the long term as the iron and steel industry improves its processes, low emission automobile technologies are developed and a shift towards more sustainable modes of transport occurs. In the short term dust emissions may arise from construction activities, which if not properly mitigated may affect sensitive receptors in the surrounding area. Policy SCUH-17 states that an Air Quality Impact Assessment may be required, which, if undertaken, may provide further commentary and recommendations with regard to siting residential development in this location.	from a polluted environment. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0		Much of the site is industrial hardstanding, with low potential for protected or priority species. However, if the site remains undeveloped for several years, features of Open Mosaic Habitats (OMH) may develop, including, bare ground, varied topography and early successional flower- rich plant communities.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-					0	0	0	0		There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0		The site is more than 500 metres from the nearest designated site. Redevelopment of this site is not likely to affect any designated site.	None required.

	(SPAs) , Ramsar sites and Special Areas of Conservation (SACs)														
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0		The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		The site is not located in proximity to any areas designated for their high landscape value (the closest site is over 1.5km away), and therefore there will be no obvious effects.	None identified.	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Temp	Med	0	0	-	-		The development of the site is likely to lead to an increase in traffic congestion due to the location of the site. Policy SCUH-17 requires that a Transport Assessment be undertaken to demonstrate that the development will have no adverse impacts on the highway network. It also states that developer contributions will be secured to fund highway improvements and pedestrian facilities where needed.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy Policies CS1, CS25 and CS26.	
l	To improve public transport provision	Improve access to public transport	✓	Local	ST-LT	Temp	Med	0	0	++	++		The site should be developed in accordance with Core Strategy	In line with Core Strategy Policies CS2 and CS25, it is	

	and promote sustainable modes of transport	facilities?											Policy CS5, so must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. There are good public transport links to Scunthorpe town centre and the railway station, with several bus stops within 0.5km from the site. The site is located within 30 mins walking, cycling (designated footpath/ cycle path) or public transport from a range of key services.	recommended that design is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		0	0	+	+	Policy SCUH-17 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Some community facilities and services are located within walking or cycling distance. Scunthorpe town centre and the railway station are more likely to be accessed either by bus or bicycle. Therefore, accessing local services, facilities and amenities by sustainable modes will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-						0	0	0	0	There are no recorded heritage assets on or near the site. The site is within an area of former opencast ironstone workings therefore the potential for unrecorded heritage assets of archaeological interest to be present is not considered an issue.	None identified
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land	✓✓	Local	ST-LT	Perm	Med		0	0	++	++	The site is classified as brownfield and it is considered that alternative areas with a high Agricultural Land Classification	The site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that

		to development?										grade may be protected through development of this site.	development protects land quality.	
		Avoid development in areas protected for water quality reasons?	✓✓	Local	ST-LT	Perm	Med		0	0	+++	+++	The development's location avoids areas protected for water quality reasons. Anglian water has stated that capacity is available within the water treatment works and water supply network to cater for the requirements of the future redevelopment of this site.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low		0	0	+	+	There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Clean up of the site will help improve soil quality. Policy SCUH-17 states that a Contaminated Land Survey may be required.	The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		0	0	+	+	The site is located within a mixed residential and employment area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing local residents. Existing residents may be disturbed by construction related noise and light in the short term. The current neighbours of the site are likely to benefit from the change of use of the site from industrial to residential.	A Construction Environment Management Plan should address any potential issues with noise and light pollution. Policy SCUH-17 states that a Noise Impact Assessment may be required.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		0	0	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have slight positive effects on improving the employment rate. In any case the current site is vacant and no longer in employment use.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		0	0	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.

	Encourage inward investment?	✓	Local	MT-LT	Perm	Low	0	0	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.
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Table I.18 - Site SCUH-C1

SCUH-C1, NSD Site, Land east of Scotter Road South (Former reference number 36-12)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C1 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is a brownfield site (Industrial use and offices) located within the Scunthorpe urban area. This is in accordance with Core Strategy Policies.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	-					0	0	0	0	The majority of the allocation is within Bottesford ward, which is the least deprived ward (IMD 2010) in the North Lincolnshire area. Therefore, the regeneration potential of this site is considered negligible compared to other sites located in more deprived areas.	Consideration should be given to developing the site in a way so it incorporates a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective. Development of sites with higher regeneration potential should be prioritised.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located adjacent to a number of existing local employment sites in Bottesford (South Park Industrial Estate). In addition, Scunthorpe town centre is accessible by public transport (within 30 min of cycling or public transport) from the site.	It should be ensured that an appropriate level of services and facilities is provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	++	++	++	++	The surrounding local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links which will further promote accessibility. The site is located within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services and destinations, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Consideration should be given to incorporating a number of services and facilities required on a day-to-day basis. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Policy CS22.

		Improve access to green space?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	The site is adjacent to the Local Nature Reserve (LNR), Silica Country Park (to the north) and to the playing fields (to the east). As such, residents of the site would have good access to green and open space.	Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to the local green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy SCUH-C1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. It also suggests that vehicular access points to the site will need to be agreed with the Highway Authority. Access to the site would only be permitted via Greenhoe Road, which may require some improvements. South Park Road/Scotter Road South junction would need improving as part of the development, possibly through the provision of a roundabout. No individual accesses will be permitted onto Scotter Road South. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 281 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	ST-LT	Perm	Med	--	--	---	--	This site lies within SFRA Flood Risk Zone 2/3a (medium to high risk). Within Flood Zone 3a dwellings, residential care homes, children's homes, social services homes and some other uses ('more vulnerable') are not appropriate unless the NPPF Exception Test is passed. 'Highly vulnerable' uses such as basement dwellings, caravans, mobile homes and park homes are not appropriate in zone 3a. Development of this site will require a Flood Risk Assessment. The DPD suggests that the level of flood risk experienced by the site and the effect of redevelopment of the site should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development.	The site lies within SFRA Flood zone 2/3a. A Flood Risk Assessment and an Exception Test will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water run off should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not lead to an increased risk of flooding. Only appropriate development should be allowed within the flood zone if the Exception Test is passed.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	The site will involve the demolition of existing industrial buildings and the re-development of previously developed, industrial land.	Where possible, demolition materials and structures should be re-used/recycled.

		Encourage the development of industrial land?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	The site will involve the demolition of existing industrial buildings and the re-development of previously developed, industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✓	Local	ST-LT	Perm	Med	-	+	+	+	Change of the site's use from industrial to residential may reduce the level of heavy vehicle traffic movement and thus transport related emissions. Further improvements are associated with the development of low emission private automobile technologies and a shift towards more sustainable modes of transport in the longer term. In the short term dust emissions may rise from demolition and construction activities. Policy SCUH-C1 suggests an Air Quality Impact Assessment may be required.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	ST-LT	Perm	Med		-	+/-	+/-	+/-	The site is largely handstanding with industrial buildings. However, open land with scrub along Scotter Road may require ecological survey. The site is adjacent to Silica Park LNR, but as the site is already developed, its redevelopment is not likely to place additional impacts on the LNR apart from impacts during the demolition and construction phase. Policy SCUH-C1 suggests an Ecology Survey is required and that contributions towards the up keep of the nature reserve may be required.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of demolition and construction activities on local ecology. Landscaping should be incorporated in the site's development to improve its biodiversity and ecology. A 15 metre wide habitat buffer to the Local Nature Reserve is required. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	✓	Local	ST-LT	Perm	Med		-	+/-	+/-	+/-	The site is located adjacent to the LNR. It is unlikely to cause any direct loss of woodland within the LNR. Species supported by the LNR may be disturbed during the demolition and construction phase	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	✓	Local	ST-LT	Perm	Med		-	+/-	+/-	+/-	The site is adjacent to Silica Park LNR, but as the site is already developed, its redevelopment is not likely to place additional impacts on the LNR apart from the demolition and construction phase. Policy SCUH-C1 suggests an Ecology Survey is required and that contributions towards the up keep of the nature reserve may be required.	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of demolition and construction activities on the adjacent sites.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is adjacent to the LNR, which is considered to be an area of amenity importance. However, as the site is an existing industrial area, its redevelopment is not likely to add to visual effects on the landscape.	Landscaping should be designed for the site to improve its visual effects.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✓	Local	ST-LT	Perm	Med		+	+	+	+	Transport infrastructure improvements linked to this development and the change of use from industrial to residential should help reduce congestion.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Perm	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport to the town centre and railway station with a bus stop within 0.5 mile.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy SCUH-C1 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.  Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	There are no protected heritage assets within the site or its proximity. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character thereby seeking to protect and be in keeping with existing features within the proximal built environment	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is a brownfield site. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Med	+/-	+	+	+	There may be contamination issues due to the existing/previous uses of the site, which should be remediated prior to redevelopment. The sites clean up will help improve soil quality. Policy SCUH-C1 suggests a Contaminated Land Survey may be	The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

													required.	
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med		+	+	+	+	Change of the site's use from industrial to residential may reduce the level of noise and light pollution and vibration. As no existing industrial uses are planned to be retained on site, residential dwellings are not likely to be affected by noise generating uses.	Landscaping along the sides of the site facing the roads should be retained and enhanced to screen against traffic noise. Policy SCUH-C1 recommends a Noise Impact Assessment may be required.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✗	Local	MT-LT	Perm	Low		-	-	-	-	The development of the site for housing is likely to lead to the loss of employment, as the site is currently used for offices and industry, and provides employment at present.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.
		Promote local workforce?	?	Local	MT-LT	Perm	Low		-	+/-	+	+/-	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce. However, the closure of the existing site uses is likely to have negative effects on the local workforce, at least in the short to medium term.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development and local workforce may help the retention of the businesses and industry in the area or attract new investments.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.

Table I.19 - Site SCUH-C2

SCUH-C2, Brumby Resource Centre, East Common Lane (Former Reference 36-76)													
SA Objective	Effects							Assessment				Summary of Effects	Recommendation/Mitigation
	Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C2 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is within Frodingham which is the second most deprived ward in North Lincolnshire (IMD 2010). Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within 1km of major employment sites such as industrial areas to the east but is slightly further from the town centre and the employment associated there.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.

	community													
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++		The site is located to the south of the town centre. It is within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development should contribute to the improvement of the existing walking and cycling routes to the local services. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-		The development is proposed to include an adjacent playing field which may impact on the amenity for existing users depending on the design and construction of the development. There are other green spaces within easy reach of the site allocation which are designated Areas of Amenity Importance, including 500m to the west at Travis Close, on Queensway to the south about 800m away and 650m east along East Common Lane.	Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces. Site design should include the inclusion of green space.
		Provide safe and convenient access to the road and	✓	Local	ST-LT	Temp	High	+++	+++	+++	+++		See also response to 'Improve accessibility to key services'. The site is located to the south of the town centre. It is within 30 mins	Development should contribute to the improvement of the existing walking and cycling routes to the local services.

		public rights of way network?										walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Policy SCUH-C2 also requires vehicular access points to the site to be agreed with the Highway Authority.	Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 122 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. This is already developed site and therefore its redevelopment will not result in an increase of impermeable surface and amount of runoff.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water run off should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	+/-	+/-	+/-	+/-	The site will involve the demolition of existing buildings and the re-development of previously developed land (Brumby Resource Centre offices and car park).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-					0	0	0	0	The site will involve the demolition of existing buildings and the re-development of previously developed land but this is not industrial, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Local	ST-LT	Perm	Med	--	--	-	--	<p>The site is within the AQMA declared for PM10 emissions. Potential issues with NO2 may be expected, because of traffic associated with Queensway. Therefore, Policy SCUH-C2 suggests an Air Quality Impact Assessment may be required. The magnitude of these negative effects is likely to reduce in the long term as the iron and steel industry improves its processes and low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. In the short term, dust emissions may rise from demolition and construction activities.</p>	<p>Findings of the air quality assessment will need to be taken in to account to ensure that future residents are protected from polluted environment. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. The planting of vegetation, particularly trees, should be undertaken to screen and absorb some emissions and protect residents of the site from the negative effects of road traffic.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0	<p>The site itself has generally very low habitat value, with buildings, hardstandings and gang mown grass. Existing buildings will require bat surveys.</p>	<p>An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.</p>
		Protect and enhance woodland areas?	-					0	0	0	0	<p>The site has no woodland, but has a number of amenity trees that could be affected by development.</p>	<p>Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"</p>

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no designated sites near this site allocation.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-				0	0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-				0	0	0	0	0	No obvious effects.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	-	-	-	-	The development of the site is likely to lead to a small increase in traffic congestion in the locality. Policy SCUH-C2 suggests a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 2km of Scunthorpe rail station and the buses and public transport facilities available between the site and the town centre.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy SCUH-C2 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical	x	Local	ST-LT	Perm	Med	-	-	-	-	There are no protected heritage assets within the site or within the immediate vicinity. The former Brumby Hospital is a heritage asset of local significance. Accordingly, an Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment  By requiring that the site be	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.

		and/or archaeological importance?												developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character thereby seeking to protect and be in keeping with existing features within the proximal built environment.	
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++			The site is a brownfield site. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	++	++	++	++			The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low	+/-	+	+	+			There may be contamination issues due to the existing / previous uses of the site, which should be remediated prior to redevelopment. Site clean up will help improve soil quality. Policy SCUH-C2 suggests a Contaminated Land Survey may be required.	The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med	-	-	-	-			The site is located within a residential area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. The existing residents may be disturbed by construction	Existing trees and hedges around the boundary should be retained and enhanced. A Construction Environment Management Plan should address noise and light pollution.

														noise. Policy SCUH-C2 suggests a Noise Impact Assessment may be required.	
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	?	Local	ST-LT	Perm	Med		-	+/-	+	+/-	The site is currently used for offices, which suggests the loss of employment space. In its place, the low level of solely residential development proposed for this site is likely to have a negligible positive effect on employment rate. However, the site does provide additional residential space which promotes a local workforce and local regeneration.	Appropriate alternative employment space should be identified for displaced businesses. Alternatively, integrate an element of business space in the site development, potentially in the form of live/work units.	
		Promote local workforce?	?	Local	ST-LT	Perm	Med		-	+/-	+	+/-	The site is currently used for offices, which suggests the loss of employment space. In its place, the low level of solely residential development proposed for this site is likely to have a negligible positive effect on employment rate. However, the site does provide additional residential space which promotes a local workforce and local regeneration.	Appropriate alternative employment space should be identified for displaced businesses. Alternatively, integrate an element of business space in the site development, potentially in the form of live/work units.	
		Encourage inward investment?	?	Local	ST-LT	Perm	Med		-	+/-	+	+/-	The site is currently used for offices, which suggests the loss of employment space. In its place, the low level of solely residential development proposed for this site is likely to have a negligible positive effect on employment rate. However, the site does provide additional residential space which promotes a local workforce and local regeneration.	Appropriate alternative employment space should be identified for displaced businesses. Alternatively, integrate an element of business space in the site development, potentially in the form of live/work units.	

Table I.20 - Site SCUH-C3

SCUH-C3, Former Tennis Courts, Rowland Road (Former reference number 36-82)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C3 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be greenfield within the development limit for Scunthorpe and, as such, is in conformity with the settlement hierarchy.	It is recommended that the redevelopment of this site retains some community use of open space and playing fields, in accordance with Core Strategy Policy CS3.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	Frodingham is the second most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality. Development in close proximity to more deprived areas is likely to have positive effects through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located near to the railway station, close to the town centre and to a number of existing employment sites. There are good pedestrian links to the town centre and access options by bus.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	The site is located to the south of the town centre. The site is within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development should contribute to the improvement of the existing walking and cycling routes to the local services. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22.
		Improve access to green space?	✗	Local	ST-LT	Perm	Med	-	-	-	-	The development is proposed on existing open space in the form of a bowling green and of tennis courts. The loss of this space should be seen as a significant adverse effect for local residents. On the other hand, the site is next to Rowland Road Recreation Ground which is a sizeable space that is accessible to all. This would help mitigate the significant adverse effect and, therefore, the effect is deemed to be minor negative. In addition, Central Park is about 750m away and provides another major open space, which is designated under policy LC11 as an Area of Amenity Open Space.	It may be necessary to create/retain some public open space within the site allocation to compensate for the loss of current open space. Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	See response to 'Improve accessibility to key services'. Policy SCUH-C3 stipulates that vehicular access points to the site will need to be agreed with the Highway Authority.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 26 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of undeveloped land within the site is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface.	Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High	--	--	--	--	Whilst still within the Scunthorpe Settlement, a large part of the site is open space, which may be lost under the current proposal for residential development. The proposal also involves the demolition of buildings on site. Therefore, predicted effects are negative against this objective.	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3 in order to resist the loss of open space and playing fields.
		Encourage the development of industrial land?	-					0	0	0	0	The site will involve the re-development of some previously developed land which is non-industrial but also includes open space, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3 in order to resist the loss of open space and playing fields. Consideration should be given to identifying an appropriate use for the existing buildings on site to avoid their demolition.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗ ✗	Local	ST-LT	Perm	Med	--	--	--	--	In terms of air quality influences on the site allocation, the site is within the AQMA declared for PM10 emissions. The magnitude of these negative effects may reduce in the long term as the iron and steel industry improves its processes. Terms of air quality influences of the development, these are likely to be fairly limited given only 28 dwellings are proposed. The magnitude of effects is likely to reduce in the long-term through lower emission private automobile technologies and a shift towards more sustainable modes of transport. In the short term dust emissions may rise from demolition and construction activities.	An air quality assessment should be undertaken and its findings and recommendations should ensure that future residents are protected from polluted environment. The planting of vegetation throughout the site should be required to absorb some of the pollutants. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0	The site is largely amenity grassland, with some amenity trees and has little value for biodiversity.	Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-					0	0	0	0	There is no woodland on site- though there are some amenity trees.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no designated sites near this site allocation.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support water birds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	No obvious effects.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med	-	-	-	-	The development of the site is likely to lead to a small increase in traffic congestion	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 1km of Scunthorpe rail station and the various buses and public transport facilities available between the site and the town centre.	In line with Core Strategy policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	Policy SCUH-C3 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Med	-	-	-	-	There are no protected heritage assets within the site. However, in close proximity about 100m away is the New Frodingham Conservation Area and a listed building called Frodingham Infant School. The redevelopment of the site allocation may adversely affect the setting of the school and the Conservation Area. Accordingly, a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.  By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character thereby seeking to protect and be in keeping with existing features within the proximal built environment	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is open space located in an urban area. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	Contamination issues are not likely on site and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The site is located within a mixed residential and industrial area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing residents of the area. Existing residents may be disturbed by construction noise and light.	A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis.

Table I.21 - Site SCUH-C4

SCUH-C4, Hartwell Ford Car Garage, Station Road (Former reference number 36-23)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C4 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is a brownfield site (Hartwell Ford Garage, used for car sales and car repairs) located within the Scunthorpe urban area. This is in accordance with Core Strategy Policies.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is in the Town ward. The allocation is within a ward that ranks third worst in terms of deprivation (IMD 2010). Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. An increase in development may also contribute to improved affordable housing provision, and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is located opposite the railway station, close to the town centre and to a number of existing employment sites. There are good pedestrian links to the town centre and access options by bus.	Development should contribute to the improvement of the existing walking and cycling routes to the local employment area.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	The site is located in the town centre. The surrounding local services, railway station and a bus stop within a walkable distance will ensure that residents have good access to facilities and services. The policy states that good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and the wider rights of way network. The site is located within 30 mins walking, cycling (designated footpath/cycle path) or public transport from a range of key services and destinations, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area and Industrial Estate.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is located within 1km of an area of designated amenity space to the south-west. As such, residents of the site would have good access to open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to them.	Development should contribute to the improvement of the existing walking and cycling routes to the local green areas.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site has a central location and has good access to the road and public rights of way network. Access to the site will be off Station Road. The policy states a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	As above.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 33 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the level of flood risk experienced by the site and the effect of redevelopment should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. The site is already developed and therefore its redevelopment will not result in an increase of impermeable surface and amount of runoff.	Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site will involve the demolition and re-development of previously developed land currently used for car sales and car repairs (Hartwell Ford Garage).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	✓	Local	ST-LT	Perm	High	+	+	+	+	The site will involve the demolition and re-development of previously developed land, but not industrial land, therefore reducing the significance of the effects.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 45 dph.	Higher density could be considered as the site is located in the town centre with very good public transport accessibility.

		accessibility?												
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Local	ST-LT	Perm	Med		--	--	--	--	The site is within the AQMA Zone 2 declared for PM10 emissions. Potential issues with NO2 may be expected, because of Howdens Hill junction and traffic back up during rush hour. The policy suggests an Air Quality Impact Assessment may be required. The magnitude of these negative effects is likely to reduce in the long term as the iron and steel industry improves its processes and low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. In the short term dust emissions may rise from demolition and construction activities.	Findings of the air quality assessment will need to be taken into account to ensure that future residents are protected from a polluted environment. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. The planting of vegetation, particularly trees, should be undertaken to screen and absorb some emissions and protect residents of the site from the negative effects of road traffic.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-						0	0	0	0	The site comprises hardstandings and showrooms with no significant conservation interest. It is surrounded by other developed areas and its redevelopment is not likely to affect biodiversity. If the site redevelopment involves the incorporation of landscaping, this may benefit ecology and biodiversity.	Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	None identified.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	There are no designated sites in proximity to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	Development of a small site in the centre of Scunthorpe will not affect any SSSIs in will not have a Likely Significant Effect on any SAC, SPA or Ramsar site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-						0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Additionally, this is a brownfield site, used as a garage; therefore, its redevelopment is not likely to add to visual effects on the landscape.	Landscaping should be provided to improve the settings of the site and its visual effects on adjacent land uses.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✓	Local	ST-LT	Perm	Med		++	++	++	++	The redevelopment of the site is not likely to lead to traffic growth, as it is a relatively small site, which is in walking distance to the town centre and has good access to public transport. In addition, the change of land use from being a garage to a residential area may also have beneficial effects against this objective. The policy aims to support this by requiring that a Transport Assessment demonstrates that the development will have no adverse impacts on the highway network.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site benefits from its central location next to the train station and several bus stops.	None identified.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within walking distance of Scunthorpe High Street and, as such, pedestrian activity is likely to be high.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Med		-	-	-	-	There are no protected heritage assets within the site or its proximity. Heritage Assets of archaeological significance are recorded within the vicinity of this site and there is potential for further currently unrecorded heritage assets to be present. Accordingly, the policy states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment. Also, by requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is a brownfield site. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Med		+	+	+	+	There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Policy SCUH-C10 suggests a Contaminated Land Survey may be required. Sites clean up will help improve soil quality.	The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		--	--	--	--	The site is located next to the railway station and, therefore, noise levels may be an issue. A noise impact assessment will be undertaken. Short term noise and light pollution may arise during construction and demolition phase.	Recommendations of the noise impact assessment should be taken into account and appropriate mitigation measures, such as noise attenuation fences or bunds, should be implemented. Landscaping should be incorporated into the site's design. A Construction Environment Management Plan should address noise and light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	The development of the site for housing is likely to lead to the loss of employment as the site is occupied by the Hartwell Ford Car Garage, which is used for car sales and car repairs and provides employment at present. However, there are no known higher value uses competing for the site and additional residential provision in the town centre in close proximity to a range of employment types may help to improve the employment rate.	None identified.

	Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
	Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	None identified.

Table I.22 - Site SCUH-C5

### SCUH-C5 Land at Hebden Road (Former reference number 36-72)

SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C5 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	MT-LT	Perm	High		+++	+++	+++	+++	The site is brownfield land within the development limits of Scunthorpe and is therefore considered to be in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med		++	++	++	++	The allocation is within Crosby and Park Ward, which is the fourth most deprived ward (IMD 2010) in the North Lincolnshire area and, as such, it is considered that development of the site would have significant positive effects on deprivation in this area.	Consideration should be given when developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is located adjacent to a number of existing employment sites associated with the Hebden Road Industrial Estate. Scunthorpe town centre and the employment opportunities provided there are accessible by public transport from the site. However, the town centre is located at a distance of greater than 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS22 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓	Local	MT-LT	Temp	High		++	++	++	++	The surrounding residential uses, local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cyclepath, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS25, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-C5 states	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to further reduce deprivation. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.



		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med		++	++	++	++	Policy SCUH-C5 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy SCUH-C5 also states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access, assuming that these are completed prior to occupation of the site. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High		++	++	++	++	The site is proposed for 145 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal cost, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	X	Local	MT-LT	Perm	Med		--	--	--	--	<p>The site is located within SFRA Flood Zone 2/3a. The site is within SFRA Flood Compartment 3T3 (Gunness). The primary source of flood risk to this compartment is high water levels in the River Trent. As the site lies partly within Flood Zone 2/3a an Exception Test and Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risks elsewhere. It should also show that development will be safe without increasing flood risk elsewhere by integrating water management methods into development. The NLC guidance on the Sequential Test and Exception Test gives advice that regeneration sites (brownfield sites) such as this site are likely to be required to be redeveloped. Policy SCUH-C5 also states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage, thus seeking to ensure that any increase in flood risk is minimised and mitigated. This site is brownfield land and, as such, development for housing is unlikely to significantly increase the area of impermeable land surface within the site.</p>	<p>If site SCUH-9 is developed the Exception Test must be passed and appropriate measures taken to mitigate the increase in flood risk associated with conversion of undeveloped to developed land to protect future users of the site from flooding. A Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19.</p>
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f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	MT-LT	Perm	High		+++	+++	+++	+++	Site SCUH-C5 is brownfield industrial land. Demolition of existing industrial buildings in the eastern part of the site would be required to enable comprehensive redevelopment.	Where appropriate, existing buildings should be retained and reused.
		Encourage the development of industrial land?	✓✓	Local	MT-LT	Perm	High		+++	+++	+++	+++	Site SCUH-C5 is located on brownfield industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Perm	Med		--	--	--	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Demolition of existing buildings and construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy SCUH-C5 states that an air quality assessment may be required, which, if undertaken, could be used to reduce the negative effect on this objective. The location of the site in proximity to Hebden Road Industrial	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.

													Estate is likely to result in future residents of SCUH-C5 being exposed to air pollution arising from these adjacent land uses and the road traffic associated with them. An Air Quality Impact Assessment may be required.	
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	MT-LT	Perm	Med		+/-	+/-	+/-	+/-	The site comprises hardstandings and buildings of very low biodiversity value. The inclusion of landscaping as a result of redevelopment is likely to have positive effects on biodiversity in the long term.	Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0	The site is not located in proximity to any woodland areas and as such no effect on this objective is likely.	Landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park and industrial estate. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	The site is located within 1km of Atkinson's Warren Local Nature Reserve and a Local Wildlife Site. Development of the site is not considered likely to have any effect on the ecology and biodiversity of this area as there are existing residential, industrial and retail areas between SCUH-C5 and the LNR.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. However, the site is in proximity to agricultural land.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. A landscaping strategy should be designed in order to buffer the site from adjacent sensitive environments.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	Med		-	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion as a result of residents' car usage. However, given the existing use of the site and thus current levels of employee transport and the transportation of materials the effect of this is likely to be smaller than if a greenfield site was developed. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Furthermore, the DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles. Overall, a minor negative effect on this objective is likely on all timescales.</p>	<p>Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med		++	++	++	++	<p>By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station and within 1km of a number of</p>	<p>In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.</p>

				Local	MT-LT	Perm	Med							
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med		+	+	++	+	bus stops. Policy SCUH-C5 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. However, the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be low, except for accessing local services and facilities. This may increase in the long term as the scale of residential development proposed for the area results in the development of additional local retail provision.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-	Local					0	0	0	0	There are no protected heritage assets or Conservation Areas within SCUH-C5 or in proximity to the site. By requiring that the site be developed in accordance with CS Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓✓	Local	MT-LT	Perm	Med		+++	+++	+++	+++	SCUH-C5 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely.	None identified.

		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med		+	+	+	+	The development's location avoids areas protected for water quality reasons.	
		Lead to the remediation of contaminated sites?	?	Local	MT-LT	Perm	Low		+/-	+/-	+/-	+/-	It is likely that there are contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Policy SCUH-C5 states that a Contaminated Land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	MT-LT	Perm	Med		++	++	++	++	Some light and noise pollution may occur as a result of the development of a principally undeveloped site. Overall noise levels associated with residential uses are likely to be lower than that associated with manufacturing and assembling of railway switches and crossings, resulting in positive effects for the residents of adjacent areas. A Noise Impact Assessment may be required.	A landscaping strategy should be designed in order to buffer the site from the adjacent industrial area and also to buffer the sensitive and undeveloped environments to the west of the site from noise and light pollution arising from development of SCUH-9.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	?	Local	MT-LT	Perm	Low		+/-	+/-	+/-	+/-	Development of the site, which is currently in active employment use, would result in the relocation of existing employment activities, and could thus reduce employment rate if these activities are relocated to outside of Scunthorpe/North Lincolnshire. However, investment in the area and the location of additional residential provision within the existing town boundary in proximity to a range of	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis which would provide some positive contribution towards this objective.

													employment types may help to improve the employment rate through the residential provision for additional employees.	
		Promote local workforce?	?	Local	MT-LT	Perm	Low		+/-	+/-	+/-	+/-	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce. However, the necessary relocation of existing employment uses may have a small negative effect on this objective if the existing employment activities are relocated to outside Scunthorpe/North Lincolnshire.	None identified.
		Encourage inward investment?	?	Local	MT-LT	Perm	Low		+/-	+/-	+/-	+/-	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. However, the relocation of the existing employment activities may have negative effects on this objective if these are relocated outside of Scunthorpe/North Lincolnshire.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis, which would provide some positive contribution towards this objective.

Table I.23 - Site SCUH-C6

**SCUH-C6, Former Scunthorpe Telegraph Office, Doncaster Road (Former reference number 36-79)**

SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C6 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is in the Town ward. The allocation is in a ward that ranks third worst (IMD 2010) in terms of deprivation. Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. An increase in development may contribute to improved affordable housing provision, and thus help to tackle poverty and inequality. New development and investment in this area is also likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is located within walking distance of the town centre, Scunthorpe railway station and a number of existing employment sites. There are good pedestrian links to the town centre and access options by bus.	Development should contribute to the improvement of the existing walking and cycling routes to local employment areas.

		Improve accessibility to key services?	✓✓	Local	ST-LT	Temp	High	++	+++	+++	+++	<p>The site is located to the west of the town centre. It is within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/ Cyclepath, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Development should contribute to the improvement of the existing walking and cycling routes to the local services.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	+	+	+	+	<p>The nearest playing field is about 250m to the north-west of the site. It is 400m from an Area of Amenity Importance designated under Policy LC11 further east off West Street, and within 500m of another Area of Amenity Importance (LC11) at Henderson Avenue. The Frodingham LNR (1.72ha) is approximately 750m south-west of the site. There are also larger open spaces in the vicinity including Central Park which is less than 1km away. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces and should contribute to the improvement of these existing walking and cycling routes.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		+	++	++	++	The site has a central location and has good access to the road and public rights of way network. Policy SCUH-C6 requires that good footpath and cycleway provision be provided throughout the site, linking the development with local services, residential areas and the wider rights of way network. Vehicular access to the site will be off Doncaster Road. Policy SCUH-C6 states that vehicular access points to the site will need to be agreed with the Highway Authority, which is likely to have a positive effect on ensuring safe and convenient access.	The night time closure of Doncaster Road should be considered at the design stage in relation to vehicular parking and access to the site. Development should contribute to the improvement of the existing walking and cycling routes to the road and public rights of way network.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		+	++	++	++	The site is proposed for 67 dwellings, a proportion of which will be affordable in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with Policy SCUH-C6 and the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be negotiated at the time of the planning application in line with CS Policy CS9. It should also be indistinguishable from other housing development on the site. This is likely to be delivered through CS Policy CS5.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within SFRA Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether development will result in flooding elsewhere. This site is already developed and therefore its redevelopment will not result in an increase of impermeable surface and the amount of runoff.	Redevelopment should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of flood risk. The net increase in surface water runoff should be zero.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	Use of this site will involve the re-development of previously developed land (the former Scunthorpe Telegraph offices).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	-						0	0	0	0	Use of this site will involve the re-development of previously developed land but this site is not classified as industrial land, therefore the effect is considered neutral.	None identified.

		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is proposed to be developed as apartments with a density of 258 dph in accordance with Policy SCUH-C6.	A higher density could be considered as the site has high public transport accessibility.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med	--	--	-	--	The site is located adjacent to but not within an AQMA declared for PM10 emissions. The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases. However, the magnitude of these negative effects is likely to reduce in the long term as the iron and steel industry improves its processes, low emission automobile technologies are developed and a shift towards more sustainable modes of transport occurs. In the short term dust emissions may rise from construction activities, which if not properly mitigated may affect sensitive receptors in the surrounding area.	A Construction Environment Management Plan which seeks to minimise emissions should be drawn up and implemented. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h		Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0	The site comprises buildings and hardstandings of very low conservation value.	None identified.
		Protect and enhance woodland areas?	-					0	0	0	0	There is no woodland on or near the site.	None identified
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no designated sites near the allocation site.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	Development of a small site in the centre of Scunthorpe will not affect any SSSIs and will not have a Likely Significant Effect on any SAC, SPA or Ramsar site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value and therefore there will be no obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	--	-	-	-	The development of the site is likely to lead to an increase in traffic congestion due to the high density of development and the location of the site.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site benefits from its central location close to Scunthorpe Railway Station and several bus stops. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	In line with CS Policies CS2 and CS25, there is a requirement to provide a site design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is located within walking distance of Scunthorpe High Street and as such pedestrian activity is likely to be high. Policy SCUH-C6 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. Development of the site should contribute to the improvement of the existing walking and cycling routes to the Town Centre. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Perm	Med		+	+	+	+	There are no protected heritage assets or Conservation Areas within the site or in proximity to the site. Development of this brownfield site is likely to lead to an improvement in the area's overall townscape. By requiring that the site be developed in accordance with CS Policy CS5, the H&ELA DPD (Revised Submission Draft) seeks to ensure that the development takes account of the existing built character, thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be undertaken in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓✓	Local	ST-LT	Perm	Med		+++	+++	+++	+++	The site is classified as brownfield and it is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	The site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects land quality.
		Avoid development in areas protected for water quality reasons?	✓✓	Local	ST-LT	Perm	Med		+++	+++	++	+++	The development's location avoids areas protected for water quality reasons. Anglian Water has stated that capacity is available within the water treatment works and water supply network to cater for the requirements of the future redevelopment of this site.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low		+	+	+	+	There may be contamination issues due to the existing/previous uses of the site, which should be remediated prior to redevelopment. Clean up of the site will help improve soil quality.	A Land Condition Survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that development protects land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		--	-	-	-	The site is located within a mixed residential and commercial area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing local residents. Existing residents may be disturbed by construction related noise and light in the short term.	A Construction Environment Management Plan should address any potential issues with noise and light pollution.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have slight positive effects on improving the employment rate. In any case the current site is no longer in employment use.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.

Table I.24 - Site SCUH-C7

SCUH-C7, Land at former South Leys School, Enderby Road (Former reference number 36-59)													
SA Objective		Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C7 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be greenfield within the development limit for Scunthorpe and, as such, is in conformity with the settlement hierarchy.	It is recommended that the redevelopment of this site retains some community use of open space and playing fields, in accordance with Core Strategy Policy CS3.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	<p>The allocation is within Brumby Ward, which is the most deprived ward (IMD 2010) in the North Lincolnshire area. Development in close proximity to more deprived areas is likely to have positive effects due to improvements in the quality of the built environment and regeneration. An increase in development may also contribute to improved affordable housing provision, and thus help to tackle poverty and inequality. Redevelopment of the site into residential use would result in the loss of some open space, thus reducing some community benefits.</p>	<p>It should be ensured that a range of types and tenures of housing are provided.</p>
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	<p>The site is located adjacent to a number of existing local employment sites in Bottesford. In addition, Scunthorpe town centre is accessible by public transport (within 30 min of cycling or public transport) from the site.</p>	<p>It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.</p>

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The surrounding local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links which will further promote accessibility. The site is located within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services and destinations, including a Bus Stop, Railway station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area or Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>Consideration should be given to redeveloping the site in a way so it retains community uses.</p>
		Improve access to green space?	✗	Local	ST-LT	Perm	Med	-	-	-	-	<p>Development of the site for residential use would result in the loss of open space and playing fields. The site is located adjacent to the Silica Country Park LNR of 9.48ha (to the north-west). There is a further area of open space to the west. As such, residents of the site would still have good access to open space. Development of the site is likely to ensure accessibility to green space for a number of Natural England's Accessible Natural Greenspace Standards. However, potential loss of open space on site results in the prediction of negative</p>	<p>It is recommended that the redevelopment of this site retains the community use of the open space and playing fields, in accordance with Core Strategy Policy CS3. Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made. It may be necessary to create/retain some public open space within the site allocation to compensate for the loss of current open space.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	effects against this objective. Policy SCUH-C7 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Access to the site would be off Enderby Road. The site has good pedestrian links to local services.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 120 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The site is located within Flood Zone 1. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of undeveloped land within the site is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-C7 states that a Flood Risk Assessment should be prepared as part of the application process to assess	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. The net increase in surface water run off should be zero. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly affect risk of flooding.

														and mitigate the risk of flooding from surface water drainage, thus seeking to ensuring that any increase in flood risk is minimised and mitigated.	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High		--	--	--	--		A larger part of the site is greenfield land, which will be lost under the current proposal for the residential use development. Therefore, predicted effects are negative against this objective.	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3 in order to resist the loss of open space and playing fields.
		Encourage the development of industrial land?	-						0	0	0	0		The site will involve the re-development of some previously developed land but this is a former secondary school complex and open space, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++		The site is proposed to be developed with a density of approximately 40 dph.	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3 in order to resist the loss of open space and playing fields. Consideration should be given to identifying an appropriate use for the existing buildings on site to avoid their demolition.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	X	Local	ST-LT	Perm	Med	-	-	-	-	<p>The site is located outside of the AQMA within a predominantly residential area. The industrial site to the west will also be redeveloped into a residential area. Therefore, public exposure of future residents is not likely to be an issue. Development of the site may lead to an increase in traffic levels. This may have some effects on the local air quality. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is likely to result in dust emissions.</p>	<p>The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. A Construction Environment Management Plan should be drawn up and implemented which seeks to minimise emissions. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	ST-LT	Perm	Med	+/-	+/-	+/-	+/-	<p>The site is largely amenity grassland, hardstanding and buildings of very low biodiversity potential.</p>	<p>It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3. Biodiversity enhancements should be incorporated into site design. A habitat buffer of at least 15 metres width should be created around Silica Park Local Nature Reserve.</p>
		Protect and enhance woodland areas?	?	Local	ST-LT	Perm	Med	+/-	+/-	+/-	+/-	<p>There is no woodland on site. The site is located adjacent to the Silica Park LNR. It is unlikely to cause any direct loss of woodland within the LNR. However, species supported by the LNR may be disturbed during the demolition and construction phase.</p>	<p>It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3. Existing trees and hedges around the boundary should be retained and enhanced and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the LNR. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"</p>

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	?	Local	ST-LT	Perm	Med	+/-	+/-	+/-	+/-	The site is located adjacent to the Silica Lodge LNR. Species supported by the LNR may be disturbed during the demolition and construction phase. Some of them may also be affected by the loss of the open space within the site and through the intensification of the use of the site.	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3. A habitat buffer of at least 15 metres width should be created around Silica Park Local Nature Reserve.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-	Local	ST-LT	Perm	Med	0	0	0	0	The entire site is located within 3.5 km of the Humber Estuary, designated as a Ramsar site, SPA, SAC and SSSI. The likelihood of negative effects from development of SCUH-C7 on the Humber Estuary designated area has been considered through the Appropriate Assessment of the DPD. The screening stage of this assessment did not identify likely negative effects and as such no further appropriate assessment work on this site is considered necessary.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is adjacent to the LNR, which is considered to be an area of amenity importance. Development of the site, in particular its open space, is likely to introduce negative visual effects.	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3. Landscaping should be designed for the site to improve its visual effects.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med		-	-	-	-	The development of the site is likely to lead to an increase in traffic levels, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. Therefore, the policy requires a Transport Assessment to demonstrate that the development will have no adverse impacts on the highway network. The DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles, and the site is located in proximity to a range of local services, thus encouraging a modal shift away from private automobiles.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with Core Strategy policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station, and bus routes serve the existing adjacent residential areas.	In line with Core Strategy policies CS2 and CS25 it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy SCUH-C7 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Although the site is not located within walking distance of Scunthorpe High Street and as such pedestrian activity to the town centre is likely to be low, local services and facilities including a local supermarket are within approx. 1km of the site and, as such, positive effects on this objective are likely.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Med		-	-	-	-	There are no protected heritage assets within the site or its proximity. Heritage Assets of archaeological significance are recorded within this site and there is potential for unrecorded heritage assets to be present. Accordingly, the policy states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built character, thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus	It is recommended that the open space on site is not developed, in accordance with Core Strategy Policy CS3.



	Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	Retention of the site for community use could provide new employment opportunities.
	Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Retention of the site for community use could also attract investors.

Table I.25 - Site SCUH-C8

SCUH-C8 Dartmouth Road (Former reference number 36-74)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C8 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		++	++	++	++	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be greenfield within the development limit for Scunthorpe and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Low		+++	+++	+++	+++	The allocation is within Brumby ward which is the most deprived ward in the North Lincolnshire area (IMD 2010). Provision of housing, which will include a proportion of affordable housing, is likely to have significant positive effects on reducing deprivation, through the construction of a high quality built environment.	None identified.
c	To improve accessibility to education, employment,	Place housing within 1km of main employment areas?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The site is located in a principally residential area with few employment opportunities located within 1km of the site. Scunthorpe town centre and the	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance

	recreation, countryside, health, community services and cultural facilities for all sectors of the community										employment opportunities provided there are accessible by public transport from the site; however, the town centre is located at a distance of greater than 1km from the site.	with CS25 which seeks to reduce the need to travel and improve accessibility.
	Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	The surrounding residential uses and local services and provision of public transport to the town centre will contribute to ensuring that residents can access facilities and services. The site has good pedestrian links to local services which will further promote accessibility. The site is located within 30 mins walking, cycling or public transport from a range of key services, including a Bus Stop, Railway Station, Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, designated Footpath/Cycle path, Employment Area or Industrial Estate. Furthermore, the site is located within 1km of a local shopping area. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. Additionally, Policy SCUH-C8 states that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network.	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Policy CS22.
	Improve access to green space?	✗	Local	ST-LT	Perm	High	-	-	-	-	Development of the site would result in the direct loss of open space and playing fields. The site is located adjacent to a number of existing open spaces and areas designated for their amenity importance. As such, residents of the site would still have good access to open space. Development of the site is likely to ensure accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards. However, construction of residential	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.



e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	As the majority of the site lies within SFRA Flood Zone 2/3a, an Exception Test and Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risk elsewhere. All development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD suggests that the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of undeveloped land is likely to increase flood risk as a result of the conversion of permeable to impermeable ground surface. Policy SCUH-C8 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage thus seeking to ensuring that any increase in flood risk is minimised and mitigated.	The site lies largely within SFRA Flood Zone 2/3a and only some of the land lies in SFRA Flood Zone 1. A Flood Risk Assessment and Exception Test will therefore be required prior to development. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-C8 is not previously developed land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-	Site SCUH-C8 is not located on industrial land although the limited supply of previously developed sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med		-	-	-	-	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. The magnitude of these negative effects is likely to reduce in the long term as low emission private automobile technologies are developed and a shift towards more sustainable modes of transport occurs. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. However, given the relatively small size of the development in comparison with the large size of Scunthorpe, it is unlikely that the effect of development of SCUH-C8 on air quality will be significant.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality. Additionally, existing trees and hedges should be retained, where possible, to absorb emissions and buffer against potentially damaging adjacent land uses.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	The site is largely amenity grassland (football pitches) of very low biodiversity value. However, it is largely surrounded by better quality habitat in Viaduct Plantation, Quibell Park and the Crematorium grounds. The incorporation of landscaping within the site may provide opportunities for enhancing ecology and biodiversity in the longer term.	Biodiversity enhancements should be incorporated into site design. Landscaping should concentrate on the planting of locally native trees to create landscape and habitat connectivity with Brumby Woods LNR and Viaduct plantation.
		Protect and enhance woodland areas?	x	Local	ST-LT	Perm	Med		-	-	-	-	The site is located in proximity to Viaduct Plantation, the Crematorium grounds and is within 400m of the Brumby Wood Local Nature Reserve. Development of the site is likely to have negative effects on the setting of these woodland areas. However, given the existing residential uses and open space adjacent to the site, direct effects on the ecology of the woodland are considered unlikely. Minor negative effects overall are, therefore, likely.	Existing trees and hedges around the boundary should be retained and enhanced, where possible, and landscaping should be provided to minimise the visual impact of the site and to buffer the site from adjacent land uses, particularly the retail park. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development". Landscaping should concentrate on the planting of locally native trees to create landscape and habitat connectivity with Brumby Woods LNR and Viaduct plantation.

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	X	Local	ST-LT	Perm	Med	-	-	-	-	The site is located within 400m of the Brumby Wood Local Nature Reserve. Development of the site is likely to have negative effects on the setting of these woodland areas. However, given the existing residential uses and open space adjacent to the site, direct effects on the ecology of the woodland are considered unlikely. Minor negative effects overall are, therefore, likely.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support water birds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value. Although the site is open space and playing fields adjacent to a range of designated and undesignated open spaces, it is located in a pocket of open space within the urban area of Scunthorpe and as such negative effects on this objective are considered unlikely.	None identified.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med		-	-	-	-	<p>The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires that good footpath and cycle provision be provided throughout the site, thus providing alternatives to the use of private automobiles, and the site is located in proximity to a range of local services, thus encouraging a modal shift away from private automobiles. Furthermore, given the relatively small size of the development in comparison with the large size of Scunthorpe and the existing adjacent land uses, it is unlikely that the effect of development of SCUH-C8 on traffic volumes and congestion will be significant. Overall, a minor negative effect on this objective is likely on all timescales.</p>	<p>Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.</p>
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes by public transport of Scunthorpe High Street and railway station and bus routes serve the existing adjacent residential areas.</p>	<p>In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.</p>	
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	<p>Policy SCUH-C8 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Although the site is not located within walking distance of Scunthorpe High Street and pedestrian activity to the town centre is likely to be low, local services and facilities including a local retail centre are within 1km of the site and, as such, positive effects on this objective</p>	<p>Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.</p>	

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-					0	0	0	0	are likely.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Med	++	++	++	++	SCUH-C8 is not located on agricultural land. As such, development of this site is considered likely to direct development away from other sites which are agricultural land, and thus positive effects on this objective are likely.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	The development's location avoids areas protected for water quality reasons.	None identified.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site SCUH-C8 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med	+	+	+	+	Some light and noise pollution may occur as a result of the development of a principally undeveloped site. However, SCUH-C8 is located adjacent to other residential areas, away from industrial uses or major roads and is small in size. As such, within the context of surrounding urban land uses, site SCUH-C8 is considered likely to have a positive effect on this objective, in comparison with alternative sites for housing development.	None identified.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have small positive effects on improving the employment rate, given the deprived nature of the ward in which SCUH-C8 is located.	None identified.

	and urban areas															
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce, particularly given the deprived nature of the ward in which SCUH-C8 is located.	None identified.		
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses, given the deprived nature of the ward in which SCUH-C8 is located.	None identified.		

Table I.26 - Site SCUH-C9

SCUH-C9 Land off Queensway and Dudley Road (Former reference number 36-87)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Scunthorpe in the main body of the settlement. SCUH-C9 is to be brought forward by the developer if the Lincolnshire Lakes development or any of the other identified sites do not deliver in the time period specified.	None identified.	
		Be in accordance with the settlement hierarchy?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy.	None identified.	

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The allocation is within Frodingham ward, which is the second most deprived ward in North Lincolnshire (IMD 2010). Development in close proximity to more deprived areas is likely to have positive effects on these through improvements in the quality of the built environment and regeneration. New development and investment in this area is likely to benefit the local community.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within walking distance of a number of existing employment sites. In addition, Scunthorpe town centre is accessible within 30 mins by public transport and cycling.	Development should contribute to the improvement of the existing walking and cycling routes to local employment areas.
		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	The site is located to the south of the town centre. There are good public transport links to the town centre and Scunthorpe railway station, with a bus stop within a 3 minute walk from the site (approximately 150 metres). The site is located within 30 mins walking, cycling (designated footpath/cyclepath) or public transport from a range of key services: Primary School, Secondary School, GP Surgery, Local Stores, Supermarket, Employment Area and Industrial Estate.	Development should contribute to the improvement of the existing walking and cycling routes to the local services.

		Improve access to green space?	✓	Local	ST-LT	Temp	Med		+	+	+	+	<p>There is an Area of Amenity Importance adjacent to the site designated under Policy LC11 off Dudley Road, and within 650m of another Area of Amenity Importance (LC11) north of Brigg Road. There are a couple of playing fields approximately 700m away: one is at St Bernadette's Primary School and the other one is at Grange Lane Junior School. Everest Road playing field is less than 900m from the site. Ashby Ville Ballast Pits LNR (11.16ha) is approximately 1km distance south-east of the site.</p> <p>Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Green space Standards, it would contribute to them.</p>	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces and should contribute to the improvement of these existing walking and cycling routes.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		+	++	++	++	<p>The proximity of local services, bus stops within walking distance and access to Scunthorpe railway station by public transport will ensure that residents have good access to facilities and services. Policy SCUH-C9 requires that good footpath and cycleway provision be provided throughout the site, linking the development with local services, residential areas and the wider rights of way network. Vehicular access to the site will be off Dudley Road. Policy SCUH-C9 states that vehicular access points to the site will need to be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access.</p>	Development should contribute to the improvement of the existing walking and cycling routes to the road and public rights of way network. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services and infrastructure or contributions towards them, supported by Policy CS22. Improvements to Dudley Road may be required including securing developer contributions for improvements to the Dudley Road/ Queensway junction, Ashby Ville roundabout and the provision of a signalised crossing at the eastern end of the site across Queensway to access the new school on the Lakeside housing development.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 145 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Market Review 2010 and any updates.	The affordable housing should be negotiated at the time of the planning application in line with CS Policy CS9. It should also be indistinguishable from other housing development on the site. This is likely to be delivered through CS Policy CS5.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off site.	The site requires a FRA in the planning application because the site lies within SFRA Flood Zone 1 and the size of the site is greater than 1 hectare. The FRA needs to include a surface water drainage plan that involves an assessment of applying SUDs to comply with Core Strategy Policies CS18 and CS19.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	Use of this site will involve the re-development of previously developed land (an industrial estate, storage yard and vacant grassland).	Where possible, demolition materials and structures should be re-used/recycled.
		Encourage the development of industrial land?	✓	Local	ST-LT	Perm	High	++	++	++	++	Use of this site will involve the re-development of previously developed, industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph in accordance with Policy SCUH-C9.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Local	ST-LT	Perm	Med	---	---	--	---	<p>The site is within AQMA Zone 1, declared for PM10 emissions. Furthermore, the development of the site will probably lead to an increase in traffic congestion which is likely to increase in the medium term as occupation of the site increases. However, the magnitude of these negative effects may reduce in the long term as the iron and steel industry improves its processes, low emission automobile technologies are developed and a shift towards more sustainable modes of transport occurs. In the short term dust emissions may arise from construction activities, which if not properly mitigated may affect sensitive receptors in the surrounding area. Policy SCUH-C9 states that an Air Quality Impact Assessment may be required, which, if undertaken, may provide further commentary and recommendations with regard to siting residential development in this location.</p>	<p>An Air Quality Impact Assessment should be undertaken and its findings and recommendations should be taken on board to ensure that future residents are protected from a polluted environment. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-	Local	ST-LT	Perm	Med	-	-	+/-	+/-	<p>This site supports features of Open Mosaic Habitats (OMH), including loose bare ground, varied topography, invading scrub and early successional flower-rich plant communities. There are also many butterfly bushes (<i>Buddleia davidii</i>). The combination of scrub, bare ground and piles of rubble is ideal for reptiles. The site is well connected to good brownfield habitat in the Lakeside and Tata steelworks areas. The overall quality of the habitat is not</p>	<p>An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS16 and CS17. Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design. If site surveys reveal that significant Open Mosaic Habitats will be lost, then biodiversity offsetting may also be required.</p>

												known, but could be a significant loss.	
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is more than 500 metres from the nearest designated site. Redevelopment of this site is not likely to affect any designated site.	None required.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	The site is not located in proximity to any areas designated for their high landscape value (the closest site is over 1.5km away), and therefore there will be no obvious effects.	None identified.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Temp	Med	0	-	-	-	The development of the site is likely to lead to an increase in traffic congestion due to the location of the site. Policy SCUH-18 requires that a Transport Assessment be undertaken to demonstrate that the development will have no adverse impacts on the highway network. It also states that developer contributions will be secured to fund highway improvements and pedestrian facilities where needed.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site should be developed in accordance with Core Strategy Policy CS5, so must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. There are good public transport links to Scunthorpe town centre and the railway station, with several bus stops within 0.5km from the site. The site is located within 30 mins walking, cycling (designated footpath/ cycle path) or public transport from a range of key services.	In line with Core Strategy Policies CS2 and CS25, it is recommended that design is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		+	+	++	+	Policy SCUH-C9 requires that good footpath and cycle provision should be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Some community facilities and services are located within walking or cycling distance. Scunthorpe town centre and the railway station are more likely to be accessed either by bus or bicycle. Therefore, accessing local services, facilities and amenities by sustainable modes will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-						0	0	0	0	There are no designated heritage assets within the site or its proximity. The site north of Queensway was subject to ironstone quarrying between 1908 and 1936 and is therefore archaeologically sterile.	No requirements
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is classified as brownfield and it is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	The site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects land quality.
		Avoid development in areas protected for water quality reasons?	✓✓	Local	ST-LT	Perm	Med		+++	+++	+++	+++	The development's location avoids areas protected for water quality reasons. Anglian water has stated that capacity is available within the water treatment works and water supply network to cater for the requirements of the future redevelopment of this site.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.

		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low	+/-	+	+	+	There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Clean up of the site will help improve soil quality. Policy SCUH-18 states that a Contaminated Land Survey may be required.	The land condition survey should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality. Mitigation measures may need to be undertaken in order to reconcile contamination issues.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Perm	Med	-	+	++	+	The site is located within a mixed residential and employment area and as such future residents of the site are unlikely to experience greater exposure to noisy or light polluting development than existing local residents. Existing residents may be disturbed by construction related noise and light in the short term. The current neighbours of the site are likely to benefit from the change of use of the site from industrial to residential.	A Construction Environment Management Plan should address any potential issues with noise and light pollution. Policy SCUH-C9 states that a Noise Impact Assessment may be required.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary may have slight positive effects on improving the employment rate. In any case the current site is vacant and no longer in employment use.	None identified.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Provision of additional housing to support economic activities within Scunthorpe is likely to have positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.

Table I.27 - Site BARH-1

BARH-1 Land at Pasture Road South Phase 2 (Former reference number 7-2)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit of Barton in the main body of the settlement. Delivery of the site is expected in Phases 1, 2 and 3 of the plan period (2014-2026).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is located on greenfield land (two agricultural fields), to the north of Phase 1 (BARH-2) within the development limits of Barton upon Humber This could reduce the significance of effects in sustainability terms.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Barton is the eighth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med		+++	+++	+++	+++	The site is located within 30 mins by public transport, walking, cycling from employment areas within Barton upon Humber town centre. The site is also located in proximity to the employment areas located to the north east of the town.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	The site is located within Barton upon Humber town centre and thus is within walking distance of local services. The site is located within 30 mins by public transport, walking, cycling from key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town Centre, Local Stores, Supermarket, Footpath/ Cyclepath.	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is located within walking distance of a range of recreational facilities, cricket ground and playing fields as well as the Barton Broads open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to some of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to nearby green spaces. The site should be developed to incorporate a neighbourhood park or green space where appropriate in accordance with CS Policy CS23.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Policy BARH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BARH-1 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for 260 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment	The affordable housing should be indistinguishable from other housing development on the site.



		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High	-	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is allocated for 260 dwellings and is proposed to be developed with an approximate density of 40dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med	-	-	-	-	Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. The site is located within the Barton upon Humber boundary and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-1 is likely to be small in comparison with the rest of the town. The DPD states that an air quality assessment may be required associated with the development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med	-	-	+/-	-	An extended Phase 1 habitat survey of the site was carried out in 2009 for PA/2009/0828. In 2009, the site supported only low value agricultural habitats, with no evidence of protected or priority species. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term. An update Ecology Survey may be required in the future.	An update ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.

		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland located on site.	The site should be developed incorporating landscaping in order to enhance opportunities for local trees. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Development of the site is not likely to affect Waters' Edge Local Nature Reserve or Barton Tileyards East Local Wildlife Site to the north. These areas are separated from the proposed site by significant areas of existing development.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	Bird surveys carried out in 2009 revealed no use of the site by waterbirds connected with the Humber Estuary SPA or Ramsar site. No other likely significant effects on the Humber Estuary international site were identified in 2009. An increase in population in the Barton area could lead to an increase in recreational disturbance to SPA/Ramsar waterbirds. However, Waters' Edge and the floodbanks around Barton are already heavily used, so additional people are unlikely to have a significant effect.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High		-	-	-	-	Although the site is not located within an area of High Landscape Value, the conversion of agricultural land to housing is likely to have a negative effect on the quality of the countryside. However, the location of the site adjacent to the existing town of Barton upon Humber is likely to minimise the extent of these negative effects. Development of this site is not proposed until 2018 onwards so no effects are likely in the short term.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	ST-LT	Perm	Med		-	-	-	-	Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. Policy BARH-1 requires that a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. The site is located within the development limit of Barton upon Humber town and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-1 is likely to be small in comparison with the rest of the town. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	The site is located within 1km of the range of public transport networks offered in Barton upon Humber including the town's railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med		+++	+++	+++	+++	Policy BARH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Additionally, the site is located within walking distance of the services and facilities offered within Barton upon Humber, thus further promoting walking and cycling as modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Med		-	-	-	-	<p>The site is approximately 400m from the nearest Scheduled Monument, so it is considered that there will be no significant effects on this heritage asset' Heritage Assets of archaeological significance are recorded within this site and there is potential for further currently unrecorded heritage assets to be present; these will need to be identified in a pre-application assessment.</p> <p>The development of the site is likely to fit into the townscape as the surrounding area is a mix of residential and employment uses. The site is not located in proximity to any listed buildings. A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.</p>	<p>Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. The DPD should be updated to require that the design of the site support the character of Barton upon Humber.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low		+	+	+	+	Although the site is agricultural land, it is classified as Grade 2 agricultural land. Development of this site may have minor positive effects on directing development away from other greenfield sites which have higher grade agricultural land.	None identified.

		Avoid development in areas protected for water quality reasons?	x	Local	ST-LT	Perm	Med	--	--	--	--	The site is situated in an area designated as ground water 'at risk' (EA). Development at the site could be harmful to water resources, as there is limited capacity in sewage treatment and foul sewage works. Potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed. Additionally, potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed.	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site BARH-1 is contaminated land and as such no effect on this objective is considered likely. A Contaminated Land Survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med	-	-	-	-	The residential site is adjacent to residential areas (sensitive uses next to sensitive). Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Provision of additional dwellings within Barton upon Humber is likely to have a minor positive effect on provision of a local workforce for the employment uses within the town.	None identified.

		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. The development could potentially encourage an increase in inward investment through an increase in the catchment of workers for businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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Table I.28 - Site BARH-2

BARH-2 Land at Pasture Road South Phase 1 (Former reference numbers 7-2)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High		+++	+++	++	+++	The site is within the proposed development limit of Barton in the main body of the settlement. Delivery of the site is expected in Phase 1 and Phase 2 of the plan period (2014-2024).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The site is located on greenfield land (two agricultural fields), to the south of Phase 2 (BARH-1) within the development limits of Barton upon Humber This could reduce the significance of effects in sustainability terms.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Barton is the eighth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	ST-LT	Perm	Med		+++	+++	+++	+++	The site is located within 30 mins by public transport, walking, cycling from employment areas within Barton upon Humber town centre. The site is also located in proximity to the employment areas located to the north east of the town.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High		+++	+++	+++	+++	The site is located within Barton upon Humber town centre and thus is within walking distance of local services. The site is located within 30 mins by public transport, walking, cycling from key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/ Cyclepath).	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	Med		++	++	++	++	The site is located within walking distance of a range of recreational facilities, cricket ground and playing fields as well as the Barton Broads open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to some of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to nearby green spaces. The site should be developed to incorporate a neighbourhood park or green space.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy BARH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BARH-2 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site is proposed for 227 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal cost, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	The site is greater than 1 hectare and lies within SFRA Flood Risk Zone 1 therefore a FRA is required for development over 1 hectare.. All land uses are suitable in flooding terms, but development must take into account other sources of flooding (in addition to fluvial) and whether it will result in flooding elsewhere. The DPD identifies that possible drainage issues on the site need to be addressed to ensure that flood risk to future residents of the site is not undesirably high. The DPD also states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development.	The site lies within SFRA Flood Zone 1 and is greater than 1 hectare. A FRA is, therefore, required. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. There should be no net increase in surface water runoff from new development and flood risk to people and property should be minimised. A flood risk solution should be co-coordinated with green infrastructure in accordance with Policy CS16.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Perm	High		0	--	--	--	The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land.	None identified.
		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High		0	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce	None identified.

														the significance of this effect.	
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++		The site is allocated for 268 dwellings and is proposed to be developed with an approximate density of 40dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med		-	-	-	-		Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. The site is located within the Barton upon Humber boundary and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-2 is likely to be small in comparison with the rest of the town. The DPD states that an air quality assessment may be required associated with the development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	?	Local	ST-LT	Perm	Low		-	+/-	+/-	+/-		An extended Phase 1 habitat survey of the site was carried out in 2009 for PA/2009/0828. In 2009, the site supported only low value agricultural habitats, with no evidence of protected or priority species. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term. An update Ecology Survey may be required in the future.	An update ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0		There is no woodland located on site.	The site should be developed incorporating landscaping in order to enhance opportunities for local trees. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Development of the site is not likely to affect Waters' Edge Local Nature Reserve or Barton Tileyards East Local Wildlife Site to the north. These areas are separated from the proposed site by significant areas of existing development.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	Bird surveys carried out in 2009 revealed no use of the site by waterbirds connected with the Humber Estuary SPA or Ramsar site. No other likely significant effects on the Humber Estuary international site were identified in 2009. An increase in population in the Barton area could lead to an increase in recreational disturbance to SPA/Ramsar waterbirds. However, Waters' Edge and the floodbanks around Barton are already heavily used, so additional people are unlikely to have a significant effect.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although the site is not located within an area of High Landscape Value, the conversion of agricultural land to housing is likely to have a negative effect on the quality of the countryside. However, the location of the site adjacent to the existing town of Barton upon Humber is likely to minimise the extent of these negative effects.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. The site should be developed incorporating landscaping in order to enhance opportunities for local trees.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	-	-	-	-	Development of the site is likely to increase road traffic volumes. Construction of the site is also likely to result in construction traffic, resulting in negative effects from outset of development. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. The site is located within the development limit of Barton upon Humber town and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-2 is likely to be small in comparison with the rest of the town.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is located within 1km of the range of public transport networks offered in Barton upon Humber. However, the town's railway station is at a distance of greater than 1km from the site.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	Policy BARH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Additionally, the site is located within walking distance of the services and facilities offered within Barton upon Humber, thus further promoting walking and cycling as modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is approximately 300m from the nearest Scheduled Monument, so is it is considered that there will be no significant effects on this heritage asset' Heritage Assets of archaeological significance are recorded within this site and	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate

	their settings	areas and sites, features and areas of historical and/or archaeological importance?											there is potential for further currently unrecorded heritage assets to be present; these will need to be identified in a pre-application assessment.  The development of the site is likely to fit into the townscape as the surrounding area is a mix of residential and employment uses. The site is not located in proximity to any listed buildings. An Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low		+	+	+	+	Although the site is agricultural land, it is classified as Grade 2 agricultural land. Development of this site may have minor positive effects on directing development away from other greenfield sites which have higher grade agricultural land.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST-LT	Perm	Med		--	--	--	--	The site is situated in an area designated as ground water 'at risk' (EA). Development at the site could be harmful to water resources, as there is limited capacity in sewage treatment and foul sewage works and potential ground drainage issues which could lead to an increased run off of pollutants into water courses. Potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed. Possible drainage issues on the site need to be addressed.	It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	It is unlikely that the site is contaminated. However, there may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. Policy BARH-2 states that a Contaminated Land Survey may be required.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The residential site is adjacent to residential areas (sensitive uses next to sensitive). Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site. A Noise Impact Assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		++	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Provision of additional dwellings within Barton upon Humber is likely to have a minor positive effect on the provision of a local workforce for the employment uses within the town.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. The development could potentially encourage an increase in inward investment through an increase in the catchment of workers for businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.29 - Site BARH-3

BARH-3 St Mary's Cycle Works, Marsh Lane (Former reference number 7-15)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High	0	+++	+++	+++	The site is within the proposed development limit of Barton in the main body of the settlement. Delivery of the site is expected in Phases 2 and 3 of the plan period (2019-2026).	None identified.
		Be in accordance with the settlement hierarchy?	✓✓	Local	MT-LT	Perm	High	0	++	++	++	The site is located on brownfield land consisting of two disused buildings and hard standing areas within the development limits of Barton upon Humber. As such, its development is in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med	0	++	++	++	Barton is the eighth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	MT-LT	Perm	Med	0	+++	+++	+++	The site is located within 30 mins by public transport, walking, cycling from employment areas within Barton upon Humber town centre. The site is also located in proximity to the employment areas located to the north east of the town.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities.
		Improve accessibility to key services	✓✓	Local	MT-LT	Temp	High	0	+++	+++	+++	The site is located within Barton upon Humber town centre and thus is within walking distance of local services. The site is located within 30 mins by public transport, walking, cycling from key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/ Cyclepath).	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	MT-LT	Temp	Med	0	+	+	+	The site is located within walking distance of a range of recreational facilities, cricket ground and playing fields as well as the Barton Broads open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to some of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	0	++	++	++	Policy BARH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BARH-3 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	0	++	++	++	The site is proposed for 73 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	MT-LT	Perm	Med	0	-	--	--	The site lies within SFRA Flood Zone 2/3a. An Exception Test and a Flood Risk Assessment should be prepared as part of the application process to achieve safe development on and off site and to assess and mitigate the risk of tidal and fluvial flooding and from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development. As the site lies within SFRA Flood Zone 2/3a and the proposed land use is residential, the Exception Test will be required to demonstrate that development provides a wider sustainable benefit to the community that outweighs the flood risk. The NLC guidance on the Sequential Test and Exception Test	A FRA and Exception Test are required as all of the land lies within SFRA Zone 2/3a. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend SUDS should be incorporated into the development where possible and appropriate. There should be no net increase in surface water runoff from new development and flood risk to people and property on and off site should not increase. A flood risk solution should be co-ordinated with Green Infrastructure in accordance with Policy CS16.



g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Perm	Med		0	-	-	-	Development of the site is likely to increase road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. The site is located within Barton upon Humber town centre and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-3 is likely to be small in comparison with the rest of the town. The DPD states that an air quality assessment may be required associated with the development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	MT-LT	Perm	Med		0	+/-	+/-	+/-	Existing buildings on site show generally low potential for roosting bats. Some have already been demolished. The remainder of the site is hardstanding with very low habitat value.	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction activities on local ecology. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland located on site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	?						0	0	0	0	An increase in population in the Barton area could lead to an increase in recreational disturbance to Humber Estuary SPA/Ramsar waterbirds. However, Waters' Edge and the floodbanks around Barton are already heavily used, so additional people are unlikely to have a significant effect. There are no other likely significant	None identified.

													effects for this allocation.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0		The development of the site is unlikely to greatly affect landscape in this town centre location, and may even improve the townscape through the redevelopment of a disused site.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	Med	0	-	-	-		Development of the site is likely to increase road traffic volumes. Construction of the site is also likely to result in construction traffic, resulting in negative effects from outset of development. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Vehicular access points to the site will need to be agreed with the Highway Authority. The site is located within Barton upon Humber town centre and as such traffic levels are already likely to be high. As such, the effect of the increase in traffic associated with development of site BARH-3 is likely to be small in comparison with the rest of the town.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓✓	Local	MT-LT	Temp	Med	0	+++	+++	+++		The site is located within 1km of Barton upon Humber railway station and a range of bus routes.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	MT-LT	Perm	Med	0	+++	+++	+++		Policy BARH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Additionally, the site is located within walking distance of the services and facilities offered within Barton upon Humber, thus further promoting walking and cycling as modes of transport.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	XX	Local	ST-LT	Perm	Med	0	--	--	--	<p>The site is less than 150m from the nearest Scheduled Ancient Monument. Heritage Assets of archaeological significance are recorded within this site and there is potential for further currently unrecorded heritage assets to be present.</p> <p>The development of the site is likely to fit into the townscape as the surrounding area is also residential area. The site is adjacent to two listed buildings and is adjacent to, and partially located within, the Barton upon Humber Conservation Area. However, if sensitively designed, the proposed housing is likely to improve the quality of the built landscape in comparison with the existing situation, and as such it is possible that positive effects may occur. A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.</p>	<p>Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. The DPD should require that the design of the site supports the character of the Conservation Area.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	-					0	0	0	0	<p>The site is a brownfield industrial site.</p>	None identified.
		Avoid development in areas protected for water quality reasons?	X	Local	MT-LT	Perm	Med	0	--	--	--	<p>The site is situated in an area designated as ground water 'at risk' (EA). Development at the site could be harmful to water resources, as there is limited capacity in sewage treatment and foul sewage works and potential ground drainage issues which could lead to an increased run off of pollutants into water courses. Additionally, potential ground drainage issues which could lead to an increased run off of pollutants into water courses must be addressed.</p>	<p>It should be ensured that the infrastructure for the site is designed such that any potential hazards to water resources are mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not a 'main river') then consent may also be required under the Land Drainage Act 1991.</p>

		Lead to the remediation of contaminated sites?	?	Local	MT-LT	Perm	Med	0	+/-	+/-	+/-	Development of the site is likely to be preceded by an assessment of the land condition, particularly given the previously industrial nature of the site. Policy BARH-3 states that a land contamination survey may be required. If contaminated land is identified this would be remediated prior to development.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	MT-LT	Perm	Med	0	-	-	-	The residential site is adjacent to residential areas (sensitive uses next to sensitive). Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site. Some short term noise and light pollution may arise during construction phases, especially with demolition works occurring on site.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	0	++	++	++	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low	0	+	+	+	Provision of additional dwellings within Barton upon Humber is likely to have a minor positive effect on provision of a local workforce for the employment uses within the town.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	0	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, which may attract businesses. The development could potentially encourage an increase in inward investment through an increase in the catchment of workers for businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.30 - Site BRIH-1

BRIH-1 Land north of Atherton Way (Former reference number 10-28)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Brigg in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be greenfield within the development limit for Brigg and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	++	++	++	++	The site lies within the Brigg and Wolds ward. The ward is the 10th most deprived ward (out of 17) within North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improved affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located in proximity to a number of employment sites. The town centre of Brigg is less than 1km from the site and, as such, many employment opportunities are at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS25 which seeks to reduce the need to travel and improve accessibility.

		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	+++	+++	+++	+++	<p>The site lies directly to the north of the local primary school and a secondary school is also within walking distance. There is also good access to the local services and facilities of Brigg, with the site being within 30 mins walking or cycling of a range of key services. There is a playing field directly to the SE of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy BRIH-1, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.</p>	<p>The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Policy CS22.</p>
		Improve access to green space?	✓	Local	ST-LT	Temp	High	+	+	+	+	<p>The site is located near to a playing field and within 500m of open countryside (albeit the other side of the M180). The site is currently classified as brownfield land and therefore does not detract from existing residents' access to green space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.</p>

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy BRIH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BRIH-1 states that vehicular access points to the site will be agreed with the Highway Authority, which is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.</p> <p>Policy BRIH-1 requires that a Relief Road will be completed between Atherton Way and Wrawby Road. Developers will be required to enter into a legal agreement to implement this proposal or make an appropriate financial contribution towards its completion.</p>	A Transport Assessment will be required.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	<p>The site is proposed for approximately 72 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal cost, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.</p>	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	X	Local	ST-LT	Perm	Med	--	--	--	--	The site lies within SFRA Flood Zone 2/3a and BRIH-1 states that an Exception Test and Flood Risk Assessment will be required to demonstrate that development provides a wider sustainable benefit to the community than outweighs flood risk. The NLC guidance on the Sequential Test and Exception Test gives advice that regeneration sites (brownfield sites) such as this site are likely to be required to be redeveloped. The ETS/FRA should also show that development will be safe without increasing flood risk elsewhere (off-site) by integrating water management methods into development. The main sources of flood risk in this compartment are the New River Ancholme and the local drainage system on the right bank of the river, although there is also a risk of tidal flooding from the Humber Estuary. Although the land is classified as brownfield, it is currently open space and therefore development of this site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	An Exception Test/Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. A sequential approach to development of the site should be applied by guidance from the SFRA, FRA and Exception Test in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding on-site and off-site. The current SFRA continues support of the flood risk evidence (Atkins Report) accepted by the Inspector's Report (January 2003) under the North Lincolnshire Local Plan and development should therefore be in accordance with this report. A flood risk solution should be co-ordinated with Green Infrastructure in accordance with Policy CS16.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	X	Local	ST-LT	Perm	High	--	--	--	--	The site is located on greenfield land. Whilst within the Brigg settlement boundary the site is vacant grassland and scrubland, which would be lost under the proposal for residential development. As such, predicted effects are negative against this objective.	None identified.
		Encourage the development of industrial land?	-					0	0	0	0	Site BRIH-1 is located on land that is classified as brownfield and is currently vacant. This brownfield land is not known to be previously industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.

		accessibility?												
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Local	ST-LT	Perm	High		---	--	--	--	A narrow strip of trees runs along the northern boundary that partly screens the adjacent M180 motorway. This should be retained in order to minimise the negative effect of the road on future residents of the site, as per requirements of BRIH-1 that required landscape buffering. Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. An Air Quality Impact Assessment may be required.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. The planted strip of trees which screen the site from the M180 should be retained and enhanced where possible. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		-	-	+/-	-	At present the site is largely arable land that has been out of production for less than ten years. There is a mature hedgerow along the eastern boundary. There is a proposal for landscaping adjacent to the site on the West and along the M180. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term. An Ecology Survey is required.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees and hedgerows located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180. Future landscaping should include native trees and hedgerows in common with other developments along Atherton Way. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	There are no known designated sites on or near to the site. Development of the site is not likely to affect the River Ancholme Local Wildlife Site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	There are no known designated sites on or near to the site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-						0	0	0	0	This site is vacant brownfield land and therefore does not have a High Landscape Value.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site, including the buffer that runs along the motorway should be retained and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	X	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services however is at a distance of greater than 1km from Brigg railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within 30 minutes of the services and facilities located within Brigg by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med	0	-	-	-	<p>The site is located within 1km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area and, as such, no effects are considered likely as a result of development of BRIH-1.</p> <p>Heritage Assets of archaeological significance are recorded within the immediate vicinity of this site and there is potential for further currently unrecorded heritage assets to be present. A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.</p>	<p>Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low	++	++	++	++	<p>This is not an agricultural site and, therefore, does not involve the loss of agricultural land.</p>	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med	+	+	+	+	<p>The site is not located in proximity to any water quality protection areas.</p>	<p>It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.</p>
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Med	+/-	+/-	+/-	+/-	<p>The site is currently brownfield land, and, as such, there is a risk of contamination. Should contaminated land be identified, this would be remediated prior to redevelopment. Policy BRIH-1 does not include any requirement for the undertaking of a contaminated land survey.</p>	<p>A land condition survey should be required prior to development of the site, and any contamination remediated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.</p>

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	XX	Local	ST-LT	Perm	Med	---	---	---	---	The DPD states that significant landscaping and noise buffering will be required to the western and northern boundaries of the site to reduce the noise impacts from the M180 motorway. Development of a currently vacant site is likely to have negative effects on noise and light pollution levels. However, the effect of this increase is likely to be negligible in the context of existing land uses within Brigg and the adjacent motorway. A Noise Impact Assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. In particular, the existing vegetative buffer which runs along the M180 motorway should be retained and enhanced. A Noise Impact Assessment may be required, the results of which should be used to inform the design of the site and residential uses should be located at the greatest distance possible from the adjacent motorway.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate, particularly given the moderately deprived nature of part of the area in which the site is located.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-					0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low	+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.31 - Site BRIH-2

BRIH-2 Land at Western Avenue (Former reference numbers H2-29 and 10-1)													
SA Objective		Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Brigg in the main body of the settlement. Delivery of the site is expected in Phases 1, 2 and 3 of the plan period (2014-2026).	None identified.

		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	High		+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be greenfield within the development limit for Brigg and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Low		++	++	++	++	Brigg and Wolds is the tenth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med		+	+	+	+	The site is located close to a number of employment sites. However, the majority of the town centre of Brigg is located at a distance slightly more than 1km from the site and as such many employment opportunities are at a distance greater than that considered appropriate for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site in to incorporate a small level of employment.
		Improve accessibility to key services	✓	Local	MT-LT	Temp	High		+	+	+	+	The site is within walking distance of the local primary and secondary school and has good access to local services and facilities. The services and facilities offered within Brigg would be available to and appropriately accessible for residents of the proposed BRIH-2 site. The site is within 30 mins walking or cycling of a range of key services. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development of the site should incorporate a small open space or neighbourhood amenity area. The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	MT-LT	Temp	High		+	+	+	+	<p>The site is located adjacent to open countryside and within 500m of the recreation ground. Development of the site is likely to have minor negative effects on reducing access to open space for existing residents, as a result of the development of greenfield land. Furthermore, if site BRIH-3 is also developed, the adjacent countryside will be lost. However the retention of the recreational ground is likely to minimise the extent of this potential negative effect. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green space. Core Strategy Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.</p>
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med		++	++	++	++	<p>Policy BRIH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy BRIH-2 states that vehicular access point and improvements to Wrawby Road/Churchill Avenue junction will need to be agreed with the Highways Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Policy BRIH-2 requires that a Relief Road will be completed between Atherton Way and Wrawby Road. Developers will be required to enter into a legal agreement to implement this proposal or make an appropriate financial contribution towards its completion.</p>	<p>A Transport Assessment will be required.</p>

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High		++	++	++	++	The site is proposed for 186 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med		+	+	+	+	The high majority of the site lies within SFRA Flood Zone 1 with a very small area in the south western corner located in SFRA Flood Zone 2/3a. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD states that a Flood Risk Assessment should be prepared as part of the application process and suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	A large majority of the site lies in SFRA Flood Zone 1 and is larger than 1ha. A Flood Risk Assessment will therefore be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. It is recommended that the size of the site be reduced to avoid the area within the flood zone. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. A flood risk solution should be co-ordinated with Green Infrastructure in accordance with Policy CS16.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	xx	Local	MT-LT	Perm	High		--	--	--	--	The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land.	None identified.

		Encourage the development of industrial land?	x	Local	MT-LT	Perm	High	-	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	xx	Local	MT-LT	Perm	High	---	--	--	--	A narrow strip of trees runs along the northern and eastern boundary that partly screens the adjacent M180 motorway. This should be retained in order to minimise the negative effect of the road on future residents of the site. Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development. An Air Quality Impact Assessment may be required.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. The planted trees which screen the site from the M180 should be retained and enhanced, where possible. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	MT-LT	Perm	Med	-	-	+/-	+/-	The site is largely arable land of low habitat value and low potential for protected or priority species. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees and hedgerows located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180. Future



k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✗	Local	MT-LT	Perm	High		-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services however is at a distance of greater than 1km from Brigg railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is located within 30 minutes of some services and facilities located within Brigg by foot and bicycle. However, the majority of the town centre of Brigg is located at a distance slightly more than 1km from the site. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	X	Local	MT-LT	Perm	Med	-	-	-	-	The site is not located in proximity to any listed buildings. Heritage Assets of archaeological interest are recorded in close proximity to the site and there is potential for unrecorded heritage assets of archaeological significance to be present. A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	X	Local	MT-LT	Perm	Low	-	-	-	-	Although an agricultural site, the official classification of the land is 'urban'. It is likely, however, that the site is located on Grade 3 agricultural land which is considered to be the best and most versatile. The loss of this land could, therefore, have significant negative effects. Core Strategy Policy CS18 which seeks to ensure that development protects land quality could reduce the significance of this effect.	None identified.
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med	+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site BRIH-2 is contaminated land and as such no effect on this objective is considered likely.	None identified.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	X X	Local	MT-LT	Perm	Med		---	---	---	--	The DPD states that significant landscaping and noise buffering will be required to the west and north boundaries of the site to reduce the noise impacts from the M180 motorway. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the effect of this increase is likely to be negligible in the context of existing land uses within Brigg and the adjacent motorway	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. In particular, the existing vegetative buffer which runs along the M180 motorway should be retained and enhanced. The results of the noise assessment, if undertaken, should be used to inform the design of the site and residential uses should be located at the greatest distance possible from the adjacent motorway.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision near to a range of employment types may help to improve the employment rate.	Consideration should be given to incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-					0	0	0	0	No obvious effects.	None identified.	
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site incorporating a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.32 - Site BRIH-3

BRIH-3 Land at Wrawby Road Phase 2 (Former reference number 10-31)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High		++	++	++	++	The site is within the proposed development limit of Brigg adjacent to the main body of the settlement. Delivery of the site is expected in Phases 1, 2 and 3 of the plan period (2014-2026).	It should be ensured that the Brigg development limit is altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	?	Local	ST-LT	Perm	High		+/-	+/-	+/-	+/-	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale greenfield (agricultural land and disused grassland) extension, considering the size of Brigg, and as such is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Brigg and Wolds is the tenth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located in proximity to a number of employment sites. However, the majority of the town centre of Brigg is located at a distance slightly more than 1km from the site and as such many employment opportunities are at a distance greater than that considered appropriate for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓	Local	ST-LT	Temp	High		+	+	+	+	Brigg recreation ground lies to the south west of the site (within 500m). The services and facilities offered within Brigg would be available to and appropriately accessible for residents of the proposed BRIH-3 site. The site is within 30 mins walking, cycling or public transport of employment areas, and key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area or Industrial Estate). By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development of the site should incorporate a small open space or neighbourhood amenity area. The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	High		+	+	+	+	Brigg recreation ground lies to the south west of the site (within 500m) and to the south and east of the site is open countryside. Development of the site is likely to have minor negative effects on reducing access	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green

														to open space for existing residents, as a result of the development of greenfield land. However the retention of the recreational ground is likely to minimise the extent of this potential negative effect. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++		Policy BRIH-3 requires that good footpath and cycle provision should be provided throughout the site, linking the development with the town centre, local services and employment areas. Policy BRIH-3 states that vehicular access point and improvements to Wrawby Road will need to be agreed with the Highways Authority. This is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Policy BRIH-3 requires that a Relief Road will be completed between Atherton Way and Wrawby Road. Developers will be required to enter into a legal agreement to implement this proposal or make an	A Transport Assessment will be required.

												appropriate financial contribution towards its completion.		
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High		++	++	++	++	The site is proposed for 333 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is located within SFRA Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces and, as such, the effect of this development is likely to increase flood risk. A Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage.	The site lies in SFRA Flood Zone 1 and is larger than 1ha. A Flood Risk Assessment will therefore be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. A flood risk solution should be co-ordinated with Green Infrastructure in accordance with Policy CS16.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	xx	Local	ST-LT	Perm	High	--	--	--	--	The site is located on greenfield agricultural land. This effect is given greater significance over the use of non-productive greenfield land.	None identified.
		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High	-	-	-	-	The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High	--	--	-	--	Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		0	0	+/-	+/-	The site is largely arable land of low habitat value and low potential for protected or priority species. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site. Significant landscaping will need to be provided around the boundary as this is an important approach to Brigg.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180. Significant landscaping will need to be provided around the boundary as this is an important approach to Brigg. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	There are no known designated sites on or near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	There are no known designated sites on or near to the site.	None identified.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape and, as such, its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Brigg is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion as occupation of the site increases, but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services and at a distance of approximately 1.5km from Brigg railway station.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS2 and CS25.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located within 30 minutes of the range of services and facilities located within Brigg by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med		-	-	-	-	The site is located within 1.2km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of BRIH-3. Heritage Assets of archaeological significance are recorded with the vicinity of the site and there is potential for unrecorded heritage assets to be present. A Heritage Assessment will be required to demonstrate that the	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.

													development will have no adverse impact on the historic environment.	
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	High		-	-	-	-	The site is located on Grade 3 agricultural land. However; the loss of any agricultural land will have a negative impact. However, the site is proposed to be within a settlement boundary and thus the potential for the use of this land for agricultural purposes could be reduced. Further, the shortage of alternative previously developed sites could reduce the overall significance of the effect slightly.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site BRIH-3 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med		-	-	-	-	The residential site is adjacent to residential areas, the M180 and agricultural land. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. A noise assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light, particularly from the M180. The results of the noise assessment, if undertaken, should be used to inform the design of the site.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate, particularly given the moderately deprived nature of part of the area in which the site is located.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	ST-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.33 - Site BRIH-4

BRIH-4 Land at Wrawby Road Phase 1 (Former reference number 10-2)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is within the proposed development limit of Brigg adjacent to the main body of the settlement. Delivery of the site is expected in Phases 1 and 2 of the plan period (2014-2024).	It should be ensured that the Brigg development limit is altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	?	Local	ST-LT	Perm	High	+/-	+/-	+/-	+/-	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale greenfield	None identified.

														(agricultural land and disused grassland) extension considering the size of Brigg, and as such is in conformity with the settlement hierarchy.	
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		++	++	++	++	Brigg and Wolds is the tenth most deprived Ward in North Lincolnshire (IMD 2010). Therefore, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.	
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located in proximity to a number of employment sites. The town centre of Brigg is located at a distance of approximately 1km from the site.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.	

		Improve accessibility to key services	✓	Local	ST-LT	Temp	High	++	++	++	++	Brigg recreation ground is adjacent to the site. The services and facilities offered within Brigg would be available to and appropriately accessible for residents of the proposed BRIH-4 site. The site is within 30 mins walking, cycling or public transport of employment areas, and key services (Bus Stop, Primary School, Secondary School, GP Surgery, Town centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area or Industrial Estate). By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development of the site should incorporate a small open space or neighbourhood amenity area. The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	High	++	++	++	++	Brigg recreation ground is adjacent to the site, and to the south and east of the site is open countryside. Development of the site is likely to have minor negative effects on reducing access to open space for existing residents, as a result of the development of greenfield land. However the retention of the recreational ground is likely to minimise the extent of this potential negative effect. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces. The site should be developed to incorporate a small neighbourhood park or green space. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	would contribute to most of them.
												<p>Policy BRIH-4 requires that good footpath and cycle provision should be provided throughout the site, linking the development with local services, residential areas and wider rights of way network. Policy BRIH-4 states that vehicular access point and improvements to Wrawby Road/Churchill Avenue junction will need to be agreed with the Highways Authority. This is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Policy BRIH-4 requires that a Relief Road will be completed between Atherton Way and Wrawby Road. Developers will be required to enter into a legal agreement to implement this proposal or make an appropriate financial contribution towards its completion.</p> <p>A Transport Assessment will be required.</p>
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓✓	Local	ST-LT	Perm	High	++	++	++	++	<p>The site is proposed for 152 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market</p> <p>The affordable housing should be indistinguishable from other housing development on the site.</p>

														Assessment 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med		+	+	+	+		The site is located within SFRA Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. The DPD suggests that the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces and, as such, the effect of this development is likely to increase flood risk. A Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage.	The site lies in SFRA Flood Zone 1 and is larger than 1ha. A Flood Risk Assessment will therefore be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding. A flood risk solution should be co-ordinated with Green Infrastructure in accordance with Policy CS16.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗ ✗	Local	ST-LT	Perm	High		--	--	--	--		The site is located on greenfield agricultural land. The significance of this effect is given greater significance over the use of non-productive greenfield land.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High		-	-	-	-		The site is not located on industrial land although the limited supply of such sites in accessible locations may reduce the significance of	None identified.

														this effect.	
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++		The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High		--	--	-	--		Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the site is also likely to result in emissions, resulting in negative effects from outset of development.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		0	0	+/-	+/-		The site is largely arable land of low habitat value and low potential for protected or priority species. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0		There are no areas of woodland located on or in proximity to the site. Significant landscaping will need to be provided around the boundary as this is an important approach to Brigg.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180. Significant landscaping

														will need to be provided around the boundary as this is an important approach to Brigg. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.	
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	There are no known designated sites on or near to the site.	None identified.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape and, as such, its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Brigg is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.	

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	Development of the site is likely to lead to an increase in traffic congestion as occupation of the site increases, but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken, which could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services and approximately 1km from Brigg railway station.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS2 and CS25.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within 30 minutes of the range of services and facilities located within Brigg by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon

														sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med		-	-	-	-	The site is located within 1km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of BRIH-4. Heritage Assets of archaeological significance are recorded with the vicinity of the site and there is potential for unrecorded heritage assets to be present. A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5. A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	High		-	-	-	-	The site is located on Grade 3 agricultural land. However; the loss of any agricultural land will have a negative impact. However, the site is proposed to be within a settlement boundary and thus the potential for the use of this land for agricultural purposes could be reduced. Further, the shortage of alternative previously developed sites could reduce the overall significance of the effect slightly.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.

		Avoid development in areas protected for water quality reasons?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site BRIH-4 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	The residential site is adjacent to residential areas and agricultural land. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy BRIH-4 states that a noise assessment may be required.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types may help to improve the employment rate, particularly given the moderately deprived nature of part of the area in which the site is located.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.

		Encourage inward investment?	✓	Local	ST-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have small positive effects on attracting businesses.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
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Table I.34 - Site BRIH-5

**BRIH-5, Land at Ancholme Park (Former reference number 10-25)**

SA Objective			Effects				Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT			Sm
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	MT-LT	Perm	High	+++	+++	+++	++	The site is within the proposed development limit of Brigg in the main body of the settlement. The delivery of the site is expected in Phases 1 and 2 of the plan period (2014-2024).	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	Med	+	+	+	+	Although the site is located within the development limits of Brigg, it is classified as greenfield land comprising allotments and vacant grassland and surrounded by residential uses to the east. The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. However, this site is considered to be a small scale development within Brigg and, as such, is in conformity with the settlement hierarchy.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med		++	++	++	++	The allocation is within Brigg and Wolds which is the tenth most deprived ward in North Lincolnshire (IMD 2010). An increase in development here may contribute to an improvement in affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that the development of the site incorporates a range of types and tenures of housing, is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is located close to a number of employment sites. Brigg town centre is located just short of 1km from the site and as such many employment opportunities are at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with Core Strategy Policy CS25 which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓	Local	MT-LT	Temp	High		++	++	++	++	The site has good access to the local services and facilities of Brigg, with the site being within 30 mins walking or cycling of a range of key services: Primary School, Secondary School, Railway Station, GP Surgery, Bus Stop, Town Centre, Local Stores, Supermarket, Footpath/Cyclepath, Employment Area and Industrial Estate. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of Core Strategy Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by Core Strategy Policy CS22.

	Improve access to green space?	✓	Local	MT-LT	Perm	Med	+	+	+	+	<p>The site is located adjacent to vacant grassland. It is near to the Vale of Ancholme College playing field and is also within 50m of open countryside (albeit the other side of the M180). Development of the site is likely to have minor negative effects on access to open space for existing residents, as a result of the development of greenfield land. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace standards, it would contribute to most of them.</p>	<p>Walking and cycling routes should be integrated with existing footpaths and cyclepaths to ensure accessibility to proximal green spaces. Core Strategy Policy CS 23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made and therefore it may be necessary to create some public open space within the site to compensate for the loss of the current open space.</p>
	Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	++	++	++	++	<p>Policy BRIH-5 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre and other local services, residential areas and the wider rights of way network. There is also a Public Right of Way that runs along the northern boundary of the site. Policy BRIH-5 states that vehicular access points and necessary infrastructure improvements must be agreed with the Highways Authority. New road infrastructure will be required and there are possible issues relating to site access via Atherton Way. This is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. Policy BRIH-5 requires that a Relief Road will be completed between Atherton Way and Wrawby Road.</p>	<p>Development should contribute to the improvement of the good existing walking and cycling routes to Brigg town centre and other local services. A Transport Assessment will be required</p>



e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	X	Local	MT-LT	Perm	Med	--	--	--	--	<p>The site is mostly located within SFRA Flood 2/3a with only a small area in the north eastern corner of the site located in SFRA Flood Zone 1. An Exception Test and FRA will be required as part of the planning application process as BRIH-5 states. The SFRA gives advice regarding the vulnerability of land uses in flood risk areas based on the NPPF technical guidance on flooding and development. The NLC guidance on the Sequential Test and Exception Test gives advice that regeneration sites (brownfield sites) such as this site are likely to be required to be redeveloped. The Exception Test is to demonstrate that development provides a wider sustainable benefit to the community which outweighs the flood risk. It should also show that development will be safe on-site without increasing flood risk elsewhere (off-site) by minimising flood risk from all sources of flooding. Surface water management methods should be integrated into development to mitigate and minimise flood risk. The H&amp;ELA DPD (Revised Submission Draft) and Policy BRIH-5 suggest that the level of flood risk experienced by the site, and the effect of development of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of an existing greenfield site will result in an increase in impermeable land surfaces and as such the effect of this development is likely to increase flood risk.</p>	<p>The site lies mostly within SFRA Flood Zone 2/3a with only a small area in SFRA Zone 1 and the site is larger than 1h ha. A Flood Risk Assessment and Exception Test will therefore be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of flood risk. The net increase in surface water runoff should be zero. It is recommended that the size of the site be reduced to avoid the area within the high risk flood zone. Development should be undertaken in accordance with Core Strategy Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.</p>
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f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	XX	Local	MT-LT	Perm	High	--	--	--	--	The site is located on greenfield land. Whilst within the Brigg settlement boundary the site is vacant grassland and allotments, which would be lost under the proposal for residential development. As such, predicted effects are negative against this objective.	None identified.
		Encourage the development of industrial land?	X	Local	MT-LT	Perm	High	-	-	-	-	The site is not located on industrial land, although the limited supply of such sites in accessible locations may reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	X	Local	MT-LT	Perm	Med	--	--	-	--	A narrow strip of trees runs along the northern boundary that partly screens the adjacent M180 motorway. This should be retained in order to minimise the negative effect of the road on future residents of the site. Development of the site is likely to elevate road traffic volumes, with ensuing negative effects on air quality as a result of exhaust emissions. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. Construction of the development is also likely to increase emissions, resulting in negative effects from the outset.	A Noise Impact Assessment should be undertaken and its findings and recommendations taken on board to ensure that future residents are protected from a polluted environment. The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycling and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. The planted strip of trees which screen the site from the M180 should be retained and enhanced, where possible, as a landscape buffer. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-					0	0	0	0	The site is not known to be valued locally for its nature conservation. However, the site is greenfield land so habitat loss, fragmentation and disturbance to wildlife are likely. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS16 and CS17. Biodiversity enhancements should be incorporated into site design
		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site. However, there are trees around the site, particularly on the northern edge, and also two large ash trees that may be worthy of retention. The development of the site may result in a loss of some of these trees. Species supported by these trees may also be disturbed during the construction phase.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development, particularly the planted strip of trees which screen the site from the M180. Landscaping should also be incorporated within the development to act as a buffer and to improve the site's biodiversity and ecology. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site allocation itself has no designations and there are no known designated sites near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site allocation itself has no designations and there are no known designated sites near to the site. The closest designation is the Castlethorpe Turfas SSSI over 1km away.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	-					0	0	0	0	Although not designated as an area of High Landscape Value, greenfield land can have a positive impact on the quality of the landscape and as such its loss is likely to result in minor negative effects on the quality of the	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with Core Strategy Policy CS16. Existing valuable trees located on site, including the buffer that runs along

													landscape. However, the location of the site adjacent to the M180 and the existing settlement of Brigg is likely to reduce the extent of this effect.	the M180 should be retained and incorporated within the landscaping of the development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	Med	--	-	-	-		The development of the site is likely to lead to a small increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases, but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment be undertaken which may guide development of the site to minimise any increase in traffic growth and any potentially negative impacts on congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby reducing traffic growth.	Access via sustainable modes of transport should be prioritised in accordance with Core Strategy Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med	++	++	++	++		By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services. However, it is at a distance greater than 1km from Brigg railway station.	In line with Core Strategy Policies CS2 and CS25, it is recommended that the site is developed to a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med	++	++	++	++	<p>Policy BRIH-5 requires that good footpath and cycle provision should be provided throughout the site, linking the development with the town centre, residential areas and the wider rights of way network. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.</p> <p>The site is located within 30 minutes walking or cycling distance of some services and facilities located within Brigg, although much of the town centre is located at a distance of just over 1km from the site.</p>	<p>Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with Core Strategy Policies CS2 and CS25.</p>
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	MT-LT	Perm	Med	-	-	-	-	<p>The site is not located in proximity to any listed buildings. Heritage Assets of archaeological significance are recorded with the vicinity of this site and there is potential for unrecorded heritage assets to be present.</p> <p>Policy BRIH-5 requires that the site be developed in accordance with Core Strategy Policy CS5, to ensure it takes account of the existing character of the built environment. The policy also suggests a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment</p>	<p>Policy BRIH-5 requires that a Heritage Assessment be carried out to demonstrate that development will have no adverse impact on the historic environment.</p> <p>Policy BRIH-5 also requires an archaeological assessment and field evaluation be submitted with future planning applications in accordance with PPS5. Design of the site should be in accordance with the principles of Core Strategy Policies CS1 and CS5.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	MT-LT	Perm	Med	--	--	-	--	<p>Although a greenfield site, the official classification of the land is 'urban'. It is likely, however, that the site is located on Grade 3 agricultural land which is considered to be the best and most versatile. The loss of this land could have significant negative effects.</p>	<p>This site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects land quality which may reduce the significance of this negative effect.</p>

		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med		+	+	+	+	The site is not located in proximity to any areas protected for water quality reasons. Anglian water has stated that the sewage treatment works and surface water network have limited capacity and infrastructure improvements are required to cater for the requirements of the future redevelopment of this site.	It should be ensured that any potential hazards to water resources are mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	Contamination issues are unlikely on this greenfield site and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	MT-LT	Perm	Med		--	--	--	--	Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels. However, the effect of this increase is likely to be negligible in the context of neighbouring existing land uses and the adjacent motorway. Policy BR1H-5 states that a Noise Impact Assessment may be required to determine the potential for noise from the motorway impacting upon future residents, which should be investigated and mitigated.	Vegetation should be incorporated within the site design in order to protect future residents from the adjacent sources of noise and light. In particular, the existing vegetative buffer which runs along the M180 motorway should be retained and enhanced. The results of the Noise Impact Assessment should be used to inform the design of the site and residential uses should be located at the greatest distance possible from the adjacent motorway.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision within the existing town boundary and close to a range of employment types may have small positive effects on improving the employment rate, particularly given the deprived nature of the area in which the site is located.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.
		Promote local workforce?	✓	Local	MT-LT	Perm	Low		0	0	0	0	Provision of additional housing to support economic activities within Brigg is likely to have slight positive effects on promoting a local workforce.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the deprived nature of the area in which the site is located. This may have a small positive effect on attracting businesses.	Consideration should be given to developing the site in a way that it incorporates a number of services and facilities required on a day-to-day basis in order to enhance the positive effects of this objective.

Table I.35 - Site CROH-1

CROH-1 Land to the east of Fieldside (Former reference number 13-10)													
		Effects						Assessment					
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	0	++	++	++	The site is located within the proposed development limit of Crowle adjacent to the main body of the settlement. The delivery of the site is expected in Phases 2 and 3 of the plan period (2019-2026).	If this allocation is to be taken forward in the H&ELA DPD (Revised Submission Draft) and formally adopted, then the Brigg development limit should be altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	0	++	++	++	The site comprises agricultural land and garden nursery. As a mix of both brownfield and greenfield land, it is considered that the site is largely compatible with the settlement hierarchy. The site is located in Crowle which is identified in CS Policy CS1 as requiring a Rural Renaissance programme, which would be supported by development of CROH-1.	The design of the development of CROH-1 should be such that it supports the Rural Renaissance programme proposed by CS Policy CS1.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	0	+	+	+	The site is located within Axholme North ward. According to the IMD (2010), Axholme North is the 9 <sup>th</sup> most deprived ward and is not considered as having a high level of deprivation. So developing here will not contribute to improving deprived communities.	Residential sites located in areas with deprivation should be developed as a priority in order to encourage regeneration of these areas prior to development in areas which are in lower need of regeneration.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✗✗	Local	ST-LT	Perm	Med	0	---	---	---	The development site is not considered as being in proximity to any employment areas. Development of this scale should incorporate or be accompanied by supporting services and facilities which would provide some low level of employment provision.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.

		Improve accessibility to key services	?	Local	ST-LT	Temp	Med	0	+/-	+	+/-	The development site is not considered as being in proximity to a railway station. Although the site is close to key services, the capacity of these is likely to be stretched by a large influx of population. Development of this scale should incorporate or be accompanied by supporting services and facilities which would provide some low level of employment provision. The site is located close to and is in walking distance from the Crowle local services. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. In the long term, development of this site is likely to increase viability of transport provision and thus a positive effect is likely in the long term.	Development of the site should be phased to ensure that local service and facilities provision accompanies the scale of growth. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	High	0	++	++	++	The site is located adjacent to the open countryside. The whole site is located within 500m of an area of amenity importance. However, development of the site would result in the loss of some open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	Development on the greenfield part of the site should be minimised where possible, and could incorporate open space within the housing development. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	0	++	++	++	Policy CROH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy CROH-1 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe	None identified.



f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	Med	0	+/-	+/-	+/-	The site is a mixture of previously developed land and greenfield land. Policy CROH-1 requires demolition of existing buildings in order to permit comprehensive redevelopment of the site.	Where possible, existing buildings should be retained and renovated rather than removed and reconstructed.
		Encourage the development of industrial land?	-					0	0	0	0	The brownfield portion of the site is not known to previously have been industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of approximately 40 dph.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	Med	0	--	-	--	It is likely that there will be an increase in road traffic, particularly given the location of the site in an area with limited services, facilities, employment opportunities and public transport, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	ST-LT	Perm	Med	0	0	+/-	0	The site is largely arable land and hardstanding with industrial buildings of low biodiversity value. The incorporation of landscaping within the site is likely to provide opportunities for enhancing ecology and biodiversity in the long term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design

		Protect and enhance woodland areas?	-	Local	ST-LT	Perm	Low	0	0	0	0	There are no areas of woodland located on or in proximity to the site. There is woodland located within 500m of the site however there is housing and a road between the woodland and site CROH-1 and, as such, few additional effects on the woodland are considered likely.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-	Sub-Reg	ST-LT	Perm	Low	0	0	0	0	The site is located within 500m of the Crowle Light Railway- a site which was once designated as a Site of Importance for Nature Conservation (SINC), but does not meet the criteria for selection as a Local Wildlife Site. In any case, there is housing and a road between the former SINC and site CROH-1 and as such few additional effects on the area are considered likely.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The closest international sites to this allocation are the Thorne Moor SAC and the Thorne and Hatfield Moor SPA; both located approximately 1.9 km north-west. The likelihood of negative effects from development of CROH-1 on the Humber Estuary designated area has been considered through the Stage 1 and 2 HRA of the DPD. The HRA has determined that there are no likely significant effects on the designated sites. Further detail can be found in the HRA report.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med	0	-	-	-	The site is not located within an area of High Landscape Value. However, the site is partly within greenfield countryside although is within the development limits of Crowle. The development of the site is adjacent to existing development, so effects are minimised.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	Med	0	--	--	--	The development of the site is likely to lead to an increase in traffic congestion which is likely to increase in the medium and long term as occupation of the site increases. Given the site's location and the limited viability of public transport services, the effect of this growth in traffic is likely to be significant in the medium and long term. Policy CROH-1 requires that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network and as such negative effects should be minimised. Vehicular access points to the site will need to be agreed with the Highway Authority.	Access to the site should be completed before occupation. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	0	+	++	++	Given the site's location and the limited viability of public transport services to a small town, access to public transport facilities is likely to be minimal. However, by requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. It is possible that this large development will increase the viability of public transport serving Crowle, and thus in the long term as behaviour changes and a modal shift towards more sustainable transport modes is observed, resulting in minor long term positive effects.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is located close to and is in walking distance from the town centre and local services, serving the day-to-day needs of residents. There is potential for the enhancement of walking and cycling facilities. The site is within proximity of an existing cycle route.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage	Protect and enhance the	x	Local	ST-LT	Perm	Med	0	-	-	-	The site is partly located adjacent to a designated conservation area with	Design of the site should be in accordance with the principles



o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med	0	-	-	-	Some light and noise pollution may occur due to adjacent land uses. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small.	Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light and vice versa.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	x	Local	MT-LT	Perm	Med	0	-	-	-	The development of the site for housing is likely to lead to the loss of employment within the market town. The site is currently used as a garden centre, which likely provides employment at present.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-					0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	x	Local	MT-LT	Perm	Med	0	-	-	-	The development of the site for housing is likely to lead to the loss of employment within the market town, thus reducing the attractiveness of the town to inward investment.	Consideration should be given to developing the site incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.

Table I.36 - Site CROH-2

CROH-2 Land North of Godnow Road (Former reference number 13-11)													
SA Objective		Effects				Assessment				Summary of Effects	Recommendation/Mitigation		
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT			Sm	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The site is within the proposed development limit of Crowle in the main body of the settlement. The delivery of the site is expected in Phases 1 and 2 of the plan period (2014-2024).	None identified.

		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is classified as brownfield land and thus its development is in accordance with the settlement hierarchy. The site is located in Crowle which is identified in Policy CS1 as requiring a Rural Renaissance programme, which would be supported by development of CROH-2.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The site is located within Axholme North ward. According to the IMD (2010), Axholme North is the 9th most deprived ward and is not considered as having a high level of deprivation. Developing here will not contribute to improving deprived communities.	Residential sites located in areas with deprivation should be developed as a priority in order to encourage regeneration of these areas prior to development in areas which are in lower need of regeneration.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✗ ✗	Local	ST-LT	Perm	Med	---	---	---	---	The development site is not considered as being in proximity to any employment areas. Development of this scale should incorporate or be accompanied by supporting services and facilities which would provide some low level of employment provision.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility. This should include employment opportunities. It would be possible to develop the site as a mixed use site, to incorporate a small level of employment.
		Improve accessibility to key services	?	Local	ST-LT	Temp	Med	-	+/-	+	+	The development site is not considered as being in proximity to a railway station. Although the site is close to key services, the capacity of these is likely to be stretched by a large influx of population. Development of this scale should incorporate or be accompanied by supporting services and facilities which would provide some low level of employment provision. The site is located close to and is in walking distance from the Crowle local services. By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. In the long term, development of this site is likely to	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

														increase viability of transport provision and thus a positive effect is likely in the long term.	
		Improve access to green space?	✓	Local	ST-LT	Temp	High		+	+	+	+		The site is located adjacent to the open countryside. The whole site is located within 650m of an area of amenity importance. However, development of the site would result in the loss of some open space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	Development could incorporate open space within the housing development. CS Policy CS23 seeks to ensure that green space is only lost where there is an excess or alternative provision is made. Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		++	++	++	++		Policy CROH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy CROH-2 states that vehicular access points to the site will be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	Access to the site is off Godnow Road. Any development will need to provide an improved visibility splay at the Godnow Road/A161 junction
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High		++	++	++	++		The site is proposed for 51 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	--	--	--	--	This area of Crowle lies within Flood Zone 2/3a. Therefore a FRA and Exception Test will be required. The Exception Test is to demonstrate that development provides a wider sustainable benefit to the community that outweighs flood risk. However, safe development must be achieved both on-site and elsewhere (off-site) within the Exception Test. The NLC guidance on the Sequential Test and Exception Test gives advice that regeneration sites (brownfield sites) such as this site are likely to be required to be redeveloped. The DPD suggests that the level of flood risk and the effect of redevelopment of the site should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. Development of this site is likely to increase the area of impermeable land surface, thereby increasing flood risk in comparison with the existing situation.	The site lies within SFRA Flood Zone 2/3a and a Flood Risk Assessment/Exception Test is required. This should include a sequential approach to development in addition to consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of flood risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	Use of this site will involve the re-development of previously developed land.	It is recommended that, wherever possible, existing buildings are re-used and materials recycled onsite in accordance with CS Policy CS20.
		Encourage the development of industrial land?	-					0	0	0	0	The site will involve the re-development of previously developed land but this is not necessarily industrial, therefore the effect is considered neutral.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with CS Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	Med			--	--	-	--	It is likely that there will be an increase in road traffic, particularly given the location of the site in an area with limited services, facilities, employment opportunities and public transport, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	-							0	0	0	0	The site is not known to be valued locally for its nature conservation, but could support features typical of Open Mosaic Habitats on Previously Developed Land- a priority habitat. The policy suggests an Ecology Survey is required, alongside mitigation and biodiversity enhancement.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-							0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-							0	0	0	0	There are no designated sites in close proximity to this site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-							0	0	0	0	The closest international sites to this allocation are the Thorne Moor SAC and the Thorne and Hatfield Moor SPA; both located approximately 2 km north-west. Development of this site is not likely to affect SAC habitats or SPA-listed nightjars. Development of any housing site in Crowle could, in theory, increase the	None identified.



		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located close to and is in walking distance from the town centre and local services, serving the day-to-day needs of residents. There is potential for the enhancement of walking and cycling facilities. The site is within proximity of an existing cycle route.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Med	-	-	-	-	The site is adjacent to a Conservation Area. Heritage Assets of archaeological significance are recorded with the vicinity of this site and there is potential for unrecorded heritage assets to be present. Policy CROH-2 requires that a Heritage Assessment is conducted and the site is developed in accordance with Core Strategy Policy CS5. By requiring that the site be developed in accordance with Core Strategy Policy CS5, the DPD seeks to ensure that the development takes account of the existing built heritage thereby seeking to protect and be in keeping with existing features within the proximal built environment.	Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓✓	Local	ST-LT	Perm	Med	+++	+++	+++	+++	The site is currently vacant brownfield grassland located within an existing residential area. It is considered that alternative areas with a high Agricultural Land Classification grade may be protected through development of this site.	The site should be developed in accordance with Core Strategy Policy CS18 which seeks to ensure that development protects land quality.
		Avoid development in areas protected for water quality reasons?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.

		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Med		+	+	+	+	The site is currently disused brownfield grassland. There may be contamination issues due to the existing/ previous uses of the site, which should be remediated prior to redevelopment. CROH-2 states that a Contaminated Land Survey may be required, although it does not state under which circumstances. Should contaminated land be identified, this would be remediated prior to redevelopment.	The policy should state the circumstances under which a contaminated land survey will be required. A land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Perm	Med		-	-	-	-	Some light and noise pollution may occur due to adjacent land uses. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small.	A noise assessment of the development should be completed. Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Perm	Med		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Crowle Town centre may help to improve the employment rate.	Consideration should be given to developing the site to incorporate a number of services and facilities required on a day-to-day basis in order to enhance positive effects on this objective.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	ST-LT	Perm	Med		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness. This may have small positive effects on attracting businesses.	None identified.

Table I.37 - Site KIRH-1

KIRH-1 Land west of Station Road (Former reference number 27-13)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	MT-LT	Perm	High	++	++	++	++	The site is within the proposed development limit of Kirton adjacent to the main body of the settlement. The delivery of the site is expected in the Phases 1, 2 and 3 of the plan period (2014-2026).	If this allocation is to be taken forward in the H&ELA DPD (Revised Submission Draft) and formally adopted, then the Kirton development limit should be altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	MT-LT	Perm	High	+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale greenfield (agricultural land and disused grassland) extension, considering the size Kirton and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Low	+	+	+	+	The Ridge Ward (of which Kirton in Lindsey is part) ranks 15th out of the 17 wards in North Lincs for deprivation, nevertheless there are small pockets of deprivation within this ward. Although not particularly deprived, an increase in development here may contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	MT-LT	Perm	Med	++	++	++	++	The site is located in proximity to the town centre of Kirton in Lindsey and the employment estate to the north. As such there are many employment opportunities that are at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25 which seeks to reduce the need to travel and improve accessibility.

	Improve accessibility to key services	✓✓	Local	MT-LT	Temp	High	++	++	++	++	The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Kirton in Lindsey less than 1km away with a range of services and facilities. There is an area of amenity importance (open green space and playground) within 500m of the site. By requiring that the site be developed in accordance with CS Policy CS5, as per policy KIRH-1, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
	Improve access to green space?	✓	Local	MT-LT	Temp	High	+	++	++	++	The site is located adjacent to open countryside and there is an area of amenity importance (open green space and playground) within 500m of the site. The site is greenfield land that is currently used for agricultural purposes. Development of the site may detract from existing residences access to green space.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to green spaces.
	Provide safe and convenient access to the road and public rights of way network?	✓	Local	MT-LT	Temp	Med	++	++	++	++	Policy KIRH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy KIRH-1 states that vehicular access points to the site should be off Station Road, however, these will need to be agreed with the Highway Authority which is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road uses, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	MT-LT	Perm	High	++	++	++	++	The site is proposed for approximately 100 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	MT-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1, greater than 1 ha and a Flood Risk Assessment will therefore be required. The proposed land uses are appropriate for the level of flood risk experienced by the site. The DPD suggests that the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a partly greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk. Policy KIRH-1 suggests that possible drainage issues on the site need to be addressed.	The site is larger than 1ha and thus a Flood Risk Assessment will be required prior to development. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	MT-LT	Perm	High	--	--	--	--	Site KIRH-1 is located on greenfield agricultural land/scrubland.	None identified.
		Encourage the development of industrial land?	-	Local	MT-LT	Perm	High	0	0	0	0	Site KIRH-1 is located partly on greenfield agricultural land and partly on brownfield land, none of which is known to previously have been industrial land.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	MT-LT	Perm	Med	++	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with CS Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Perm	High		--	--	-	--	It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes. The site is bounded by trees at present; this should be retained if at all possible in order to absorb pollutants.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycle and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	MT-LT	Perm	Med		-	-	+/-	+/-	The site is mainly arable land at present, but has tall, wide hedgerows with hedgerow trees. The incorporation of landscaping within the site would provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	x	Local	MT-LT	Perm	Med		+/-	+/-	+/-	+/-	There are tall, wide hedgerows with hedgerow trees around the perimeter of the site. The development of the site should be planned to avoid the loss of these trees, as far as possible. Species supported by the trees and hedgerows may be disturbed during the demolition and construction phase.	A Construction Environment Management Plan should be drawn up and implemented to minimise disturbance of construction and demolition activities on the trees. Landscaping should be designed for the site to improve its visual effects and retain trees where possible. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	There are no known designated sites on or near to the site.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	There are no known designated sites on or near to the site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	MT-LT	Perm	High		-	-	-	-	Although not designated as an area of High Landscape Value, agricultural land has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to the existing settlement of Kirton in Lindsey is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	✘	Local	MT-LT	Perm	Med		--	--	-	--	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. The DPD requires a Transport Assessment to be undertaken to demonstrate that the development will have no adverse impacts on the highway network. The assessment could provide opportunities for development of the site to ensure that the increase in traffic growth does not significantly negatively affect congestion. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Authority. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	MT-LT	Temp	Med		++	++	++	++	By requiring that the site be developed in accordance with Core Strategy Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of a number of bus services and Kirton in Lindsey Railway Station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is located within 30 minutes of the services and facilities located within Kirton in Lindsey by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective. Therefore, accessing local services, facilities and amenities by walking and cycling will be encouraged.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	MT-LT	Perm	Med		-	-	-	-	Heritage Assets of archaeological significance are recorded within the vicinity of this site and there is potential for unrecorded heritage assets to be present.  Policy KIRH-1 requires that a Heritage Assessment is conducted and the site is developed in accordance with Core Strategy Policy CS5. The DPD seeks to ensure that the development takes account of the existing built character, thereby seeking to protect and be in keeping with existing features within the built environment. The site located within 500m of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area, and as such no effects are considered likely as a result of development of KIRH-1.	It should be ensured that design and construction of the site is respectful of and in keeping with the built heritage of Kirton in Lindsey. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	MT-LT	Perm	High		--	--	--	--	The site comprises a mixture of flat agricultural land in the form of arable and grazing land. The loss of this land is thus likely to have negative effects.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	✓	Local	MT-LT	Perm	Med		++	++	++	++	The site is currently greenfield land. Policy KIRH-1 states that a Contaminated Land Survey may be required, although it does not state under which circumstances. Should contaminated land be identified, this would be remediated prior to redevelopment.	The policy should state the circumstances under which a contaminated land survey will be required. The land condition survey should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.

o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	MT-LT	Perm	Med		-	-	-	-	The site is adjacent to existing residential areas and agricultural land. Some light and noise pollution may occur due to adjacent land uses. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy KIRH-1 does not require that any noise assessment is conducted.	A noise assessment of the development should be completed. Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Kirton in Lindsey centre may help to improve the employment rate.	None identified.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness. This may have small positive effects on attracting businesses.	None identified.

Table I.38 - Site WINH-1

WINH-1 Land at Mill House Lane (Former reference number 44-7)															
SA Objective			Effects					Assessment						Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High		+++	+++	+++	+++	The site is within the proposed development limit of Winterton in the main body of the settlement. Delivery of the site is expected in Phase 1 of the plan period (2014-2019).	None identified.	

		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale greenfield infill development and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The Burton upon Stather and Winterton ward ranks 13th out of the 17 wards in North Lincolnshire for deprivation. Therefore, the regeneration potential of this site is considered small compared to other sites located in more deprived areas. However, there are small pockets of deprivation within this ward. An increase in development in Winterton may, therefore, contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located less than 1km to the town centre of Winterton and as such there are many employment opportunities at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25, which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High		++	+++	+++	+++	The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Winterton is less than 1km away with a range of services and facilities. There is an area of amenity importance and playing fields within 500m of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy WINH-1, the site must be easily accessible to all users with suitable connections to public transport links, community	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

													facilities and services and individual communities and neighbourhoods in North Lincolnshire.
		Improve access to green space?	✓	Local	ST-LT	Temp	High	++	++	++	++	<p>The site is located adjacent to playing fields and is within 100m of open countryside. Additionally there is an area of amenity importance and a nature reserve of local importance within 500m of the site. The site is currently greenfield land that is vacant grassland. Development of the site may therefore detract from existing residences access to green space. However, given the small scale infill nature of the site, this effect is likely to be minimal. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Policy WINH-1 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy WINH-1 states that vehicular access points will need to be agreed with the Highway Authority and possible localised improvements to Mill House Lane need to be considered. This is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.</p>	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for approximately 18 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site is located within Flood Zone 1. The proposed land uses are thus appropriate for the level of flood risk experienced by the site. However, there are possible drainage issues on the site that need to be addressed prior to development (as per policy WINH-1). The DPD suggests that the way the level of flood risk experienced by the site, and the effect of redevelopment of the site, should be reduced where possible using Sustainable Urban Drainage Systems and the layout and form of the development. However, development of a partly greenfield site will result in an increase in impermeable land surfaces, and as such the effect of this development is likely to increase flood risk.	As the site is less than 1ha a Flood Risk Assessment is not automatically required prior to development. However, given that there are known drainage issues on the site, a flood risk assessment should be requested. Development should include consideration of Sustainable Urban Drainage Systems and how the layout and form of development can reduce the overall level of Flood Risk. The net increase in surface water runoff should be zero. Development should be undertaken in accordance with CS Policies CS18 and CS19 which recommend the use of SUDS and flood risk assessments to ensure that development does not significantly negatively affect risk of flooding.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High	--	--	--	--	Site WINH-1 is located entirely on greenfield land (vacant grassland). However, the shortage of available brownfield sites could reduce the significance of this effect.	None identified.
		Encourage the development of	✗	Local	ST-LT	Perm	High	-	-	-	-	Site WINH-1 is located entirely on greenfield land (vacant	None identified.

		industrial land?											grassland). However, the shortage of available sites could reduce the significance of this effect.	
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High		-	-	-	-	It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		+/-	+/-	+/-	+/-	The site appears to be improved grassland of low species diversity but with hedgerows and hedgerow trees around the boundary. The incorporation of landscaping within the site would provide opportunities for enhancing ecology and biodiversity in the longer term.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	0	0	There is no woodland but there are currently a number of trees that act as a border to the site. Policy WINH-1 does not include any provision for protection of this valuable habitat at present.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	Site is not on or near any locally designated areas.	None identified.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The allocation site is situated on small plot of land within an already built up area, located 4.5km from the Humber Estuary Ramsar and SPA site. The likelihood of negative effects from development of WINH-1 on the Humber Estuary designated area has been considered through the HRA of the DPD. The screening stage of this assessment did not identify likely negative effects and as such no further HRA work on this site is considered necessary.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, open space, as the site is presently, has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to existing residential development is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. However, as the development is only for 18	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.





p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Winterton centre may help to improve the employment rate.	None identified.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the moderately deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.	None identified.

Table I.39 - Site WINH-2

WINH-2 Land off Coates Avenue (Former Reference Number 44-6)															
SA Objective			Effects					Assessment				Summary of Effects			Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High		0	++	++	++	The site is within the proposed development limit of Winterton adjacent to the main body of the settlement. Delivery of the site is expected in Phase 2 of the plan period (2019-2024).	It should be ensured that the Winterton development limit is altered to include this site within the boundary.	
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High		0	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale extension considering the size of Winterton and, as such, is in conformity with the settlement hierarchy.	None identified.	

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	0	+	+	+	The Burton upon Stather and Winterton ward ranks 13th out of the 17 wards in North Lincolnshire for deprivation. Therefore, the regeneration potential of this site is considered small compared to other sites located in more deprived areas. However, there are small pockets of deprivation within this ward. An increase in development in Winterton may, therefore, contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is located less than 1km to the town centre of Winterton and is adjacent a small industrial estate and, as such, there are many employment opportunities at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25, which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	0	+++	+++	+++	The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Winterton is less than 1km away with a range of services and facilities. There is an area of amenity importance and within 100m of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy WINH-2, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	ST-LT	Temp	High	0	++	++	++	The site is located adjacent to open countryside. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	0	++	++	++	Policy WINH-2 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy WINH-2 states that vehicular access points will need to be agreed with the Highway Authority and possible localised improvements to Coates Avenue/Manlake Avenue junction need to be considered. This is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	None identified.
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	0	++	++	++	The site is proposed for approximately 62 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off site.	The site requires a FRA in the planning application because the site lies within SFRA Flood Zone 1 and the size of the site is greater than 1 hectare. The FRA needs to include a surface water drainage plan that involves an assessment of applying SUDs to comply with Core Strategy Policies CS18 and CS19.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High	0	--	--	--	Site WINH-2 is located entirely on greenfield land (vacant grassland/arable land). However, the shortage of available brownfield sites could reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High	0	-	-	-	Site WINH-2 is located entirely on greenfield land (vacant grassland). However, the shortage of available sites could reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Perm	High	0	-	-	-	It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med	0	-	-	-	-	Development of this site would result in the loss of arable land of low value for biodiversity. A large hedgerow would be lost.	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design. Existing hedgerows should be retained or replaced with hedgerows of greater length and species richness.
		Protect and enhance woodland areas?	-					0	0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	0	The site is more than 500 metres from the nearest designated site. Redevelopment of this site is not likely to affect any designated site.	None required.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000	None identified.

													site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	0	-	-	-	Although not designated as an area of High Landscape Value, open space, as the site is presently, has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to existing residential development is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	0	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic. Vehicular access points to the site will need to be agreed with the Highway Authority and possible localised improvements to Coates Avenue/Manlake Avenue junction need to be considered.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.	

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	0	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 400m of a bus service but is not in proximity to a railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is located within 30 minutes of the services and facilities located within Winterton by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med	0	-	-	-	There are no designated heritage assets within the site or its proximity. However, there is a high potential for below-ground archaeological remains of prehistoric and Roman date to be present within this site given the density of known monuments and findspots of this antiquity recorded on the North Lincolnshire Historic Environment Record in the immediate vicinity of the site and in the wider archaeologically rich landscape. Without appropriate mitigation, development is likely to destroy significant archaeology. Accordingly, a Heritage Assessment comprising desk based study and an archaeological field evaluation will be required to inform a mitigation strategy to demonstrate that the development will have no significant adverse impact on the historic environment.	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6 and the historic environment policies of the NPPF.

n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	High	0	--	--	--	The site is located on Grade 2 agricultural land which is amongst the best and most versatile of agricultural land. The loss of any agricultural land will have a negative impact.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	?	Local	ST-LT	Perm	Med	0	+/-	+/-	+/-	The development should avoid areas protected for water quality reasons and ensure that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan.	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-					0	0	0	0	It is unlikely that site WINH-12 is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med	0	-	-	-	The site is adjacent to existing residential areas to the north and east, and an industrial estate to the west. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy WINH-2 does not require that any noise assessment is undertaken.	A noise assessment of the development should be completed. Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low	0	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Winterton centre may help to improve the employment rate.	None identified.

	Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
	Encourage inward investment?	✓	Local	MT-LT	Perm	Low		0	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the moderately deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.	None identified.

Table I.40 - Site WINH-3

WINH-3 Land at Top Road (Former reference number 44-1)													
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is within the proposed development limit of Winterton adjacent to the main body of the settlement. Delivery of the site is expected in Phases 1 and 2 of the plan period (2014-2024).	If this allocation is to be taken forward in the H&ELA DPD (Revised Submission Draft) and formally adopted, then the Winterton development limit should be altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	+	+	+	+	The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale extension taking into account the size of Winterton and, as such, is in conformity with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The Burton upon Stather and Winterton ward ranks 13th out of the 17 wards in North Lincolnshire for deprivation. Therefore, the regeneration potential of this site is considered small compared to other sites located in more deprived areas. However, there are small pockets of deprivation within this ward. An increase in development in Winterton may, therefore, contribute to improve affordable housing provision,	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.

													services and facilities and thus help to tackle poverty and inequality.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is located less than 1km from the town centre of Winterton and, as such, there are many employment opportunities at an appropriate distance for walking and cycling.  It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25, which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High		++	+++	+++	+++	The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Winterton is less than 1km away with a range of services and facilities. There is an area of amenity importance within 100m of the site. By requiring that the site be developed in accordance with CS Policy CS5, (as per Policy WINH-3), the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services, and individual communities and neighbourhoods in North Lincolnshire.  The site should be designed to consider access to open space and key services and facilities. A requirement for community facilities within the development is also recommended. Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.
		Improve access to green space?	✓	Local	ST-LT	Temp	High		++	++	++	++	The site is located adjacent to open countryside (agricultural land) to the north and there is an area of amenity importance (green space) directly adjacent to the site on the east and a more substantial area of amenity importance within 1km of the site. The site is currently greenfield (agriculture). Development of the site may detract from existing resident's access to green space. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to  Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green space. Future development of the site should incorporate a small neighbourhood park or green space.

		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med	++	++	++	++	most of them.	None identified.
												Policy WINH-3 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy WINH-3 states that vehicular access points to the site will need to be agreed with the Highway Authority and possible localised improvements to Teanby Drive need to be considered (although there may be possible issues relating to access via Teanby Drive). As these will need to be agreed with the Highway Authority, it is likely to have a positive effect on ensuring safe and convenient access (consideration would need to be given to minimising conflict with vulnerable road users, given the increase in vehicle movements). It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset.	
d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	++	++	++	++	The site is proposed for approximately 105 dwellings, a proportion of which will be affordable, in accordance with CS Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment 2012, and any subsequent updates.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	++	++	++	++	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off site.	The site requires a FRA as part of any future planning application because the site lies within SFRA Flood Zone 1 and the site is greater than 1 hectare. The FRA needs to include a surface water drainage plan that involves an assessment of applying SUDs to comply with CS Policies CS18 and CS19.
f	To make the best	Increase development	✗	Local	ST-LT	Perm	High	--	--	--	--	Site WINH-4 is located entirely	None identified.

	use of previously developed land and existing buildings	on previously developed land and/or buildings?										on greenfield land (agricultural). However, the shortage of available brownfield sites may reduce the significance of this effect.		
		Encourage the development of industrial land?	x	Local	ST-LT	Perm	High		-	-	-	-	Site WINH-4 is located entirely on greenfield land (agricultural). However, the shortage of available sites could reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with CS Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High		--	--	-	--	It is expected that there will be an increase in road traffic related to the development of this site, which is likely to lead to deterioration in air quality. This effect may reduce in the long term as less polluting vehicles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cycling and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	✓	Local	ST-LT	Perm	Med		0	0	+	0	Development of this site would result in the loss of arable land of low value for biodiversity.	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design. Existing hedgerows should be retained or replaced with hedgerows of greater length and species richness.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated into future site designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is more than 500 metres from the nearest designated site. Redevelopment of this site is not likely to affect any designated site.	None required.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Existing habitats on-site are not suitable to support waterbird species linked to the Humber Estuary SPA/ Ramsar site. Development of any housing site in North Lincolnshire could, in theory, increase the demand for recreation around the Humber Estuary, and hence disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	-	-	-	-	Although not designated as an area of High Landscape Value, open space, (as the site is presently), has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the local landscape. The location of the site adjacent to existing residential development is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	-	--	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation. This is likely to increase in the medium term as occupation of the site increases, but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. Good footpath and cycle provision should be incorporated throughout the site, linking the development with local services, residential areas and the wider rights of way network, thereby seeking to reduce this growth in traffic.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	++	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services, and individual communities and neighbourhoods in North Lincolnshire. The site is located within 30 minutes of bus services, but is not in proximity to a Rail Station.	In line with CS Policies CS2 and CS25, it is recommended that the site is developed to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	+	++	++	++	The site is located within 1km of the services and facilities located in Winterton, and therefore suitably accessible on foot and by bicycle. Development of the site is required to be supported by good footpath and cycleway provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med	-	-	-	-	The site is located within 1km of a Conservation Area. However, there is a significant amount of housing between the site and the Conservation Area and, as such, no effects are considered likely as a result of the development of this site. Heritage Assets of archaeological significance are	It should be ensured that the development and design of the site is respectful of and in keeping with the built heritage of Winterton. Design of the site should be in accordance with the principles of CS Policies CS1 and CS5.  A Heritage Assessment should

													recorded within this site and there is potential for unrecorded heritage assets to be present.  Policy WINH-3 requires a Heritage Assessment to demonstrate that the development will have no adverse impact on the historic environment.	be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS Policy CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	High		--	--	--	--	The site is located on Grade 2 agricultural land which is amongst the most versatile of agricultural land. However, the loss of any agricultural land will have a negative impact.	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	✓✓	Local	ST-LT	Perm	Med		++	++	++	++	The site is not located in proximity to any water quality protection areas.	It should be ensured that any potential hazards to water resources are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect water quality.
		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that this site is contaminated land and as such no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med		--	-	-	-	The site is adjacent to existing residential areas and agricultural land. Some light and noise pollution may occur due to adjacent land uses and during the construction phase. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and as such the extent of this effect is likely to be small. Policy WINH-3 requires that a noise assessment is completed.	The noise assessment should take account of the adjacent Top Road and, if necessary, identify mitigation measures required for noise from the road. The results of the noise assessment should be used to inform the design of the site.
p	To maintain and strengthen the local economy to	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		+	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range	None identified.

	promote future economic prosperity for North Lincolnshire in rural and urban areas												of employment types in Winterton town centre may help to improve the employment rate.	
	Promote local workforce?	-						0	0	0	0		No obvious effects.	None identified.
	Encourage inward investment?	✓	Local	MT-LT	Perm	Low		+	+	+	+		An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the moderately deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.	None identified.

Table I.41 - Site WINH-4

WINH-4 Land off Northlands Road, Winterton (Former Reference Number 44-9)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Perm	High	0	++	++	++		The site is within the proposed development limit of Winterton adjacent to the main body of the settlement. Delivery of the site is expected in Phases 2 and 3 of the plan period (2019-2026).	It should be ensured that the Winterton development limit is altered to include this site within the boundary.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Perm	High	0	+	+	+		The settlement hierarchy requires development to be on previously developed land, followed by small scale greenfield extensions. This site is considered to be a small scale greenfield extension considering the size of Winterton and, as such, is in conformity with the settlement hierarchy.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	0	+	+	+	The Burton upon Stather and Winterton ward ranks 13th out of the 17 wards in North Lincolnshire for deprivation. Therefore, the regeneration potential of this site is considered small compared to other sites located in more deprived areas. However, there are small pockets of deprivation within this ward. An increase in development in Winterton may, therefore, contribute to improve affordable housing provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types and tenures of housing are provided, and the development is supported by sufficient provision of employment opportunities, community facilities and transport infrastructure to avoid exacerbating inequalities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Place housing within 1km of main employment areas?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is located less than 1km to the town centre of Winterton and, as such, there are many employment opportunities at an appropriate distance for walking and cycling.	It should be ensured that an appropriate level of services and facilities are provided as part of the development in accordance with CS Policy CS25, which seeks to reduce the need to travel and improve accessibility.
		Improve accessibility to key services	✓✓	Local	ST-LT	Temp	High	0	++	+++	+++	The site is within 30 mins walking, cycling or public transport distance of all key services. The town centre of Winterton is less than 1km away with a range of services and facilities. There is an area of amenity importance and playing fields within 500m of the site. By requiring that the site be developed in accordance with Core Strategy Policy CS5, as per policy WINH-4, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire.	Development should adhere to requirements of CS Policy CS27 which states that planning obligations should be used to ensure that development is accompanied by appropriate provision of services, supported by CS Policy CS22.

		Improve access to green space?	✓	Local	ST-LT	Temp	High		0	++	++	++	<p>The site is located adjacent to open countryside and is within 500m of playing fields. Additionally there is an area of amenity importance and a nature reserve of local importance within 500m of the site. The site is currently greenfield land that is in agricultural use. Development of the site may therefore detract from existing residences access to green space. However, given the small scale infill nature of the site, this effect is likely to be minimal. Although development of the site would not guarantee residents accessibility to green space for all of Natural England's Accessible Natural Greenspace Standards, it would contribute to most of them.</p>	Walking and cycling routes should be integrated with existing footpaths and cycle paths to ensure accessibility to proximal green spaces.
		Provide safe and convenient access to the road and public rights of way network?	✓	Local	ST-LT	Temp	Med		0	++	++	++	<p>Policy WINH-4 requires that good footpath and cycle provision be provided throughout the site, linking development with the town centre, residential areas and the wider rights of way network. Policy WINH-4 states that vehicular access points will need to be agreed with the Highway Authority and possible localised improvements to Northlands Road need to be considered. This is likely to have a positive effect on ensuring safe and convenient access. It is assumed that these access points will be constructed prior to occupation of the site to ensure safe and convenient access from the outset. Additionally, a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network.</p>	None identified.

d	To provide a sufficient and appropriate mix of housing that is affordable	Increase the range and affordability of housing for all social groups?	✓	Local	ST-LT	Perm	High	0	++	++	++	The site is proposed for approximately 53 dwellings, a proportion of which will be affordable, in accordance with Core Strategy Policy CS9. A mix of housing size and tenure types should be provided in line with the North Lincolnshire Strategic Housing Market Assessment Review 2012, and any subsequent updates. Affordable housing provision will be negotiated at the time of the planning application, having regard to any abnormal costs, economic viability and other requirements associated with the development and in accordance with Core Strategy Policy CS9.	The affordable housing should be indistinguishable from other housing development on the site.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site lies within SFRA Flood Zone 1 and is in excess of 1 hectare. SFRA and NPPF Technical Guidance should be applied. Despite the site being located in SFRA Flood Zone 1 drainage issues can occur on and off site.	The site requires a FRA in the planning application because the site lies within SFRA Flood Zone 1 and the size of the site is greater than 1 hectare. The FRA needs to include a surface water drainage plan that involves an assessment of applying SUDs to comply with Core Strategy Policies CS18 and CS19.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Perm	High	0	--	--	--	Site WINH-4 is located entirely on greenfield land (agricultural). However, the shortage of available brownfield sites could reduce the significance of this effect.	None identified.
		Encourage the development of industrial land?	✗	Local	ST-LT	Perm	High	0	-	-	-	Site WINH-4 is located entirely on greenfield land (agricultural). However, the shortage of available sites could reduce the significance of this effect.	None identified.
		Encourage densities of between 30-50dph and higher % in town centres and areas with high public transport accessibility?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is proposed to be developed with a density of 40 dph. This is in accordance with Policy CS7.	Where appropriate, pockets of higher density housing should be provided within the site.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Perm	High		0	-	-	-	It is likely that there will be an increase in road traffic related to the development, which is likely to lead to deterioration in air quality. However, due to the small scale of the development the impact may be reduced. This effect may reduce in the long term as less polluting automobiles are used and the growth of the town increases the viability of alternative, more sustainable, transport modes.	The site should be developed in a way that reduces the need to travel, through the provision of employment, services and facilities within walking distance and through safe and convenient connections to pedestrian, cyclists and public transport networks. Additionally, the planting of vegetation throughout the site should be required to absorb some of the pollutants. Site design should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect air quality.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest?	x	Local	ST-LT	Perm	Med		0	0	0	0	Development of this site would result in the loss of arable land of low value for biodiversity. A large hedgerow would be lost. Development would leave semi-natural habitat to the south isolated and surrounded by housing	Landscaping should be incorporated within the site design in order to enhance the biodiversity value of the site. Biodiversity enhancements should be incorporated into site design. Existing hedgerows should be retained or replaced with hedgerows of greater length and species richness. The area of land to the south should be surveyed. Any off-site effects on this land will require mitigation.
		Protect and enhance woodland areas?	-						0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"

i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					0	0	0	0	The site is more than 500 metres from the nearest designated site. Redevelopment of this site is not likely to affect any designated site.	None required.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. Development of this site is no more likely to increase recreational disturbance than development of any other site in North Lincolnshire. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	High	0	-	-	-	Although not designated as an area of High Landscape Value, open space, as the site is presently, has a positive effect on the quality of the landscape, and as such its loss is likely to result in minor negative effects on the quality of the landscape. The location of the site adjacent to existing residential development is likely to reduce the extent of this effect.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS16. Existing valuable trees located on site, including those that currently border the site, should be preserved and incorporated within the landscaping of the development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Perm	High	0	-	-	-	The development of the site is likely to lead to an increase in traffic congestion associated with construction and occupation, which is likely to increase in the medium term as occupation of the site increases but decrease in the long term as behaviour changes with a shift away from personal car use towards more sustainable modes. However, as the development is only for 53 dwellings, this effect will be small. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and wider rights of way network, thereby seeking to reduce this growth in traffic. Vehicular access points to the site will need to be agreed with the Highway Authority and possible localised improvements to Northlands Road need to be considered.	Access to the site should be completed before occupation and should be agreed with the Highways Agency. Access via sustainable modes of transport should be prioritised in accordance with CS Policies CS1, CS25 and CS26.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Med	0	++	++	++	By requiring that the site be developed in accordance with CS Policy CS5, the site must be easily accessible to all users with suitable connections to public transport links, community facilities and services and individual communities and neighbourhoods in North Lincolnshire. The site is located within 500m of a bus service but is not in proximity to a railway station.	In line with CS Policies CS2 and CS25, it is recommended that the site is required to provide a design that is founded upon sustainable transport principles, with car travel having the least priority in order to encourage sustainable communities and reduce contributions to climate change.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Perm	Med	0	++	++	++	The site is located within 30 minutes of the services and facilities located within Winterton by foot and bicycle. Development of the site is required to be supported by good footpath and cycle provision, thus having further positive effects on this objective.	Pedestrian and cycle networks should be fully integrated across the site and appropriately linked with networks elsewhere within the town. This should be undertaken in accordance with CS Policies CS2 and CS25.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med	0	-	-	-	<p>There are no designated heritage assets within the site or its proximity. There is a high potential for below-ground archaeological remains of prehistoric and Roman date to be present within this site given the density of known monuments and findspots of this antiquity recorded on the North Lincolnshire Historic Environment Record in the immediate vicinity of the site and in the wider archaeologically rich landscape. Without appropriate mitigation, development is likely to destroy significant archaeology.</p> <p>Accordingly, a Heritage Assessment comprising desk based study and an archaeological field evaluation will be required to inform a mitigation strategy to demonstrate that the development will have no significant adverse impact on the historic environment.</p>	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6 and the historic environment policies of the NPPF.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	High	0	--	--	--	<p>The site is located on Grade 2 agricultural land which is amongst the best and most versatile of agricultural land. However, the loss of any agricultural land will have a negative impact.</p>	It should be ensured that any potential hazards to soil quality are minimised and mitigated. This should be undertaken in accordance with CS Policy CS18 which seeks to ensure that developments protect land quality.
		Avoid development in areas protected for water quality reasons?	?	Local	ST-LT	Perm	Med	0	+/-	+/-	+/-	<p>The development should avoid areas protected for water quality reasons and ensure that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan.</p>	It should be ensured that any potential hazards to water resources are mitigated, especially during construction phases, through the development of a Construction Environment Management Plan. This should be undertaken in accordance with Core Strategy Policy CS18 which seeks to ensure that developments protect water quality.

		Lead to the remediation of contaminated sites?	-						0	0	0	0	It is unlikely that site WINH-4 is contaminated land due to its history of greenfield agricultural use. As such, no effect on this objective is considered likely.	None identified.
o	To minimise noise and light pollution	Located sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Perm	Med		0	-	-	-	The site is adjacent to existing residential areas to the south and east, and open space to the north and west. Development of a currently undeveloped site is likely to have negative effects on noise and light pollution levels, particularly given the predominantly undeveloped character of the site. However, the site is proposed for residential provision and, as such, the extent of this effect is likely to be small. Policy WINH-4 does not require that any noise assessment is undertaken.	A noise assessment of the development should be completed. Vegetation should be incorporated within the design of the site in order to protect future residents from the adjacent sources of noise and light. The results of the noise assessment, if undertaken, should be used to inform the design of the site.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Perm	Low		0	+	+	+	Investment in the area and the location of additional residential provision in proximity to a range of employment types within Winterton centre may help to improve the employment rate.	None identified.
		Promote local workforce?	-						0	0	0	0	No obvious effects.	None identified.
		Encourage inward investment?	✓	Local	MT-LT	Perm	Low		0	+	+	+	An increase in development in the area and the provision of high quality new developments may help the area's regeneration and subsequent attractiveness, particularly given the moderately deprived nature of areas in proximity to Winterton. This may have small positive effects on attracting businesses.	None identified.

Appendix J

Detailed Appraisal Tables for Employment Site Allocations: Revised  
Submission Draft Housing and Employment Land Allocations DPD  
(2014)

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## Key

### Effects Magnitude

Effects Magnitude	Scale	Duration	Permanence	Certainty
✓✓	Local	ST-MT	Temp	Low
✓	Sub-Reg	ST-LT	Perm	Med
-	Reg/Nat	MT-LT		High
?		ST		
x		MT		
xx		LT		

### Assessment

+++	Strongly positive
++	Moderately positive
+	Slightly positive
0	No effect
-	Slightly negative
--	Moderately negative
---	Strongly negative
+/-	Combination of positive and negative effects / neutral effect
n/a	Not assessed

### Terms

Mag	Magnitude
Scale	Geographic extent
T/P	Temporary/permanent
Cert	Certainty
ST	Short term
MT	Medium term
LT	Long term
Sm	Summary assessment

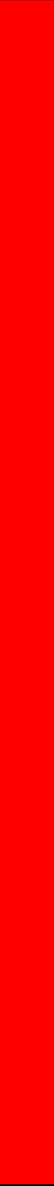
<b>Temporary:</b> effects will be only within the plan period
<b>Permanent:</b> effects likely to be felt beyond the plan period

<b>Short term:</b> 5 years;
<b>Medium term:</b> between 5 and 10 years;
<b>Long term:</b> beyond 10 years.

Table J.1 - Site SHBE-1

SHBE-1 South Humber Bank (Former reference numbers IN1-1, 57-1)														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	-						0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such. The type and scale of development proposed would not be appropriate in proximity to residential areas.	None identified.
		Be in accordance with the settlement hierarchy?	-						0	0	0	0	It is considered that the nature of the development is not applicable to the settlement hierarchy as the type and scale of development proposed would not be appropriate in proximity to residential areas.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low		++	++	++	++	Ferry ward is ranked 11 <sup>th</sup> of the 17 North Lincs wards in terms of deprivation (IMD 2010). Nevertheless, there are small pockets of deprivation in this ward, specifically within North and South Killingholme villages. The allocation of employment sites here will contribute to an increase in employment provision, services and facilities, and thus help to tackle deprivation.	Policy CS12 in the Core Strategy states that the allocation seeks to maximise opportunities around the ports by enhancing and improving skills. This can be achieved by, for example, encouraging the expansion of existing training centres such as CATCH near Immingham and taking opportunities to create new training centres within the South Humber Ports area. These opportunities should also benefit the existing and growing economic clusters of the energy, chemicals and food sectors. This will include the diversification of the energy sector into the development of renewable energy such as biomass opportunities. A requirement for the development of local skills and connections to facilities by sustainable transport modes could be included in the policy wording for SHBE-1.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med		+/-	+/-	+/-	+/-	Currently parts of the site are used for informal recreation. These opportunities are likely to be lost after the site intensification. However, development onsite is likely to increase accessibility to employment opportunities for surrounding communities. This will be ensured through requirements for travel plans and walking and cycling routes to link development to neighbouring settlements.	Pedestrian and cycle access to the site will be integrated and connected to a wider network to reduce the need to travel and improve accessibility in accordance with CS Policy CS24. Robust Travel Plans and designing in cycle ways and walking routes into the development will be required to show how the area will be linked to surrounding settlements.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	MT-LT	Temp	Med		+	++	++	++	The site is currently inadequately served by public transport, although there are good connections to A180/M180 via A160. Access to the southern part of the site is good; however improvements are needed to the northern part of the site. The distance to the nearest train station, Thornton Abbey Rail Station, is over 3.5km to the west of the site. A number of road, railway, and public transport improvements are needed to provide better access to the site. This should lead to positive effects, especially in the medium to longer term.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x x	Local	MT-LT	Perm	Med		--	--	---	---	The site lies mostly in SFRA Flood Zone 2/3a but there are some parts that lie in SFRA Flood Zone 1. The majority of the site is therefore at risk of flooding. The site lies within SFRA Compartment 1T3: Immingham and North Killingholme. The Humber Estuary is the primary source of flood risk but there are also four fluvial sources. These are the East Halton and Stallingborough North Becks and two SOWs managed by NELIDB, the Habrough Marsh Drains and the South Killingholme Main Drain. Significant parcels of land lie within SFRA Flood Zone 2/3a. Along most of its frontage the compartment is protected against flooding from the estuary by an earth embankment	Development proposed on SFRA Flood Zone 2/3a land will require a Flood Risk Assessment. Policy SHBE-1 makes it clear that much progress has been made with Able UK on resolving flood risk and drainage issues and negotiations have reached an advanced stage regarding two planning applications by Able UK (Able Logistics Park at Halton Marsh and Able Marine Energy Project at Killingholme Marsh), who owns the majority of the allocated land. These negotiations include flood risk assessments, hydrological studies, a drainage study and new flood bank (see explanation below) and new wharf schemes abutting the Humber Estuary. These

			 		 	    	<p>with revetment and wave wall on the crest. Policy SHBE-1 allocates land within an area largely at high risk of flooding but appropriately designates it for port related development. It describes the site as being situated in a unique location and suited to a specific land use- that which is proposed on the site. The area of impermeable land is likely to increase as a result of development and future predictions for climate change and flood protection mean drainage measures will be required to enable development of the site. The DPD states that FRAs will be required for individual developments guided by the SFRA and PPS25 (now the NPPF Technical Guidance on flood and development) which should result in reduced overall risk. Policy SHBE-1 states that a Flood Risk Assessment will be required for individual developments. Land to the north of the Humber Sea Terminal will require a flood defence enhancement scheme to be resolved with the Environment Agency, Natural England and landowners in relation to the existing flood defences and proposed development behind these flood defences.</p> <p>Able UK's interest in the development of the site has resulted in two planning applications (Able Logistics Park (permission) and Able Marine Energy Park – Minister approved on 18<sup>th</sup> December 2013) covering the majority of the allocation. Progress has been made on addressing flood risk, drainage and nature conservation issues within a collaborative framework. This work is ongoing.</p>	<p>negotiations have principally involved Able UK, North Lincolnshire Council, Environment Agency, North East Lindsey Internal Drainage Board(now the North East Lindsey Water Management Board) and Natural England and are steered by the South Humber Gateway Board and Humber LEP. Flood risk guidance is offered by the SFRA and the EA Humber Flood Risk Management Strategy (2008) - currently in the process of review. Drainage guidance is offered by the recent North Killingholme Marshes drainage scheme study. The DPD suggests that negotiations between the EA, NELIDB, Natural England and the SHBGG are ongoing. It is clear that much progress has been made on the issue of flood risk on this site, but should Able UK not develop the majority of the site the detail already negotiated and agreed should be retained to be used as appropriate for any other development coming forward in the future. Policy SHBE-1 covers this point.</p> <p>Current negotiations between Able UK and the EA involve two scenarios in relation to the Humber Estuary Flood Bank to the north of the Humber Sea Terminal, as follows:</p> <ol style="list-style-type: none"> <li>1) If development is to go ahead at Halton Marsh the existing flood defences will need to be raised; and</li> <li>2) If development does not go ahead the EA propose a new cross flood bank to be constructed (east-west) just north of the Humber Sea Terminal northern boundary. This would mean land at</li> </ol>
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g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Med		-	--	--	--	Development of the site is likely to lead to an increase in road transport use with implications for local air quality. Furthermore, the expected uses on the site comprise heavy industry, which is also likely to contribute to air pollution. The location of the site in proximity to local communities is likely to lead to negative effects in relation to public exposure to air pollution. Effects are likely to increase over time, as development progresses. The policy wording states that an air quality assessment may be required, although it does not state under which circumstances this may be the case.	In accordance with CS Policy CS26, sustainable transport modes should be prioritised for access to the site. Development proposals should have due regard to the South Humber Bank Transport Strategy 2008. The policy should state under which circumstances an air quality assessment will be required. It is suggested that vegetation is planted throughout the site. This will help to provide sequestration for pollutants with an aim to improving local air quality, as required in CS Policy CS16.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST-LT	Temp	Med		--	--	--	--	Development of this area could lead to the loss of a number of Local Wildlife Sites (LWS), including East Halton Disused Railway Line and Station Road Field. It could also impact on other LWSs such as East Halton Pits, Chase Hill Wood, Burkinshaw's Covert and Rosper Road Pools. Habitats in this area include woodlands, important hedgerows, ponds, reedbed, neutral grassland and brownfield. Protected and priority species affected include bats, badgers, water vole, great crested newts, palmate newts, common toads and woodland and farmland birds. Policy SHBE-1 states that "Development of the site shall only take place if there has been appropriate consideration given to ... local protected sites for nature conservation."	Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) or protected or priority habitat or species shall not be approved unless it can be clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site or feature. In all cases where development is permitted which may cause such damage, the damage shall be kept to a minimum. Planning obligations shall be used to ensure the protection and enhancement of each site's nature conservation value. Compensatory measures will be used if necessary. Biodiversity enhancements should be incorporated into site design. Future developments will have to pass the tests of the EU Habitats Regulations. Where waterbird mitigation is required it will need to comply with the emerging SHB Mitigation Strategy.

		Protect and enhance woodland areas?	X	Local	ST-LT	Perm	Med		--	--	-	-	There are small areas of woodland in the proposed allocation area and woodland LWSs immediately adjacent to the allocation. These areas could be lost or adversely affected. Policy SHBE-1 includes requirements for on-site and off-site landscaping schemes to be considered within the framework of the South Humber Bank Landscaping Initiative which is likely to reduce the extent of this negative effect, principally in the long term. However, loss of woodland as a result of development is likely.	Development should not encroach onto areas of woodland, unless there are reasons for the encroachment that outweigh the importance of the woodland. An ecological survey needs to be undertaken prior to planning applications to ensure that ecological interests are protected and landscaping should be used to minimise the effect of development on wooded areas. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".  On-site and off-site landscaping schemes shall be considered within the framework of the South Humber Bank Landscaping Initiative in relation to development proposals.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						---	---	---	---	Development of this area could lead to the loss of a number of Local Wildlife Sites (LWS), including East Halton Disused Railway Line and Station Road Field. It could also impact on other LWS such as East Halton Pits, Chase Hill Wood, Burkinshaw's Covert and Rosper Road Pools. Policy SHBE-1 states that "Development of the site shall only take place if there has been appropriate consideration given to the ... local protected sites for nature conservation."	Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) shall not be approved unless it can be clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site. In all cases where development is permitted which may cause such damage, this shall be kept to a minimum. Planning obligations shall be used to ensure the protection and enhancement of each site's nature conservation value. Compensatory measures will be used, if necessary.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites	X X	Reg/Nat	ST-LT	Perm	Med		---	---	--	---	Land-based development must allow for the potential future development of a port along the Humber Estuary frontage between Immingham Port and the Humber Sea Terminal. Such a development would have an	SHBE-1 states that development of the site shall only take place if there has been appropriate consideration given to the international, national and local protected sites for nature

		and SACs?												<p><i>adverse effect on the integrity</i> (AEOI) of the Humber Estuary SAC, SPA and Ramsar Site. It could, therefore, only go ahead given no alternative, given imperative reasons of over-riding public interest and given the provision of adequate compensatory measures.</p> <p>North Killingholme Haven Pits SSSI is part of the Humber Estuary SPA/Ramsar site. Any intensification of development in this area could also be AEOI. Planning obligations will be required to ensure that development does not adversely affect this site.</p> <p>The allocation includes land used by significant numbers of SPA/Ramsar waterbirds for feeding, roosting and loafing. Development of the site would also affect adjacent sites that are similarly used.</p>	<p>conservation. This includes complying with the European Habitat Regulations (Birds and Habitat Directives).</p> <p>Future development will have to pass the tests of the EU Habitats Regulations. Where waterbird mitigation is required it will need to comply with the SHB Mitigation Strategy. Off-site mitigation may also be required.</p>
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Med		-	-	-	-	<p>The site is located within the South Humber Bank Landscape Initiative (SHBLI), against which landscaping proposals will be considered. The policy states that a structural landscape scheme will be required as a buffer to limit the visual impact of development. This could reduce the overall negative effects of heavy industrial development on site.</p>	<p>No mitigation suggested. Development should be in accordance with the Green Infrastructure Strategy to be developed in North Lincolnshire in accordance with CS Policy CS16.</p> <p>On-site and off-site landscaping schemes shall be considered within the framework of the South Humber Bank Landscaping Initiative in relation to development proposals.</p>	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	LT	Perm	Med		-	-	--	--	<p>The site is currently undeveloped. The potential creation of 10,000 jobs at the South Humber Bank is likely to lead to an increase in road transport use and may increase congestion. However, the South Humber Bank Transport Strategy (2008) states that there are a number of transport improvements in the pipeline relating to £137.5M of investment in new transport infrastructure. These include: A160</p>	<p>In accordance with CS Policy CS25 on Sustainable Transport, the need to travel should be minimised and transport demand-management measures should be integrated in the development. The policy could state that the Transport Assessments should consider the impacts on the highway network in the short and medium as well as longer term. Policy SHBE-1 states that</p>	



		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	+++	+++	The policy states that robust travel plans, cycling and walking routes will be required to demonstrate how the site will be sustainably linked to surrounding settlements. This will help to reduce the need to travel by car in the local area.	Policy SHBE-1 states that development proposals should have due regard to the South Humber Bank Transport Strategy 2008.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗✗	Local	ST-LT	Perm	High		--	--	--	--	There are two listed buildings within the vicinity of the site, including a Grade I listed church and a line of four medieval moated sites designated as Scheduled Monuments as well as three listed lighthouses on the southeast side of the site. Development could lead to negative effects on heritage assets, although given the context of the site these effects are not considered to be significant. Numerous Heritage Assets of archaeological significance are recorded within this site and there is potential for unrecorded heritage assets to be present.	It is important that future development protects the historic environment assets and their settings in line with CS6: Historic Environment. The presence of the Scheduled Monuments and other designated heritage assets have been included as part of the reasoned justification. In addition, the policy sets out a requirement that development proposals will need to conserve those elements which contribute to their significance. Policy SHBE-1 states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	ST-LT	Perm	Med		--	--	--	--	Development will lead to the loss of large areas of agricultural land of grade 3. This will lead to negative effects against this objective.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST-LT	Temp	Low		--	--	--	--	The site is set next to a deep water estuary and includes a groundwater source protection zone (Lincolnshire Wolds Aquifer). The site is already home to heavy industry, with chemical companies providing 27 per cent of the UK's oil refinery capacity. Opportunities for chemical industries will be maximised, alongside port and renewable energy generating activities. The extent of development proposed for the site could potentially lead to water pollution. The policy states	The South Humber Bank Gateway Delivery Group (Anglian Water and North East Lindsey Internal Drainage Board) are seeking to manage surface water flows and flood risk on site and in the adjacent area. Water provision and sewerage upgrading is also ongoing. The DPD states that these works should be considered in proposals. Types of pollution to be minimised should be specific in the policy text. This should include water, light, odour, noise and air

														that 'pollution and waste control measures should be implemented wherever practical and relevant to the proposed development.' This could lead to a reduction in water pollution. The protection of water quality will be intrinsically linked with the need to protect biodiversity designations. Policy SHBE-1 states that a surface water and sewage management solution is required to accommodate development on the site to the satisfaction of the Anglian Water Authority.	pollution.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-		This site is principally greenfield and as such is unlikely to require any remediation prior to development. However, the policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-MT	Perm	Low		--	--	--	--		Due to the likely nature of development on site to comprise heavy industry, it is likely that high levels of noise and light pollution will result from the development. The policy requirement to reduce visual impacts through screening could also reduce light and noise pollution to a small degree, although this is not specified. The policy states that noise quality assessments may be required, although does not state under which circumstances this may be the case.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light and odour pollution. Policy SHBE-1 states that pollution and waste control measures should be implemented, wherever practical, and be relevant to the proposed development.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Reg/Nat	LT	Perm	Med		++	++	+++	+++		The site has good potential to become the Global Gateway of the north of England, attracting investment. There is the potential for the creation of 10,000 jobs on the South Humber Bank. Effects will be most significant over time as development levels increase.	None identified.

		Increase the total number of VAT registered businesses?	✓✓	Reg/Nat	LT	Perm	Med		++	++	+++	+++	It is likely that considerable investment in the area will lead to an increase in the number of local businesses. Effects will be most significant over time as development levels increase.	None identified.
		Encourage inward investment?	✓✓	Reg/Nat	LT	Perm	Med		++	++	+++	+++	The South Humber Bank site is the main strategic employment site in North Lincolnshire. DPD text suggests that potential investments at the port complex could be worth over £3bn over the next 10 years.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	?	Local	ST-LT	Temp	Low		+/-	+/-	+/-	+/-	The site location is within a relatively deprived rural area. The allocation of employment sites here may contribute to increased employment provision, services and facilities and thus help to improve the vibrancy of the local area. However, increased pollution could have a negative effect on local settlements if not adequately mitigated.	Assessments could be required to monitor the effects of pollution such as air, noise, odour and light, on local settlements. Policy SHBE-1 states that pollution and waste control measures should be implemented, wherever practical, and be relevant to the proposed development.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓✓	Sub Reg	ST-LT	Temp	Low		+++	+++	+++	+++	Suitable for various port related industries, in particular chemical and electrical. This could help to contribute to the overall mix of employment opportunities. Policy SHBE-1 states that the site should provide only B1, B2 and B8 industrial land uses that are associated with port activity, and ancillary development that is associated with port activities. This includes the scope to create a new port along the Humber Estuary frontage between Immingham Port and the Humber Sea Terminal.	It should be ensured that the provision of employment matches local needs.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-LT	Temp	Low		+++	+++	+++	+++	Development is within a rural area and so will contribute to this objective.	None identified.

t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	x	Sub-Reg	ST-LT	Temp	Med	-	-	-	-	Increasing the development of heavy industry in a sensitive location such as the Humber Estuary is likely to have negative effects on the tourism value of the site. However, the presence of existing industry will minimise the significance of effects.	See assessment and recommendations under objectives h and i.
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Table J.2 - Site NKAЕ-1

NKAЕ-1 North Killingholme Airfield (Former reference numbers IN1-2, 31-1)													
		Effects					Assessment						
SA Objective		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm	Summary of Effects	Recommendation/Mitigation	
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	-					0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such.	None identified.
		Be in accordance with the settlement hierarchy?	-					0	0	0	0	It is considered that the nature of the development is not applicable to the settlement hierarchy as the proposed development is to support the proposals at the South Humber Bank.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low	0	++	++	++	Ferry ward is ranked 11 <sup>th</sup> of the 17 North Lincs wards in the IMD (2010). Nevertheless, there are small pockets of deprivation in this ward, specifically within North and South Killingholme villages. The allocation of employment sites here may contribute to increased employment provision, services and facilities and thus help to tackle deprivation.	It should be ensured that a range of types of employment are provided to meet the skills base of the local population. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Low		0	+	+	+	The site is currently inadequately served by public transport. The distance to Ulceby Rail Station is 3km from the site. However, the development of employment in the area may increase overall accessibility to employment opportunities.	Pedestrian and cycle access to the site should be integrated and connected to a wider town network to reduce the need to travel and improve accessibility in accordance with CS Policy CS25. The policy could require Travel Plans, as are required for policy SHBE-1.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Low		0	+	+	+	The site is currently inadequately served by public transport. The distance to Ulceby Rail Station is 3km from the site. Access to the wider strategic network at the moment is achieved via the A160 to the south. However, there is no direct access to the A160 with the C class road that links East Halton, North and South Killingholme to the strategic highway network being used. The policy requires that a Transport Assessment will be required to demonstrate that the development will have no adverse effects on the highway network.	Pedestrian and cycle access to the site should be integrated and connected to a wider town network to reduce the need to travel and improve accessibility in accordance with CS Policy CS25. The policy could require Travel Plans, as are required for policy SHBE-1.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Temp	Med		0	++	++	++	The site is within Flood Zone 1 but a Flood Risk Assessment will be required because the site is greater than 1 hectare. The development of the site will increase surface water run-off and a surface water drainage strategy should be considered, particularly as there appears to be no such strategy applied to the existing developed area of the ex airfield.. This should help to minimise effects. Policy NKAE-1 requires that an FRA should be prepared as part of the application	The site lies within SFRA Flood Zone 1 but an FRA will be required and a surface water drainage management strategy is recommended as there is no such drainage strategy applied to either the undeveloped area or the existing developed area. It is therefore suggested that a requirement for a surface water drainage management strategy is included in Policy NKAE-1. Policies CS18 and 19 require that, wherever practicable, SUDS are incorporated to manage

												process to assess and mitigate the risk of flooding from surface water drainage. Where practical, Sustainable Urban Drainage Systems should be incorporated into the development.	surface water drainage. The North and North East Lincolnshire SFRA Review and the NPPF technical guidance on development and flooding will guide the development of FRAs and a surface water drainage strategy. The inclusion of a requirement for an FRA and a surface water drainage strategy is appropriate for inclusion in the policy wording as a specific reminder to any potential developer.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	?	Local	ST-MT	Temp	Med	0	+/-	+/-	+/-	The site is classified as previously developed land, comprising a former airfield. This will lead to positive effects against this objective. However, there are large tracts of undeveloped agricultural land surrounding the former runways, which could be negatively affected by proposals.	Proposals should be developed in accordance with the Green Infrastructure Strategy being developed under CS Policy CS16.
		Encourage the development of industrial land?	-					0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Temp	Med	0	--	--	--	Development of the site is likely to lead to an increase in road transport use with implications for local air quality. The policy seeks that pollution control measures are implemented, although it is unlikely that these will extend to traffic controls. Effects are likely to be significant in the medium to long term as development proposals are realised. Policy NKAE-1 states that an Air Quality Impact Assessment may be required.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car. It is suggested that vegetation is planted throughout the site. This will help to provide sequestration for pollutants with an aim to improving local air quality, as referred to in CS Policy CS16. Policy NKAE-1 should state under which circumstances an air quality assessment will be required.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓✓	Local	ST	Temp	Med		-	-	+/-	+/-	The site is largely hardstanding, with industrial buildings and arable land - all of low biodiversity value. However, there is some woodland and there may also be important brownfield habitats. A Phase1 Habitat Survey for application PA/2012/0747 covered part of the area and revealed potential for a number of protected species. Policy NKAE-1 requires that a further Ecological Survey be undertaken.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17.  Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						-	-	+/-	+/-	There are some copses and areas of broadleaved woodland in the north east corner of the allocation. These could be lost to development.	Development should not encroach on significant areas of woodland, unless there are reasons for the encroachment that outweigh the importance of the woodland. An ecological survey needs to be undertaken prior to planning applications to ensure that ecological interests are protected and landscaping should be used to minimise the effect of development on wooded areas. Street trees should be incorporated into designs in accordance with the SPG "Trees and Development!".
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						0	0	0	0	Site is not on or near any locally designated areas.	None identified.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Perm	Med		0	0	0	0	The site is within 3.4km of the Humber Estuary protected sites (SPA, SAC and Ramsar sites). Development of the site would not have a likely significant effect (LSE) on the SAC. The presence of buildings, woodland and electricity pylons on site render the land unlikely to support significant numbers of waterbirds associated with the Humber Estuary SPA and Ramsar site. Furthermore, the site is separated from the Estuary by oil refineries which are expected to discourage waterbird movements. Overall the allocation will have no LSE on the Humber Estuary SAC, SPA or Ramsar Site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	✓	Local	ST-LT	Temp	Low		0	+	+	+	The site is located within the SHB Landscape Initiative area. It is likely that development on site will be in accordance with this programme, although this is not specified in the policy or supporting text as is the case for SHBE-1.	Development should incorporate a landscape planting scheme to maintain and improve the quality of local landscape in accordance with CS Policy CS16. This requirement should be included in the policy wording or supporting text.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	MT-LT	Perm	Med	0	--	--	--	Site development is likely to lead to an increase in road transport use and may increase congestion on the A160. The policy states that a Transport Assessment will be required, to demonstrate that the development will have no adverse effects on the highways network. This could minimise negative effects although an increase in traffic is likely in the medium to long term. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered only as a last resort, and developers should therefore seek to implement sustainable transport options for people using the development. Significant improvements to existing internal infrastructure are required.	In accordance with CS Policy CS25 on Sustainable Transport, <b>the need to travel should be minimised and transport demand-management measures should be integrated into the development.</b> NKAE-1 requires that vehicular access points and improvements to Lancaster Approach will need to be agreed with the Highways Authority. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highway network. The Transport Assessment will be accompanied by a Travel Plan and will need to identify mitigation measures to minimise the adverse impact on the transport network.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	x	Local	ST-LT	Temp	Low	0	-	-	-	The site location is not easily accessible by public transport or by foot and it is likely to increase the reliance on private car use in the absence of specific policies, measures and infrastructure provision.	In accordance with CS Policy CS25 on Sustainable Transport, the need to travel should be minimised and transport demand-management measures should be integrated in the development.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	x	Local	ST-LT	Temp	Low	0	-	-	-	The site location is not easily accessible by public transport or by foot and it is likely to increase the reliance on private car use in the absence of specific policies, measures and infrastructure provision.	In accordance with CS Policy CS25 on Sustainable Transport, the need to travel should be minimised and transport demand-management measures should be integrated in the development.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	X X	Local	ST-LT	Temp	Med		--	--	--	--	The development of the site will include the redevelopment of a former airfield. This may include some important heritage artefacts that could be lost through the development of the site. There are a number of designated heritage assets in the vicinity of this site, including a Grade I listed church and four medieval moated sites designated as Scheduled Monuments. Heritage Assets of archaeological significance are recorded within this site and there is potential for unrecorded heritage assets to be present. Policy NKAE-1 requires that an assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of designated assets within the vicinity, especially the Scheduled Monuments to the east of this allocation and the Grade I Listed Church at East Halton. Development proposals should ensure that those elements which contribute to their significance are conserved.	In accordance with CS Policy CS6, development proposals should seek to retain features of the site that have heritage value.  An assessment will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of designated assets within the vicinity, especially the Scheduled Monuments to the east of this allocation and the Grade I Listed Church at East Halton. Development proposals should ensure that those elements which contribute to their significance are conserved.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	X	Local	ST-LT	Perm	Med		0	-	-	-	Development will affect agricultural land of grade 3 although the site is classified as previously developed.	A green infrastructure strategy could seek to retain a proportion of agricultural land from development to minimise negative effects.
		Avoid development in areas protected for water quality reasons?	X	Local	ST-LT	Temp	Low		0	--	--	--	The site is within the Lincolnshire Wolds Aquifer groundwater source protection zone (total catchment). Development of the site could increase the potential for pollution to groundwater	Potential harm to water or land resources should be mitigated prior to and during operation of the site. This could fall under pollution control measures. Types of pollution should be specified

												resources. Effects are likely to increase in the medium to long term as development levels increase. The current ecological quality of Skitter Beck is 'poor', a trend expected to continue to 2015 (WFD). Local reinforcements may be required regarding provision of water dependent upon the type/scale of development. Infrastructure upgrades may be required to South Killingholme sewage treatment works.	for clarity. The text which states 'local reinforcements may be required regarding provision of water dependent upon the type/scale of development' is unclear and should be reworded for clarity. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991. This applies to all categories of development and all flood risk areas.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	0	+	+	+	The site is previously developed land and thus has the potential to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of contaminated land is likely, with positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	0	--	--	--	It is likely that noise and light pollution will result mainly from traffic associated with the employment uses on site, particularly storage and distribution. This could affect nearby communities. The policy states that pollution control measures should be implemented, which may reduce this effect to some degree. However, the policy does not state the types of pollution to be controlled, nor the effects to be mitigated against. Policy NKAE-1 suggests that a Noise Impact Assessment may be required.	Light and noise pollution assessments should be undertaken and appropriate mitigation measures adopted.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Sub-Reg	MT-LT	Temp	Med	0	+++	+++	+++	Development of this site in North Killingholme is likely to increase employment opportunities for residents in nearby settlements. Employment is likely to increase over time as development proposals are realised. Policy NKAE-1 states that delivery of the site is expected in the 2nd phase of the plan period (2017-2022). The site should be developed for a mix of B1 (Business/Light Industrial) and B8 (Storage and Distribution) uses.	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Reg/Nat	LT	Temp	Med	0	++	+++	+++	It is likely that considerable investment in the area will lead to an increase in the number of local businesses. Effects will be most significant over time as development levels increase.	None identified.
		Encourage inward investment?	✓✓	Reg/Nat	LT	Temp	Med	0	++	+++	+++	Development of the site in association with the activities at the South Humber Port is likely to lead to increased inward investment over time.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓✓	Local	MT-LT	Temp	Med	0	++	+++	+++	The site location is within relatively deprived rural area. Increased employment levels here may contribute to an increase in vibrancy within the communities over time.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓✓	Local	ST-LT	Temp	Low	0	++	++	++	The development of this site would broaden North Lincolnshire's economic diversity. It also has scope to displace some land intensive uses, such as car storage, from the Bank that would free up land there for high-end key estuary related uses.	It should be ensured that the provision of employment matches local needs.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural	✓	Local	ST-LT	Temp	Low	0	+	+	+	Development is within a rural area and so will contribute to this objective.	None identified.

		areas?													
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-							0	0	0	0	No obvious effects	None identified.

Table J.3 - Site SCUE-1

SCUE-1 Normanby Enterprise Park (Former reference numbers IN1-3, 36-70)														
SA Objective		Effects					Assessment				Summary of Effects	Recommendation/Mitigation		
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Temp	Med		++	++	++	++	The development is within the settlement boundary and will be on previously developed land. The site was formerly Normanby Park Steel Works that closed in 1981.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med		+++	++	++	+++	The settlement hierarchy (Core Strategy Policy CS1) requires that development should be focused on: 'previously developed land within Scunthorpe urban area, followed by appropriate small scale greenfield extensions.' The proposed development is in line with these requirements.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low		++	++	++	++	According to the IMD (2010), in North Lincs the most acute problems of deprivation are concentrated in the six Scunthorpe town wards together with the Burringham and Gunness ward. The ward within which this development lies is Crosby and Park ward which is ranked 4 <sup>th</sup> of the 17 North Lincs wards. Therefore, an increase in employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle poverty and inequality.	It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓✓	Local	MT-LT	Temp	Med	++	+++	+++	+++	The site has good public transport links with access to a half-hour bus service throughout the working daily hours. Further, the policy requires that good footpaths and cycle provision should be provided throughout the site, linking the development with local services, residential areas and the wider rights of way networks. This could increase accessibility to employment for a greater number of people especially in the medium to long term as development proposals and associated works are realised. The site is approximately 300m from Phoenix Parkway Local Nature Reserve which could help accessibility to natural green space for employees.	None identified.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is situated approximately half a mile from the M181 and located just off the A1077. The site has good public transport links with access to a half-hour bus service throughout the working daily hours.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The site lies within SFRA Flood Zone 1 but the size of the site requires a FRA, including the use of SUDS to reduce surface water runoff where practicable. SCUE-1 requires that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development. Local reinforcements may be required regarding provision of water and disposal of waste water and surface water dependent upon the type/scale of development.	The size of the site means that an FRA will be required. It is suggested that the policy could incorporate the use of Green Infrastructure as part of a SUDS scheme, in accordance with Core Strategy Policies CS16 and CS18. It is considered that the policy appropriately suggests that surface water drainage improvements may be required and this should be assessed in the planning application process.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site is partially developed comprising of a number of large hard standing areas, and the entire allocation being industrial land.	It is recommended that, wherever possible, existing buildings are re-used and materials recycled onsite in accordance with CS Policy CS20.
		Encourage the development of industrial land?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The site is partially developed comprising of a number of large hard standing areas, and the entire allocation being industrial land. Design must be in accordance with Core Strategy Policy CS5.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Temp	Med		-	-	-	-	The development is unlikely to increase existing levels of traffic. However, this effect may be reduced through policy requirements to improve accessibility by sustainable modes, and the proximity of the site to a regular bus service. The policy states that Air Quality Assessments may be required, although no information about under which circumstances this may be required is provided.	It is suggested that vegetation is planted throughout the site. This will help to provide sequestration for pollutants with an aim to improving local air quality, as in CS Policy CS16. The policy should state under which circumstances an air quality assessment will be required.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✗	Local	ST-LT	Temp	Low		--	--	+/-	+/-	The allocation site lies immediately adjacent to Conesby Quarry Local Nature Reserve (LNR), Phoenix LNR and Phoenix Parkway LNR. Parts of the allocation site itself are of Local Wildlife Site (LWS) quality for Open Mosaic Habitats on Previously Developed Land (OMH).	An ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design. Enhancements should focus on provision of open mosaic habitats (OMH) for species such as Grayling butterfly and off-site enhancement of neighbouring Local Nature Reserves, to compensate for loss of OMH on-site.
		Protect and enhance woodland areas?	-						-	-	+/-	+/-	The allocation site lies adjacent to several areas of broadleaved woodland, including Phoenix Parkway LNR. Noise, visual disturbance and lighting could impact on species using the woodlands.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in



k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low		-	-	-	-	Development in this area is likely to lead to an increase in traffic, which could lead to congestion. The policy states that the Highways authority will be seeking improvements to the existing staggered junction on the A1077 to the north of the site, which should help to reduce effects on the transport network. Further, the policy requires that access will use the existing distributor roads, and not have direct access to the A1077 Winterton Road. SCUE-1 states that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highways network. Vehicular access should be from existing distributor roads that serve the wider Enterprise Park. The Highway Authority will as part of any development on this area of land be seeking contributions from developers for improvements to Normanby Road and the Normanby Road/Mannaberg Way roundabout.	See general recommendations below.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-	Local	ST-LT	Temp	Med		0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	MT-LT	Temp	Med		++	+++	+++	+++	SCUE-1 requires that good footpaths and cycle provision should be provided throughout the site, linking the development with local services, residential areas and the wider rights of way networks. This could increase accessibility to employment for a greater number of people especially in the medium to long term as development proposals and associated works are realised.	None identified.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	X X	Local	ST-LT	Temp	Med		--	--	--	--	The western edge of the site is adjacent to a Scheduled Monument (Flixborough Saxon Nunnery and the site of All Saints Medieval Church and Burial Ground). In addition, there is also a moated site to the east of the monument, which is demonstrably of national importance. Negative effects on this site are likely, although may be mitigated through the Core Strategy policies. SCUE-1 requires that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment. Particular regard will need to be undertaken of the impact of any proposals upon those elements which contribute to the significance of the Scheduled Monument to the west of this allocation and to the moated site which lies within this site, including their settings. Development proposals should ensure that those elements which contribute to their significance are conserved and that enhancement measures are sought.	CS6 seeks to protect, conserve and enhance North Lincolnshire's historic environment. Measures that seek to enhance the setting of the heritage assets, in particular of the moated site, will be sought. A Heritage Assessment should be undertaken for submission with any planning application and measures implemented to minimise and mitigate potential effects to heritage assets on and adjacent to this area in accordance with CS6. If it is likely to result in harm to these assets then the extent of the allocation should be reduced to ensure that this harm is minimised.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low		+	+	+	+	The site comprises previously developed land and, therefore, may reduce the loss of agricultural land to development elsewhere in the plan area.	None identified.

		Avoid development in areas protected for water quality reasons?	x	Local	ST	Temp	Low	--	+	+	+/-	The current ecological and chemical water quality of the closest watercourse is 'good'. The site comprises a former Steel Works. Remediation activities could pose a threat to groundwater resources in the short term. However, it is regarded that the development on site will lead to a medium to long term improvement in water quality, due to the uses on site having less potential for the creation of pollution than previously. Policy SCUE-1 states that local reinforcements may be required regarding the provision of water and disposal of waste water and surface water dependent on the type/scale of development. This could have positive effects.	It should be ensured that any potential hazards to water resources from ground contamination are minimised, especially during construction phases. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	++	++	++	++	SCUE-1 comprises land that formed part of the Normanby Park Steel Works, and is therefore likely to be contaminated. Policy SCUE-1 states that a contaminated Land Survey may be required. Further restoration/remedial work will be required for the south western area of the site before that part can be developed. Remediation of contaminated land is, therefore, likely to have positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The employment area is located within the Normanby Enterprise Park (non sensitive uses). The policy requires that a noise impact assessment may be required although doesn't specify under which circumstances this may be the case.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	MT-LT	Temp	Med		+	++	++	++	It is likely that the increase in employment land for development will increase employment levels in Scunthorpe. The site is currently occupied by a few quality larger-scale business premises; including office accommodation, light industrial, and storage and distribution uses. Effects are likely to increase in the medium to long term as the skills base develops within the local area and development proposals are realised. The site should be developed for a mix of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution) uses. The delivery of the un-reclaimed part of the site is expected in the 3 <sup>rd</sup> phase of the plan period (2016-2026) with the remaining readily developable areas expected to be delivered in the 1 <sup>st</sup> to 2 <sup>nd</sup> phases (2011-2022).	None identified.
		Increase the total number of VAT registered businesses?	✓	Sub-Reg	LT	Temp	Low		+	+	++	++	It is likely that the development will attract some inward investment and thus increase the overall number of businesses in the area in the long term.	None identified.
		Encourage inward investment?	✓	Sub-Reg	LT	Temp	Low		+	+	++	++	The development of the site in the Scunthorpe area could help to improve the image of the town, leading to an increased potential for investment. The ELR considers that the enterprise park has the potential to attract quality business developments. This effect is likely to be most effective in the long term as more improvements are made, which could result in cumulative benefits.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	MT-LT	Temp	Low		+	++	++	++	Scunthorpe currently experiences high rates of unemployment. An increase in employment levels could help to reduce local deprivation, which could improve vibrancy over time.	See recommendations under objective b.

r	To increase the diversity of employment.	Encourage a range of employment types?	✓✓	Local	MT-LT	Temp	Med		++	++	+++	+++	The site is proposed for a mix of B1 (Offices), B2 (Light Industrial) and B8 (Storage and distribution) uses. However, the development site is suitable for mixed uses of light industrial and retail, which will help to improve the diversity of employment over time as development proposals are realised.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table J.4 - Site SCUE-2

SCUE-2 Mortal Ash Hill (Former reference number 36-66)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	x	Local	ST-LT	Temp	Med		-	-	-	-	The site is adjacent to but outside the settlement boundary. It is classified as greenfield – the existing land uses are open scrubland, agricultural land and woodland. Design must be in accordance with Core Strategy Policy CS5. Delivery of the site is expected in the early phase of the plan period (2010-2016).	CS Policy CS1 requires that development should be focused on previously developed land within the Scunthorpe urban area.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The site is adjacent to Scunthorpe and, as such, is regarded to be in broad conformity with the settlement hierarchy.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	+++	++	++	++	<p>According to the IMD (2010), in North Lincs the most acute problems of deprivation are concentrated in the six Scunthorpe town wards together with the Burringham and Gunness ward. Therefore, an increase in employment sites here may contribute to increase employment provision, services and facilities and thus help to tackle poverty and inequality. The allocation is close to Ashby ward, which has high levels of deprivation. However, the ward within which the employment site is located is Ridge Ward, where educational attainment is above average in this ward and with much lower than average rates of unemployment and dependence on benefits. Effects are likely to be increasingly positive in the short term as the delivery of the site is expected in the early phase of the plan period (2010-2016). Benefits will be experienced across the wider area over time.</p>	<p>It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.</p>
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c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med		+	++	++	++	The site is located close to Scunthorpe. The policy states that the site will require access from a new roundabout on the A18. The policy requires that good footpaths and cycle provision should be provided through the site, linking development with local services, residential areas and the wider rights of way. This could help to improve accessibility to employment for local people over the medium to long term as opportunities are developed. The proximity of the site to a nature reserve could help to improve access to green space for employees. However, the development of the site could decrease access to greenspace for other local people.	It is recommended that the site-specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to. In this case, the more deprived areas of Scunthorpe should be prioritised for connections by sustainable modes, to improve accessibility.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Perm	High		++	+	+	+	The DPD states that there is currently no direct access onto the A18 Mortal Ash Hill. However, the policy states that vehicular access points should be achieved from a new roundabout on the A18 that could potentially serve both the business park and Tata Steelworks.	A Transport Assessment will be required as it is anticipated that this site will have a major impact upon the operation or safety of local and strategic road networks. This will need to be accompanied by a Travel Plan and will need to identify mitigation measures to minimise the adverse impact on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered as a last resort, therefore developers should seek to implement sustainable transport options as a priority.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is within Flood Zone 1 and is greater than 1 hectare. The policy requires that a FRA should be prepared and that SUDS should be used where practicable. Policy SCUE-2 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage.	An FRA is required as this is provided in CS19, NPPF technical guidance on flooding and development and the North and North East Lincolnshire SFRA. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for Green Infrastructure within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the Core Strategy.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Perm	High	+	+	+	+	The site is comprised of agricultural land, small woodland and an area of previously developed land. Based on aerial photography, it is regarded that the majority of the site is greenfield land, with approximately a quarter of the site previously developed.	It is recommended that, wherever possible, existing buildings are re-used and materials recycled onsite in accordance with CS Policy CS20.
		Encourage the development of industrial land?	?	Local	ST-LT	Perm	High	+/-	+/-	+/-	+/-	The site will involve the development of greenfield and previously developed land. The extent of the previous use is not known, therefore the effect is considered unclear.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	ST-LT	Temp	Low		--	--	--	--	<p>The site lies adjacent to A18. As a large employment site, the area is likely to generate an increase in traffic, and subsequent deterioration of local air quality. However, the requirement for access provision by walking and cycling may reduce this effect. Further, the requirement for a transport assessment seeks that there will be no adverse effects on the highway network, which may encourage developers to try to reduce traffic growth that could minimise negative effects. Policy SCUE-2 states that an Air Quality Impact Assessment may be required.</p>		<p>An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic. There is the requirement for a transport assessment to be undertaken that seeks that there will be no adverse effects on the highway network.</p>
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST-LT	Temp	Med		--	-	-	-	<p>Recent surveys revealed this site to be of Local Wildlife Site quality for species of acid grassland and open mosaic habitats. However, conversion to arable farming has destroyed much of the natural interest, except around hedgerows and arable margins. Compensation for this loss should be sought through planning obligations associated with development.</p>		<p>Policy SCUE-2 states that an Ecology Survey is required. A net biodiversity gain should be sought onsite through compensation and mitigation measures. These should be incorporated prior to development onsite (CS17). Green Infrastructure could be encouraged through Policy CS16. It is suggested that the site-specific policy includes reference to the requirements on site, such as the potential species and habitats that may be present. This could reflect the origins of the nature conservation designation. Further to this, the policy wording should be modified to refer to features protected for nature conservation, not just landscape importance.</p>

		Protect and enhance woodland areas?	x	Local	ST-LT	Perm	Med	--	-	-	-	Development could impact upon woodland within Ashbyville Local Nature Reserve (LNR). Landscaping should use native species of local origin to buffer the woodland against the effects of development.	Existing valuable trees located on site should be preserved and incorporated within a landscape strategy for the development. Landscaping should use native species of local origin to buffer the woodland against the effects of development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x	Local	ST-LT	Temp	Med	--	-	-	-	The site is designated as a Local Wildlife Site, though its value has been lost through conversion to arable farmland. The site lies next to woodland, grassland and open water within Ashbyville LNR.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design. A 15 metre habitat buffer should be established and managed between developed land and the LNR.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x x	Local	ST-LT	Temp	Low	---	--	-	--	The site is currently located within the open countryside and is partially located within an Area of High Landscape Value. To the west lies Ashby Ville pond with further agricultural land to the east and south.	Development will be required to implement a landscape planting scheme to minimise impacts on local landscape in accordance with CS Policy CS16. Measures specific to the particular location could be specified within the policy wording to improve the effects of development.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low	-	--	-	-	<p>The site lies adjacent to A18, one of the main arterial routes into Scunthorpe. As a large employment site, traffic levels are likely to increase. However, the requirement for access provision by walking and cycling may reduce this effect. Further, the requirement for a transport assessment seeks that there will be no adverse effects on the highway network, which may encourage developers to try to reduce traffic growth that could minimise negative effects. Policy SCUE-2 states that vehicular access points should be achieved from a new roundabout on the A18 that could potentially serve both the business park and the Tata Steelworks to the north and will need to be agreed with the Highways Authority. A Transport Assessment will be required for development at this site as it is anticipated that this site will have a major impact upon the operation or safety of local and strategic road networks. The Transport Assessment will be accompanied by a Travel Plan and will need to identify mitigation measures to minimise the adverse impact on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered only as a last resort, and developers should therefore seek to implement sustainable transport options for people using the development.</p>	<p>An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic. Specific measures could be encouraged such as the development of a regular bus service to Scunthorpe.</p>
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l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✗	Local	ST-LT	Temp	Med	--	-	-	-	The policy for the site specific allocation does not include reference to the improvement of public transport accessibility to the site. This could have negative effects against this objective.	An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic. Specific measures could be encouraged such as the development of a regular bus service to Scunthorpe.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Temp	Med	+	+	+	+	Policy SCUE-2 states that footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and the wider rights of way networks. This could help to encourage walking and cycling as modes of transport over time. However, the site is not located directly adjacent to residential areas and so development in this location does not reduce the need to travel.	See recommendation under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Perm	Low	-	-	-	-	The site is located approximately 1000m from a Scheduled Ancient Monument (SAM) – the Raventhorpe Medieval Settlements Earthworks and is unlikely to cause adverse effects on the surrounding heritage assets.  Policy SCUE-2 states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗✗	Local	ST-LT	Perm	Low	--	--	-	--	One of the existing uses on site includes agricultural land.	It is suggested that the parts of the site that comprise agricultural land are retained and developed last if and when they are required. It is recommended that a Green Infrastructure strategy for the site incorporates the retention of some land of high quality that could be utilised for environmental and social benefit, such as allotments.

		Avoid development in areas protected for water quality reasons?	XX	Local	ST-LT	Temp	Low	---	--	--	--	<p>The allocation is within a groundwater secondary A aquifer (superficial deposits). However, there is a watercourse running through the site (Bottesford Beck) which is classified as 'at risk'. Current ecological quality is rated as 'bad'; and quality is predicted to improve to 'poor' in 2015. Chemical quality is 'good'. Therefore there is potential for pollution to water resources through the development of the site. Short term effects from initial construction phases are likely to be significant. Policy SCUE-2 states that local reinforcements may be required regarding provision of water and disposal of waste water and surface water dependent upon type/scale of development.</p>	EA regulations should ensure that pollution to water resources is minimised. However, planning controls for the site should ensure that development is directed away from watercourses, wherever possible. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low	+	+	+	+	<p>Part of the site is previously developed land and thus has the potential to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of contaminated land is likely, with positive effects on this objective.</p>	The policy should state the circumstances under which a contaminated land survey will be required.

o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Low	--	-	-	-	<p>Negative effects are likely due to the increase in development on site, especially the greenfield components. Some short term noise and light pollution may arise during construction phases. However, the site is situated relatively close to Scunthorpe Steel works and located adjacent to a main arterial road which may reduce the significance of effects due to the existing presence of noise and light pollution. Further, the uses proposed for the site (B1) are not likely to generate a significant amount of noise and light pollution other than from an increase in traffic. Policy SCUE-2 states that a Noise Impact Assessment may be required.</p>	<p>The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution.</p>
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-LT	Temp	Med	+++	+++	+++	+++	<p>It is likely that the development of this site will increase employment levels in Scunthorpe. Effects are likely from the short term, as the site is expected to be developed in the first phase of the plan period (2010-2015).</p>	<p>None identified.</p>
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-LT	Temp	Low	+++	++	++	++	<p>It is likely that development of the site will increase the overall number of VAT registered businesses in the area. Effects are likely from the short term, as the site is expected to be developed in the first phase of the plan period (2010-2015).</p>	<p>None identified.</p>

		Encourage inward investment?	✓✓	Sub-Reg	ST-LT	Temp	Low		+	++	+++	++	The DPD states that the site is suitable for high end employment uses such as a business park. The surrounding environment of the site may be attractive to investors, which could have benefits against this objective. Effects are likely to be most significant in the long term through the cumulative effects of investment.	It should be ensured that development on the site takes advantage of the local natural environment, seeking to enhance biodiversity throughout development, in accordance with a Green Infrastructure Strategy and CS Policy CS16.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-LT	Temp	Low		++	++	++	++	Scunthorpe currently experiences high rates of unemployment. An increase in employment levels could help to reduce local deprivation, which could improve vibrancy in the area.	See recommendation under objective c.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++	The development of B1 uses on the site will complement the key growth sectors of manufacturing and heavy industry to be provided on other sites to enable the development of a diverse economy within the plan area over time.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table J.5 - Site HUME-1

HUME-1 Humberside Airport (Former reference numbers IN1-12, CIN9, 55-1)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	-					0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such. Development in support of an airport is more appropriate located close to the airport activities.	None identified.
		Be in accordance with the settlement hierarchy?	-					0	0	0	0	It is considered that the nature of the development is not applicable to the settlement hierarchy as development in support of an airport is more appropriate located close to the airport activities.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The site is located in the Ferry ward which is ranked 11 <sup>th</sup> of the 17 North Lincolnshire wards. There are pockets of deprivation specifically within North and South Killingholme villages although Ferry ward has a lower than average rate of unemployment and dependence on benefits. Additional employment opportunities may improve deprivation levels in the area although the site is not accessible by public transport.	See recommendation for objective k.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	+	+	+	+	The site is 3 miles from the nearest train station. Road access is good through the current business park. Public transport in Ferry ward is not considered to be good. Development of the site may increase accessibility to employment opportunities for some sectors of the population.	See recommendation for objective k.

		Provide safe and convenient access to the road network and sustainable modes of transport?	✘ ✘	Local	ST-LT	Temp	Med	--	--	--	--	Current access to the airport is achieved by one junction only that is not traffic light controlled. This would form the access to the allocated site, which could potentially be problematic depending on the level of access required. The DPD states that there may be a need to improve the existing access dependent on traffic generation and it is unlikely that a new access onto the A18 will be permitted.	Specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is within Flood Zone 1 but is greater than 1 hectare. The scale of the site means FRA is required. The development of a large area of agricultural land may increase the risk of flooding to people and property through an increase in surface water runoff from an increase in hard standing. The policy requires that a FRA should be prepared and that SUDS should be used where practicable. Policy HUME-1 requires that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development.	The site lies within SFRA Flood Zone 1 and the large scale of the site means that an FRA is required. It is important that there is a reference in the policy to this FRA requirement as a reminder to potential applicants. Core Strategy Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review give strategic policy and evidence support for this particular requirement. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for Green Infrastructure within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the Core Strategy.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✘	Local	ST	Temp	Med	--	-	-	--	The site is currently grassland/scrubland and comprises a greenfield extension in addition to the development of a previously allocated site.	No mitigation suggestion due to locational constraints of the allocation.
		Encourage the development of industrial land?	-					0	0	0	0	No obvious effects. Design must be in accordance with Core Strategy Policy CS5.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	✘ ✘	Sub-Reg	MT-LT	Temp	Med	-	--	--	--	An increase in development of airport related activities may encourage an increase in traffic to the area. Additionally, the development of the popularity of the airport may lead to an increase in flights to visit the site, further leading to air quality deterioration in the medium to long term.	An Air Quality Impact Assessment may be required.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✘	Local	ST	Temp	Low	-	-	+/-	-	The land to be developed is largely arable of low biodiversity value. However, in part there is grassland of uncertain value, with woodland nearby. There are ponds within 100 metres of the allocation. Core Strategy policy CS17 seeks to create a net long term gain in biodiversity as a result of development which could help to reduce the significance of effects although short term negative effects from construction are likely to be significant. HUME-1 states that an Ecological Survey is required.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	✘	Local	MT-LT	Temp	Low	0	0	+/-	-	Development of the site is unlikely to affect woodland west of the access track to Vale Cottages. Landscaping of the development, including the use of trees as screens along the boundary of the site is likely to reduce the extent of this negative effect in the medium and long term.	Landscaping should be used to minimise the effect of development on wooded areas. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development".
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	✓	Reg/Nat	ST-LT	Temp	Med	0	0	+	+	The allocation lies near a Local Wildlife Site and Local Geological Site at Melton Ross Quarry. However, development of the site is not likely to affect the important features of the se sites.	Site landscaping should use calcareous grassland flora similar to the adjacent LWS.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-					0	0	0	0	The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Perm	Low	-	-	-	-	Although not within an area of High Landscape Value, the development of greenfield land is likely to have negative effects on landscape quality. However, the magnitude of this effect may be reduced due to its location adjacent to an existing business park and airport.	It is recommended that the design of the development be sympathetic to the surrounding landscape in accordance with CS Policy CS5.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x x	Local	ST-LT	Temp	Med	--	--	--	--	As a large employment allocation it is likely that the site will generate increased congestion on the M180 and the A18. Vehicular access should be achieved from within the existing airport distributor road and will need to be agreed with the Highway Authority. Improvements to the main A18 access junction may be required, dependent on the scale and traffic generation of the proposed development. No new accesses directly onto the A18 will be permitted. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highways network.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	x x	Local	ST-LT	Temp	Med	--	--	--	--	The DPD states that public transport access will be required as new accesses onto the A18 are unlikely to be permitted. However, specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects.	See recommendation for objective k.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	-					0	0	0	0	It is considered that walking and cycling to access an airport site are unlikely to be appropriate modes of transport given potential security and safety constraints.	The potential for walking and cycling as modes of transport should be explored and required if appropriate, with specific reference to what would be feasible on this particular site.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	XX	Local	ST-LT	Perm	High	--	--	--	--	<p>The site is approximately 350m from a Roman settlement (Scheduled Monument). The site contains remains of Iron Age and Roman occupation associated with the scheduled monument of Kirmington Roman fort and settlement, and may contain a Roman cemetery.</p> <p>Given the close proximity of the allocation to the monument, there is a high likelihood of archaeological remains (potentially of national importance) within the area covered by HUME-1. It is considered highly likely that the development will cause adverse effects on the heritage asset</p> <p>HUME-1 states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.</p>	<p>In order to reduce the likelihood of this allocation having an adverse impact, Policy HUME-1 and its justification inform potential developers of the possibility of archaeological remains within the allocated area and the implications that this might have upon development proposals.</p> <p>A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets of archaeological interest in accordance with CS6.</p>
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	X	Local	ST	Perm	Low	-	-	-	-	Although the development of the site will lead to the loss of greenfield land, the viability of this land may have been reduced from the presence of the current airport activities which may reduce the significance of this effect.	Wherever possible, high quality agricultural land that is viable for this use should be retained.
		Avoid development in areas protected for water quality reasons?	X	Local	ST	Temp	Low	--	-	-	--	<p>The area is categorised as a principal aquifer (bedrock), which is 'at risk' according to the WFD. The site is also within an outer groundwater source protection zone. Further development of this area may further exacerbate local water quality issues.</p> <p>Local reinforcements may be required regarding provision of water</p>	EA regulations should ensure that pollution to water resources is minimised. However, planning controls for the site should ensure that development to groundwater resources is avoided at all times.

														and disposal of waste water and surface water dependent upon type/scale of development. Infrastructure upgrade will be required to Kirmington sewage treatment works.	
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-			HUME-1 is principally greenfield grass land which is unlikely to be contaminated. However, there exists a small likelihood that the small area being used for airport car parking may be contaminated, and, if necessary, the remediation of this would have minor positive effects on this objective. The policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	xx	Local	ST-MT	Temp	Med	--	--	--	--			It is likely that the allocation will be affected by noise and light pollution from airport activities. Additionally, increased development in the area may exacerbate these effects. The policy states that noise and light quality assessments may be required but further detail is not provided.	It is recommended that appropriate sound and light insulation be implemented wherever possible to reduce impacts on and from the development. Specific noise insulation levels could be required within the policy for this specific allocation given that built development will be in proximity to an airport.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓	Local	ST-LT	Temp	Med	++	++	++	++			The development of airport related activities is likely to have a positive effect on the level of local employment over time. It is likely that the local skills base may be appropriate for opportunities provided due to the current existence of the airport and the nature of the proposals to support current activities. The delivery of the site is expected in the 1st to 2nd phases of the plan period (2011-2022), in accordance with Policy HUME-1.	

		Increase the total number of VAT registered businesses?	✓	Local	ST-LT	Temp	Med	++	++	++	++	Ferry ward contains some of the authority's major employers, and has one of the highest concentrations of VAT registered companies in North Lincolnshire. Agriculture, transport, petrochemicals, tile making and other construction processes are just some of the key industries represented in Ferry. It is likely that development in this location will increase the total number of VAT registered businesses in the area, as new types of business may be attracted through the opening of the Perishables Hub cold storage facility.	None identified.
		Encourage inward investment?	✓	Local	ST-LT	Temp	Med	++	++	++	++	It is likely that this allocation will encourage further inward investment. The DPD text asserts that the opening of the Perishables Hub cold storage facility had increased demand for business opportunities.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	-					0	0	0	0	No obvious effects.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The types of employment on site will be related to the operational use of the airport and thus may not contribute greatly to the diversity of employment at this existing site although some additional uses may be developed. The site should be developed for a mix of B1 (Business/Light Industrial), and B8 (Storage and Distribution) uses. Such uses should have an operational need to be located at the Airport.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-MT	Temp	Med	+	+	+	+	The development will increase economic activity in this rural area although this effect may not be significant as development is associated with the airport as opposed to a rural settlement.	None identified.

t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.
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Table J.6 - Site HUME-2

HUME-2 Land north of A18 at Humberside Airport														
SA Objective			Effects					Assessment					Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	-						0	0	0	0	The site is not within a settlement boundary; however, it is considered that the nature and scale of development would not be suitable to be located as such. Development in support of an airport is more appropriate located close to the airport activities. The delivery of the site is expected in the 1st to 2nd phases of the plan period (2011-2022).	None identified.
		Be in accordance with the settlement hierarchy?	-						0	0	0	0	It is considered that the nature of the development is not applicable to the settlement hierarchy as development in support of an airport is more appropriate located close to the airport activities.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The site is located in the Ferry ward of North Lincolnshire which is ranked 11th of the 17 North Lincs wards (IMD 2010). Additional employment opportunities may improve deprivation levels in the area although the site is not accessible by public transport.	See recommendation for objective k.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	-	Local	ST-LT	Temp	Med		+/-	+/-	+/-	+/-	The site is 3 miles from the nearest train station. Road access is good through the current business park. Public transport in Ferry ward is not considered to be good. Development of the site may increase accessibility to employment opportunities for some sectors of the population.	See recommendation for objective k.
		Provide safe and convenient access to the road network and sustainable modes of transport?	x x	Local	ST-LT	Temp	Med		--	--	--	--	The DPD states that access should be achieved via a new junction fronting the A18 which will need to be agreed with the Highways Authority. However, specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects. The policy does state a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the wider and local highways network.	See recommendation for objective k.

e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site is within Flood Zone 1 but is greater than 1 hectare. The scale of the site means therefore a FRA is required. The development of a large area of agricultural land may increase the risk of flooding to people and property through an increase in surface water runoff from an increase in hard standing. The policy requires that a FRA should be prepared and that SUDS should be used where practicable. Policy HUME-2 states that a Flood Risk Assessment should be prepared as part of the application process to assess and mitigate the risk of flooding from surface water drainage. Where practical Sustainable Urban Drainage Systems should be incorporated into the development.	The site lies within SFRA Flood Zone 1 and the large scale of the site means that an FRA is required. It is important that there is a reference in the policy to this FRA requirement as a reminder to potential applicants. Core Strategy Policy CS19, PPS25 and the North and North East Lincolnshire SFRA Review give strategic policy and evidence support for this particular requirement. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for Green Infrastructure within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the Core Strategy.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✗	Local	ST-LT	Temp	Med	--	--	--	--	The site is a former quarry that has not been worked for a number of years.	None identified.
		Encourage the development of industrial land?	✗ ✗	Local	ST-LT	Perm	High	---	--	--	--	The site will involve the development of greenfield land, therefore the effect is considered negative.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	ST-LT	Temp	Low	-	--	--	--	An increase in development of airport related activities may encourage and increase in traffic to the area. Additionally, the development of the popularity of the airport may lead to an increase in flights to visit the site, further leading to air quality deterioration in the medium to long term. Policy HUME-2 states that an Air Quality Impact Assessment may be required.	An improvement in public transport links in accordance with CS Policy CS25 could decrease car traffic.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	X X	Local	ST-LT	Temp	Med		---	---	--	---	This allocation is both a Local Wildlife Site and a Local Geological Site. Development of the site could severely impact on both biodiversity and geological features.	Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) or Local Geological Site (LGS) shall not be approved unless it can be clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site. In all cases where development is permitted which may cause such damage, the damage shall be kept to a minimum. Planning obligations shall be used to ensure the protection and enhancement of each site's nature conservation value. Compensatory measures will be used if necessary.
		Protect and enhance woodland areas?	X	Local	ST-LT	Perm	Med		--	-	-	-	The site includes a small woodland which is likely to be lost as a result of development. The undertaking of an ecological survey, as required by Policy SCUE-2 is likely to reduce the extent of these negative effects if notably valuable trees are preserved, particularly if a landscaping strategy is developed which includes a significant portion of trees.	Existing valuable trees located on site should be preserved and incorporated within a landscape strategy for the development. An ecological survey should be undertaken.
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	X	Local	ST-LT	Temp	Med		---	---	--	---	This allocation is both a Local Wildlife Site and a Local Geological Site. Development of the site could severely impact on both biodiversity and geological features.	Any proposal which is likely to have an adverse impact on a Local Wildlife Site (LWS) or Local Geological Site (LGS) shall not be approved unless it can be clearly demonstrated that there are reasons for the proposal which outweigh the need to safeguard the intrinsic nature conservation value of the site. In all cases where development is permitted which may cause such damage, the damage shall be kept to a minimum. Planning obligations shall be used to ensure the protection and enhancement of each site's nature conservation value. Compensatory measures will be used if necessary.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	-						0	0	0	0	Site is not on or near nationally designated areas. The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	None identified.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Low		-	-	-	-	Although not within an area of High Landscape Value, the development of a large area of open land is likely to have negative effects on landscape quality. However, the magnitude of this effect may be reduced due to its location adjacent to an existing quarry, business park and airport.	It is recommended that the design of the development be sympathetic to the surrounding landscape in accordance with CS Policy CS5.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x x	Local	ST-LT	Temp	Med		---	---	--	---	As a large employment allocation it is likely that the site will generate increased congestion on the M180 and the A18. Policy HUME-2 states that vehicular access should be achieved via a new junction fronting the A18 which will need to be agreed with the Highway Authority. A Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the wider and local highways network.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	x x	Local	ST-LT	Temp	Med		---	---	--	---	Specific requirements for public transport provision are not included in the policy wording which is likely to lead to negative effects.	See recommendation for objective k.

		Minimise the need to travel and encourage walking and cycling as modes of transport?	✗ ✗	Local	ST-LT	Perm	High	--	--	-	--	The site is in an isolated location, not located directly adjacent to residential areas. Therefore, development in this location does not reduce the need to travel.	The potential for walking and cycling as modes of transport should be explored and required if appropriate, with specific reference to what would be feasible on this particular site.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗ ✗	Local	ST-LT	Perm	High	--	--	--	--	There are three Scheduled Monuments within 1km of the site. Given the close proximity of the allocation, there is a high likelihood that these monuments could be adversely affected by development within their settings.  The site is a former quarry and thus there is little potential for any archaeological remains within the area covered by HUME-2. A Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	In order to reduce the likelihood of this allocation having an adverse impact, Policy HUME-2 and its justification inform potential developers of the Scheduled Monuments in proximity to the allocated area and the implications that this might have upon development proposals.  A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✓	Local	ST-LT	Perm	Low	++	++	++	++	The site is a former quarry that has not been worked for a number of years. It presently consists of scrubland and there is no evidence of any agricultural use.	Wherever possible, high quality agricultural land that is viable for this use should be retained.
		Avoid development in areas protected for water quality reasons?	✗ ✗	Local	ST-LT	Perm	Med	---	---	--	---	The area is categorised as a principal aquifer (bedrock), which is 'at risk' according to the WFD. The site is also within an outer groundwater source protection zone. Further development of this area may further exacerbate local water quality issues. Local reinforcements may be required regarding provision of water and disposal of waste and surface water, dependent upon type/scale of development.	EA regulations should ensure that pollution to water resources is minimised. However, planning controls for the site should ensure that development to groundwater resources is avoided at all times.

		Lead to the remediation of contaminated sites?	✓	Local	ST-LT	Perm	Low		++	++	++	++	The site is previously developed land and thus has the potential to be contaminated. The policy states that a contaminated land survey may be required due to the site's previous quarrying operations and subsequent usage, although it does not state under which circumstances. Remediation of contaminated land is likely, with positive effects on this objective. Infrastructure upgrade will be required to Kirmington sewage treatment works.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	✗	Local	ST-LT	Temp	Med		-	-	-	-	Negative effects are likely due to the increase in development on site. However, the site is situated close to an existing quarry and the airport which may reduce the significance of effects due to the existing presence of noise and light pollution. The policy requires that noise assessments may be required although doesn't specify under which circumstances this may be the case.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-LT	Temp	Med		+++	+++	+++	+++	The development of airport related activities is likely to have a positive effect on the level of local employment over time. It is likely that the local skills base may be appropriate for opportunities provided due to the current existence of the airport and the nature of the proposals to support current activities.	None identified.

			Local	ST-LT	Temp	Med							
		Increase the total number of VAT registered businesses?	✓✓					+++	++	++	++	Ferry ward contains some of the authority's major employers, and has one of the highest concentrations of VAT registered companies in North Lincolnshire. Agriculture, transport, petrochemicals, tile making and other construction processes are just some of the key industries represented in Ferry. It is likely that development in this location will increase the total number of VAT registered businesses in the area, as new types of business may be attracted through the opening of the Perishables Hub cold storage facility.	None identified.
		Encourage inward investment?	✓✓					+++	++	++	++	It is likely that this allocation will encourage further inward investment. The DPD text asserts that the opening of the Perishables Hub cold storage facility had increased demand for business opportunities.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	-					0	0	0	0	No obvious effects.	None identified.

r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low		+	+	++	+	The types of employment on site will be related to the operational use of the airport and thus may not contribute greatly to the diversity of employment at this existing site, although some additional uses may be developed. The site should be developed for a mix of B1 (Business/Light Industrial), and B8 (Storage and Distribution) uses. Such uses should have an operational need to be located at the Airport. Design must be in accordance with Core Strategy Policy CS5.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-LT	Temp	Med		++	++	+	++	The development will increase economic activity in this rural area although this effect may not be significant as development is associated with the airport as opposed to a rural settlement.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table J.7 - Site SANE-1

SANE-1 Sandtoft Business Park (Former reference numbers IN1-13, 56-1)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Temp	Low		+/-	+/-	+/-	+/-	The site is not within a settlement boundary; however, the site is close to Sandtoft village, which could meet some local needs.	None identified.

		Be in accordance with the settlement hierarchy?	x	Local	ST-LT	Temp	Low		-	-	-	-	The site comprises a large scale employment development adjacent to but outside a rural settlement (Sandtoft). As such the development is not considered to be in accordance with the settlement hierarchy.	None identified.
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The site lies within Axholme Central ward, which is not considered to have high levels of deprivation, being ranked 15 <sup>th</sup> of the 17 North Lincs wards (IMD 2010). However, such a high level of employment land is likely to have far reaching effects on employment and thus may improve deprivation levels elsewhere.	Public transport accessibility to the allocation from across North Lincolnshire and beyond should be ensured.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	x	Local	ST-LT	Temp	Low		-	-	-	-	The site is not likely to improve access to key services and facilities. The site is currently inadequately served by public transport- the nearest train station is 4km away from the site. There is no policy requirement to improve public transport accessibility to the site.	The CS text (reflected in CS1) states that 'Sustainable transport will need to be addressed given the location of Sandtoft Airfield including the development of a robust travel plan.' This should be reflected in the policy wording. The policy could require that accessibility by walking and cycling to the site should be improved from the rail station, alongside improvements in connections by walking and cycling to the closest settlements. Additionally, public transport provision more generally, including bus services should be improved to enable greater accessibility to the site for a greater number of people. Specific measures should be required in the policy wording in line with CS Policy CS25.

		Provide safe and convenient access to the road network and sustainable modes of transport?	x	Local	ST-MT	Temp	Med		-	-	-	-	<p>The site is adjacent to the M180 motorway; however, access is achieved via either Low Levels Bank to the west or Belton Road/Sandtoft Road/Westgate Road to the east. As stated in the DPD text, a study has identified a number of feasible and viable access options. The preferred access option includes a likely need for junction improvements. The policy states that vehicular access will need to be agreed with the highways authority and will not be permitted from Westgate/Sandtoft Road. This could help to reduce negative effects on the highway network from the scale of development proposed. SANE-1 states that a Transport Assessment will be required for development at this site as it is anticipated that this site will have a major impact upon the operation or safety of local and strategic road networks. The Transport Assessment will be accompanied by a Travel Plan and will need to identify mitigation measures to minimise the adverse impact on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered only as a last resort, and developers should therefore seek to implement sustainable transport options for people using the developments. The existing site access is inadequate for the scale of development proposed. An access study has been undertaken by consultants on behalf of the council with a number of options proposed that would resolve access constraints. Vehicular access will need to be agreed with the Highways Authority and will not be permitted from Westgate/Sandtoft Road.</p>	
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e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	X X	Local	ST-LT	Perm	Med		--	---	---	---	<p>The site falls within SFRA Flood Zone 2/3a and a FRA is therefore required. The site is within SFRA flood compartment 3F4 (Three Rivers). The main sources of flood risk to this compartment are high water levels in the River Trent (which are influenced by tidal conditions as well as by rainfall and catchment characteristics, in particular floodplain storage further upstream and four main river watercourses, the South Soak Drain, the Hatfield Waste Drain, the North Level Engine Drain (which runs beside the Hatfield Waste Drain for much of its length and eventually joins it) and the River Torne. The very flat and low-lying nature of the land, the complexity of the drainage system, the low standard of protection it affords and the heavy reliance on pumping mean that during an extreme event flooding could be widespread and in locations that are difficult to predict. Effects are likely to increase over time due to increases in surface water run off from development; There is likely to be an increased risk of flooding to people and property should new development take place unless flood protection is addressed appropriately. A Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risks elsewhere.(off-site)</p>	<p>The site lies within SFRA Flood Zone 2/3a. Thus an FRA is required in relation to developing the site. Guidance on flood risk and development should be referenced in the following documents – SFRA, NPPF Technical Guidance, Isle of Axholme Drainage Study (EA) and Core Strategy Policies CS19 and CS18. Nevertheless it is still important for the policy to state that a FRA and application of SUDS is required within the planning application process as a reminder to potential developers. Further, generic policy requirements are not necessary within site specific allocations. However, the policy could specify the need for Green Infrastructure within the site, if specific reference is made to how this might be developed in this particular location, incorporating SUDS in line with policies CS16 and CS18 of the Core Strategy.</p>
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f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	?	Sub-Reg	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	The site forms part of a former 2nd WW airfield although there are significant areas of undeveloped agricultural land.	The status of the site may be an important factor in its development.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x x	Sub-Reg	MT-LT	Temp	Med		-	--	---	---	The size of the site and the lack of public transport facilities for access will greatly increase the risk of air pollution through an increase in road traffic. This is likely to be from both commuting, as well as from the nature of the proposals, as the site is proposed to become a logistics park, suitable for the storage and distribution of goods. The site is proposed to support the development of the ports, although is located on the opposite side of North Lincolnshire. Effects are likely to increase over time as traffic levels increase. An Air Quality Impact Assessment may be required.	See recommendations under objective c.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	MT-LT	Temp	Low		-	-	-	-	It is likely that the site will contain some habitats and species on both brownfield and greenfield elements of the site that are likely to be negatively affected by the allocation. The policy states that an ecological survey should be undertaken which could reduce the significance of effects. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development. SANE-1 states that an Ecology Survey is required. The Local Wildlife Site drain that runs through the site should be surveyed and assessed. Any proposals for the site should provide mitigation to ensure that they do not affect the ecological value of the drain.	An ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design. The LWS drain should be protected using a habitat buffer and treatment of any foul or surface water discharges.

		Protect and enhance woodland areas?	-					0	0	0	0	There are no areas of woodland located on or in proximity to the site.	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs) , Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-					--	-	+/-	+/-	Hatfield Waste Drain Local Wildlife Site (LWS) run through the allocation site. The LWS drain should be protected using a habitat buffer and treatment of any foul or surface water discharges.	The LWS drain should be protected using a habitat buffer and treatment of any foul or surface water discharges.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Temp	Med	-	-	-	-	The site is directly adjacent to Hatfield Chase Ditches SSSI. Development in this area is likely to negatively impact on the SSSI. The ditches contain a rich assemblage of aquatic and emergent plants, typical of nutrient rich systems. Further, although the site is within proximity (approximately 2.2km to the west) to Thorne and Hatfield Moors SPA and the Hatfield Moors SAC. The HRA screening exercise has determined that development is unlikely to result in significant effects to the internationally protected sites. This site lies immediately adjacent to Hatfield Chase Ditches SSSI. Any proposal for this site must include mitigation and buffering to protect and enhance the feature for which the SSSI is designated, in line with SANE-1.	The policy should include requirements for an assessment of the effect of development on the adjacent designated site. Mitigation should be implemented, which may include the reduction in the size of the allocation to allow a significant buffer area between the designated and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development which may offset negative effects to a certain extent. The SSSI drain should be protected using a habitat buffer and treatment of any foul or surface water discharges.

j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	XX	Local	ST-MT	Temp	Low	--	--	-	--	As development will be on a large portion of agricultural land it is likely that significant negative effects on landscape and countryside quality will result from the development. Additionally, the use of the land as a logistics park could lead to high levels of HGV traffic in the area, which may negatively affect surrounding countryside. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	Development should be in keeping with the local setting in accordance with CS Policy CS5. Significant landscaping will be required as this area represents a gateway to North Lincolnshire for visitors using the M180 and existing development at Sandtoft has had significant negative impacts on the landscape. External lighting should be designed to minimise overspill.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	XX	Local	MT-LT	Temp	Med	-	--	--	--	The DPD text states that development for a potential logistics park at Sandtoft will maximise its proximity to the M180 motorway. The size of the site and the lack of public transport facilities for access may greatly increase the risk of congestion over time.	See recommendations under objective c.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	XX	Local	ST-LT	Temp	Med	--	--	--	--	The nearest railway station at Crowle (Ealand) is 4km to the north. There is no policy requirement to improve public transport accessibility to the site.	See recommendations under objective c.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	XX	Local	ST-LT	Temp	Med	--	--	--	--	The policy is unlikely to encourage walking and cycling as modes of transport as site is proposed as a logistics park and is located in a rural area.	See recommendations under objective c.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	x	Local	ST-LT	Perm	Med	-	-	-	-	As a former WW2 airfield, the site may contain some important historical artefacts that could be lost through the development of the site. There are also a number of Grade II listed buildings and a listed bridge to the west of the site. Heritage Assets of archaeological significance are recorded within this site and there is potential for unrecorded heritage assets to be present. SANE-1 states that a Heritage Assessment is required to demonstrate that the development will have no adverse impact on the historic environment. Such an assessment will need to consider the impact of any proposals upon those elements which contribute to the significance of the Listed Buildings/structure to the west of this allocation. Development proposals should ensure that those elements which contribute to its significance are safeguarded.	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets, including heritage assets of archaeological interest, in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	?	Local	ST-LT	Temp	Low	+/-	+/-	+/-	+/-	The agricultural land in the area is classified as grade 2, thereby development on this component of the site is considered as inappropriate. Part of the site is previously developed land, which could be regarded as more sustainable development. A contaminated Land Survey may be required under Policy SANE-1.	See comment under objective f.
		Avoid development in areas protected for water quality reasons?	x	Local	ST-LT	Temp	Med	--	-	-	--	The site is partially within a groundwater source protection zone. The site is also partially classified as containing a secondary A aquifer (superficial deposits). Approximately half of the site is a principal bedrock aquifer designation, and the other part a secondary B bedrock aquifer designation. A watercourse runs through the site. This is currently classified as having 'moderate' biological quality and 'good' chemical quality. Additionally, the west portion of the site is within a	Principal aquifers are layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer. EA guidance and regulations should ensure that development on the site minimises potential negative effects on water

												groundwater 'at risk' area. Development in this area therefore could have negative effects on water quality especially during short term construction phases. The policy states that local reinforcements may be required regarding provision of water and disposal of waste water and surface water dependent upon type/scale of development.	resources. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	SANE-1 forms part of a former World War II airfield but mostly comprises agricultural land. There therefore exists a small possibility of contaminated land. The policy states that a contaminated land survey may be required although it does not state under which circumstances.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	xx	Local	ST-MT	Temp	Med	--	--	--	--	The development is adjacent to the motorway, and thus potential users of the site will be subjected to significant noise and light pollution. Further, the development of the site adjacent to Sandtoft village will increase the amount of traffic in the area significantly. Use of the site as a logistics park is likely to lead to an increase in HGV traffic in the area also leading to negative effects over time. Construction activity is likely to have short term negative effects on local residents. The policy suggests a Noise Impact Assessment may be required. Negative impact on the landscape, particularly via light pollution, should be mitigated.	It is recommended that a buffer should be incorporated into the site adjacent to the motorway in accordance with CS Policy CS16.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Low	++	++	+	++	The allocation would likely increase the number of employment opportunities in the area and therefore increase the employment rate in the plan area. Effects are likely to be most significant in the short to medium term as delivery of the site is expected in the 1 <sup>st</sup> to 2 <sup>nd</sup>	None identified.

		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Low	++	++	+	++	phases of the plan period (2011-2022).	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Low	++	++	+	++	The allocation is likely to increase the total number of businesses in the plan area, as the development is proposed to support the growth of the economic and support the growth of the ports by providing a location for the storage and distribution of goods. Effects are likely to be most significant in the short to medium term as delivery of the site is expected in the 1 <sup>st</sup> to 2 <sup>nd</sup> phases of the plan period (2011-2022).	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	?	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	An increase in employment facilities may increase the vibrancy of the rural area. However, the nature of the proposals, to include storage and distribution and a potential increase in HGV traffic, could have a negative effect on the nature of the local settlement through pollution.	Effects from an increase in traffic on local communities should be mitigated.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The size of the site will generate business and employment opportunities. The uses on site are to complement the port activities, and thus may not contribute greatly to overall employment diversity. Land at Sandtoft Airfield is allocated for a logistics park. The site should be developed for a logistics park of B1 (Business/Light Industrial), and B8 (Storage and Distribution) uses. Delivery of the site is expected in the	None identified.

													1st to 2nd phases of the plan period (2011-2022).	
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓	Local	ST-MT	Temp	Med	++	++	+	++		The allocation would likely increase the number of employment opportunities in the area and may increase the employment rate and number of businesses. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026)	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-					0	0	0	0		No obvious effects.	None identified.

Table J.8 - Site BRIE-1

BRIE-1 Former British Sugar (Former reference numbers IN1-9, 10-19)													
SA Objective		Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Temp	High	++	++	++	++	The site is within the settlement boundary of the market town of Brigg.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	High	++	++	++	++	The site is within the settlement development hierarchy. The development of the site is unlikely to greatly affect nearby residential amenity, and may improve the townscape through the redevelopment of a disused site.	The settlement hierarchy (CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	MT-LT	Temp	Med		+	++	++	++	The site is within the Brigg and Wolds ward which is ranked 10 <sup>th</sup> of the 17 North Lincs wards (IMD 2010). The highest levels of deprivation in the ward are experienced in the south west area of Brigg town, where the employment site is allocated. Therefore, an increase in development here may increase accessibility to employment and thus help to tackle poverty and inequality. Effects are likely to be significant in the medium to longer term as development proposals are realised.	It should be ensured that employment opportunities are accessible to all in terms of transport as well as skills levels.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Low		++	++	++	++	The site will comprise employment uses close to the market town of Brigg which is likely to increase accessibility to employment opportunities. Provision for public transport and walking and cycling facilities to link specifically to Brigg are not specified in the policy.	CS Policy CS25 requires development to be accessible by sustainable modes of transport. However, the policy could encourage specific measures to be developed that would be suitable for this particular site.
		Provide safe and convenient access to the road network and sustainable modes of transport?	✗	Local	ST-LT	Temp	Med		-	-	-	-	The site is accessed off the B1206/A18 by an adopted roadway that also serves the adjacent power station. The DPD states that it is not envisaged that the access will require upgrading but this will be dependent on the type of development and potential traffic generation. Therefore there is potential for negative effects. The policy seeks to reduce this potential through requiring that a transport assessment demonstrates that there will be no adverse effects on the highways network.	No further mitigation required.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	LT	Temp	Med		-	-	--	--	The site is mostly within SFRA Flood Zone 1 and partially within SFRA Flood Zone 2/3a thus a FRA and an Exception Test is required. The site is within SFRA Flood Compartment 2F5 (Middle Ancholme (Left Bank)). The main sources of flood risk in this compartment are the New River Ancholme, which is embanked and carries water from further south, and	The majority of the site of is within SFRA Flood Zone 1 with a smaller proportion of land within SFRA. Flood Zone 2/3a. An FRA and surface water drainage strategy is required. It is recommended that a sequential approach to development is applied. A surface water drainage strategy is recommended to assist in the

													the local drainage system. This includes four main river watercourse systems, the Scawby Catchwater, the Hibaldstow Catchwater and its tributary the Hibaldstow North Drain, the Redbourne Old River and its tributary the Redbourne Catchwater, and the Sallow Row Drain. The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although without appropriate flood protection it is likely that flood risk will remain as an issue. BRIE-1 states that a Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risks elsewhere.	application of appropriate flood protection Suitable arrangements for dealing with land drainage should be made in consultation with the Ancholme IDB. SUDS are recommended to be integrated into the comprehensive landscaping scheme required in the policy that has a specific local requirement in line with CS Policy CS18.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Temp	Med	+/-	++	++	++		This development will occur on a vacant site previously developed for British Sugar factory. The redevelopment of the site may require that existing buildings are demolished prior to redevelopment.	The reuse of existing buildings and structures should be explored prior to any demolition taking place.
		Encourage the development of industrial land?	✓	Local	ST-LT	Temp	Med	++	++	++	++		Site is on industrial land.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	MT-LT	Temp	Med	-	--	--	--		The development of the site is likely to increase traffic levels in the area, as the site is currently unoccupied. The level of pollution will be dependent on the type of employment uses developed. The site is allocated for B1, B2 and B8 uses, which could lead to considerable levels of traffic both for operational use and commuting over time. BRIE-1 states that an Air Quality Impact Assessment may be required.	See recommendation under objective c. Further, landscaping schemes could seek to maximise the potential of vegetation to provide pollution sequestration.

h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	?	Local	ST-LT	Perm	Low		-	+/-	+/-	+/-	<p>The site has recently been surveyed in detail for two power station proposals. Habitats on –site are generally not of high quality. However, development of this area could affect badgers, bat foraging habitat, water voles, breeding barn owls and priority species of farmland bird.</p> <p>The policy states that an ecological survey should be undertaken which could reduce the significance of effects. Negative effects on biodiversity will be reduced through the implementation of policy CS17. BRIE-1 states that a comprehensive landscaping scheme, including biodiversity enhancement, is required that shows how the site can be screened and the visual impact of the development from nearby residential properties and open countryside be minimised.</p>	<p>An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17 Biodiversity enhancements should be incorporated into site design.</p>
		Protect and enhance woodland areas?	?	Local	ST-LT	Temp	Low		+/-	+/-	+/-	+/-	<p>The site does not include any areas of woodland. However, much of the site has been colonised by trees, some of which may be valuable.</p>	<p>Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"</p>
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs) , Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-						-	-	0	0	<p>The site is near the River Ancholme Local Wildlife Site (LWS). Any surface water or cooling water discharges may need treatment before discharge into the LWS.</p>	<p>Mitigation measures may be required to avoid impacts on the River Ancholme LWS.</p>
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and	-						0	0	0	0	<p>The site is not located near the Humber Estuary SPA, Ramsar site or SAC. Development of this site is not likely to affect SAC or Ramsar listed habitats. Habitats on-site are</p>	<p>None identified.</p>

		SACs?												not suitable to support waterbirds linked to the Humber Estuary SPA/Ramsar site. Overall the allocation is not likely to have a significant effect on the Humber Estuary SAC, SPA or Ramsar site, or any other Natura 2000 site.	
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Med		-	-	-	-		Landscape may have slight negative effects but less sensitive as next to existing settlement. The DPD states that the site is located adjacent to sensitive open countryside and is unscreened. The DPD goes on to state that there is a requirement for a high standard of landscaping within the site to mitigate the effect of the proposed development on the open countryside and nearby housing. This is reflected in the policy wording which could help to minimise the significance of negative effects.	No further mitigation required.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Med		-	-	-	-		The site is accessed off the B1206/A18 by an adopted roadway that also serves the adjacent power station. The DPD states that it is not envisaged that the access will require upgrading but this will be dependent on the type of development and potential traffic generation. Therefore there is potential for negative effects. BRIE-1 states that vehicular access should be from the existing access road that joins the B1206. An alternative access from the A18 would only be considered if a suitable access arrangement, which accommodated all existing junctions, was agreed by the highway authority. A Transport Assessment will be required for development at this site as it is anticipated that this site will have a major impact upon the operation or safety of local and strategic road networks. The Transport Assessment will be accompanied by a Travel Plan and will need to	No further mitigation required.

													identify mitigation measures to minimise the adverse impact on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered only as a last resort, and developers should therefore seek to implement sustainable transport options for people using the development.	
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	✓	Local	ST-LT	Temp	Low		+	+	+	+	Provision for public transport to link specifically to Brigg are not specified in the policy although should be required through CS25.	See recommendations under objective c.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓	Local	ST-LT	Temp	Low		+	+	+	+	Provision for walking and cycling facilities to link specifically to Brigg are not specified in the policy although should be required through CS25.	See recommendations under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✗	Local	ST-LT	Temp	Low		-	-	-	-	Designated Heritage Assets (scheduled monument and listed buildings) are located within vicinity of the site. The impact of development on these designated assets and their settings, will need to be considered. Heritage Assets of archaeological significance are recorded within the vicinity of this site and there is potential for unrecorded heritage assets to be present. Accordingly, BRIE-1 states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	-						0	0	0	0	Site comprises previously developed land.	None identified.

		Avoid development in areas protected for water quality reasons?	xx	Local	ST-LT	Temp	Low	---	---	--	---	<p>The site is situated in an area designated as groundwater 'at risk' (EA). Directly to east of the site is the New River Ancholme, this is designated as a river 'at risk'. Current biological water quality is 'poor' and the river 'fails' for chemical quality. These trends are predicted to continue to 2015. Development at the site could potentially be harmful to water resources, as there is limited capacity available in sewage treatment and foul sewage works, and potential ground drainage issues which could lead to an increased run off of pollutants to watercourses. Further, there is potential for contamination on site. Development work could increase the risk of pollution to water resources, particularly in the short term.</p>	EA regulations should ensure that mitigation measures are implemented appropriately. EA guidance should be followed by the local authority. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991. BRIE-1 states that local reinforcements may be required regarding provision of water and disposal of waste and surface water, dependent upon type/scale of development. A contaminated Land Survey may be required.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	++	++	++	++	<p>BRIE-1 was previously occupied by a British Sugar factory and, as such, is likely to be contaminated. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of the contaminated land is likely to have positive effects on this objective.</p>	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	xx	Local	ST-LT	Temp	Med	--	--	--	--	<p>Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. BRIE-1 states that a Noise Impact Assessment may be required.</p>	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as delivery of the site is expected in the 1 <sup>st</sup> phase of the plan period (2011-2022).	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as delivery of the site is expected in the 1 <sup>st</sup> phase of the plan period (2011-2022).	None identified.
		Encourage inward investment?	?	Sub-Reg	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	A potentially significant amount of investment will be required in this site, due to the potential for contamination of the land. This may reduce the potential for attracting investors compared with a site with fewer initial constraints to development. However, the location of the site close to a centre of population could increase its attractiveness for inward investment.	Special measures could be taken to encourage inward investment in the area.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	MT	Temp	Low	+	+	++	++	The creation of an employment site in this area of deprivation could increase vibrancy in the town. Effects are most likely in the long term as the benefits of development trickle down to the community.	See recommendations under objective c. Public transport measures to accommodate specific needs in the community could help to improve vibrancy through enabling reduced inequalities.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Med	+	+	+	+	A range of employment types are suggested as having potential on site, including B1, B2 and B8 uses. This could have positive effects on the diversity of employment, particularly in Brigg. BRIE-1 states that the site should be developed for a mix of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution) uses. Design must be in accordance with Core Strategy Policy CS5.	It should be ensured that employment uses create jobs for local people.

s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-						0	0	0	0	No obvious effects.	None identified.

Table J.9 - Site BARE-1

BARE-1 Humber Bridge Industrial Estate (Former reference numbers IN1-11, CIN-6, 7-17)														
SA Objective		Effects						Assessment				Summary of Effects	Recommendation/Mitigation	
		Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm				
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	✓	Local	ST-LT	Temp	High		++	++	++	++	The allocation is within the settlement boundary of Barton upon Humber.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med		+	+	+	+	The allocation is within the settlement boundary within a market town. Aerial imagery suggests the site is greenfield, although this is not stated in the DPD text.	It is recommended that the status of the land to be developed is stated in the DPD text. The settlement hierarchy (CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low		++	++	++	++	The allocation is within the Barton Ward which is ranked 8 <sup>th</sup> of the 17 North Lincolnshire wards (IMD 2010). The employment allocation is within an area of high deprivation levels and so could potentially contribute to reducing deprivation through an increase in employment.	It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.

c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	+	+	+	+	<p>Residents of this ward tend to make more use of public transport than the average North Lincolnshire resident. Development in this location is likely to make good use of existing public transport facilities, with the potential for improved accessibility to employment for residents of Barton and beyond. Conversely, the site is directly adjacent to two local nature reserves and a country park. Development in this location could have negative effects on the amenity value of this site although the site will not lead to a loss in access to natural greenspace. Overall effects are considered to be positive. Good footpaths and cycle provision should be provided throughout the site, linking the development to local services, residential areas and the wider rights of way network.</p>	None identified.
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		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med	++	++	++	++	<p>Barton has relatively good transport links and public transport between Barton and the main population centres of Hull and Scunthorpe are regular and frequent. The DPD text states that this part of Barton has one regular bus service, and the Barton on Humber railway station is walkable distance away. Junction improvements at Falkland Way/Barrow Road will be required, as stated in the policy wording and DPD text.</p> <p>Vehicular access points and potential improvements to the Falkland Way/Barrow Road junction will need to be agreed with the Highway Authority. BARE-1 states that a Transport Assessment will be required for development at this site as it is anticipated that this site will have a material impact upon the operation or safety of the local and strategic road networks. The Transport Assessment will be accompanied by a Travel Plan and will need to identify mitigation measures to minimise the adverse impact on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered only as a last resort, and developers should therefore seek to implement sustainable transport options for people using the development.</p>	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	LT	Temp	Med	--	--	--	--	<p>The site is within SFRA Flood Zone 2/3a thus a FRA and Exception Test will be required. BARE-1 states that a Flood Risk Assessment will be required as part of the application process to assess and mitigate the risk of flooding. Where practical, Sustainable Urban Drainage Systems should be incorporated into the development. The Flood Risk Assessment should demonstrate</p>	<p>The site lies within SFRA Flood Zone 2/3a and an FRA and Exception Test is required. The FRA should include an assessment of how SUDS can be applied to assist surface water drainage and the supporting text to Policy BARE-1 should be added to in the context of how SUDS can also help to reduce flood risk.</p>

														that safe development can be achieved on the site without increasing flood risks elsewhere. The DPD states that an Exception test will be required to demonstrate that the development creates wider sustainability benefits to the community which outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain an issue without appropriate flood protection. The site is within Compartment 1T5 Barton upon Humber of the SFRA. As well as the Humber Estuary, which is the primary source of flood risk, there are three fluvial sources, the Butts Drain and the Barrow Beck, both of which are main river and managed by the Environment Agency, and the New Holland Main Drain, which is a SOW managed by NELIDB.	
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Temp	Low		-	-	-	-		Aerial imagery suggests the site is greenfield, although this isn't stated in the DPD text.	It is recommended that the status of the land to be developed is stated in the DPD text.
		Encourage the development of industrial land?	-						0	0	0	0		No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low		-	-	--	--		The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport could reduce the significance of effects. BARE-1 states that an Air Quality Impact Assessment may be	See recommendations under objective c.

				Local	ST-LT	Temp	Med								
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓	Local	ST-LT	Temp	Med		-	-	-	-	required.	The site is considered to be greenfield and supports a mixture of grassland and hedgerow habitats that may be of value. The site is known to support a range of priority species, including various farmland birds. Development of the site could lead to negative effects, although this will be minimised through implementation of policy CS17, which seeks an overall biodiversity gain from development. Negative effects are likely to result in the short term as a result of construction activity. BARE-1 states that an Ecology Survey is required.	An ecological survey should be undertaken prior to any planning application and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						-	0	0	0		The site does not include any areas of woodland, but development could affect species using wet woodland north of the railway	Existing valuable trees located on site should be preserved and incorporated within the landscaping of the development. Effects on wet woodland should be minimised. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	x x	Local	ST-LT	Temp	Low		--	--	--	--		The allocation is adjacent to Barton Tileyards East Local Wildlife Site (LWS). Development directly adjacent to these protected areas could cause negative effects from disturbance and light pollution.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented. This may include the reduction in the size of the allocation to allow a significant buffer area between the designated sites and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development.
		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x						--	--	--	--		This allocation abuts the Humber Estuary SAC, SPA and Ramsar site. The Stage 1 HRA of the DPD found that after studying supporting documents to planning application PA2007/2009, it is clear that there are no large assemblages of associated birds using this site.	If at the detailed planning application stage it is found that a project will have an adverse impact on integrity, mitigation must be provided to reduce the effects to an acceptable level. North Lincolnshire Council, as the competent authority, reserve the

														<p>Natural England was satisfied that the implementation of simple mitigation such as noise reduction and pollution control that there would be no effect on the integrity of the Humber Estuary SPA/SAC/Ramsar. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle. BARE-1 states that an HRA of the project will be required at the development control stage when detailed designs are available, to further examine the potential for the proposed development to result in an adverse impact on the integrity of the international site. Should any mitigation be required, it should be integrated in to detailed designs and the delivery must be agreed prior to granting planning permission. If with mitigation, it cannot be proven that there will be no effects on integrity then planning permission will be refused.</p>	<p>right to apply the HRA process on a case by case basis, and where there are developments so unlikely to have an effect that it is inappropriate to record a screening decision.</p>
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Low		-	-	-	-	<p>The area is not designated for its landscape value. Potential negative effects are likely to be minimised through the location of the site in relation to Barton.</p>	<p>Design should be in accordance with CS policies, but also seek to respect the natural environment due to its proximity to internationally designated sites.</p>	
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low		-	-	-	-	<p>The development is likely to lead to an increase in road traffic, although proximity to the railway station and the presence of a bus service may reduce this effect. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided.</p>	<p>In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.</p>	

l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-						0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	✓	Local	ST-LT	Temp	Low		+	+	+	+	<p>There are no scheduled monuments or listed buildings within the vicinity of the site. The chain of flooded clay pits and extensive reedbeds along the Humber Bank adjacent to the site, from west of Barton-upon-Humber to New Holland is a legacy of the brick and tile industry, which flourished there from the Middle Ages to the present century, and, more recently, of cement making. It is unlikely that the development of the site will lead to negative effects on the historic environment. CS Policy CS5 will ensure that design is reflective of local character.</p> <p>BARE-1 states that an Heritage Assessment may be required. Assessment for the presence of heritage assets within the northern half of this site was undertaken in 2008; the results demonstrated that no further assessment or mitigation is required.</p>	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	-						0	0	0	0	The quality of the agricultural land in this location is unknown. As the site is adjacent to an existing industrial park, it is unlikely that negative effects will result.	None identified.

		Avoid development in areas protected for water quality reasons?	x	Local	ST	Temp	Med	--	-	-	--	The site is a principal aquifer designation (bedrock). Development in this location could potentially have a negative effect on groundwater resources. The policy includes reference to the increased provision of water and wastewater facilities onsite which could lead to negative effects during construction.	Principal aquifers are layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer. It should be ensured that construction phases do not lead to negative effects on groundwater resources. EA guidance should be followed in this respect.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-	BARE-1 sites are located within the Humber Bridge Industrial Estate and there therefore exists the potential that this land is contaminated. BARE-1 states that a contaminated Land Survey may be required, although it does not state under which circumstances. Remediation of any contaminated land would result in positive effects on this objective. Local reinforcements may be required regarding provision of water and disposal of waste water and surface water dependent upon type/scale of development.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	-	-	-	-	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. The scale of the site may reduce the significance of this effect compared with other designations for employment. BARE-1 states that a Noise Impact Assessment may be required.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected in 1 <sup>st</sup> to 2 <sup>nd</sup> phases of the plan period (2011-2022).	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented (2010-2026).	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The site is an established industrial area, which could suggest the viability of the allocation from an economic perspective. This may be attractive to potential investors. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected in 1 <sup>st</sup> to 2 <sup>nd</sup> phases of the plan period (2011-2022).	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	MT	Temp	Low		+	+	++	++	The creation of an employment site in this area of deprivation could increase vibrancy in the town. Effects are most likely in the long term as the benefits of development trickle down to the community.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Med		+	+	+	+	A range of employment types are suggested as having potential on site, including B1, B2 and B8 uses. This could have positive effects on the diversity of employment in Barton. The site should be developed for a mix of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution) uses. Design must be in accordance with Core Strategy Policy CS5. Delivery of the site is	It should be ensured that employment uses create jobs for local people.

													expected in 1st to 2nd phases of the plan period (2011-2022).	
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	-						0	0	0	0	No obvious effects.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	x	Local	ST-LT	Temp	Med		--	--	--	--	The site is directly adjacent to two local nature reserves and a country park and EA mapping shows the site allocation to contain a camping and caravan site at present. The Core Strategy identifies the Waters' Edge Visitor Centre and Country Park as a key tourism site. Development in this location could have negative effects its tourism value.	None identified.

Table J.10 - Site NEWE-1

NEWE-1 New Holland Industrial Estate (Former reference number CIN-12 )														
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation	
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm			
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	x	Local	ST-LT	Temp	Low		-	-	-	-	The site s adjacent to but outside the settlement boundary. Design must be in accordance with Core Strategy Policy CS5.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Low		+	+	+	+	The site is adjacent to a rural settlement and is of a small scale. This is not a priority location in terms of the settlement hierarchy, but could meet local employment needs.	None identified.

b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Perm	Low		++	++	++	++	The allocation is within the Ferry Ward which is ranked 11 <sup>th</sup> of the 17 North Lincolnshire wards. Whilst unemployment rates in Ferry ward are below the North Lincolnshire average, the highest concentrations of unemployment are in New Holland and North and South Killingholme. Development in this location therefore could help to improve local employment rates and reduce deprivation.	It should be ensured that a range of types of employment are provided, to meet the skills base of the local population. A key priority of the Employment Land Review (2010) is to increase the skill levels of local workers. Appropriate training facilities could be provided to improve the matching of local skills with opportunities.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med		++	++	++	++	Development of the site could improve local employment levels and therefore accessibility to employment for local people. However, access by public transport is limited which could reduce accessibility for a proportion of the population, although the site is accessible by rail and footpaths and cycleways are required within the policy wording.	Further clarity on the definition or standards for a 'good' footpath should be included in the supporting text. It is recommended that the site specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to.
		Provide safe and convenient access to the road network and sustainable modes of transport?	?	Local	ST-LT	Temp	Med		+/-	+/-	+/-	+/-	The DPD states that there is good access to the site from Lincoln Castle Way. However, strategic access to the site is poor with the site being peripheral and remote from the A1077/A15. The policy does not include requirements for improvements to strategic accessibility. Policy NEWE-1 states that a Transport Assessment will be required to demonstrate that the development will have no adverse impacts on the highways network. Good footpath and cycle provision should be provided throughout the site, linking development with local services, residential areas and the wider rights of way network. Vehicle access points to the site will need to be agreed with the	The policy should ensure that improvements to access for the site to the strategic network are implemented to improve feasibility, unless the employment uses are solely for local employment use.

													Highways Authority.	
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	x	Local	LT	Temp	Med		-	-	--	--	The site lies within SFRA Flood Zone 2/3a and a FRA and Exception Test is therefore required. Policy NEWE-1 states that a Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risk elsewhere. The assessment must take into account the recommendations of the Humber Flood Risk Management Strategy regarding the future management of flood defences in the area. The development will be required to contribute towards any improvements and/or maintenance of flood defences needed to protect the development. The DPD states that an Exception test will be required to demonstrate that the development creates wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain an issue unless appropriate flood protection is applied.	The site lies within SFRA Flood Zone 2/3a and an FRA and Exception Test is required. The FRA should include an assessment of how SUDS can be applied to assist surface water drainage and the supporting text to Policy NEWE-1 should be added to in the context of how SUDS can also help to reduce flood risk.
f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Temp	Low		-	-	-	-	The site is mainly agricultural in use.	None identified.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.

g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low		-	-	-	-	The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport and small scale of the development proposed could reduce the significance of effects. Policy NEWE-1 states that an Air Quality Impact Assessment may be required.	See recommendations under objective c.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	x	Local	ST-LT	Temp	Med		0	0	+	+/-	The site is currently largely arable farmland of low biodiversity value, though with screening tree belts. Policy NEWE-1 states that an Ecological Survey is required. Policy NEWE-1 states that a comprehensive landscaping scheme, including biodiversity enhancement, is required that shows how the site can be screened and the visual impact of the development can be minimised.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.  Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						+/-	+/-	+/-	+/-	There is a belt of screening plantation along the eastern edge of the allocation site, which requires retention and enhancement.	Existing screening plantation require retention and enhancement. Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	-	Local	ST-LT	Temp	Low		0	0	0	0	Fairfield Pit Nature Reserve to the north of the allocation supports species and habitats of local as well as national and international importance. The allocation leaves a buffer between developed land and the nature reserve, which may help to avoid impacts.	The buffer between the employment land and Fairfield Pit should be managed for landscape and biodiversity enhancements.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Local	ST-LT	Perm	Med		-	-	-	-	<p>This allocation abuts the Humber Estuary SAC, SPA and Ramsar site. The HRA Stage 2 concluded that 'No adverse impact on integrity on Humber Estuary SAC, SPA or Ramsar' is likely. Further information about the likely significant effects is included in the HRA Report. For the purposes of SA, a minor negative effect has been predicted, due to the proximity of the site to the international designations and considering the precautionary principle. The potential for significant negative effects is not recognised within the policy or supporting text although national guidance will guide development of international sites.</p> <p>Policy NEWE-1 states that an HRA of the project will be required at the development control stage when detailed designs are available; to further examine the potential for the proposed development to result in an adverse impact on the integrity of the European and international site. Should any mitigation be required, it should be integrated in to detail designs and the delivery must be agreed prior to granting planning permission. If with mitigation, it cannot be proven that there will be no effects on integrity then planning permission will be refused.</p>	Where it cannot be demonstrated that a development proposal will not have an adverse effect on the integrity of a site of European or international importance, mitigation measures must be provided as part of development proposals. If the competent authority cannot demonstrate that the development will not have an adverse effect upon the integrity of an international site, or that impacts can be adequately mitigated, the development proposal will be refused.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	x	Local	ST-LT	Temp	Low		-	-	-	-	<p>The allocation is surrounded by a landscape proposal, which could reduce the significance of negative effects in terms of visual intrusion to some degree. The small scale of development proposed could also reduce landscape effects.</p>	No further mitigation required.

k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low		-	-	-	-	The development is likely to lead to an increase in road traffic, although proximity to the railway station and the small scale of development proposed may reduce this effect. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-						0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	?	Local	ST-LT	Temp	Low	-	-	-	-	There are no scheduled monuments or listed buildings within the vicinity of the site. The chain of flooded clay pits and extensive reedbeds along the Humber Bank adjacent to the site, from west of Barton-upon-Humber to New Holland is a legacy of the brick and tile industry, which flourished there from the Middle Ages to the present century, and, more recently, of cement making. Heritage Assets of archaeological significance are recorded within the vicinity of this site and there is potential for unrecorded heritage assets to be present. Accordingly, Policy NEWE-1 states that a Heritage Assessment will be required to demonstrate that the development will have no adverse impact on the historic environment.	A Heritage Assessment should be undertaken for submission with any planning application, and measures implemented, to minimise and mitigate potential effects to heritage assets in accordance with CS6.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-MT	Temp	Low	-	-	-	-	The quality of the agricultural land in this location is unknown. As the site is small scale, negative effects are unlikely to be significant.	None identified.
		Avoid development in areas protected for water quality reasons?	x	Local	ST	Temp	Med	--	-	-	--	The site is a principal aquifer designation (bedrock). There is a watercourse running along the western edge of the site. Current biological water quality is 'good' and is predicted to remain good to 2015. Development in this location could potentially have a negative effect on groundwater resources. The policy includes reference to the need for a new sewage works to cater for new growth. Further, the policy includes reference to the increased provision of water and wastewater facilities onsite which could lead to negative effects during construction. Policy NEWE-1 states that a new sewage treatment works may be	Principal aquifers are layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer. It should be ensured that construction phases do not lead to negative effects on groundwater resources. EA guidance should be followed in this respect.

													required to cater for future development growth Local reinforcements may be required regarding provision of water and disposal of and surface water dependent upon type/scale of development.	
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low		+/-	+/-	+/-	+/-	This site is mainly in agricultural use with pockets of grassland and small plots occupied by light industrial and general industrial uses. It is possible that there may be a small amount of contaminated land as a result of these land uses. The policy states that a contaminated land survey may be required although it does not state under which circumstances. Remediation of any contaminated land identified on site is likely to result in positive effects on this objective.	The policy should state the circumstances under which a contaminated land survey will be required.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med		-	-	-	-	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. The scale of the site may reduce the significance of this effect compared with other designations for employment. Policy NEWE-1 states that a Noise Impact Assessment may be required.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. The delivery of the 1st phase of this site is expected in the early to mid phase of the plan period (2011-2022). Development of later phases will be highly dependent on market conditions but are not	None identified.

		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	<p>expected until the end phase of the plan period (2022-2026).</p> <p>The proposed development for employment uses is likely to increase the number of businesses in the area. The delivery of the 1st phase of this site is expected in the early to mid phase of the plan period (2011-2022). Development of later phases will be highly dependent on market conditions but are not expected until the end phase of the plan period (2022-2026).</p>	None identified.
		Encourage inward investment?	-						0	0	0	0	<p>The site has been allocated for a number of years without significant interest or take-up. This suggests that re-allocation of the site may not be successful unless incentives are provided.</p>	Special measures could be taken to encourage inward investment in the area.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-MT	Temp	Med		+	+	++	++	<p>The allocation is likely to improve the vibrancy of the village, providing employment opportunities in a rural location. Effects are likely to be most significant in the long term once development proposals have been realised.</p>	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-LT	Temp	Low		+	+	+	+	<p>The size of the site is unlikely to generate a significant number and range of business and employment opportunities, although some diversity may be achieved to the overall mix of employment in North Lincolnshire. Policy NEWE-1 states that land at the New Holland Industrial Estate, New Holland (2ha) is allocated for employment use. Further 2 ha plots will be released only when the previous phase has been developed or is committed by means of detailed planning consents. The site should be developed for a mix of B1 (Business/Light Industrial), B2 (General Industrial) and B8</p>	None identified.

s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-MT	Temp	Med		++	++	+	++	(Storage and Distribution). The allocation is likely to increase the number of businesses in this rural area. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site. Policy NEWE-1 states that delivery of the 1st phase of this site is expected in the early to mid phase of the plan period (2011-2022). Development of later phases will be highly dependent on market conditions but are not expected until the end phase of the plan period (2022-2026).	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	x	Local	ST-LT	Temp	Low		--	--	--	--	The Barton Claypits Country Park adjacent to the site is considered a 'major waterscape asset' in the Core Strategy. Development in this location therefore could potentially have negative effects on the tourism potential of this site. Implementation of policy CS16 could reduce the significance of effects in this location.	Mitigation in the form of a buffer or the development of visual screening should seek to reduce effects on the setting of natural environmental assets.

Table J.11 - Site EALE-1

EALE-1 Spen Lane (Former reference numbers CIN-16, 14-5)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	x	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	The site is not within the settlement boundary. However, the site is close to Ealand and could meet some local needs.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med	+	+	+	+	It is unknown whether the site is previously developed or greenfield. Aerial imagery suggests that the site is greenfield development and could be considered a greenfield extension to Ealand in accordance with the settlement hierarchy. Ealand is considered to be a 'rural settlement' in the CS.	The settlement hierarchy CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is within the Axholme Central Ward which is ranked 15 <sup>th</sup> of the 17 North Lincs wards. Therefore, significant benefits from employment development in this location may not be significant. However, the good public transport links could improve the potential for access to employment for residents from surrounding areas.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site could lead to improved accessibility to services and facilities, particularly employment as the site is within walking distance to Crowle railway station with access throughout the working daily hours. There is also a railway station in Ealand. The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	Further clarity on the definition or standards for a 'good' footpath should be included in the supporting text. It is recommended that the site specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to.

		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site lies adjacent to the A161 to the east. The site is close to the A18/A161 gyratory and the M180. Sustainable modes of transport can be accessed via rail services within walking distance. The policy requires that a transport assessment is produced to demonstrate that development will not have an adverse impact on the highways network.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	ST-LT	Temp	Med	--	--	--	--	The site lies within SFRA Flood Zone 2/3a and a FRA and Exception Test is therefore required. Policy EALE-1 states that a Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risk elsewhere. The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain an issue without appropriate flood protection. The site is within SFRA flood compartment 3T4 (Garthorpe & Keadby) The primary sources of flood risk are the River Trent and the local drainage system. This includes the North Soak Drain, classified as main river. The very flat and low-lying nature of the land and the complexity of the drainage system and the heavy reliance on pumping mean that, in practice, if the defences fail flooding could be widespread and in locations that are difficult to predict. Being located in a flood zone could increase the risk of and from flooding to people and property.	The site lies within SFRA Flood Zone 2/3a thus a Flood Risk Assessment and Exception Test will be required. The FRA should include an assessment of how SUDS can be applied to assist surface water drainage and the supporting text to Policy EALE-1 should be added to in the context of how SUDS can also help to reduce flood risk.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	x	Local	ST-LT	Temp	Low		-	-	-	-	It is unknown whether the site is brown or greenfield. Aerial imagery suggests that the site is greenfield development.	None identified.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	x	Local	MT-LT	Temp	Low		-	-	--	--	The employment site is likely to generate an increase in air pollution through road traffic to the site. The policy requires that air quality assessments may be required, although doesn't specify the circumstances under which this will be the case. Effects are likely to increase over time as the effects of traffic increase cumulatively, although proximity to public transport could reduce the significance of effects.	The policy should specify the circumstances under which air quality assessments will be required.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓	Local	ST-LT	Temp	Med		-	+	+	+	The DPD text highlights that the North Soak Drain has been identified as a potential wildlife habitat that may be the home or used by a number of protected species and should be surveyed and assessed as part of any development proposal within the southern extent of the site. A specific requirement is required within the policy wording, to ensure that mitigation is included within development proposals. This should ensure that potentially negative effects are reduced. However, Core Strategy policy CS17 seeks a net biodiversity gain as a result of development which should result in overall positive local effects. Policy EALE-1 states that the North Soak Drain to the south should be surveyed and assessed. Any proposals for the site should provide mitigation to ensure that they do not affect the ecological value of the drain. Policy EALE-1 states that an Ecology Survey is required. A comprehensive landscaping	Any proposals for the site should provide mitigation to ensure that they do not affect the ecological value of North Soak Drain. An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17.  Biodiversity enhancements should be incorporated into site design.



j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	xx	Local	ST-LT	Temp	Med	--	--	--	--	The site is adjacent to an area of Special Historic Landscape Interest. Effects on landscape quality are likely to be minimal as the location is adjacent to a road network. However, the impact on the canal setting may be negatively affected.	Development should be sympathetic to the surrounding landscape. Specific measures could be required in a similar way policy BRIE-1 to ensure that the particular characteristics of the historic landscape are complemented.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low	-	-	-	-	The development is likely to lead to an increase in road traffic, although proximity to the railway station may reduce this effect slightly. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided. The Transport Assessment will be accompanied by a Travel Plan and will need to identify mitigation measures to minimise the adverse impact on the transport network. Physical improvements to the Strategic Road Network as mitigation for development impacts are considered only as a last resort, and developers should, therefore, seek to implement sustainable transport options for people using the development. Vehicle access points to the site will need to be agreed with the Highway Authority.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-	Local	ST-LT	Temp	Med	0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision.	The policy could require that improvements to public transport provision are delivered as part of the development of the site.
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med	++	++	++	++	The policy requires that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.

m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-						0	0	0	0	Site is not in proximity to heritage assets.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	x	Local	ST-LT	Perm	Low		-	-	-	-	The development site is classified as grade 2 agricultural land (high quality) although is in proximity to a settlement which may reduce the viability of the site for agricultural use, reducing the potential significance of effects.	The policy could require that it be demonstrated that the site is no longer suitable for agricultural use. However, where possible, some agricultural uses could be retained.
		Avoid development in areas protected for water quality reasons?	x	Local	ST	Temp	Med		--	-	-	--	The site is partially within a Secondary A Aquifer designation (Superficial (Drift)) and wholly within a Secondary B designation (bedrock). The watercourse south of the site currently has 'moderate' ecological quality and 'good' chemical quality. These ratings are predicted to continue to 2015 (WFD). Development of the site could potentially have negative effects on the water resources although this effect may be reduced through the implementation of national planning guidance. The risk of effects is likely to be greatest in the short term through construction activities. Future uses on site will determine the medium to long term risk.	It is recommended that a buffer between the watercourse and the site be created to minimise potential risk of negative effects, in accordance with CS Policy CS18. Secondary A deposits are permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers. Secondary B - predominantly lower permeability layers which may store and yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering. These are generally the water-bearing parts of the former non-aquifers. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.

		Lead to the remediation of contaminated sites?	-					0	0	0	0	Policy EALE-1 states that a Contaminated Land survey may be required depending on previous land use. The site is currently agricultural land and is, therefore, unlikely to be contaminated land.	
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	-	-	-	-	Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. The scale of the site may reduce the significance of this effect compared with other designations for employment. Policy EALE-1 states that a Noise Impact Assessment may be required.	The policy should specify when noise impact assessments will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.
p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented. Policy EALE-1 states that the site should be developed for a mix of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution) uses. Delivery of the site is expected in the 1 <sup>st</sup> phase of the plan period (2011-2022). Design must be in accordance with Core Strategy Policy CS5.	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected to be implemented.	None identified.

		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The site is well positioned in terms of accessibility and as such is likely to be attractive to investors. The allocation for a range of employment types is likely to encourage inward investment. Effects are likely to be most significant in the short to medium terms as this is when delivery of the site is expected to be implemented.	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-MT	Temp	Med	+	+	++	++	The allocation is likely to improve the vibrancy of the village, providing employment opportunities in a rural location. Effects are likely to be most significant in the long term once development proposals have been realised.	None identified.
r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-MT	Temp	Med	++	++	+	++	Adjacent uses include a caravan park, so the B1 (Offices), B2 (Light Industrial) and B8 (Storage and distribution) proposed uses will increase the diversity of employment in this rural location. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The allocation is likely to increase the number of businesses in this rural area. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	✗	Local	ST-MT	Temp	Low	--	--	-	--	The development of the site may have a negative effect on the rural setting of the caravan park to the west.	Mitigation in the form of screening could reduce the negative effects on the caravan site. Such a requirement could be included in the policy wording.

Table J.12 - Site EALE-2

EALE-2 Land South of Railway (Former reference number IN1-14)													
SA Objective			Effects					Assessment				Summary of Effects	Recommendation/Mitigation
			Mag	Scale	Dur	T/P	Cert	ST	MT	LT	Sm		
a	To ensure the site's appropriate allocation within the settlement hierarchy	Be within the settlement boundary?	x	Local	ST-LT	Temp	Med	+/-	+/-	+/-	+/-	The site is not within the settlement boundary but is close to the settlement of Ealand and so could meet some local needs. Design must be in accordance with Core Strategy Policy CS5.	None identified.
		Be in accordance with the settlement hierarchy?	✓	Local	ST-LT	Temp	Med	+	+	+	+	The site is a mixture of uncultivated agricultural and previously developed land which incorporates a newly erected free standing wind turbine. It could be considered a greenfield extension to Ealand in accordance with the settlement hierarchy. Ealand is considered to be a 'rural settlement' in the CS.	The settlement hierarchy (CS Policy CS1) requires that development should be focused on: 'previously developed land within the defined development limits of North Lincolnshire's market towns, followed by appropriate small scale greenfield extensions to meet identified local needs.'
b	To tackle poverty, social exclusion and inequality geographically	Locate growth near to areas of deprivation?	✓	Local	ST-LT	Temp	Low	+	+	+	+	The site is within the Axholme Central Ward which is ranked 15 <sup>th</sup> of the 17 North Lincs wards. Therefore, benefits from employment development in this location may not be significant. However, the good public transport links could improve the potential for access to employment for residents from surrounding areas.	None identified.
c	To improve accessibility to education, employment, recreation, countryside, health, community services and cultural facilities for all sectors of the community	Improve accessibility to key services	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site could lead to improved accessibility to services and facilities, particularly employment as the site is within walking distance to Crowle railway station with access throughout the working daily hours. The policy requires that footpath and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	It is recommended that the site-specific requirements for the policies are made specific to the site in question. For example, the policy could include which rights of way and which towns the walking and cycling routes should provide links to.

		Provide safe and convenient access to the road network and sustainable modes of transport?	✓	Local	ST-LT	Temp	Med	++	++	++	++	The site lies adjacent to the A161 to the east. The site is close to the A18/A161 gyratory and the M180. Sustainable modes of transport can be accessed via rail services within walking distance. The policy requires that a transport assessment is produced to demonstrate that development will not have an adverse impact on the highway network.	None identified.
e	To minimise the risk of flooding	Minimise the risk of flooding to people and property from rivers and watercourses?	✗	Local	LT	Temp	Med	--	--	--	--	The site lies within SFRA Flood Zone 2/3a and a FRA and Exception Test is therefore required. Policy EALE-2 states that a Flood Risk Assessment will be required to demonstrate that safe development can be achieved on the site without increasing flood risk elsewhere. The DPD states that an Exception test will be required to demonstrate that the development creates a wider sustainability benefits to the community that outweighs the risk from flooding and integrates measures to reduce flood risk. This could help to reduce the significance of risk although it is likely that flood risk will remain an issue without appropriate flood protection. The site is within SFRA flood compartment 3T4 (Garthorpe & Keadby) The primary sources of flood risk are the River Trent and the local drainage system. This includes the North Soak Drain, classified as main river. The very flat and low-lying nature of the land and the complexity of the drainage system and the heavy reliance on pumping mean that, in practice, if the defences fail flooding could be widespread and in locations that are difficult to predict. Being located in a flood zone could increase the risk of and from flooding to people and property.	The site lies within SFRA Flood Zone 2/3a thus a Flood Risk Assessment and Exception Test will be required. The FRA should include an assessment of how SUDS can be applied to assist surface water drainage and the supporting text to Policy EALE-2 should be added to in the context of how SUDS can also help to reduce flood risk.

f	To make the best use of previously developed land and existing buildings	Increase development on previously developed land and/or buildings?	✓	Local	ST-LT	Temp	Low		++	++	++	++	Part of the site is a former steelholders yard, currently used for a landscaping business and other vacant premises. The redevelopment of this site is considered to be an efficient use of land.	None identified.
		Encourage the development of industrial land?	-						0	0	0	0	No obvious effects.	None identified.
g	To improve air quality	Minimise the risk of public exposure to air pollution?	✗	Local	MT-LT	Temp	Low		-	-	--	--	The employment site is likely to generate an increase in air pollution through road traffic to the site. Effects are likely to increase over time as the effects of traffic increase cumulatively although proximity to public transport could reduce the significance of effects. Policy EALE-2 states that an Air Quality Impact Assessment may be required.	The policy should specify the circumstances under which an air quality assessment will be required.
h	To protect and enhance biodiversity and important wildlife habitats outside designated sites.	Protect and enhance sites which are locally important for their nature conservation interest including important wildlife and habitats?	✓	Local	ST-LT	Temp	Med		-	+/-	+/-	+/-	Habitats on site appear to be of low value. However, the policy states that an ecological survey should be undertaken which could reduce the significance of effects. Core Strategy policy CS17 seeks a net biodiversity gain as a result of development which could result in overall positive local effects. Policy EALE-2 states that an Ecological Survey is required.	An ecological survey should be undertaken prior to any planning application, and its recommendations implemented, to minimise and mitigate potential effects to important habitats and species and species in accordance with CS Policies CS16 and CS17. Biodiversity enhancements should be incorporated into site design.
		Protect and enhance woodland areas?	-						0	0	+	+/-	There are no areas of woodland that are likely to be affected by development	Street trees should be incorporated in designs in accordance with the SPG "Trees and Development"
i	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI), Special Protection Areas (SPAs), Ramsar sites and Special Areas of Conservation (SACs)	Protect and enhance sites designated for their nature conservation interest?	?	Local	ST-LT	Temp	Low		-	-	-	-	The site is adjacent to the Stainforth and Keadby Canal Local Wildlife Site, which includes the South Soak Drain.	An ecological survey should be undertaken prior to development on the site, and its recommendations implemented. This may include the reduction in the size of the allocation to allow a significant buffer area between the designated sites and development. CS Policy CS17 seeks to create a net gain in biodiversity as a result of development.

		Protect and enhance the area and condition of SSSIs, SPAs, Ramsar sites and SACs?	x	Reg/Nat	ST-LT	Temp	Med	-	-	-	-	The site is adjacent to Hatfield Chase Ditches SSSI. Development in this area could negatively affect the SSSI. The ditches contain a rich assemblage of aquatic and emergent plants, typical of nutrient rich systems. Measures will be required to avoid impacts on the SSSI. Although the site near to the Hatfield Moors SAC; Thorne Moors SAC and Thorne and Hatfield Moors SPA the HRA screening exercise has determined that development is unlikely to result in significant effects to the internationally protected sites.	CS Policy CS17 will seek to ensure that any negative effects are minimised. Pollution and disturbance impattention.
j	To maintain and enhance the quality of countryside and wider landscape	Protect and enhance areas of High Landscape Value?	?	Local	ST-MT	Temp	Med	+/-	+/-	+/-	+/-	The site is adjacent to an area of Special Historic Landscape Interest. Effects on landscape quality are likely to be minimal as the location is adjacent to a road network. However, the impact on the canal setting may be negatively affected. Some improvements through the redevelopment of the former steel holders yard may result, through implementation of design policies in the CS.	Design measures suitable to the specific location of the site in relation to the designated area could be required through the policy.
k	To reduce congestion, particularly around the South Humber Bank Ports	Reduce traffic growth on main roads (to include those in vicinity of South Humber Bank Ports)	x	Local	ST-LT	Temp	Low	-	-	-	-	The development is likely to lead to an increase in road traffic, although proximity to the railway station may reduce this effect slightly. Negative effects from an increase in traffic may also be reduced through the requirement for a transport assessment to demonstrate that the development will have no adverse impacts on the highways network and that good footpaths and cycle provision are to be provided. Vehicle access points to the site will need to be agreed with the Highway Authority.	In accordance with CS Policy CS25, sustainable transport modes should be prioritised for access to the site. These should be improved prior to occupation of the site to encourage a modal shift away from the private car.
l	To improve public transport provision and promote sustainable modes of transport	Improve access to public transport facilities?	-	Local	ST-LT	Temp	Med	0	0	0	0	The site is accessible by sustainable modes of transport, although there is no requirement in the policy to improve this provision. The site has good access to the strategic highway network, is only a	The policy could require that improvements to public transport provision are delivered as part of the development of the site.

													short distance from the M180 motorway and benefits from good public transport links with services operating throughout the normal working day.	
		Minimise the need to travel and encourage walking and cycling as modes of transport?	✓✓	Local	ST-LT	Temp	Med		++	++	++	++	Policy EALE-2 states that good footpaths and cycle provision should be provided throughout the site, linking development to local services, residential areas and the wider rights of way network.	See recommendations under objective c.
m	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings	Protect and enhance the historic environment including listed buildings, ancient monuments, conservation areas and sites, features and areas of historical and/or archaeological importance?	-						0	0	0	0	Site is not in proximity to heritage assets.	None identified.
n	To protect local water resources, soil quality and quantity	Minimise the loss of the best and most versatile agricultural land to development?	✗	Local	ST-LT	Perm	Low		-	-	-	-	The site is comprises uncultivated agricultural land adjacent to a previously developed site. It is considered that only minimal negative effects are likely to arise as a result of development of this allocation.	None identified.
		Avoid development in areas protected for water quality reasons?	✗	Local	ST	Temp	Med		--	-	-	--	The watercourse north of the site currently has 'moderate' ecological quality and 'good' chemical quality. These ratings are predicted to continue to 2015 (WFD). The groundwater is 'probably not at 'risk'. The site is partially within a Secondary A Aquifer designation (Superficial (Drift)) and wholly within a Secondary B designation (bedrock). Development of the site could potentially have negative effects on the water resources although this effect may be reduced through the implementation of national planning guidance. The risk	It is recommended that a buffer between the watercourse and the site be created, to minimise potential risk of negative effects, in accordance with CS Policy CS18. The site should be surveyed for any potential contamination from previous uses, and any remediation works undertaken, before development commences. Secondary A deposits are permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to

													of effects is likely to be greatest in the short term through construction activities. Future uses on site will determine the medium to long term risk. Policy EALE-2 states that local reinforcements may be required regarding provision of water and disposal of and surface water dependent upon type/scale of development.	ivers. These are generally aquifers formerly classified as minor aquifers. Secondary B - predominantly lower permeability layers which may store and yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering. These are generally the water-bearing parts of the former non-aquifers. Note that if a proposed development is located within 5m of an ordinary watercourse (a watercourse that is not 'main river') then consent may also be required under the Land Drainage Act 1991.
		Lead to the remediation of contaminated sites?	?	Local	ST-LT	Perm	Low	+/-	+/-	+/-	+/-		The site is a mixture of uncultivated agricultural and previously developed land, part of which comprises a former steelholders yard. There therefore exists the potential for contaminated land on site. This should be identified through a contaminated land survey and the remediation of any contaminated land which is identified. Policy EALE-2 states that a Contaminated Land Survey may be required depending on previous land use.	None identified.
o	To minimise noise and light pollution	Locate sensitive uses away from potentially noisy or light polluting development?	x	Local	ST-LT	Temp	Med	-	-	-	-		Potential effects of noise and light pollution will be dependent on the type of employment proposed. It is likely that some increase in noise and light pollution will arise from the development through an increase in traffic through operational uses and commuting. Policy EALE-2 states that a Noise Impact Assessment may be required.	The policy should specify when a noise impact assessment will be required. Other pollution assessments could also be required, such as effects from light pollution. It should be ensured that potentially noisy employment uses are not located close to residential areas.

p	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	Improve the overall employment rate?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the employment rate and increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected in the 1st phase of the plan period (2011-2022).	None identified.
		Increase the total number of VAT registered businesses?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The proposed development for employment uses is likely to increase the number of businesses in the area. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected in the 1st phase of the plan period (2011-2022).	None identified.
		Encourage inward investment?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The site presents an opportunity for comprehensive redevelopment which may attract inward investment. The DPD text highlights that the allocation has been reduced in size from the previous allocation, which may improve its viability for investment. The good access to the site may increase its attractiveness to investors. Effects are likely to be most significant in the short to medium term as this is when delivery of the site is expected in the 1st phase of the plan period (2011-2022).	None identified.
q	To create vibrant towns and village centres in both rural and urban areas.	Contribute to the vibrancy of towns and villages?	✓	Local	ST-MT	Temp	Med	+	+	++	++	The allocation is likely to improve the vibrancy of the village, providing employment opportunities in a rural location. Effects are likely to be most significant in the long term once development proposals have been realised.	None identified.

r	To increase the diversity of employment.	Encourage a range of employment types?	✓	Local	ST-MT	Temp	Med	++	++	+	++	Proposed uses are likely to increase the potential for diversity of employment in this rural location. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site. Policy EALE-2 states that the site should be developed for a mix of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution) uses. Delivery of the site is expected in the 1 <sup>st</sup> phase of the plan period (2011-2022).	None identified.
s	To support and improve the economic activity for rural areas.	Increase the number of businesses in rural areas?	✓✓	Local	ST-MT	Temp	Med	++	++	+	++	The allocation is likely to increase the number of businesses in this rural area. Effects are likely to be most significant in the short to medium term as this is the period envisaged for development of the site.	None identified.
t	To promote and enhance opportunities for tourism, particularly in rural areas	Increase the number of employment sites designated for tourism use?	-					0	0	0	0	No obvious effects.	None identified.

## Appendix K

# Detailed Appraisal Tables for General Policies: Revised Submission Draft Housing and Employment Land Allocations DPD (2014)

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# Key

Effects		Scale		Duration		Permanence		Certainty
Magnitude								
✓✓	Major Positive	Local	Within North Lincolnshire	ST-MT	Short term - Medium term	Temp	Temporary	Low
✓	Minor Positive	Sub-Reg	--Lincolnshire	ST-LT	Short term - Long term	Perm	Permanent	Med
-	No effect	Reg/Nat	East of England and beyond	MT-LT	Medium term - Long term			High
?	Unclear Effects			ST	Short term			
x	Minor Negative			MT	Medium term			
xx	Major Negative			LT	Long term			

## Assessment

+++	Strongly positive
++	Moderately positive
+	Slightly positive
0	No effect
-	Slightly negative
--	Moderately negative
---	Strongly negative
+/-	Combination of positive and negative effects / neutral effect
n/a	Not assessed

## Terms

Mag	Magnitude
Scale	Geographic extent
T/P	Temporary/permanent
Cert	Certainty
ST	Short term
MT	Medium term
LT	Long term
Sm	Summary assessment

<b>Temporary:</b> effects will be only within the plan period
<b>Permanent:</b> effects likely to be felt beyond the plan period

<b>Short term:</b> 5 years;
<b>Medium term:</b> between 5 and 10 years;
<b>Long term:</b> beyond 10 years.

Table K.1 – Policy H1

H-1 - Phasing of Housing Land													
SA Objective		Effects					Assessment					Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT-LT	LT	Sm			
1	To promote healthier communities	-					0	0	0	0	No obvious effects.	None identified.	
2	To tackle poverty, social exclusion and inequality geographically as well as demographically	✓	Local	ST-LT	Perm	High	++	++	++	++	Ensuring provision of housing supply in accordance with need identified in the Core Strategy DPD is likely to have moderate positive effects on this objective as many housing sites will include an element of affordable housing.	The strength of the policy (with respect to this objective) could be improved by stating that any site that meets the criteria for affordable housing set out in CS Policy CS9 will be required to provide a portion of affordable housing, regardless of the phasing of its delivery.	
3	To enhance skills, qualifications and the overall employability of the population	-					0	0	0	0	No obvious effects.	None identified.	
4	To reduce crime, the fear of crime and to promote safer neighbourhoods	-					0	0	0	0	No obvious effects.	None identified.	
5	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community	-					0	0	0	0	No obvious effects.	None identified.	
6	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	✓✓	Local	ST-LT	Perm	High	+++	+++	+++	+++	The aim of Policy H1 is to ensure that housing provision is phased such that annual targets are met and an appropriate mix of housing is provided throughout the plan period. Housing allocations are required to support the creation of sustainable, mixed communities. This is likely to have significant positive effects on this objective.	None identified.	
7	To encourage the participation in culture, leisure and recreational activities including in the countryside	-					0	0	0	0	No obvious effects.	None identified.	
8	To minimise the risk of flooding	?	Local	ST-LT	Temp	Low	+	+/-	+/-	+	Policy H1 states that only sites that are deliverable (available, suitable and achievable for housing) and able to provide sustainable communities should be developed in the first five years. However, no such requirements for suitable sites and sustainable communities are stated for housing delivery after this period. As such, positive effects are likely in the short term, with the potential for negative effects in the medium and long term (i.e. more than 5 years from the start of the plan period).	The strength of this policy could be improved (and positive effects against this objective could be increased) if the deliverability of sites for sustainable communities is required over all phases.	
9	To adapt to the impacts of climate change for the built and natural environment	-					0	0	0	0	No obvious effects.	None identified.	

10	To make the best use of previously developed land and existing buildings	✓✓	Local	ST-LT	Temp	High		+++	+++	+++	+++	Policy H1 states that allocations on previously developed land will be released as a priority over greenfield land where it is in a suitable location. This is likely to have significant positive effects.	None identified.
11	To improve air quality	✓	Local	ST	Temp	Low		+	0	0	+	Phasing housing development through the plan period is likely to reduce the magnitude of construction-related emissions in the short term when compared with the intensive construction of all housing developments in the first five years of the plan. Minor positive effects in the short term are therefore likely.	None identified.
12	To reduce greenhouse gases emissions particularly from transport	-						0	0	0	0	No obvious effects.	None identified.
13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.	-						0	0	0	0	No obvious effects.	None identified.
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI) and Special Protection Areas (SPAs)	-						0	0	0	0	No obvious effects.	None identified.
15	To maintain and enhance the quality of countryside and wider landscape	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy H1 states that allocations on previously developed land will be released as a priority over greenfield land where it is in a suitable location. This is likely to have positive effects on safeguarding the quality of the landscape.	None identified.
16	To reduce congestion, particularly around the South Humber Bank Ports	✓	Local	ST-LT	Perm	Low		++	++	++	++	Policy H1 states that phasing of housing development will be undertaken with consideration of the availability of the necessary infrastructure and services to enable the site to be developed. This would include necessary upgrades to the highway network and consideration of modes of transport as an alternative to the private car, thereby having likely positive effects on ensuring that congestion associated with development is minimised.	None identified.

17	To improve public transport provision and promote sustainable modes of transport	✓	Local	ST-LT	Perm	Low		++	++	++	++	Housing allocations are required to support the creation of sustainable communities. Sustainable communities are commonly reliant upon sustainable modes of transport and thus a minor positive effect on this objective is likely. Policy H1 states that phasing of housing development will be undertaken with consideration of the availability of the necessary infrastructure and services to enable the site to be developed. This would include consideration of modes of transport as an alternative to the private car, and is also likely to have positive effects on this objective.	None identified.
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings.	-						0	0	0	0	No obvious effects.	None identified.
19	To increase energy efficiency and increase the use of renewable energy particularly from wind energy	-						0	0	0	0	No obvious effects.	None identified.
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	✓	Local	ST-LT	Perm	Low		+	+	+	+	Policy H1 states that the availability of necessary infrastructure will be a key consideration in the allocation of sites. This is likely to have positive effects on this objective through the provision of appropriate waste management facilities prior to the development of housing sites.	None identified.
21	To protect local water resources, soil quality and quantity	✓	Local	ST-LT	Perm	Med		++	++	++	++	Policy H1 states that allocations on previously developed land will be released as a priority over greenfield land where it is in a suitable location. This is likely to have positive effects on safeguarding the quality of local water and soil resources, and potentially improving soil quality if remediation of contaminated land is undertaken prior to the redevelopment of brownfield land.	None identified.

22	To promote the use of sustainably sourced products and resources and re-using and recycling products	-						0	0	0	0	No obvious effects.	None identified.
23	To minimise noise and light pollution	-						0	0	0	0	No obvious effects.	None identified.
24	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	✓	Local	ST-LT	Perm	Med		++	++	++	++	Ensuring provision of housing supply in accordance with need identified in the Core Strategy is likely to have minor positive effects on this objective through provision of a workforce for the local economy and encouraging regeneration within North Lincolnshire's communities.	None identified.
25	To create vibrant towns and village centres in both rural and urban areas	✓	Local	ST-LT	Temp	Low		+	+	+	+	Ensuring provision of a suitable mix of housing in a suitable location, particularly on previously developed land, is likely to have minor positive effects on this objective by encouraging appropriate levels of regeneration and growth through the plan period.	None identified.
26	To increase diversity of employment	-						0	0	0	0	No obvious effects.	None identified.
27	To support and improve the economic activity for rural areas through the retention of local facilities	-						0	0	0	0	No obvious effects.	None identified.
28	To promote and enhance opportunities for tourism, particularly in rural areas	-						0	0	0	0	No obvious effects.	None identified.

Table K.2 – Policy TC-1

TC-1 Development in North Lincolnshire's Town Centres and District Centres													
SA Objective		Effects					Assessment					Summary of Effects	Recommendation/Mitigation
		Mag	Scale	Dur	T/P	Cert	ST	MT-LT	LT	Sm			
1	To promote healthier communities	✓	Local	MT-LT	Temp	Med	0	+	+	+		The policy could lead to the development of increased leisure opportunities within Scunthorpe or the market towns. This could have positive effects on health in the medium to long term through an increase in physical activity.	None identified.
2	To tackle poverty, social exclusion and inequality geographically as well as demographically	✓	Local	ST-LT	Temp	Med	+	+	+	+		The policy seeks to encourage the development of retail facilities within Scunthorpe and the market towns, which are considered to be accessible locations. An increase in facilities in these locations could help reduce poverty and social exclusion through an increase in the availability of facilities to meet local needs.	None identified.

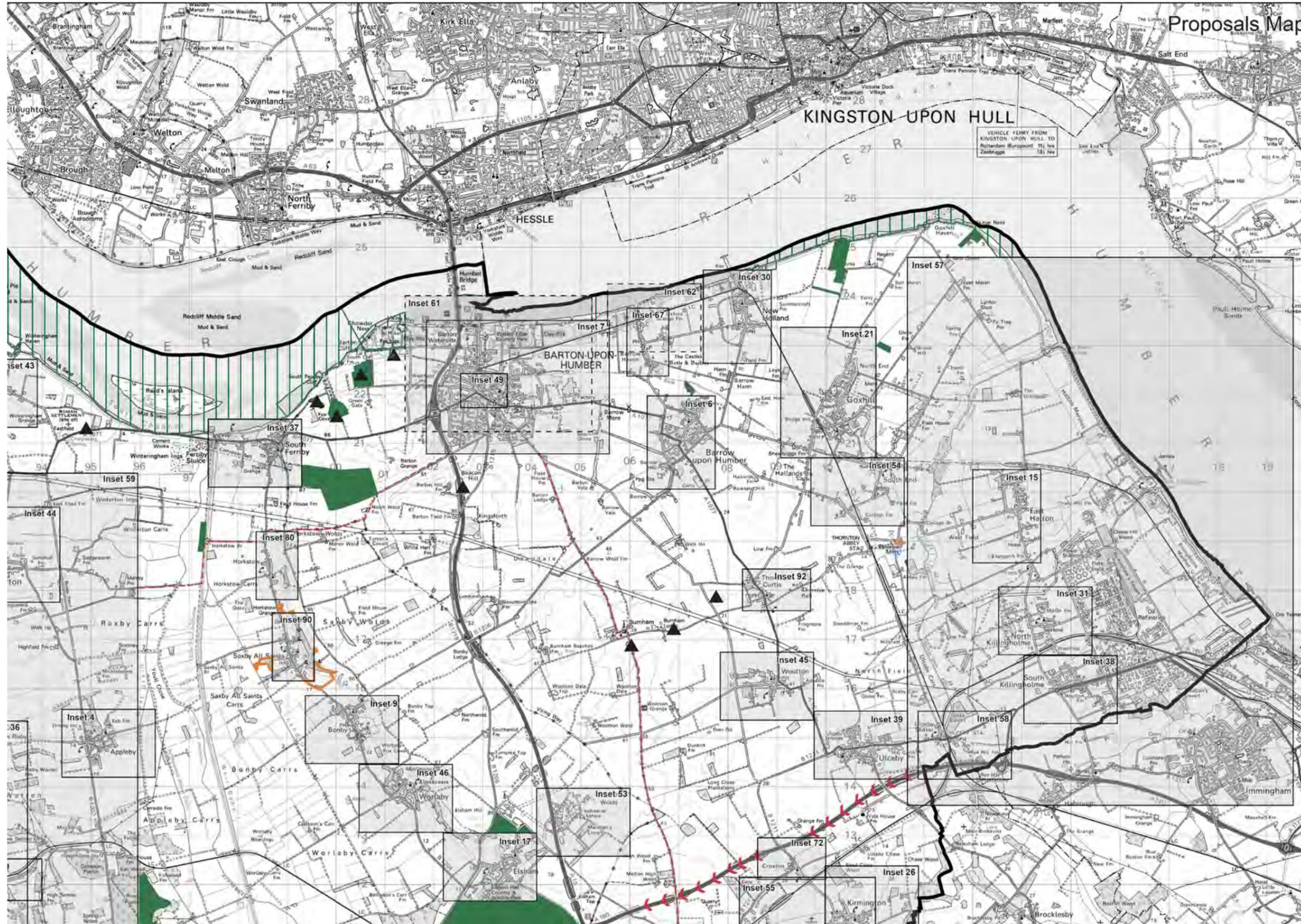
3	To enhance skills, qualifications and the overall employability of the population	-						0	0	0	0	No obvious effects.	None identified.
4	To reduce crime, the fear of crime and to promote safer neighbourhoods	-						0	0	0	0	No obvious effects.	None identified.
5	To improve accessibility to education, employment, recreation, countryside health, community services and cultural facilities for all sectors of the community	✓	Local	ST-LT	Temp	Med		+	+	+	+	The policy seeks to encourage the development of facilities to meet local needs within Scunthorpe, the market towns and the district centres. An increase in facilities in accessible locations could have positive effects against this objective.	None identified.
6	To provide a sufficient and appropriate mix of housing that is affordable, decent and designed to a high standard	-						0	0	0	0	No obvious effects.	None identified.
7	To encourage the participation in culture, leisure and recreational activities including in the countryside	✓	Local	ST-LT	Temp	Med		+	+	+	+	The policy seeks to encourage the development of leisure facilities to meet local needs within Scunthorpe, the market towns and the district centres. An increase in facilities in accessible locations could have positive effects against this objective.	None identified.
8	To minimise the risk of flooding	-						0	0	0	0	No obvious effects.	None identified.
9	To adapt to the impacts of climate change for the built and natural environment	-						0	0	0	0	No obvious effects.	None identified.
10	To make the best use of previously developed land and existing buildings	✓	Local	ST-LT	Temp	Low		+	+	+	+	The policy does not state whether or not previously developed land or buildings will be reused as a result of this policy although this is likely to be the case in accordance with the settlement hierarchy in the CS.	None identified.
11	To improve air quality	✓	Local	ST-LT	Temp	Low		+	+	+	+	Focusing development in sustainable locations accessible to a greater number of people could help to improve air quality through a potential to enable a modal shift to more sustainable modes of transport. This could lead to an improvement in air quality.	Development will be required to be accessible by sustainable modes in accordance with CS25.
12	To reduce greenhouse gas emissions, particularly from transport	✓	Local	ST-LT	Temp	Low		+	+	+	+	Focusing development in sustainable locations accessible to a greater number of people could help to improve air quality through a potential to enable a modal shift to more sustainable modes of transport. This could reduce emissions from transport.	Development will be required to be accessible by sustainable modes in accordance with CS25.

13	To protect and enhance biodiversity and important wildlife habitats within and outside designated sites.	-						0	0	0	0	No obvious effects.	None identified.
14	To ensure the protection and enhancement of designated sites including Sites of Special Scientific Interest (SSSI) and Special Protection Areas (SPAs)	x	Reg/Nat	ST-LT	Perm	Med		-	-	-	-	An intensification of development in the towns closest to the Humber Estuary, particularly Barton upon Humber, could have negative effects on internationally designated sites, depending on the scale of development proposed. However, it is unlikely that this effect will be significant as the sites to be developed will be unlikely to provide habitat for protected species.	The HRA process should help to reduce this effect, alongside policy CS17.
15	To maintain and enhance the quality of countryside and wider landscape	✓	Local	ST-LT	Temp	Low		+	+	+	+	Focusing development within settlements could help to reduce development pressure in the countryside, leading to indirect positive effects against this objective.	None identified.
16	To reduce congestion, particularly around the South Humber Bank Ports	-						0	0	0	0	No obvious effects.	None identified.
17	To improve public transport provision and promote sustainable modes of transport	-						0	0	0	0	No obvious effects.	None identified.
18	To protect and enhance heritage assets including archaeological sites and monuments, historic landscapes, and local townscapes and their settings.	✓	Local	ST-LT	Temp	Low		+	+	+	+	Insofar as the policy will lead to development in the market towns, development in accordance with CS6 should lead to the enhancement of heritage assets.	None identified.
19	To increase energy efficiency and increase the use of renewable energy particularly from wind energy	-						0	0	0	0	No obvious effects.	None identified.
20	To reduce generation of waste, the proportion sent to landfill and to increase recycling	-						0	0	0	0	No obvious effects.	None identified.
21	To protect local water resources, soil quality and quantity	-						0	0	0	0	No obvious effects.	None identified.
22	To promote the use of sustainably sourced products and resources and re-using and recycling products	-						0	0	0	0	No obvious effects.	None identified.
23	To minimise noise and light pollution	✓	Local	ST-LT	Temp	Low		+	+	+	+	Enabling development in the urban areas could reduce the potential for noise and light pollution in the countryside thereby creating minimal benefits against this objective.	None identified.

24	To maintain and strengthen the local economy to promote future economic prosperity for North Lincolnshire in rural and urban areas	✓✓	Local	MT-LT	Temp	Med		+	++	++	++	Ensuring a range of retail facilities within the main urban areas of North Lincolnshire will help to underpin economic growth providing benefits in the medium to long term.	None identified.
25	To create vibrant towns and village centres in both rural and urban areas	✓✓	Local	ST-MT	Temp	Low		++	++	+++	+++	Encouraging the development of a range of retail opportunities could help to create vibrant communities. The creation of local facilities could improve community wellbeing through increased face to face contact and the creation of walkable communities. Proposals will be assessed in terms of their impact on the vitality and viability of other communities which could help to ensure long term benefits.	None identified.
26	To increase diversity of employment	✓	Local	ST-LT	Temp	Med		+	+	+	+	Encouraging development in market towns, district centres and Scunthorpe could provide additional employment opportunities of a different type to that encouraged through the employment allocations.	None identified.
27	To support and improve the economic activity for rural areas through the retention of local facilities	✓✓	Local	ST-MT	Temp	Low		++	++	+++	+++	Encouraging the development of a range of retail opportunities could help to create vibrant communities in rural areas. Proposals will be assessed in terms of their impact on the vitality and viability of other communities which could help to ensure long term benefits.	The policy could consider the development of criteria for the creation of local services and facilities for communities in more rural areas than the district centre, to support their viability and reduce the need to travel.
28	To promote and enhance opportunities for tourism, particularly in rural areas	✓	Local	ST-LT	Temp	Low		+	+	+	+	The provision of shopping facilities could have benefits for tourism indirectly, helping to underpin the development of the industry.	None identified.

Environmental Constraint Maps and Site Allocations: Revised Submission Draft Housing and  
Employment Land Allocations DPD (2014)

Figure L.1 – North East



**NORTH LINCOLNSHIRE LDF  
Housing & Employment  
Land Allocations  
Development Plan Document  
Revised Submission Draft  
February 2014**

Marcus Walker BA (Hons), Dip, URP, MA, MRTPI  
Head of Strategic Regeneration, Housing & Development

**KEY**

- North Lincolnshire Boundary
- Inset Area (with relevant inset no.)
- Minerals Inset (with relevant Inset no.)
- Historic Landscape Value
- LC14 Area of Amenity Importance
- LC11 Ramsar/SPA
- LC1 SSSI
- LC2 Local Nature Reserve
- LC3 Sites of Importance for Nature Conservation
- LC4 Landscape Proposal
- LC16 Conservation Area
- Listed Building
- HE6 Ancient Monument
- HE8 Wharf Location
- IN10 Projected New Route
- T17 Cycle Route
- T7 Playing Field
- R1 RIGS
- R5 Proposed Footpath

**Policy Reference:-**  
ST1-ST3, H1, H3, H5-H10, H14 - H17, IN10, RD1, RD2, RD5-RD16, S8-S10, T1-T9, T11, T14, T15-T19, T22-T26, R3-R14, C3-C5, C7, LC4-LC7, LC10-LC13, LC17-19, HE1-HE9, M1-M11, M13, M14, M18, M20-M23, W1-W23, DS1-DS21

**Note:-**  
In the event of a conflict between the Written Statement and the Proposals Maps, the Written Statement shall prevail.

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Figure L.2 – North West

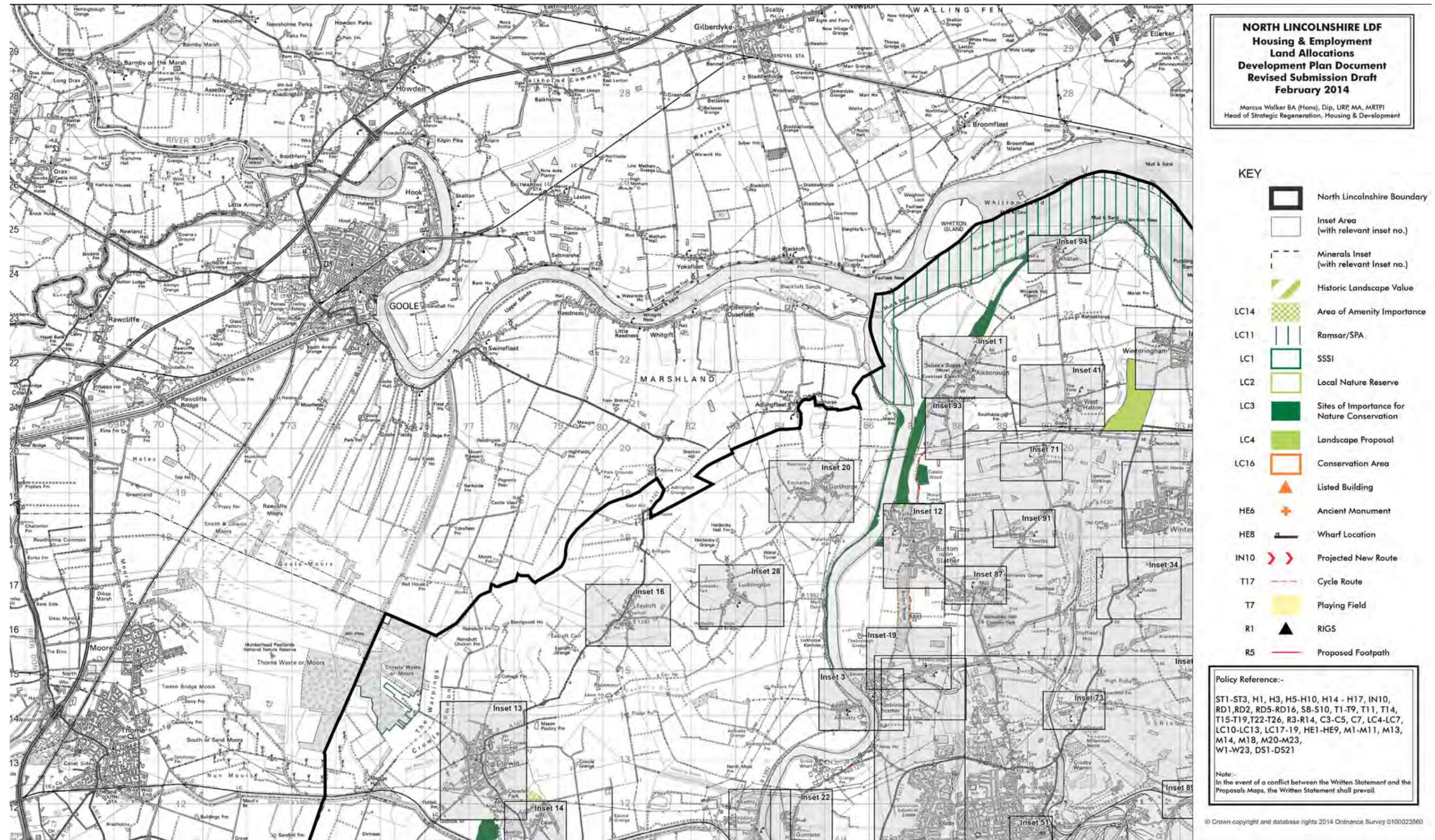
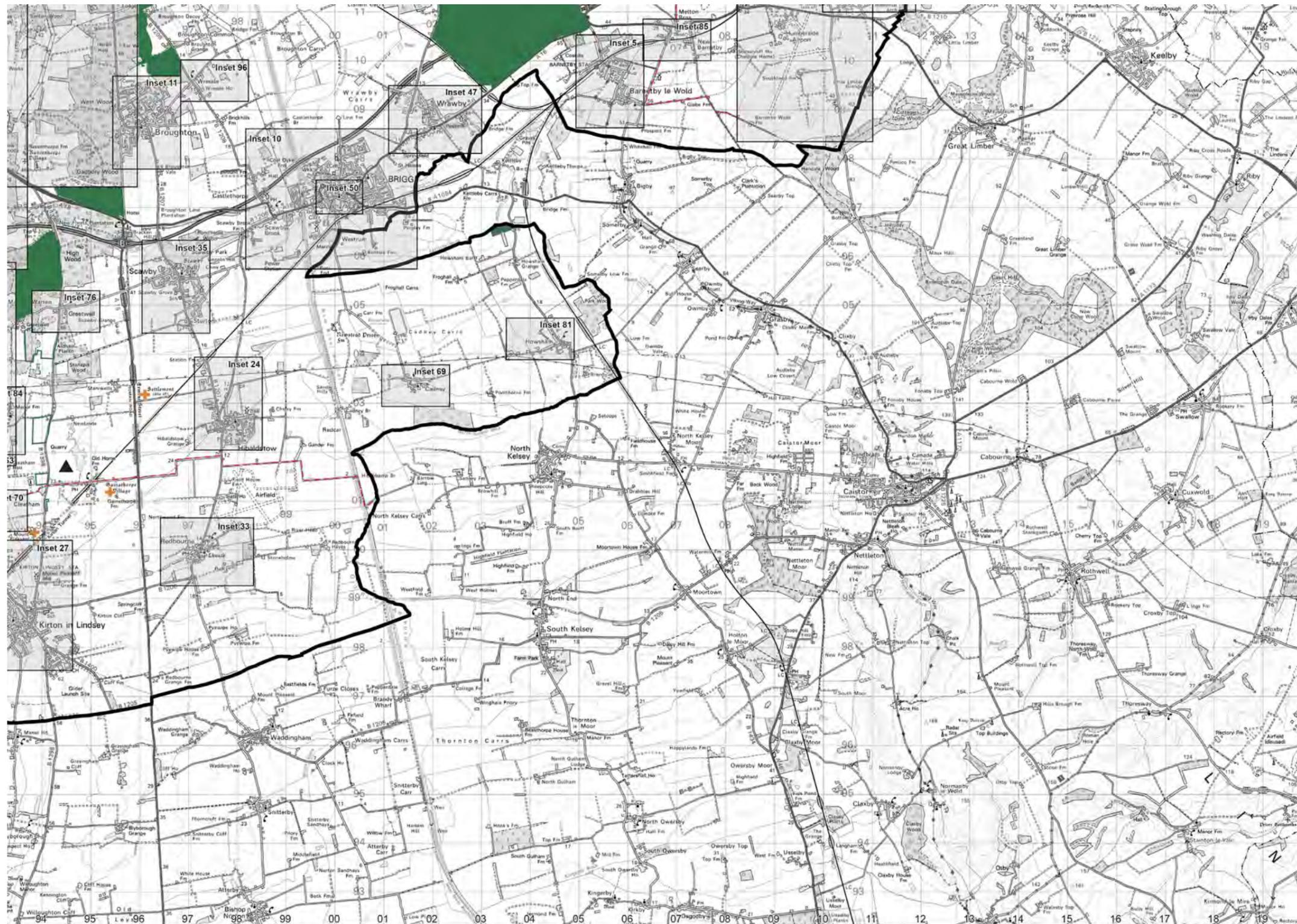


Figure L.3 – South East



**NORTH LINCOLNSHIRE LDF  
Housing & Employment  
Land Allocations  
Development Plan Document  
Revised Submission Draft  
February 2014**

Marcus Walker BA (Hons), Dip, URP, MA, MRTPI  
Head of Strategic Regeneration, Housing & Development

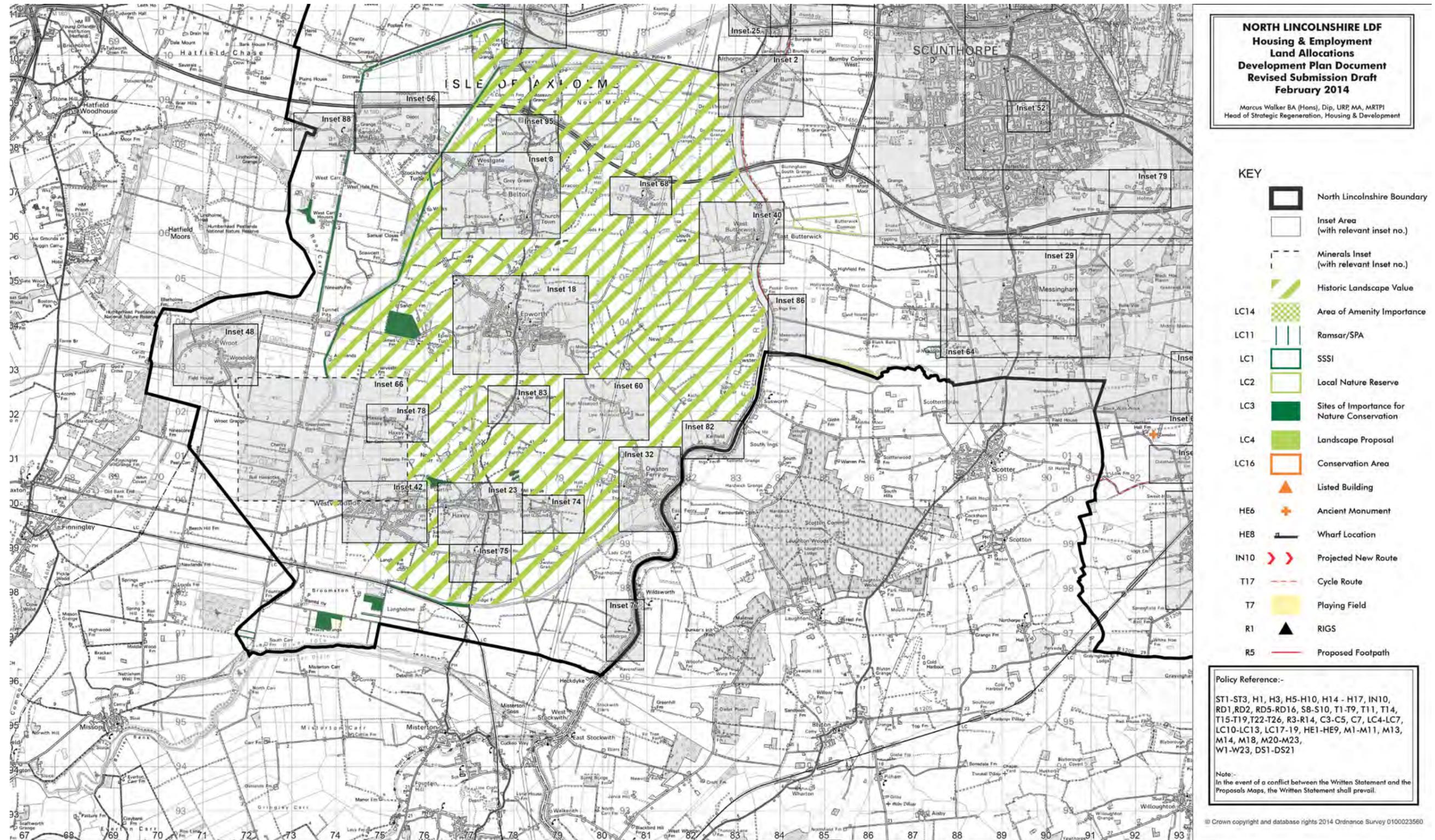
- KEY**
- North Lincolnshire Boundary
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  - LC14 Area of Amenity Importance
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  - LC3 Sites of Importance for Nature Conservation
  - LC4 Landscape Proposal
  - LC16 Conservation Area
  - Listed Building
  - HE6 Ancient Monument
  - HE8 Wharf Location
  - IN10 Projected New Route
  - T17 Cycle Route
  - T7 Playing Field
  - R1 RIGS
  - R5 Proposed Footpath

**Policy Reference:-**  
ST1-ST3, H1, H3, H5-H10, H14 - H17, IN10, RD1, RD2, RD5-RD16, S8-S10, T1-T9, T11, T14, T15-T19, T22-T26, R3-R14, C3-C5, C7, LC4-LC7, LC10-LC13, LC17-19, HE1-HE9, M1-M11, M13, M14, M18, M20-M23, W1-W23, DS1-DS21

**Note:-**  
In the event of a conflict between the Written Statement and the Proposals Maps, the Written Statement shall prevail.

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Figure L.4 – South West



# **Habitats Regulations Assessment**

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**Stage 1 Significance Test and Stage 2  
Appropriate Assessment, April 2014**



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# Housing and Employment Land Allocations Development Plan Document Revised Submission Draft February 2014 - Significance Test

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## Title of Plan

Housing and Employment Land Allocations Development Plan Document Revised Submission Draft November 2013

## Location of Plan or Project /Application

Housing and employment land allocations throughout North Lincolnshire.

## International Nature Conservation Sites

Humber Estuary Special Protection Area (SPA) and Ramsar site

Humber Estuary Special Conservation Area (SAC)

Thorne and Hatfield Moors Special Protection Area (SPA)

Thorne Moor Special Area of Conservation (SAC)

## Description of Plan

This plan is the Revised Submission Draft version of the Housing and Employment Land Allocations Development Plan Document (DPD) of the North Lincolnshire Local Development Framework (LDF). It represents the council's final draft of the DPD and puts forward the council's preferred locations for new homes and employment sites. It also identifies the preferred settlement development limits and town/district centre boundaries. These sites and changes to development limits are those supported by the council and as such are a step closer to being allocated.

The proposed housing allocations are summarised in Table 1 below. Fuller descriptions are presented in the DPD and the Sustainability Appraisal document.

**Table 1 Summary of Housing Allocations**

Policy Number	Site Name	Area (ha)	Scale of Development (number of dwellings)
SCUH-1	Land at Phoenix Parkway Phase 1, Scunthorpe	7.93	246
SCUH-2	Land at Phoenix Parkway Phase 2, Scunthorpe	1.87	70
SCUH-3	Land at Glebe Pit, Scunthorpe	10.25	302

SCUH-4	Land at Capps Coal and Timber Yard, Scunthorpe	1.0	40
SCUH-5	Land off Burringham Road, Scunthorpe	2.48	90
SCUH-6	Land at Plymouth Road, Scunthorpe	0.40	16
SCUH-7	Advance Crosby Scheme, Phase 2, West Street/Gurnell Street, Scunthorpe	0.36	25
SCUH-8	Land north of Doncaster Road, Scunthorpe	39.96	1264
SCUH-9	Church Square, Scunthorpe	12.13	300
SCUH-10	Land south of Ferry Road West, Scunthorpe	27.70	721
SCUH-11	Council Depot, Station Road, Scunthorpe	1.01	68
SCUH-12	1-7 Cliff Gardens, Scunthorpe	0.71	28
SCUH-13	Former Darby Glass Offices, Sunningdale Road, Scunthorpe	1.75	66
SCUH-14	Redevelopment of Westcliff Precinct, Scunthorpe	2.30	80
SCUH-15	Former Kingsway House, Scunthorpe	0.41	16
SCUH-16	Land at Ashby Decoy, off Burringham Road, Scunthorpe	1.61	61
SCUH-17	Former Yorkshire Electricity Depot, Land off Queensway and Dudley Road, Scunthorpe	1.67	63
BARH-1	Land at Pasture Road South, Phase 2, Barton-upon-Humber	8.5	260
BARH-2	Land at Pasture Road South, Phase 1, Barton-upon-Humber	8.83	227
BARH-3	St Mary's Cycle Works, Marsh Lane, Barton-upon-Humber	1.95	73
BRIH-1	Land north of Atherton Way, Brigg	1.95	72
BRIH-2	Land at Western Avenue, Brigg	5.42	186
BRIH-3	Land at Wrawby Road Phase 2, Brigg	11.53	333
BRIH-4	Land at Wrawby Road Phase 1, Brigg	4.29	152
BRIH-5	Land at Ancholme Park, Brigg	2.20	81
CROH-1	Land to the east of Fieldside, Crowle	1.83	68
CROH-2	Land North of Godnow Road, Crowle	1.32	51
KIRH-1	Land west of Station Road, Kirton	2.75	100
WINH-1	Land at Millhouse Lane, Winterton	0.45	18
WINH-2	Land off Coates Avenue, Winterton	1.65	62
WINH-3	Land at Top Road, Winterton	2.90	105
WINH-4	Land off Northland Road, Winterton	1.38	53
SCUH-C1	NSD Site, Land east of Scotter Road South, Scunthorpe	9.38	281
SCUH-C2	Brumby Resource Centre, East Common Lane, Scunthorpe	3.40	122
SCUH-C3	Former Tennis Courts, Rowland Road, Scunthorpe	0.64	26
SCUH-C4	Hartwell Ford Garage, Scunthorpe	0.74	33
SCUH-C5	Land at Hebden Road, Scunthorpe	4.08	145
SCUH-C6	Former Scunthorpe Telegraph Office, Doncaster Road, Scunthorpe	0.25	67
SCUH-C7	Land at former South Leys School, Enderby Road, Scunthorpe	3.26	120
SCUH-C8	Dartmouth Road, Scunthorpe	2.49	91
SCUH-C9	Land off Queensway and Dudley Road, Scunthorpe	4.08	145

The proposed employment allocations are summarised in Table 2 below. Fuller descriptions are presented in the DPD and the Sustainability Appraisal document.

**Table 2 Summary of Employment Allocations**

Policy Number	Site Name	Area (ha)	Uses		
			B1 (Offices/Light Industrial)	B2 (General Industry)	B8 (Storage and Distribution)
SHBE-1	South Humber Bank	900	✓	✓	✓
NKAE-1	North Killingholme Airfield	138.21	✓	-	✓
SCUE-1	Normanby Enterprise Park	35.10	✓	✓	✓
SCUE-2	Mortal Ash Hill	15.48	✓	-	-
HUME-1	Humberside Airport	9.40	✓	-	✓
HUME-2	Land north of A18 at Humberside Airport	7.80	✓	-	✓
SANE-1	Sandtoft Business Park	58.5	✓	-	✓
BRIE-1	Former British Sugar	20.5	✓	✓	✓
BARE-1	Humber Bridge Industrial Estate	7.15	✓	✓	✓
NEWE-1	New Holland Industrial Estate	2.0	✓	✓	✓
EALE-1	Spen Lane, Ealand	4.0	✓	✓	✓
EALE-2	Land South of Railway, Ealand	6.0	✓	✓	✓

### **Determination of Likely Significant Effect under the Conservation of Habitats and Species Regulations 2010**

1. North Lincolnshire Council does not consider that the plan or project is directly connected with, or necessary to, the management of the Humber Estuary Special Protection Area (SPA) and Ramsar site or Humber Estuary Special Conservation Area (SAC) for nature conservation.
2. North Lincolnshire Council is of the opinion that the plan or project is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Conservation Area (SAC), Humber Estuary Special Protection Area (SPA) and Ramsar site.

North Lincolnshire Council is of the opinion that the plan or project is not likely to have a significant effect alone or in combination with other plans and projects on the Thorne and Hatfield Moors Special Protection Area (SPA) or Thorne Moor Special Area of Conservation (SAC).

### **Reasons for Likely Significant Effect (LSE) determination:**

Potential hazards to the features of the International Nature Conservation Sites that have been considered are as follows:

#### **1. Effects of Housing Allocations on Humber Estuary SAC listed features and Ramsar Site Criterion 1 and Criterion 3 features**

All proposed housing developments are well inland of the Humber SAC and will not have direct effects on SAC habitats. In terms of polluting discharges, all housing developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment

of foul water and surface water and is not therefore likely to have a significant effect on SAC listed habitats. Development of any housing site in North Lincolnshire could, in theory, increase the demand for recreation around the Humber Estuary. However SAC habitats in the North Lincolnshire area are not thought to be especially vulnerable to recreational damage. Further information is given in the tables of SAC and Ramsar interest features.

***Housing allocations are not likely to have a significant effect on the Humber Estuary SAC when considered alone.***

## **2. Effects of Employment Allocations on Humber Estuary SAC listed features and Ramsar Site Criterion 1 and Criterion 3 features.**

Most proposed industrial developments are well inland of the Humber SAC and will not have direct effects on SAC habitats. In terms of polluting discharges, all developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment of foul water and surface water and is not therefore likely to have a significant effect on SAC listed habitats. In the Barton area, surface water run-off from sites would ultimately drain into the SPA/Ramsar reedbeds and open water, rather than SAC features.

Early drafts of policy SHBE-1 could be interpreted as encouraging port development which would lead to the permanent loss of Atlantic salt meadows, mudflats and sandflats and the subtidal subfeatures of the estuary. The wording of the policy has now been amended. Now, SHBE-1 does not actively permit or encourage port development. The policy does, however, require developers to carry out port-related development in such a way that future port development would be physically possible between Humber Sea Terminal and the Port of Immingham. This is in recognition of the fact that the site is adjacent to a deep water channel and that a port proposal could come forward where there is clear evidence of the following criteria being met in relation to the Habitats Regulations:

- There is no alternative to the development.
- There are imperative reasons of over-riding public interest (IROPI) in support of the development.
- All necessary compensatory measures are taken to ensure that the overall coherence of Natura 2000 is protected.

At the time of writing (January 2014), one such proposal has been consented by the Planning Inspectorate as a National Infrastructure Planning Project. This is the Able Marine Energy Park proposal, which will lead to the construction of a solid quay 1200 metres long on the Killingholme frontage.

With the amendment, Policy SHBE-1 will have no likely significant effect on the Humber Estuary SAC and Ramsar site in terms of loss of Atlantic salt meadows, mudflats and sandflats and the subtidal subfeatures of the estuary. Clearly Policy SHBE-1 will not act in combination with any other plans or projects to have such effects. Therefore, these effects shall not be considered further.

## **3. Effects of Housing Allocations on Humber Estuary SPA listed features and Ramsar Site Criterion 5 and Criterion 6 features**

### **3.1. Disturbance to and permanent loss of habitat supporting SPA/Ramsar waterbirds**

Each housing allocation site has been assessed to determine whether it supports habitat of sufficient quality, size, openness and without significant disturbance such that it could support significant numbers of SPA/Ramsar waterbirds. In each case, the site does not hold such habitat, except in the following cases, which have been assessed further:

- SCUH 8 – This land off Doncaster Road, Scunthorpe comprises large arable fields that could support species such as passage or wintering Golden plover or Lapwing. However, surveys carried out for application PA/2007/0828 revealed very little use of the site by waterbirds. North Lincolnshire Council and Natural England both determined that development of this site would have no likely significant effect on the Humber Estuary SPA and Ramsar site. No change in land use or bird usage of this area has been observed, so this conclusion still appears valid at the time of writing (November 2013).
- SCUH 10- Part of this site, off Ferry Road West was surveyed for PA/2007/0828. Land west of the A1077 was surveyed for the Lincolnshire Lakes Area Action Plan. No significant numbers of waterbirds were recorded on or near the proposed allocation. Those parts not surveyed lie near scrub and/or developed areas and appear too enclosed to support significant numbers of waterbirds.
- BARH 1 and BARH 2- Bird surveys carried out in 2009 revealed no use of the site by waterbirds connected with the Humber Estuary SPA or Ramsar site.

### **3.2. Recreational disturbance of SPA/Ramsar waterbirds**

Development of any sizeable housing site in North Lincolnshire can be expected to lead to an increase in the human population locally. A percentage of new residents, and residents moving nearer the estuary, can be expected to use the area around the Humber Estuary for recreational activities such as walking, dog walking, bird watching, cycling, sea angling and boating. Such activities may cause disturbance to waterbirds so that they lose condition or are excluded from the SPA and Ramsar site. Therefore, development of any housing site in North Lincs could, in theory, increase the demand for recreation around the Humber Estuary, and hence recreational disturbance of birds. However, work carried out on behalf of the Humber Management Scheme has revealed that the median distance travelled by visitors to the estuary is only 4.4km (Fearnley et al. 2012). For daily walkers and dog walkers, the median distance is less than this.

Overall housing numbers for North Lincolnshire, and housing numbers for major settlements such as Scunthorpe and Barton upon Humber, have been set by the Core Strategy. This document has already been through appropriate assessment under the Habitats Regulations and has been formally adopted. The appropriate assessment of the Core Strategy found that these housing policies would not have an adverse effect on the integrity of the Humber Estuary SPA or Ramsar site through recreational disturbance.

Around most potential housing allocation sites, common recreational activities such as walking and dog walking are likely to be enjoyed close to home on a regular basis, rather than at the Humber Estuary, which is a significant distance from residents of Crowle, Scunthorpe, Brigg, Kirton in Lindsey and Winterton. An increase in population in the Barton area could lead to an increase in recreational disturbance to SPA/Ramsar waterbirds. However, Waters' Edge and the floodbanks around Barton are already the most heavily used part of the Humber Estuary in North Lincolnshire when considering walkers and dog walkers (Fearnley et al. 2012). In recent visitor surveys, most walkers and dog walkers interviewed that lived in Barton visited the floodbanks around Barton, rather than secluded areas elsewhere (ibid.). The Footprint Ecology report for the Humber Management Scheme recommends concentrating visitor access in key locations in this way, to avoid increasing visitor pressure at sites that are currently less disturbed. Overall, increased visitor disturbance to waterbirds around Barton upon Humber is not a likely significant effect on the Humber Estuary SPA/Ramsar site.

#### **4. Effects of Employment Allocations on Humber Estuary SPA listed features and Ramsar Site Criterion 5 and Criterion 6 features**

##### **4.1. Disturbance to SPA/Ramsar waterbirds using intertidal habitat**

Most proposed industrial developments are well inland of the Humber SPA/Ramsar site and will not have direct effects on designated habitats. Development in the SHBE-1 allocation area could lead to disturbance and displacement of birds from intertidal habitat within about 200 metres of the developed area. Therefore this allocation is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Protection Area and Ramsar Site unless the wording relating to port development is clarified and disturbance effects are avoided.

##### **4.2. Disturbance to SPA/Ramsar waterbirds using designated open water habitat near SHBE-1, BARE-1 and NEWE-1**

Most proposed industrial developments are well inland of the Humber SPA/Ramsar site and will not have direct effects on designated habitats. However, allocations SHBE-1, BARE-1 and NEWE-1 lie almost adjacent to designated SPA/Ramsar open water habitat at North Killingholme Haven Pits, Pioneer Pit and Fairfield Pit respectively. In each case, noise, lighting and visual disturbance effects of development would partly be mitigated by the geography of the area:

- At SHBE-1, there is a landscaped bund between the developed area and North Killingholme Haven Pits.
- At BARE-1, there is scrub and a railway line between the allocation and Pioneer Pit- effectively providing a 30 metre wide buffer.
- At NEWE-1, there is a 50 metre buffer between the allocation and Fairfield Pit. This buffer also includes scrub and a railway line.

Nevertheless, previous development proposals in these allocations have required planning conditions to control light, noise and visual disturbance of waterbirds in the SPA. Without these controls, development in these areas would have a likely significant effect on the Humber Estuary SPA and Ramsar site.

##### **4.3. Disturbance to and permanent loss of terrestrial habitat supporting SPA/Ramsar waterbirds**

Most proposed industrial developments are well inland of the Humber SPA/Ramsar site and will not have direct effects on terrestrial habitats used by waterbirds for feeding roosting or loafing. Other proposals, such as NKAE, BARE 1 and NEWE 1 are nearer the SPA and Ramsar site but comprise land that is too enclosed to support significant numbers of waterbirds.

However, employment allocation SHBE-1 will lead to permanent loss of “high tide roosting and foraging” habitat. Development in this area could also lead to disturbance and displacement of birds from further habitat within about 200 metres of the developed area. Therefore this allocation is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Protection Area and Ramsar Site unless the policy secures an adequate area of well-managed wetland habitat for waterbirds as mitigation for this loss.

##### **4.4. Surface water discharges to SPA/Ramsar habitat with the risk of pollution**

Most proposed industrial developments are well inland of the Humber SPA/Ramsar site and will not have direct effects on designated habitats. In terms of polluting discharges, all developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for

the treatment of foul water and surface water and is not therefore likely to have a significant effect on SPA/Ramsar habitats. In the Barton and New Holland areas, sites would drain into the SPA/Ramsar reedbeds and open water, and there is therefore a likely significant effect on SPA/Ramsar features in this area.

#### **5. Effects of Housing and Employment Allocations on Thorne Moor Special Area of Conservation (SAC) and Hatfield Moors Special Protection Area (SPA) Interest Features**

No employment allocations are proposed close enough to Thorne and Hatfield Moors to have direct effects on the raised bog habitat or the population of nightjars. Indirect effects due to air pollution have been ruled out, as Crowle is on the far western side of North Lincolnshire, so prevailing westerly winds will take pollutants away from the designated site. Similarly, water pollution will not be an issue, as flows from proposed allocations will not go in the direction of the Moors.

Similarly, no housing allocations are proposed close enough to Thorne and Hatfield Moors to have direct effects on the raised bog habitat or the population of nightjars. Turning to indirect effects, development of any housing site in Crowle could, in theory, increase the demand for recreation around the Moors, and hence recreational disturbance of nightjars or damage of SAC habitat through trampling, littering or fires. However North Lincolnshire Council is actively promoting access to the Moors in a manner planned to avoid any likely significant effect. Deployment of leaflets, car parking and access tracks is designed to permit controlled access in a small proportion of the site, removing pressure from some of the most sensitive areas.

### **In-combination Plans and Projects**

The Humber Estuary is a large and complex site with many plans and projects going on or being proposed around it all the time. Some of these plans and projects do not require any form of formal consent. Those that do require consent may be dealt with by a wide range of relevant and competent authorities, both in terms of geographical spread and field of responsibility. Thus it is always difficult to compile a thorough and comprehensive body of information on in-combination plans and projects for appropriate assessments relating to the Humber Estuary.

The Council, as competent authority has made every reasonable effort to address in-combination plans and projects. In the Council's opinion, the most important plans and projects have now been addressed in this document. However, the possibility remains that some of the smaller and/or less significant projects have not been addressed. This should have little bearing on the overall conclusions of this document.

#### **Projects within the South Humber Gateway**

Various individual development projects within the South Humber Gateway (SHG) will have essentially the same effects on waterbird terrestrial habitat as the SHG employment allocations, given that they cover the same development footprint. These projects include a consented biomass power station on Killingholme Marsh, a consented glass wool factory and the consented Able Logistics Park. For that reason, these projects are not considered here in combination with policy SHBE-1 (Emma Hawthorne, Natural England pers. Comm.).

Such projects, without mitigation, may also have effects 2, 4.1 and 4.3 described above. However, existing projects have already been through appropriate assessment, and conditions and restrictions have been applied where necessary, to ensure that these projects have no Adverse Effect on the Integrity

(AEOI) of International Nature Conservation Sites alone. Atkins consultants (2010) identified a number of potential in-combination projects, all of which were in the South Humber Gateway. None of these would act in combination with policy SHBE-1 for the reasons given above.

### **Other Local Plans and Development Plan Documents**

The four unitary authorities around the Humber Estuary all have Local Plan or other Development Plan Policies that permit port-related development near the Estuary. Without mitigation, such policies could act in combination with Policy SHBE-1. However, in all cases, safeguards are in place, such that in-combination effects are not likely to occur. Summarised details are given below:

#### **Kingston upon Hull City Council Saved Local Plan Policies adopted 2000**

Employment policies, such as E3b iv) and E6, and Dockland Policies such as D8, promote estuary-related development. However, policy NE17 encapsulates the tests required under the Habitats Regulations, providing protection for the features of the Humber Estuary. Development in Hull will have no likely significant effect on Thorne and Hatfield Moors SPA and Thorne Moor SAC.

#### **East Riding of Yorkshire Council Documents**

The Habitats Regulations Assessment for the Draft Strategy Document found that most policies are not likely to have a significant effect, alone or in combination with other plans and projects, on the Humber Estuary SAC, SPA and Ramsar site, Thorne and Hatfield Moors SPA and Thorne Moor SAC (Atkins 2014). Draft Policy S6 part B would have a likely significant effect on the Humber Estuary SPA and Ramsar site due to the loss of feeding, roosting and loafing habitat for lapwing, golden plover and curlew near Hedon Haven. The Strategy includes a proposal to create sufficient wet grassland mitigation land (described as avoidance land in the East Riding Documents) to support the numbers of birds affected, thus ensuring no AEOI on the international nature conservation sites when considered alone.

Similarly, the Habitats Regulations Assessment for the Draft Allocations Document found that the policies are not likely to have a significant effect, alone or in combination with other plans and projects, on the Humber Estuary SAC, SPA and Ramsar site, Thorne and Hatfield Moors SPA and Thorne Moor SAC (Atkins 2013). It is anticipated any allocations around Hedon, in conformity with the Strategy Document, will need to be considered as described above.

The Hull and East Riding joint minerals plan is not likely to have a significant effect on Thorne and Hatfield Moors SPA and Thorne Moor SAC (Atkins 2011) and will only have effects on the Humber Estuary if works in certain search areas are pursued without the necessary safeguards. Overall, the policies of this plan are not likely to act in combination with those of the North Lincolnshire Housing and Employment Allocations DPD.

The position relating to saved policies in East Riding is complex. However, protection for the features of international nature conservation sites appears to be delivered by the following policies:

- Beverley - policies E16 and E17
- Boothferry - policy EN27A

- East Yorkshire - policy EN8
- Holderness - policy ENV12
- Joint Minerals Plan (with Hull) - Policy DC9.

### **North East Lincolnshire Council Documents**

Employment policies, such as E2 and E3, promote estuary-related development. However, policy NH1 encapsulates the tests required under the Habitats Regulations, providing protection for the features of the Humber Estuary. Development in North East Lincolnshire will have no likely significant effect on Thorne and Hatfield Moors SPA and Thorne Moor SAC.

### **Able Logistics Park (ALP)**

This project has full planning permission. If implemented, it will result in the development of much of Halton Marsh. Mitigation for loss of waterbird feeding and roosting habitat for this project forms the basis of much of the strategic mitigation for North Lincolnshire and is therefore part of Policy SHBE-1 rather than additional to it. Planning conditions have been used to address other likely significant effects, including direct loss of mudflat, water pollution and construction and ongoing disturbance of birds. As a result, this project is not likely to act in combination with other plans or projects on the features of the Humber Estuary.

### **Able Marine Energy Park (AMEP)**

This project, to create a large new quay over a large area of intertidal and subtidal habitat, would have an Adverse Effect on the Integrity (AEOI) of the Humber Estuary SAC, SPA and Ramsar site alone with regard to impacts on these habitats and the species supported by the habitats. It is not appropriate to consider this project in combination with other plans or projects, in terms of these impacts.

Mitigation for loss of waterbird feeding and roosting habitat for this project forms the basis of much of the strategic mitigation for North Lincolnshire and is therefore part of Policy SHBE-1 rather than additional to it. AMEP may have other effects, such as noise, light and visual disturbance and the potential for pollution of estuarine waters. The appropriate assessment of AMEP found that these impacts would have no AEOI alone on the International Natures Conservation Sites. Therefore these impacts may need to be considered in combination with other plans and projects. It should be noted that if AMEP goes ahead in its entirety, it will not be possible for the IWDJ project (see below) to go ahead, as they are alternative proposals for the same space.

### **Green Port Hull**

This project, to create a new quay over 7.5 ha of intertidal and subtidal habitat, would have an Adverse Effect on the Integrity (AEOI) of the Humber Estuary SAC, SPA and Ramsar site alone. It is not appropriate to consider this project in combination with other plans or projects in terms of the

effects that are AEOL alone. Other impacts, such as light, noise and visual disturbance of SPA birds may need to be considered in combination with other plans and projects.

#### **ABP- Immingham Western Deepwater Jetty (IWDJ)**

This proposal, to create a new jetty at South Killingholme, would have likely significant effects, including loss of subtidal intertidal habitat; impacts on estuarine flows; loss of farmland recently used by flocks of up to 70 wintering/passage curlew, displacement of waterbirds using intertidal habitat and potential impacts on River and Sea Lamprey, whose movements are little known. Mitigation and compensation measures have been proposed for these effects. The draft Environmental Statement records that there will be no significant residual effects after mitigation and compensation (URS 2013). It should be noted that if this project goes ahead, it will not be possible for the AMEP project (see above) to go ahead in its entirety, as they are alternative proposals for the same space.

#### **North Killingholme Power Project CGen Killingholme Ltd**

This project to build a new power station at North Killingholme could have impacts on Humber Estuary SAC, SPA and/or Ramsar features through fish impingement, discharge of cooling water into the estuary, air pollution and construction and operational disturbance effects. The requirements and conditions proposed in the draft development consent order should ensure that the project will have no adverse effect on the integrity of the Humber Estuary SAC, SPA and Ramsar site. The situation relating to residual effects is not clear.

#### **Infill Yard New Holland**

This proposal is for a new 1229 square metre solid quay and 717 square metre suspended quay extension, including dredging to either side of the new quay area at an existing ship breaking/dismantling yard on the south bank of the river Humber close to New Holland. This will result in the loss and disturbance of subtidal and intertidal habitat. The application is at Environmental Impact Assessment screening stage at the time of writing (November 2013). No mitigation or compensation measures have been proposed as yet.

#### **SMART wind Projects 1 & 2**

These offshore windfarm projects will have a number of offshore effects unrelated to the designated features of the Humber Estuary. Where the cable connection makes its landfall at horseshoe point, there will be a number of likely significant effects on the designated features of the Humber Estuary, including temporary loss of subtidal and intertidal habitat, temporary loss of prey for waterbirds from intertidal and subtidal habitat and construction disturbance to SPA/Ramsar waterbirds. The submitted information concludes that there will be no Adverse Effect on the Integrity of the Humber Estuary SAC/SPA/Ramsar site overall (SMARTwind 2013). These projects are not likely to act in combination with the housing and employment allocations.

### **Humber Flood Risk Management Scheme (FRMS) and associated projects**

This Scheme would have an Adverse Effect on the Integrity (AEOI) of the Humber Estuary SAC, SPA and Ramsar site alone with regard to impacts on intertidal habitats and the species supported by these habitats. It is not appropriate to consider this project in combination with other plans or projects), in terms of these impacts.

Projects arising from the Scheme may have other effects, such as noise, light and visual disturbance and the potential for pollution of estuarine waters. The appropriate assessment of the FRMS found that these impacts would have no AEOI alone on the International Natures Conservation Sites. Therefore these impacts need to be considered in combination with the enabling works.

Further appropriate assessments will be carried out for individual flood defence schemes and working methods will be agreed with Natural England in order to minimise the potential for construction disturbance of birds and habitats. The Environment Agency has already completed the flood defence works at East Halton Marsh, so any construction disturbance due to their works cannot act in combination with the proposal being assessed here. At the time of assessment the only schemes are located in Grimsby (A Whitehead 2014). , which is sufficiently distant to not have an in-combination impact when considered with projects in North Lincolnshire.

Therefore flood defence works in accordance with the Humber Flood Risk Management Scheme will not have a likely significant effect on the International Nature Conservation Sites alone.

### **In-combination Plans and Projects - Next Steps in Assessment**

Guidance on assessment of in-combination effects is evolving. Habitats Regulations Guidance Note 4 (HRGN4) stated that "... when applying the test of likely significance *either alone or in combination with other plans or projects*, "alone or in combination" should be treated as "alone and/or in combination".

HRGN4 also stated that, "Although the reference to *alone or in combination* is restricted to the likely significance test, having ascertained the need for an appropriate assessment it would be illogical and inconsistent with the purposes of the tests in the Directive and the Regulations, not to consider the appropriate assessment in the same context. The appropriate assessment of the implications of the plan or project for the site should be made alone or in combination with other plans or projects."

In 2010, David Tyldesley and Associates advised Natural England that, "... we are aware that it is [Environment] Agency policy for appropriate assessments to be undertaken *both alone and/or in-combination*." However, in relation to the Able Logistics Park, they advised, "It would be helpful therefore if the decision was first taken "alone and it was clearly recorded whether it was possible to conclude no adverse effect on integrity "alone" as a result of this development. A separate conclusion should then be recorded for the in-combination impacts of the project." A similar approach is now being advocated by Natural England, in the e-mail from John King to North Lincolnshire Council dated 20 January 2014.

Applying this approach it should be clarified that, given the wide range of developments that could take place in each allocation, each of the likely significant effects itemised below is considered to be LSE **alone**. In the appropriate assessments each, of these effects will initially be considered alone. If, after mitigation is applied, there are still residual effects of the Housing and Employment Allocations DPD, then these will need to be considered in combination with the residual effects of the plans and projects described in this document.

## Overall Conclusion

North Lincolnshire Council is of the opinion that an appropriate assessment is required to determine the implications of the DPD in view of the sites' conservation objectives for the European interest. The appropriate assessment will initially consider the effects of the DPD alone. The allocations and impacts requiring appropriate assessment are as follows:

- Disturbance to SPA/Ramsar waterbirds using intertidal habitat due to policy SHBE-1 alone.
- Disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds due to policy SHBE-1 alone.
- Surface water discharges to, and potential disturbance of, SPA/Ramsar habitat with the risk of pollution in relation to allocations SHBE-1, NEWE-1 and BARE-1 alone.

Signed .....

Date .....

Designation Project Officer (Ecologist)

## Summary of Determination of Likely Significant Effect (LSE) on International Nature Conservation Site Interest Features

### Humber Estuary Special Area of Conservation (SAC) Interest Features

Interest Feature	Likely Significant Effect	Reason
1. Coastal lagoons	No LSE	Coastal lagoons are present at Humberston Fitties and Northcoates but will not be affected by any of the housing or employment allocations which are all more than 20 km from these sites.
2. Fixed dunes with herbaceous vegetation ("grey dunes")	No LSE	Feature not found in or near North Lincolnshire
3. Atlantic salt meadows ( <i>Glaucopuccinellietalia maritimae</i> )	No LSE	Feature is present on intertidal areas within North Lincolnshire but will not be affected by any of the housing allocations. Increasing housing in North Lincolnshire will lead to increased population density and thus the potential for recreational disturbance. However, areas of saltmarsh in North Lincolnshire tend to have tall vegetation, dominated by sea club-rush and are not especially vulnerable to trampling or damage through recreation. Furthermore, the majority of casual walkers are unlikely to venture from well-maintained footpaths on the floodbank. Feature will not be affected by employment allocations, particularly as Policy SHBE-1 has been amended so as not to actively permit or encourage port development.
4. Dunes with <i>Hippophae rhamnoides</i> sea-buckthorn.	No LSE	Feature not found in or near North Lincolnshire
5. Embryonic shifting dunes	No LSE	Feature not found in or near North Lincolnshire
6. Estuaries	No LSE	Feature is present around North Lincolnshire but will not be affected by any of the housing allocations. All proposed housing developments are well inland of the Humber SAC and will not have direct effects on SAC habitats. In terms of polluting discharges, all housing developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment of foul water and surface water and is not therefore likely to have a significant effect on SAC listed habitats. Development of any housing site in North Lincolnshire could, in theory, increase the demand for recreation around the Humber Estuary. However SAC habitats in the North Lincolnshire area are not thought to be especially vulnerable to recreational damage. Feature will not be affected by employment allocations, particularly as Policy SHBE-1 has been amended so as not to actively permit or encourage port development.
7. <i>Halichoerus grypus</i> Grey seal	No LSE	Feature not found in significant numbers in the Humber Estuary off North Lincolnshire.

8. <i>Lampetra fluviatilis</i> River lamprey.	No LSE	Lampreys are jawless fish found in the water column. As described under "Estuaries" above, the water column will not be affected by any of the allocations.
9. Mudflats and sandflats not covered by seawater at low tide	No LSE	Feature is present on intertidal areas within North Lincolnshire but will not be affected by any of the allocations, particularly as Policy SHBE-1 has been amended so as not to actively permit or encourage port development.
10. <i>Petromyzon marinus</i> Sea lamprey	No LSE	Lampreys are jawless fish found in the water column. As described under "Estuaries" above, the water column will not be affected by any of the allocations.
11. <i>Salicornia</i> and other annuals colonising mud and sand	No LSE	Feature not found in significant areas in the Humber Estuary off North Lincolnshire.
12. Sandbanks which are slightly covered by sea water all the time	No LSE	Feature not found in or near North Lincolnshire (E. Hawthorne, pers. comm.)
13. Shifting dunes along the shoreline with <i>Ammophila arenaria</i> ("white dunes")	No LSE	Feature not found in or near North Lincolnshire

## Humber Estuary Special Protection Area (SPA) Interest Features

### Qualifying species

The site qualifies under **article 4.1** of the Directive (79/409/EEC) as it is used regularly by 1% or more of the Great Britain populations of the following species listed in Annex I in any season:

Annex 1 species	Count and season	Likely Significant Effect	Reason
Avocet <i>Recurvirostra avosetta</i>	59 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Without safeguards, development in area SHBE-1 could cause disturbance or displacement of significant numbers of avocet using North Killingholme Haven Pits SSSI.
Bittern <i>Botaurus stellaris</i>	4 individuals – wintering	LSE for SHBE- 1 and Barton sites	Without safeguards, development in area SHBE-1 could cause disturbance or displacement of bitterns using North Killingholme Haven Pits SSSI. Without safeguards, BARE-1 could disturbance of bitterns or pollution of reedbeds.
Hen harrier <i>Circus cyaneus</i>	8 individuals – wintering	No LSE	No known Hen Harrier roosting or hunting areas will be affected by housing or employment allocations.
Golden plover <i>Pluvialis apricaria</i>	30,709 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Development of area SHBE-1 will cause permanent loss of terrestrial feeding, roosting and loafing habitat. Strategic provision of wetland habitat is required as mitigation.
Bar-tailed godwit <i>Limosa lapponica</i>	2,752 individuals – wintering	No LSE	Species not found in significant numbers near any proposed allocations.
Ruff <i>Philomachus pugnax</i>	128 individuals – passage	LSE for SHBE-1 Other allocations, No LSE	Without safeguards, development in area SHBE-1 could cause disturbance or displacement of significant numbers of ruff using North Killingholme Haven Pits SSSI. Development of area SHBE-1 will cause permanent loss of terrestrial feeding, roosting and loafing habitat. Strategic provision of wetland habitat is required as mitigation.
Bittern <i>Botaurus stellaris</i>	2 booming males – breeding	LSE for BARE-1 Other allocations, No LSE	Without safeguards, BARE-1 could disturbance of bitterns or pollution of reedbeds.
Marsh harrier <i>Circus aeruginosus</i>	10 females – breeding	LSE for BARE-1 Other allocations, No LSE	Without safeguards, BARE-1 could disturbance of marsh harriers or pollution of reedbeds.
Avocet <i>Recurvirostra avosetta</i>	64 pairs – breeding	LSE for SHBE-1 Other allocations, No LSE	Species breeds, or attempts to breed in North Killingholme Haven Pits SSSI in most years. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Little tern <i>Sterna albifrons</i>	51 pairs – breeding	No LSE	Species not found near any proposed allocations.

The site qualifies under **article 4.2** of the Directive (79/409/EEC) as it is used regularly by 1% or more of the biogeographical populations of the following regularly occurring migratory species (other than those listed in Annex I) in any season:

<b>Migratory species</b>	<b>Count and season</b>	<b>Likely Significant Effect</b>	<b>Reason</b>
Shelduck <i>Tadorna tadorna</i>	4,464 individuals – wintering	LSE for SHBE-1  Other allocations, No LSE	Species occasionally found in significant numbers using intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Knot <i>Calidris canutus</i>	28,165 individuals – wintering	No LSE	Species not found in significant numbers near any proposed allocations.
Dunlin <i>Calidris alpina</i>	22,222 individuals – wintering	LSE for SHBE-1  Other allocations, No LSE	Species found in significant numbers using intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Black-tailed godwit <i>Limosa limosa</i>	1,113 individuals – wintering	LSE for SHBE-1  Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Redshank <i>Tringa totanus</i>	4,632 individuals – wintering	LSE for SHBE-1  Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Knot <i>Calidris canutus</i>	18,500 individuals – passage	No LSE	Species not found in significant numbers near any proposed allocations.
Dunlin <i>Calidris alpina</i>	20,269 individuals – passage	LSE for SHBE-1  Other allocations, No LSE	Species found in significant numbers using intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Black-tailed godwit <i>Limosa limosa</i>	915 individuals – passage	LSE for SHBE-1  Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Redshank <i>Tringa totanus</i>	7,462 individuals – passage	LSE for SHBE-1  Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1, could cause disturbance or displacement

**Assemblage qualification:**

The site qualifies under **article 4.2** of the Directive (79/409/EEC) as it is used regularly by over 20,000 waterbirds (waterbirds as defined by the Ramsar Convention) in any season:

Interest Feature	Likely Significant Effect	Reason
<p>Over 20,000 waterbirds (waterbirds as defined by the Ramsar Convention) in any season: In the non-breeding season, the area regularly supports 153,934 individual waterbirds</p>	<p>LSE for SHBE-1, NEWE- 1 and Barton sites</p>	<p>Most proposed industrial developments are well inland of the Humber SPA/Ramsar site and will not have direct effects on designated habitats or high tide roosts. Development in allocation area SHBE-1 could lead to disturbance and displacement of birds from intertidal habitat within about 200 metres of the developed area.</p> <p>Other proposals, such as NKAE-1, BARE-1 and NEWE-1 are nearer the SPA and Ramsar site but comprise land that is too enclosed to support significant numbers of waterbirds.</p> <p>Employment allocation SHBE-1 will lead to permanent loss of “high tide roost” habitat. Development in this area could also lead to disturbance and displacement of birds from further habitat within about 200 metres of the developed area.</p> <p>In terms of polluting discharges, all developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment of foul water and surface water and is not therefore likely to have a significant effect on SPA/Ramsar habitats. In the Barton and New Holland areas, sites would drain into the SPA/Ramsar reedbeds and open water, and there is therefore a likely significant effect on the waterbird assemblage in this area.</p>

**Humber Estuary Ramsar Site Interest Features:**

Interest Feature	Likely Significant Effect	Reason
<b>Criterion 1: near-natural estuary with the following component habitats:</b>		
Dune systems and humid dune slacks	No LSE	Feature not found in or near North Lincolnshire
Estuarine waters	No LSE	Feature is present around North Lincolnshire but will not be affected by any of the housing allocations. All proposed housing developments are well inland of the Humber SAC and will not have direct effects on SAC habitats. In terms of polluting discharges, all housing developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment of foul water and surface water and is not therefore likely to have a significant effect on SAC listed habitats. Development of any housing site in North Lincolnshire could, in theory, increase the demand for recreation around the Humber Estuary. However SAC habitats in the North Lincolnshire area are not thought to be especially vulnerable to recreational damage. Feature will not be affected by employment allocations, particularly as Policy SHBE-1 has been amended so as not to actively permit or encourage port development.
Intertidal mud and sand flats	No LSE	Feature is present on intertidal areas within North Lincolnshire but will not be affected by any of the allocations, particularly as Policy SHBE-1 has been amended so as not to actively permit or encourage port development.
Saltmarshes	No LSE	Feature is present on intertidal areas within North Lincolnshire but will not be affected by any of the housing allocations. Increasing housing in North Lincolnshire will lead to increased population density and thus the potential for recreational disturbance. However, areas of saltmarsh in North Lincolnshire tend to have tall vegetation, dominated by sea club-rush and are not especially vulnerable to trampling or damage through recreation. Furthermore, the majority of casual walkers are unlikely to venture from well-maintained footpaths on the floodbank. Feature will not be affected by employment allocations, particularly as Policy SHBE-1 has been amended so as not to actively permit or encourage port development.
Coastal brackish/saline lagoons	No LSE	Coastal lagoons are present at Humberston Fitties and Northcoates but will not be affected by any of the housing or employment allocations which are all more than 20 km from these sites.

<b>Criterion 3: animal species important for maintaining the biological diversity of the biogeographic region:</b>			
grey seals <i>Halichoerus grypus</i> at Donna Nook	No LSE	Feature not found in significant numbers in the Humber Estuary off North Lincolnshire.	
natterjack toad <i>Bufo calamita</i> at Saltfleetby-Theddlethorpe	No LSE	Feature not found in or near North Lincolnshire	
<b>Criterion 5: regularly supports 20,000 or more waterbirds</b>	LSE for SHBE-1, NEWE- 1 and Barton sites	<p>Most proposed industrial developments are well inland of the Humber SPA/Ramsar site and will not have direct effects on designated habitats or high tide roosts. Development in allocation area SHBE-1 could lead to disturbance and displacement of birds from intertidal habitat within about 200 metres of the developed area.</p> <p>Other proposals, such as NKAE-1, BARE-1 and NEWE-1 are nearer the SPA and Ramsar site but comprise land that is too enclosed to support significant numbers of waterbirds.</p> <p>Employment allocation SHBE-1 will lead to permanent loss of “high tide roost” habitat. Development in this area could also lead to disturbance and displacement of birds from further habitat within about 200 metres of the developed area.</p> <p>In terms of polluting discharges, all developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment of foul water and surface water and is not therefore likely to have a significant effect on SPA/Ramsar habitats. In the Barton and New Holland areas, sites would drain into the SPA/Ramsar reedbeds and open water, and there is therefore a likely significant effect on the waterbird assemblage in this area.</p>	
<b>Criterion 6: regularly supports 1% of the individuals in the populations of the following species or subspecies of waterbird in any season</b>			
<b>Species</b>	<b>Count and season</b>	<b>Likely Significant Effect</b>	<b>Reason</b>
Shelduck <i>Tadorna tadorna</i>	4,464 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Species occasionally found in significant numbers using intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Golden plover <i>Pluvialis apricaria</i>	30,709 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Development of area SHBE-1 will cause permanent loss of terrestrial feeding, roosting and loafing habitat. Strategic provision of wetland habitat is required as mitigation.
Knot <i>Calidris canutus</i>	28,165 individuals – wintering	No LSE	Species not found in significant numbers near any proposed allocations.
Dunlin <i>Calidris alpina</i>	22,222 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Species found in significant numbers using intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.

Black-tailed godwit <i>Limosa limosa</i>	1,113 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement
Bar-tailed godwit <i>Limosa lapponica</i>	2,752 individuals – wintering	No LSE	Species not found in significant numbers near any proposed allocations.
Redshank <i>Tringa totanus</i>	4,632 individuals – wintering	LSE for SHBE-1 Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Golden plover <i>Pluvialis apricaria</i>	17,996 individuals – passage	LSE for SHBE-1 Other allocations, No LSE	Development of area SHBE-1 will cause permanent loss of terrestrial feeding, roosting and loafing habitat. Strategic provision of wetland habitat is required as mitigation.
Knot <i>Calidris canutus</i>	18,500 individuals – passage	No LSE	Species not found in significant numbers near any proposed allocations.
Dunlin <i>Calidris alpina</i>	20,269 individuals – passage	LSE for SHBE-1 Other allocations, No LSE	Species found in significant numbers using intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement
Black-tailed godwit <i>Limosa limosa</i>	915 individuals – passage	LSE for SHBE-1 Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
Redshank <i>Tringa totanus</i>	7,462 individuals – passage	LSE for SHBE-1 Other allocations, No LSE	Species found in significant numbers using North Killingholme Haven Pits SSSI and intertidal habitat near SHBE-1. Without safeguards, development in area SHBE-1 could cause disturbance or displacement.
<b>Criterion 8: migration path on which fish stocks, either within the wetland or elsewhere, depend:</b>			
River lamprey <i>Lampetra fluviatilis</i>		No LSE	Lampreys are jawless fish found in the water column. As described under “Estuarine waters” above, the water column will not be affected by any of the allocations.
Sea lamprey <i>Petromyzon marinus</i>		No LSE	

**Thorne Moor Special Area of Conservation (SAC) Interest Features:**

Interest Feature	Likely Significant Effect	Reason
Degraded raised bogs still capable of natural regeneration	No LSE	<p>No employment allocations are proposed close enough to Thorne Moor to have direct effects on the raised bog habitat. Indirect effects due to air pollution have been ruled out, as Crowle is on the far western side of North Lincolnshire, so prevailing westerly winds will take pollutants away from the designated site. Similarly, water pollution will not be an issue, as flows from proposed allocations will not go in the direction of the Moors.</p> <p>Similarly, no housing allocations are proposed close enough to Thorne Moor to have direct effects on the raised bog habitat.</p> <p>Turning to indirect effects, development of any housing site in Crowle could, in theory, increase the demand for recreation around the Moors, and hence damage of SAC habitat through trampling, littering or fires. However North Lincolnshire Council is actively promoting access to the Moors in a manner planned to avoid any likely significant effect. Deployment of leaflets, car parking and access tracks is designed to permit controlled access in a small proportion of the site, removing pressure from some of the most sensitive areas.</p>

The conservation objective for this site is to restore to favourable condition the area currently notified as degraded raised bog.

**Thorne and Hatfield Moors Special Protection Area (SPA) Interest Features:**

**Qualifying species:**

The site qualifies under **article 4.1** of the Directive (79/409/EEC) as it is used regularly by 1% or more of the Great Britain populations of the following species listed in Annex I in any season:

Annex 1 species	Count and season	Likely Significant Effect	Reason
Nightjar ( <i>Caprimulgus europaeus</i> )	2005-2008 mean is 47 churring males (breeding)	No LSE	No employment allocations are proposed close enough to Thorne and Hatfield Moors to have direct or indirect effects on the population of nightjars.  Similarly, no housing allocations are proposed close enough to Thorne and Hatfield Moors to have direct effects on population of nightjars. Turning to indirect effects, development of any housing site in Crowle could, in theory, increase the demand for recreation around the Moors, and hence recreational disturbance of nightjars or damage of their habitat through trampling, littering or fires. However North Lincolnshire Council is actively promoting access to the Moors in a manner planned to avoid any likely significant effect. Deployment of leaflets, car parking and access tracks is designed to permit controlled access in a small proportion of the site, removing pressure from some of the most sensitive areas.

The conservation objectives for this site are as follows:

- To maintain the designated species in favourable condition, which is defined in part in relation to their population attributes.
  - 5 Year mean should be stable or increasing and should not be below 35 churring males (47 minus 25%).
  - No overall loss of habitat extent
  - Maintain habitat mosaic

## Humber Estuary Citations and Conservation Objectives

### European Site Conservation Objectives for Humber Estuary Special Area of Conservation Site code: UK0030170

With regard to the natural habitats and/or species for which the site has been designated (the Qualifying Features listed below);

**Avoid the deterioration of the qualifying natural habitats and the habitats of qualifying species, and the significant disturbance of those qualifying species, ensuring the integrity of the site is maintained and the site makes a full contribution to achieving Favourable Conservation Status of each of the qualifying features.**

Subject to natural change, to maintain or restore:

- The extent and distribution of qualifying natural habitats and habitats of qualifying species;
- The structure and function (including typical species) of qualifying natural habitats and habitats of qualifying species;
- The supporting processes on which qualifying natural habitats and habitats of qualifying species rely;
- The populations of qualifying species;
- The distribution of qualifying species within the site.

### Qualifying Features:

H1110. Sandbanks which are slightly covered by sea water all the time; Subtidal sandbanks

H1130. Estuaries

H1140. Mudflats and sandflats not covered by seawater at low tide; Intertidal mudflats and sandflats

H1150. Coastal lagoons\*

H1310. *Salicornia* and other annuals colonising mud and sand; Glasswort and other annuals colonising mud and sand

H1330. Atlantic salt meadows (*Glauco-Puccinellietalia maritima*)

H2110. Embryonic shifting dunes

H2120. Shifting dunes along the shoreline with *Ammophila arenaria* ("white dunes"); Shifting dunes with marram

H2130. Fixed dunes with herbaceous vegetation ("grey dunes"); Dune grassland\*

H2160. Dunes with *Hippophae rhamnoides*; Dunes with sea-buckthorn

S1095. *Petromyzon marinus*; Sea lamprey

S1099. *Lampetra fluviatilis*; River lamprey

S1364. *Halichoerus grypus*; Grey seal

\* denotes a priority natural habitat or species (supporting explanatory text on following page)

### **This is a European Marine Site**

This site is a part of the Humber Estuary European Marine Site. These conservation objectives should be used in conjunction with the Regulation 35 Conservation Advice Package, for further details please contact Natural England's enquiry service at [enquiries@naturalengland.org.uk](mailto:enquiries@naturalengland.org.uk), or by phone on 0845 600 3078, or visit the Natural England website at:

<http://www.naturalengland.org.uk/ourwork/marine/protectandmanage/mpa/europeansites.aspx>

### **\* Priority natural habitats or species**

Some of the natural habitats and species listed in the Habitats Directive and for which SACs have been selected are considered to be particular priorities for conservation at a European scale and are subject to special provisions in the Directive and the Habitats Regulations. These priority natural habitats and species are denoted by an asterisk (\*) in Annex I and II of the Directive. The term „priority“ is also used in other contexts, for example with reference to particular habitats or species that are prioritised in UK Biodiversity Action Plans. It is important to note however that these are not necessarily the priority natural habitats or species within the meaning of the Habitats Directive or the Habitats Regulations.

### **Explanatory Notes: European Site Conservation Objectives**

European Site Conservation Objectives are those referred to in the Conservation of Habitats and Species Regulations 2010 (the “Habitats Regulations”) and Article 6(3) of the Habitats Directive 1992. They are for use when either the appropriate nature conservation body or competent authority is required to make an Appropriate Assessment under the relevant parts of the respective legislation.

These conservation objectives are set for each habitat or species of a Special Area of Conservation (SAC). Where the objectives are met, the site can be said to demonstrate a high degree of integrity and the site itself makes a full contribution to achieving favourable conservation status for those features.

This document is also intended for those who are preparing information to be used for an appropriate assessment by either the appropriate nature conservation body or a competent authority. As such this document cannot be definitive in how the impacts of a project can be determined. Links to selected sources of information, data and guidance which may be helpful can be found on Natural England's website. This list is far from exhaustive.

## European Site Conservation Objectives for Humber Estuary Special Protection Area

### Site Code: UK9006111

With regard to the individual species and/or assemblage of species for which the site has been classified (“the Qualifying Features” listed below);

**Avoid the deterioration of the habitats of the qualifying features, and the significant disturbance of the qualifying features, ensuring the integrity of the site is maintained and the site makes a full contribution to achieving the aims of the Birds Directive.**

Subject to natural change, to maintain or restore:

- The extent and distribution of the habitats of the qualifying features;
- The structure and function of the habitats of the qualifying features;
- The supporting processes on which the habitats of the qualifying features rely;
- The populations of the qualifying features;
- The distribution of the qualifying features within the site.

### Qualifying Features:

A021 *Botaurus stellaris*; Great bittern (Non-breeding)

A021 *Botaurus stellaris*; Great bittern (Breeding)

A048 *Tadorna tadorna*; Common shelduck (Non-breeding)

A081 *Circus aeruginosus*; Eurasian marsh harrier (Breeding)

A082 *Circus cyaneus*; Hen harrier (Non-breeding)

A132 *Recurvirostra avosetta*; Pied avocet (Non-breeding)

A132 *Recurvirostra avosetta*; Pied avocet (Breeding)

A140 *Pluvialis apricaria*; European golden plover (Non-breeding)

A143 *Calidris canutus*; Red knot (Non-breeding)

A149 *Calidris alpina alpina*; Dunlin (Non-breeding)

A151 *Philomachus pugnax*; Ruff (Non-breeding)

A156 *Limosa limosa islandica*; Black-tailed godwit (Non-breeding)

A157 *Limosa lapponica*; Bar-tailed godwit (Non-breeding)

A162 *Tringa totanus*; Common redshank (Non-breeding)

A195 *Sterna albifrons*; Little tern (Breeding)

Waterbird assemblage

### **This is a European Marine Site**

This site is a part of the Humber Estuary European Marine Site. These conservation objectives should be used in conjunction with the Regulation 35 Conservation Advice Package, for further details please contact Natural England's enquiry service at [enquiries@naturalengland.org.uk](mailto:enquiries@naturalengland.org.uk), or by phone on 0845 600 3078, or visit the Natural England website at:

<http://www.naturalengland.org.uk/ourwork/marine/protectandmanage/mpa/europeansites.aspx>

### **Explanatory Notes: European Site Conservation Objectives**

European Site Conservation Objectives are those referred to in the Conservation of Habitats and Species Regulations 2010 (the "Habitats Regulations") and Article 6(3) of the Habitats Directive 1992. They are for use when either the appropriate nature conservation body or competent authority is required to make an Appropriate Assessment under the relevant parts of the respective legislation.

These conservation objectives are set for each bird feature for a Special Protection Area (SPA). Where the objectives are met, the site can be said to demonstrate a high degree of integrity and the site itself makes a full contribution to achieving the aims of the Birds Directive for those features. On the first page of this document there may be a list of "Additional Qualifying Features identified by the 2001 UK SPA Review". These are additional features identified by the UK SPA Review published in 2001 and, although not yet legally classified, are as a matter of Government policy treated in the same way as classified features.

This document is also intended for those who are preparing information to be used for an appropriate assessment by either the appropriate nature conservation body or a competent authority. As such this document cannot be definitive in how the impacts of a project can be determined. Links to selected sources of information, data and guidance which may be helpful can be found on Natural England's website. This list is far from exhaustive.

## The Humber Estuary Ramsar site conservation objectives

### Criterion 2: Conservation objective for the internationally important wetland, hosting an assemblage of threatened coastal and wetland invertebrates

Subject to natural change, maintain\* the wetland hosting an assemblage of threatened coastal and wetland invertebrates in favourable condition, in particular:

- Saltmarsh communities
- Coastal lagoons

### Criterion 3: Conservation objective for the internationally important wetland, supporting a breeding colony of grey seals *Halichoerus grypus*

Subject to natural change, maintain\* the **wetland hosting a breeding colony of grey seals** in favourable condition, in particular:

- Intertidal mudflats and sandflats

### Criterion 5: Conservation objective for the internationally important wetland, regularly supporting 20,000 or more waterfowl

Subject to natural change, maintain\* the **wetland regularly supporting 20,000 or more waterfowl** in favourable condition, in particular:

- Intertidal mudflats and sandflats
- Saltmarsh communities
- Tidal reedbeds
- Coastal lagoons

**Criterion 6: Conservation objective for the internationally important wetland, regularly supporting 1% or more of the individuals in a population of one species or sub-species of waterfowl**

Subject to natural change, maintain\* the **wetland regularly supporting 1% or more of the individuals in a population of one species or sub-species of waterfowl** in favourable condition, in particular:

- Intertidal mudflats and sandflats
- Saltmarsh communities
- Tidal reedbeds
- Coastal lagoons

**Note:** The Ramsar site conservation objectives for **critterion 2 & 3** interest focus on the condition of the habitats that support or host species of international importance. Information on the status of the species in terms of national and international population and distribution trends will be used to inform judgements made with regards to the management and protection of the sites.

The Ramsar site conservation objectives for **critterion 5 & 6** interest focus on the condition of the habitats that support the bird populations. This is in recognition of changes in bird populations that may take place as a consequence of national or international trends or events. Annual counts for qualifying species will be used by Natural England in the context of five-year peak means together with other available information on the national and international population and distribution trends to inform judgements regarding the management and protection of the site.

- Maintain implies restoration if the feature is not currently in favourable condition.

Housing and Employment Land Allocations  
Development Plan Document Revised  
Submission Draft April 2014 - Appropriate  
Assessment under the Conservation of  
Habitats and Species Regulations 2010

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# **1 Summary - Record of Appropriate Assessment in accordance with Habitats Regulations Guidance Note 1**

## **1.1 Title of Plan or Project/Application**

Housing and Employment Land Allocations Development Plan Document –Revised Submission Draft  
November 2013

## **1.2 Location of Plan or Project /Application**

Housing and employment land allocations across North Lincolnshire

## **1.3 International Nature Conservation Site**

Humber Estuary Special Protection Area (SPA) and Ramsar site  
Humber Estuary Special Conservation Area (SAC)

## **1.4 Nature/Description of Plan or Project/Application**

- 1.4.1 This plan is the Revised Submission Draft version of the Housing and Employment Land Allocations Development Plan Document (DPD) of the North Lincolnshire Local Development Framework (LDF). It represents the council's final draft of the DPD and puts forward the council's preferred locations for new homes and employment sites. It also identifies the preferred settlement development limits and town/district centre boundaries. These sites and changes to development limits are those supported by the council and as such are a step closer to being allocated.
- 1.4.2 The proposed housing allocations are summarised in Table 1 below. Fuller descriptions are presented in the DPD and the sustainability appraisal document.

**Table 1 Summary of Housing Allocations**

<b>Policy Number</b>	<b>Site Name</b>	<b>Area (ha)</b>	<b>Scale of Development (number of dwellings)</b>
SCUH-1	Land at Phoenix Parkway Phase 1, Scunthorpe	7.93	246
SCUH-2	Land at Phoenix Parkway Phase 2, Scunthorpe	1.87	70
SCUH-3	Land at Glebe Pit, Scunthorpe	10.25	302
SCUH-4	Land at Capps Coal and Timber Yard, Scunthorpe	1.0	40
SCUH-5	Land off Burringham Road, Scunthorpe	2.48	90
SCUH-6	Land at Plymouth Road, Scunthorpe	0.40	16
SCUH-7	Advance Crosby Scheme, Phase 2, West Street/Gurnell Street, Scunthorpe	0.36	25
SCUH-8	Land north of Doncaster Road, Scunthorpe	39.96	1264
SCUH-9	Church Square, Scunthorpe	12.13	300
SCUH-10	Land south of Ferry Road West, Scunthorpe	27.70	721
SCUH-11	Council Depot, Station Road, Scunthorpe	1.01	68
SCUH-12	1-7 Cliff Gardens, Scunthorpe	0.71	28
SCUH-13	Former Darby Glass Offices, Sunningdale Road, Scunthorpe	1.75	66
SCUH-14	Redevelopment of Westcliff Precinct, Scunthorpe	2.30	80
SCUH-15	Former Kingsway House, Scunthorpe	0.41	16
SCUH-16	Land at Ashby Decoy, off Burringham Road, Scunthorpe	1.61	61
SCUH-17	Former Yorkshire Electricity Depot, Land off Queensway and Dudley Road, Scunthorpe	1.67	63
BARH-1	Land at Pasture Road South, Phase 2, Barton-upon-Humber	8.5	260
BARH-2	Land at Pasture Road South, Phase 1, Barton-upon-Humber	8.83	227
BARH-3	St Mary's Cycle Works, Marsh Lane, Barton-upon-Humber	1.95	73
BRIH-1	Land north of Atherton Way, Brigg	1.95	72
BRIH-2	Land at Western Avenue, Brigg	5.42	186
BRIH-3	Land at Wrawby Road Phase 2, Brigg	11.53	333
BRIH-4	Land at Wrawby Road Phase 1, Brigg	4.29	152
BRIH-5	Land at Ancholme Park, Brigg	2.20	81
CROH-1	Land to the east of Fieldside, Crowle	1.83	68
CROH-2	Land North of Godnow Road, Crowle	1.32	51
KIRH-1	Land west of Station Road, Kirton	2.75	100
WINH-1	Land at Millhouse Lane, Winterton	0.45	18
WINH-2	Land off Coates Avenue, Winterton	1.65	62
WINH-3	Land at Top Road, Winterton	2.90	105
WINH-4	Land off Northland Road, Winterton	1.38	53
SCUH-C1	NSD Site, Land east of Scotter Road South, Scunthorpe	9.38	281
SCUH-C2	Brumby Resource Centre, East Common Lane, Scunthorpe	3.40	122
SCUH-C3	Former Tennis Courts, Rowland Road, Scunthorpe	0.64	26
SCUH-C4	Hartwell Ford Garage, Scunthorpe	0.74	33
SCUH-C5	Land at Hebden Road, Scunthorpe	4.08	145
SCUH-C6	Former Scunthorpe Telegraph Office, Doncaster Road, Scunthorpe	0.25	67
SCUH-C7	Land at former South Leys School, Enderby Road, Scunthorpe	3.26	120

SCUH-C8	Dartmouth Road, Scunthorpe	2.49	91
SCUH-C9	Land off Queensway and Dudley Road, Scunthorpe	4.08	145

The proposed employment allocations are summarised in Table 2 below. Fuller descriptions are presented in the DPD and the Sustainability Appraisal document.

**Table 2 Summary of Employment Allocations**

Policy Number	Site Name	Area (ha)	Uses		
			B1 (Offices/Light Industrial)	B2 (General Industry)	B8 (Storage and Distribution)
SHBE-1	South Humber Bank	900	✓	✓	✓
NKAE-1	North Killingholme Airfield	138.21	✓	-	✓
SCUE-1	Normanby Enterprise Park	35.10	✓	✓	✓
SCUE-2	Mortal Ash Hill	15.48	✓	-	-
HUME-1	Humberside Airport	9.40	✓	-	✓
HUME-2	Land north of A18 at Humberside Airport	7.80	✓	-	✓
SANE-1	Sandtoft Business Park	58.5	✓	-	✓
BRIE-1	Former British Sugar	20.5	✓	✓	✓
BARE-1	Humber Bridge Industrial Estate	7.15	✓	✓	✓
NEWE-1	New Holland Industrial Estate	2.0	✓	✓	✓
EALE-1	Spen Lane, Ealand	4.0	✓	✓	✓
EALE-2	Land South of Railway, Ealand	6.0	✓	✓	✓

1.4 Date Appropriate Assessment finalised for public consultation:

February 2014.

1.5 This is a record of the appropriate assessment, required by Regulation 102 of the Habitats Regulations 2010, as amended, undertaken by North Lincolnshire Council in respect of the above plan/project, in accordance with the Habitats Directive (Council Directive 92/43/EEC). Having considered that the plan or project would be likely to have a significant effect on the Humber Estuary SAC, SPA and Ramsar Site and that the plan or project was not directly connected with or necessary to the management of the site, an appropriate assessment has been undertaken of the implications of the proposal in view of the sites conservation objectives.

1.6 Natural England was informally consulted on 24 October 2013; comments expressed by the organisation have helped to formulate this version of the Habitats Regulations Assessment. Natural England will also be formally consulted during the six week public consultation period on the Housing & Employment Land Allocations Revised Deposit Draft DPD/SA/HRA. Again, comments will be considered by North Lincolnshire Council along with the comments received from other interested parties.

1.7 The opinion of the general public was taken under Reg.102(3) by way of further consultation, etc., and the views expressed (attached at Appendix 4) have been taken into account.

1.8 The sites' conservation objectives have been taken into account, including consideration of the situation for the site and information supplied by Natural England (See Appendix 3 & 4). The likely effects of the proposal on the international nature conservation interests for which the site was designated may be summarised as:

1.8.2 Disturbance to SPA/Ramsar waterbirds using intertidal habitat due to policy SHBE-1.

1.8.3 Disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds due to policy SHBE-1.

1.8.4 Surface water discharges to, and potential disturbance of, SPA/Ramsar habitat with the risk of pollution in relation to allocations SHBE-1, NEWE- 1 and BARE-1.

1.9 The assessment has concluded that the plan or project as proposed would adversely affect the integrity of the site.

1.10 The imposition of restrictions on the way the proposal is to be carried out has been considered and it is ascertained that:

~~\*a) conditions or restrictions cannot overcome the adverse effects on the integrity of the site.~~

Or

b) the measures listed in section 11 of this document would avoid adverse effects on the integrity of the site.

Signed ..... Date .....

Designation Project Officer (Ecologist)

## 2 Introduction

- 2.4 The plan assessed here is the Revised Submission Draft version of the Housing and Employment Land Allocations Development Plan Document (DPD) of the North Lincolnshire Local Development Framework (LDF). It represents the council's final draft of the DPD and puts forward the council's preferred locations for new homes and employment sites. It also identifies the preferred settlement development limits and town/district centre boundaries. These sites and changes to development limits are those supported by the council and as such are a step closer to being allocated for housing and employment sites.
- 2.5 North Lincolnshire Council has determined that:
- 2.5.2 The plan or project is not directly connected with, or necessary to, the management of the Humber Estuary Special Protection Area (SPA) and Ramsar site or Humber Estuary Special Conservation Area (SAC) for nature conservation.
  - 2.5.3 The plan or project is not directly connected with, or necessary to, the management of the Thorne and Hatfield Moors Special Protection Area (SPA) or Thorne Moor Special Area of Conservation (SAC) for nature conservation.
  - 2.5.4 The plan or project is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Conservation Area (SAC), Humber Estuary Special Protection Area (SPA) and Ramsar site.
  - 2.5.5 The plan or project is not likely to have a significant effect alone or in combination with other plans and projects on the Thorne and Hatfield Moors Special Protection Area (SPA) or Thorne Moor Special Area of Conservation (SAC) for nature conservation.
- 2.6 Therefore, as the Competent Authority for the plan or project, North Lincolnshire Council must carry out an appropriate assessment in accordance with Regulation 102 of The Conservation of Habitats and Species Regulations 2010, as amended.
- 2.7 This document is the formal record of that process.

## 3 The Appropriate Assessment Process

- 3.1 The process is described in detail in Circular 06/2005. The Council has followed the Circular as closely as possible. The main stages in the process are as follows. Note that if there are no harmful effects on the features of the Humber Estuary, or if these effects can be prevented, not all of the stages will be required.
- 3.2 Determination of Likely Significant Effect
- 3.2.1 Appropriate Assessment with regard to site Conservation Objectives.
    - 3.2.1.1 Determine whether there will be an Adverse Effect on the Integrity (AEOI) of the International Nature Conservation Sites with reference to all the relevant interest features.
    - 3.2.1.2 Consider possible restrictions and conditions.
    - 3.2.1.3 Consider alternative approaches.
    - 3.2.1.4 Consider any Imperative Reasons of Over-riding Public Interest (IROPI).
- 3.3 Put simply, the Local Planning Authority can only adopt the plan if, at a given stage in 3.1 above, it can be ascertained that the proposal would not adversely affect the integrity of the International Nature Conservation Sites. Even if, at a late stage in considerations, IROPI and no alternatives were found to apply, compensatory measures would need to be provided.
- 3.4 Circular 06/2005 describes the key decision to be made as follows:
- 3.4.1 "In the light of the conclusions of the assessment of the project's effects on the site's conservation objectives, the decision-taker must determine whether it can ascertain that the proposal will not adversely affect the integrity of the site(s). The integrity of a site is the coherence of its ecological structure and function, across its whole area, that enables it to sustain the habitat,

complex of habitats and/or the levels of populations of the species for which it was classified. It is not for the decision-taker to show that the proposal would harm the site, in order to refuse the application or appeal. It is for the decision-taker to consider the likely and reasonably foreseeable effects and to ascertain that the proposal will not have an adverse effect on the integrity of the site before it may grant permission. If the proposal would adversely affect integrity, or the effects on integrity are uncertain but could be significant, the decision-taker should not grant permission, subject to the provisions of regulations 49 and 53 as described below.”

3.4.2 “... In the Waddenzee judgment, the European Court of Justice ruled that a plan or project may be authorised only if a competent authority has made **certain** that the plan or project will not adversely affect the integrity of the site. “*That is the case where no reasonable scientific doubt remains as to the absence of such effects*”. Competent national authorities must be “**convinced**” that there will not be an adverse affect and where doubt remains as to the absence of adverse affects, the plan or project must not be authorised, subject to the procedure outlined in Article 6(4) of the EC Habitats Directive regarding imperative reasons of overriding public interest.” – ODPM 2005.

## 4 Description of Development

- 4.1 Development allocations are summarised in Tables 1 and 2 (Section 1.4.2). Fuller descriptions are presented in the DPD and the sustainability appraisal document. The key allocations to consider for the purposes of this assessment are the employment allocations SHBE-1, BARE-1 and NEWE-1. None of the proposed housing allocations and none of the other proposed employment allocations will have a likely significant effect on any of the International Nature Conservation Sites considered.
- 4.2 SHBE- 1 is the South Humber Bank area. The policy identifies a need for a gross area of 900 hectares of B1 (Offices/Light Industrial), B2 (General Industry) and B8 (Storage and Distribution) port related activities to take special advantage of its location within an existing port environment, flat topography and being adjacent to a deep water channel of the Humber Estuary. The land is allocated between and around the two existing ports of Grimsby and Immingham and the Humber Sea Terminal. It extends as far north as East Halton Skitter. The allocation is directly adjacent to the Humber Estuary SAC, SPA and Ramsar site.
- 4.3 The gross area of 900 hectares includes an unspecified area of land to be brought forward as waterbird mitigation habitat in accordance with the South Humber Gateway Strategic Mitigation Strategy. Policy SHBE-1 refers to the need to develop in a manner that will, “allow for the potential future development of a port along the Humber Estuary frontage between Immingham Port and the Humber Sea Terminal that will be required to meet the tests of the Habitats Regulations.”
- 4.4 BARE- 1 is the Humber Bridge Industrial Estate, Barton upon Humber. This policy identifies 7.15 hectares of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution) uses. The allocation is directly adjacent to the Humber Estuary SPA and Ramsar site and is within 700 metres of the Humber Estuary SAC. The nearest SPA/Ramsar habitat is the open water and reedbed of Barton and Barrow Claypits. Such habitat may support breeding bittern and marsh harriers and wintering and passage waterfowl.
- 4.5 NEWE-1 is the New Holland Industrial Estate, located to the west of New Holland, south of the Barton upon Humber to Cleethorpes railway and either side of Lincoln Castle Way (B1206). This policy identifies 2 hectares of B1 (Business/Light Industrial), B2 (General Industrial) and B8 (Storage and Distribution). The allocation is directly adjacent to the Humber Estuary SPA and Ramsar site and is within 350 metres of the Humber Estuary SAC. The nearest SPA/Ramsar habitat is the open water and reedbed of Fairfield Pit, which supports wintering and passage waterfowl.

## 5 Summary of Likely Significant Effects on the International Nature Conservation Sites

- 5.1 Disturbance to SPA/Ramsar waterbirds using intertidal habitat due to Policy SHBE-1.
- 5.2 Disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds due to policy SHBE-1.
- 5.3 Surface water discharges to, and potential disturbance of, SPA/Ramsar habitat with the risk of pollution in relation to allocations SHBE-1, NEWE- 1 and BARE-1.

## 6 Disturbance to SPA/Ramsar waterbirds using intertidal habitat

### 6.1 Likely Significant Effect

- 6.1.1 Development in allocation area SHBE-1 could lead to disturbance and displacement of birds from intertidal habitat within about 200 metres of the developed area. Therefore this allocation is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Protection Area and Ramsar Site unless the wording relating to port-related development is clarified so that disturbance effects are avoided.

### 6.2 Measures taken to avoid, minimise or mitigate effects

- 6.2.1 Even without the development of a new port, industrial development immediately adjacent to the Humber Estuary could lead to disturbance and displacement of waterbirds from intertidal habitat and from the water itself. However, Policy SHBE-1 states that:
- 6.2.2 “Development of the site shall only take place if there has been appropriate consideration given to the international, national and local protected sites for nature conservation. This includes complying with the Habitats Regulations (Birds and Habitat Directives).”
- 6.2.3 This text clarifies that development can only take place if measures are taken to avoid disturbance and displacement of waterbirds from intertidal habitat and from the water. Experience from floodbank works and other industrial developments around the Humber shows that planning conditions can be used effectively to secure these measures.

### 6.3 Determination of AEOI

- 6.3.1 Policy SHBE-1 does not permit or encourage port development per se. It merely recognises that such proposals could be brought forward in exceptional circumstances. The text also ensures that development can only take place if measures are taken to avoid disturbance and displacement of waterbirds. **With these safeguards, Policy SHBE-1 will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of disturbance to intertidal habitat supporting SPA/Ramsar waterbirds.** If developments within allocation SHBE-1 are restricted to avoid disturbing or displacing birds from the adjacent intertidal habitat, then Policy SHBE-1 will not act in combination with any other plans or projects to have such effects. This can be concluded with a high degree of confidence as conditions controlling timing, noise and visual disturbance tend to be applied on a precautionary basis, leaving minimal potential for residual effects.

## **7 Disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds due to SHBE-1**

### **7.1 Likely Significant Effect**

- 7.1.1 Employment allocation SHBE-1 will lead to permanent loss of terrestrial habitat used by significant numbers of waterbirds for feeding, roosting and loafing. Development in this area could also lead to disturbance and displacement of birds from further habitat within 150 metres of the developed area. Such impacts may lead to the displacement of birds from the nearby designated intertidal habitat. Therefore this allocation is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Protection Area and Ramsar Site unless the policy secures an adequate area of well-managed wetland habitat for waterbirds as mitigation for this loss.

### **7.2 Further assessment**

- 7.2.1 The importance of the South Humber Gateway (SHG) for waterbirds has been recognised for some time. Individual applications for industrial development on Killingholme Marsh and Halton Marsh have been subject to appropriate assessments under the Habitats Regulations for this reason. Similar issues have arisen in North East Lincolnshire.
- 7.2.2 From 2007-2011 The Humber Industry Nature Conservation Association commissioned ornithological surveys in the SHG in North and North East Lincolnshire, in order to improve the evidence base with which to make decisions about the impact of development upon the Humber Estuary SPA and Ramsar site. At about the same time, the South Humber Gateway Ecology Group was formed, to consider such impacts, quantify the mitigation required and to plan strategic mitigation measures across the SHG area.
- 7.2.3 In North Lincolnshire, bird surveys to date have revealed concentrations of wintering and migratory waterbirds on Halton Marsh and Killingholme Marsh as set out in the following sections:

#### **7.2.4 Halton Marsh**

##### **7.2.4.1 Ruff**

- 7.2.4.2 Passage ruff are an interest feature of the Humber Estuary SPA, with a population of 128 individuals at the time of citation representing more than 1% of the Great Britain population. Holt et. al (2012) give a peak number of 60 ruff for the Humber Estuary in 2010/11. Up to 14 ruff have been recorded using Halton Marsh and the adjacent intertidal area between January and April 2007 and 2008 (Catley 2007a, 2008a). Applying BTO definitions, these data largely lie within the winter period. However, the UK spring passage for ruff is considered to begin in February, peaking in March and April (Wymenga 1998). The SHG survey results broadly reflect this. In the peak months of March and April in 2007 and 2008, Halton Marsh held >1% of the Humber population for this species. The main fields used were those nearest the Estuary and East Halton Pits. In 2010/11, no ruff were recorded on Halton Marsh (Catley 2011).

##### **7.2.4.3 Curlew**

- 7.2.4.4 Curlew used Halton Marsh and nearby fields primarily for feeding throughout the passage and winter survey periods in January-March 2007, 2007/08 and 2010/11. Feeding effort appears to be concentrated in pasture fields, flooded pools in arable fields and in the "tram-lines" of arable fields (Alab 2009a, Catley, G. 2007a & 2008a + pers. obs.). Curlews use a wider spread of fields in Halton Marsh than is the case for ruff. The area frequently holds >1% of the Humber Estuary 5 year peak mean (4,005) (Holt et al. 2012) for this species with numbers regularly around 85-100, peaking at 177 in January 2007.

- 7.2.4.5 There have also been counts of up to 76 birds at East Halton Pits and 2 in the Halton frontage intertidal area with greater numbers being found further south in the

Killingholme frontage. Curlew using Halton Marsh are not related to the adjacent intertidal area, but fly to the site from roosting areas on the north bank of the Humber (Catley 2007a, 2008a).

#### 7.2.4.6 Golden Plover

7.2.4.7 In 2007/08, up to 617 Golden Plover were recorded using Halton Marsh in winter, with up to 443 during passage. The main fields used were at the north end of the area, near East Halton Skitter. A peak of 4,200 Golden Plover used this area in 2010/11 (Catley 2011). During periods of hard frost, golden plover appear to leave Halton Marshes for other feeding and roosting sites. Birds recorded in the hundreds are invariably roosting flocks; much smaller flocks of ten or so are occasionally recorded feeding (Catley 2007a, 2008a). However, there have been no formal studies of nocturnal behaviour.

7.2.4.8 No golden plover have been recorded in the adjacent intertidal area, though they do regularly occur in the WeBS sector to the north (IECS in Mott Macdonald 2009, pers.obs.). Large numbers of golden plover have been recorded moving in numbers of up to 8,500 birds from the north bank of the Humber, to fields between East Halton Skitter and Goxhill and then inland (Catley 2007a). Around 20,000 birds were observed on the North Bank of the Humber in January 2008, during site surveys (Catley 2008a). Similarly, analysis of low tide data shows that WeBS sectors on the north bank of the Humber are the nearest inter-tidal areas supporting large concentrations of golden plover (IECS in Mott Macdonald 2009). These areas are around 3-5 km from Halton Marsh.

#### 7.2.4.9 Lapwing

7.2.4.10 The Humber Estuary SPA/Ramsar citation population for wintering lapwing was 22,765, representing more than 1% of the Great Britain population. There were lower numbers of autumn and spring passage birds (7,188 and 196 respectively) (Allen et al. 2003). In the period from 2006/07 to 2010/11, the 5 year mean peak had reduced to 15,296 birds, though the British Trust for Ornithology (BTO) acknowledges that incomplete counts will have affected this figure. In winter, Halton Marsh frequently holds >1% of the Humber Estuary 5 year mean peak figure for this species with numbers frequently over 400, peaking at 3892 in February 2008, with 266 on the adjacent intertidal at the same time (Catley 2007a, 2008a). The main fields used are those nearest the estuary and around East Halton Pits. At certain times, these birds feed in the fields at night and roost in the fields and intertidal areas during the day (Catley 2007a, 2008a). However, recent surveys show a high proportion of records relate to both feeding and roosting on fields in the day (ibid, Taylor 2010b). There are regularly 1,000-2,500 lapwing in intertidal areas ISI and ISJ (ibid.).

7.2.4.11 In the winter of 2010/11, the numbers of lapwing were generally lower than those given above, with a peak for Halton Marsh of around 500 birds in November.

#### 7.2.4.12 Killingholme Marsh

7.2.4.13 North Lincolnshire surveys have revealed flocks of around 80-100 curlew regularly moving between various fields in Killingholme Marsh and the adjacent intertidal area. Similar numbers have been recorded and North Killingholme Haven Pits (Catley 2007, 2008, 2011, IECS 2011). Such flocks represent over 2% of the Humber Estuary Humber Estuary 5 year peak mean (4,005). Lapwing have been recorded in numbers >1% of the Humber Estuary spring passage population on one occasion. Significant assemblages of waterbirds also gather at North Killingholme Haven Pits and Rosper Road Pools.

7.2.5 With several years' worth of bird survey data available, various methods have been used to assess the importance of the area for SPA/Ramsar waterbirds. This in turn has led to assessment of the magnitude of impacts on the SPA/Ramsar features in the event of allocated land being developed. Finally, these assessments have been used to quantify and spatially plan the mitigation habitat required to provide for feeding, roosting and loafing waterbirds that would otherwise be disturbed or displaced.

7.2.6 Much of the early survey information was used by consultants to carry out a field-by-field

study of usage of the South Humber Gateway by waterbirds at that time (Mott Macdonald 2009). Fields that had supported at least 1% of the Humber population of given waterbird species on at least one survey visit were flagged as being potentially important in supporting the waterbird assemblage of the Humber Estuary SPA/Ramsar site. 454 hectares of such fields were identified across the SHG in North and North East Lincolnshire. However this resource was clearly highly variable, with some fields only being used on one or a few occasions, and other fields being used regularly by significant numbers of one or more species. Habitats used varied from arable crops that might only be used at certain stages of growth or vegetation height to areas of permanent pasture that might be used more predictably from year to year.

- 7.2.7 The SHG Ecology group determined that the ecological function of these 454 hectares of land would need to be replaced to fully mitigate for development. This could be on a like for like basis, or could be achieved by creating a number of smaller areas of high quality habitat specifically managed for waterbirds.
- 7.2.8 A limitation of the field-by-field study was that it only looked at a relatively small dataset, covering one or two survey seasons. With arable cropping rotating around the area, additional survey periods might have revealed use of different areas of land spatially and perhaps a higher or lower total area of land in different years.
- 7.2.9 Alternative approaches have been used to quantify the overall usage of large blocks of land such as Halton Marsh, Killingholme Marsh and the North East Lincolnshire SHG area. For each area, the weekly survey data were used to estimate the overall number of “wader days” for key species in one or more survey seasons. Such an approach aims to provide a proxy measure of total or cumulative use of an area for feeding roosting and loafing. It takes into account roving flocks and different areas being used at different times, and does not attempt to highlight particular fields. The results of such calculations were included in unpublished reports for the SHG Ecology Group. Similar approaches have been used to quantify the mitigation requirement for large planning proposals such as the Able Logistics Park (PA/2009/0600) which covers the entirety of Halton Marsh.
- 7.2.10 Taking all the available evidence into account through an iterative approach, members of the SHG Ecology Group eventually arrived at a spatial arrangement of proposed waterbird mitigation as set out in the South Humber Gateway Mitigation Strategy. This approach takes into account mitigation agreed for large proposals such as Able Logistics Park and the Able Marine Energy Park. The strategy sets out the evidence base, the principles followed to design mitigation areas, the spatial arrangement of mitigation sites and the mechanisms required to create the sites and secure their management into the future.

### **7.3 In-combination effects**

- 7.3.1 Various individual development projects within the South Humber Gateway (SHG) will have essentially the same effects on waterbird terrestrial habitat as the SHG employment allocations, given that they cover the same development footprint. These projects include a consented biomass power station on Killingholme Marsh, a consented glass wool factory and the consented Able Logistics Park. For that reason, these projects are not considered here in combination with policy SHBE-1 (Emma Hawthorne, Natural England pers. comm.).

### **7.4 Measures taken to avoid, minimise or mitigate effects**

- 7.4.1 Implementation of the South Humber Gateway Mitigation Strategy will ensure that adequate wetland habitat is available to accommodate currently observed numbers of feeding and roosting waterbirds within the SHG. This strategy sets out the evidence base, the principles followed to design mitigation areas, the spatial arrangement of mitigation sites and the mechanisms required to create the sites and secure their management into the future.

### **7.5 Determination of AEOI**

- 7.5.1 Implementation of the South Humber Gateway Strategic Mitigation Strategy will ensure that adequate wetland habitat is available to avoid disturbance or displacement of currently

observed numbers of SPA/ Ramsar waterbirds. **With these safeguards, Policy SHBE-1 will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds.**

## **8 Surface water discharges to SPA/Ramsar habitat with the risk of pollution in relation to allocations SHBE-1, NEWE- 1 and BARE-1**

### **8.1 Likely Significant Effect**

- 8.1.1 In terms of polluting discharges, all developments, wherever located, will drain ultimately into the Humber Estuary. However, each will need to meet modern standards for the treatment of foul water and surface water and is not therefore likely to have a significant effect on SPA/Ramsar habitats. In the Barton and New Holland areas, sites would drain into the SPA/Ramsar reedbeds and open water. In the South Humber Bank Area, surface water may discharge rapidly into waterbird mitigation areas, Rosper Road Pools, North Killingholme Haven Pits SSSI and/or the Estuary itself. Additional safeguards may be required in these areas to avoid pollution harming designated features. There is therefore a likely significant effect on the waterbird assemblage in these areas.

### **8.2 Further assessment**

- 8.2.1 In the Barton area, permission PA/2007/2009 for 11 industrial units was granted, following an appropriate assessment subject to planning conditions, requiring the following:
- 8.2.1.1 Work in accordance with the Environment Agency Pollution Prevention Guidelines.
  - 8.2.1.2 Controls on surface water drainage, including hydrocarbon interceptors.
- 8.2.2 In the South Humber Gateway, permission PA/2009/0600 for the Able Logistics Park was granted, following an appropriate assessment subject to planning conditions, including the following:
- 8.2.2.1 Requirements for adequate surface water and waste water treatment and a surface water pollution prevention plan.
  - 8.2.2.2 Measures to control noise and visual disturbance and light pollution.
  - 8.2.2.3 Requirements for a waterbird protection plan.
  - 8.2.2.4 Requirement to establish and work with an environmental steering group.
- 8.2.3 Developments in areas BARE-1, NEWE-1 and SHBE-2 are likely to be deliverable without significant effects on waterbirds or SPA/Ramsar habitat if similar measures are put in place.

### **8.3 Measures taken to avoid, minimise or mitigate effects**

- 8.3.1 Policies BARE-1, NEWE-1 and SHBE-1 state that where necessary, an HRA of projects will be required at the development control stage when detailed designs are available. Should any mitigation be required to avoid AEOL, then this must be secured by planning obligations. This policy text will ensure the delivery of necessary safeguards, such as those described in section 8.2 above.

### **8.4 Determination of AEOL**

- 8.4.1 With the safeguards described above, policies BARE-1, NEWE-1 and SHBE-1 will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of polluting surface water discharges to SPA/Ramsar habitat. With these safeguards, the policies will not act in combination with any other plans or projects to have such effects.**

## **9 Light, noise and visual disturbance of waterbirds using to SPA/Ramsar open water habitat in relation to allocations SHBE-1, NEWE- 1 and BARE-1**

### **9.1 Likely significant effect**

- 9.1.1 Any development of industrial sites that causes light overspill, visual or noise disturbance in these areas could also impact upon passage and wintering waterbirds or breeding bittern and marsh harrier in sites such as Barton and Barrow Claypits, Fairfield Pit and Killingholme Haven Pits.

### **9.2 Further assessment**

- 9.2.1 In the Barton area, permission PA/2007/2009 for 11 industrial units was granted, following an appropriate assessment subject to planning conditions, requiring the following:
  - 9.2.1.1 Controls on external lighting and light overspill.
  - 9.2.1.2 Restrictions on construction and operational noise levels.
- 9.2.2 In the South Humber Gateway, permission PA/2009/0600 for the Able Logistics Park was granted, following an appropriate assessment subject to planning conditions, including the following:
  - 9.2.2.1 Measures to control noise and visual disturbance and light pollution.
  - 9.2.2.2 Requirements for a waterbird protection plan.
  - 9.2.2.3 Requirement to establish and work with an environmental steering group.
- 9.2.3 Similar conditions have been imposed on Able UK developments next to North Killingholme Haven Pits.
- 9.2.4 Developments in areas BARE-1, NEWE-1 and SHBE-2 are likely to be deliverable without significant effects on waterbirds or SPA/Ramsar habitat if similar measures are put in place.

### **9.3 Measures taken to avoid, minimise or mitigate effects**

- 9.3.1 Policies BARE-1, NEWE-1 and SHBE-1 state that where necessary, an HRA of projects will be required at the development control stage when detailed designs are available. Should any mitigation be required to avoid AEOL, then this must be secured by planning obligations. This policy text will ensure the delivery of necessary safeguards, such as those described in section 9.2 above.

### **9.4 Determination of AEOL**

- 9.4.1 **With the safeguards described above, policies BARE-1, NEWE-1 and SHBE-1 will have no adverse effect on the integrity of the Humber SPA and Ramsar site in terms of noise, light and visual disturbance of, SPA/Ramsar open water habitat. With these safeguards, the policies will not act in combination with any other plans or projects to have such effects.**

## **10 In-combination assessment of plans and projects not already considered**

- 10.1. A detailed in-combination assessment was carried out and recorded in the determination of likely significant effect (Taylor 2013). The conclusion was that the other plans and projects considered have no residual effects that could act in combination with the Housing and Employment Allocations DPD. The appropriate assessment (this document) considers the effects of the DPD alone.

## 11 Register of restrictions required

Likely significant effect	Restriction Required
Surface water discharges to, and potential disturbance of, SPA/Ramsar habitat with the risk of pollution in relation to allocations SHBE-1, NEWE- 1 and BARE-1.	Policies BARE-1, NEWE-1 and SHBE-1 state that where necessary, an HRA of projects will be required at the development control stage when detailed designs are available. Should any mitigation be required to avoid AEOI, then this must be secured by planning obligations. This policy text will ensure the delivery of necessary safeguards.
Disturbance to and permanent loss of terrestrial habitat supporting feeding, roosting and loafing SPA/Ramsar waterbirds due to SHBE-1.	Implementation of the South Humber Gateway Mitigation Strategy will ensure that adequate wetland habitat is available to accommodate currently observed numbers of feeding and roosting waterbirds within the SHG. This strategy sets out the evidence base, the principles followed to design mitigation areas, the spatial arrangement of mitigation sites and the mechanisms required to create the sites and secure their management into the future.

## 12 Overall determination of AEOI

### 12.1 Housing and Employment Allocations DPD without mitigation

- 12.1.1 The plan or project is not directly connected with, or necessary to, the management of the Humber Estuary Special Protection Area (SPA) and Ramsar site or Humber Estuary Special Conservation Area (SAC) for nature conservation.
- 12.1.2 The plan or project is not directly connected with, or necessary to, the management of the Thorne and Hatfield Moors Special Protection Area (SPA) or Thorne Moor Special Area of Conservation (SAC) for nature conservation.
- 12.1.3 The plan or project is likely to have a significant effect alone or in combination with other plans and projects on the Humber Estuary Special Conservation Area (SAC), Humber Estuary Special Protection Area (SPA) and Ramsar site.
- 12.1.4 The plan or project is not likely to have a significant effect alone or in combination with other plans and projects on the Thorne and Hatfield Moors Special Protection Area (SPA) or Thorne Moor Special Area of Conservation (SAC) for nature conservation.
- 12.1.5 Without conditions or restrictions, North Lincolnshire Council cannot ascertain that the proposed plan or project would not have an adverse effect on the integrity of the Humber Estuary SAC, SPA and Ramsar site.**

### 12.2 DPD with mitigation and other positive measures within supporting SHG Strategic Mitigation Strategy

- 12.2.1 The measures required to remove or minimise adverse effects on International Nature Conservation Site interest features are listed in section 11 above. These measures would have the following effects:
  - 12.2.1.1 Minimising the impact of light overspill, visual and noise disturbance on SPA/Ramsar waterbirds within the International Nature Conservation Site
  - 12.2.1.2 Clarifying that Allocation SHBE-1 does not itself permit or promote port development that would impact on intertidal or subtidal habitat.
  - 12.2.1.3 Ensuring that adequate wetland habitat is available to accommodate currently observed numbers of feeding and roosting waterbirds within the SHG, prior to the loss of the currently used habitat. This further ensures that loss of terrestrial habitat within the SHG will not lead to loss or displacement of bird populations from the functionally related areas of the Humber Estuary SPA and Ramsar site.

**12.2.2 Overall, it is possible to ascertain that the Housing and Employment Allocations DPD will not have an adverse effect on the Humber Estuary SAC, SPA and Ramsar Site alone or in combination with other plans or projects.**

# Appendices

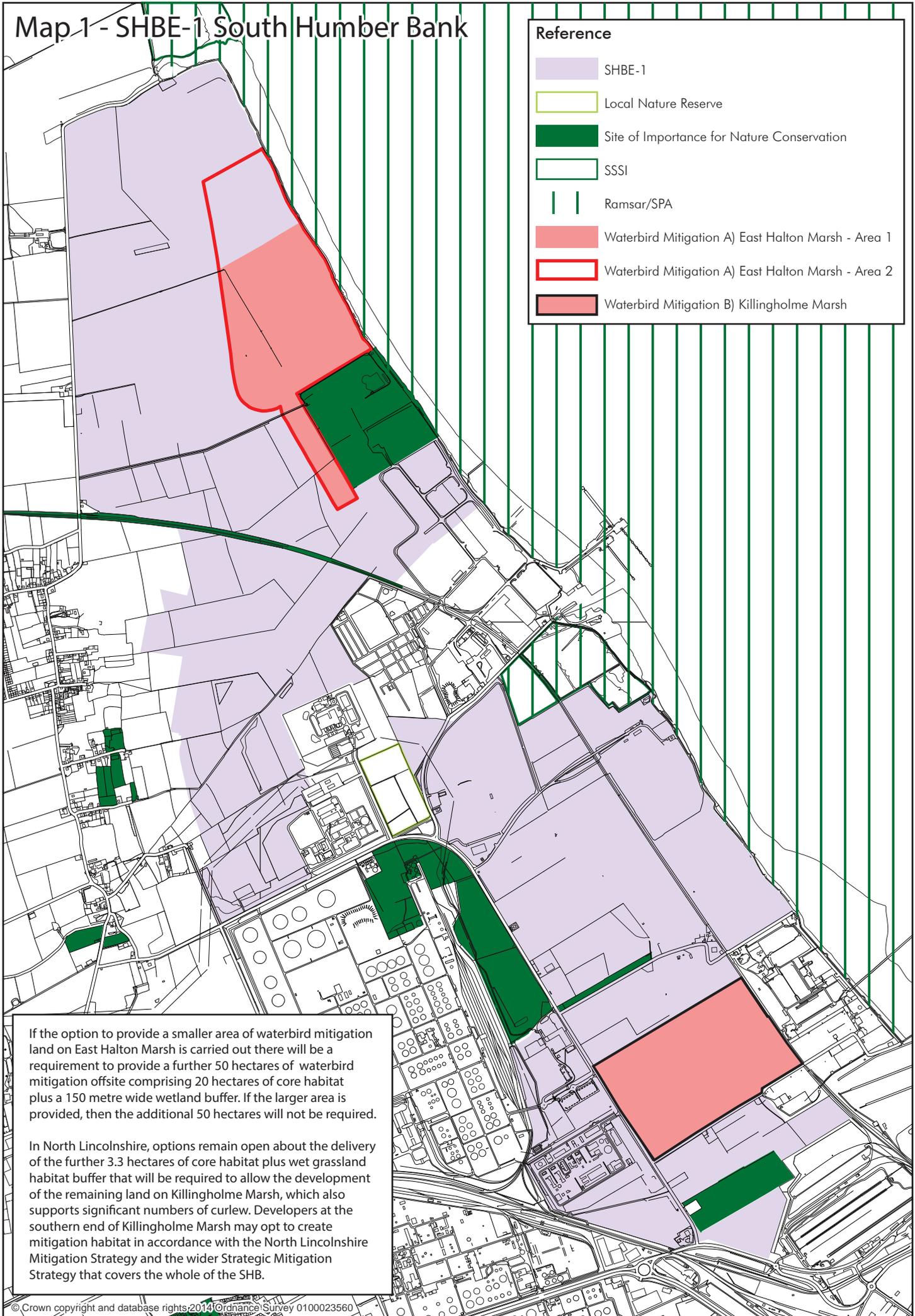
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## **Appendix 1 - Location of Proposals in relation to the International Nature Conservation Site**

# Map 1 - SHBE-1 South Humber Bank

**Reference**

- SHBE-1
- Local Nature Reserve
- Site of Importance for Nature Conservation
- SSSI
- Ramsar/SPA
- Waterbird Mitigation A) East Halton Marsh - Area 1
- Waterbird Mitigation A) East Halton Marsh - Area 2
- Waterbird Mitigation B) Killingholme Marsh



If the option to provide a smaller area of waterbird mitigation land on East Halton Marsh is carried out there will be a requirement to provide a further 50 hectares of waterbird mitigation offsite comprising 20 hectares of core habitat plus a 150 metre wide wetland buffer. If the larger area is provided, then the additional 50 hectares will not be required.

In North Lincolnshire, options remain open about the delivery of the further 3.3 hectares of core habitat plus wet grassland habitat buffer that will be required to allow the development of the remaining land on Killingholme Marsh, which also supports significant numbers of curlew. Developers at the southern end of Killingholme Marsh may opt to create mitigation habitat in accordance with the North Lincolnshire Mitigation Strategy and the wider Strategic Mitigation Strategy that covers the whole of the SHB.

# Map 2 - BARE-1 Humber-Bridge Industrial Estate

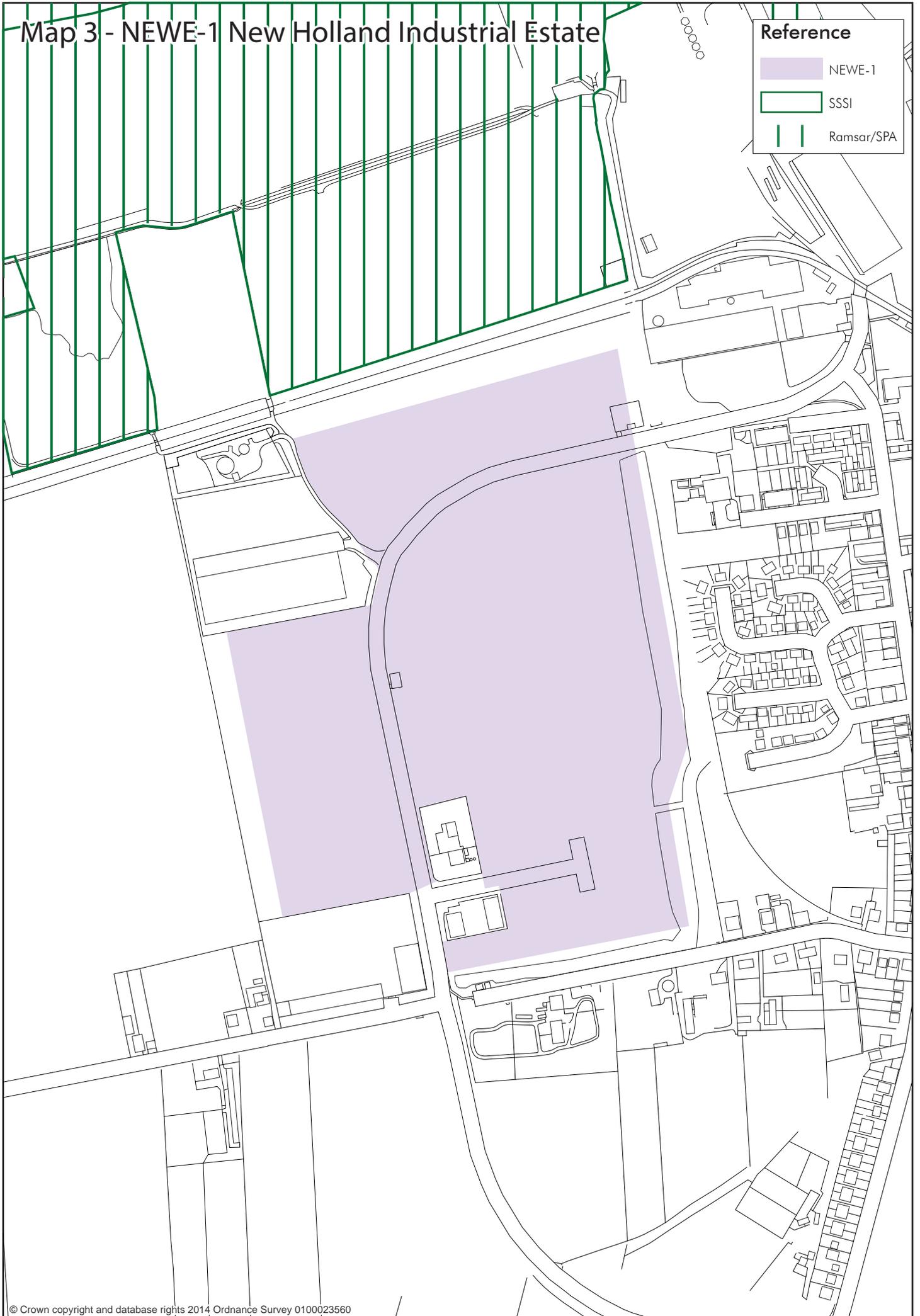
Reference	
	BARE-1
	Local Nature Reserve
	SSSI
	RAMSAR/SPA



# Map 3 - NEWE-1 New Holland Industrial Estate

## Reference

- NEWE-1
- SSSI
- Ramsar/SPA



## **Appendix 2 - Appropriate Assessment Supporting Documents: The South Humber Gateway Strategic Mitigation Strategy**

### **The purpose of this document / Executive Summary**

The South Humber Gateway (SHG) is located on the south bank of the Humber estuary in northern Lincolnshire. Covering an area of approximately 1,000 hectares it represents one of the largest potential development areas in the UK. In recent years there has been significant development interest in the area particularly from the emerging renewable energy industry on the Humber.

The area is immediately adjacent to the Humber Estuary which is recognised for its importance for wildlife at both national and international levels. The Humber Estuary is designated as a Special Area of Conservation, a Special Protection Area, a Ramsar site and a Site of Special Scientific Interest. These designations mean that great care is required when undertaking works which may result in negative impacts on the wildlife interest features of the Estuary. A potential conflict therefore exists between the need to develop the South Humber Gateway's economic potential for the benefit of the national economy and the legal obligation to ensure that its wildlife is protected.

The purpose of this document is to establish a mechanism which will resolve the potential conflicts within the South Humber Gateway in relation to the area's importance for feeding and roosting waterbirds. Details on the background to the strategy and the principles upon which it is founded are set out below. Details of the mitigation measures that have been agreed, including their management and monitoring, are also provided.

This document is to be used alongside the adopted North Lincolnshire Core Strategy and the Housing and Employment Allocations Development Plan Document (DPD). Equivalent documents will be produced by North East Lincolnshire Council, with an associated document corresponding to this Strategic Mitigation Strategy. Taken together, the two interdependent Strategy documents will form the Strategic Mitigation Strategy for the whole of the SHG. The overall strategy relies on the whole suite of waterbird mitigation areas, provided across both Boroughs' portions of the SHG.

### **Part I – The Strategy**

#### **Context**

The South Humber Gateway (SHG) stretches from the outskirts of Grimsby to East Halton Skitter on the South Bank of the Humber Estuary. Straddling the boundaries of North Lincolnshire and North East Lincolnshire councils, the SHG is one of the most exciting strategic development locations in the UK. Covering almost 1,000 hectares of development land it is attracting significant global interest and unprecedented levels of investment. Major investments under way or planned are estimated to be worth almost £2billion. If all goes to plan, upwards of 15,000 new quality jobs will be created over the next 10 years. The SHG already provides 27 per cent of the UK's refinery capacity and is home to the UK's busiest ports complex and one of the world's largest Combined Heat and Power (CHP) plants. Together with its sister Port of Grimsby, Immingham is the UK's largest port by tonnage.

At the same time an estimated 175,000 birds visit the estuary every winter, the Humber is one of the top six estuaries for migratory birds in the UK and one of the top ten in Europe. The estuary forms an essential link in a chain of wetland sites creating what is known as the East Atlantic Flyway, stretching from the Arctic Circle to southern Europe and Africa, via the estuaries of North West Europe. The Humber supports internationally important populations of a number of bird species (containing more than one per cent of the Western European non-breeding population) which are attracted by the plentiful food supplies of the salt-marsh and mudflats; often moving inland to roost and feed. In recognition of its value for biodiversity the Humber Estuary has been designated for its national, European and international importance. The Humber Estuary and the populations of wild birds it supports are afforded special protection being designated at national and international levels. The estuary includes several Sites of Special Scientific Interest (SSSI) and

is designated as a Special Area of Conservation (SAC)<sup>1</sup>, Special Protection Area (SPA)<sup>2</sup> and Ramsar site. As such, the estuary and its special features are covered by The Conservation of Habitats and Species Regulations 2010 as amended (the "Habitats Regulations") (SI No. 2010/490).

A significant amount of effort has been expended on establishing the fact that large numbers of SPA birds rely upon terrestrial areas adjacent to the estuary for roosting, loafing and foraging especially at high tide. A suite of ecological surveys funded by the former regional development agency, Yorkshire Forward, North and North East Lincolnshire Councils, the Environment Agency and the RSPB and managed by Humber INCA has established that these areas are of functional importance to the conservation of the SPA bird populations. Details of wintering and migratory wader surveys carried out to date are included in Box 1.

#### **Box 1 - South Humber Gateway wintering and migratory bird surveys**

- North Lincs (allocated land) - January 07 - March 07. Weekly surveys on a field by field basis by Nyctea Consultants. Attached to this there were further targeted surveys during April 07 and May 07 to identify field usage by passage curlew, ruff and whimbrel.
- North Lincs (allocated land) - July 07 - March 08. Weekly surveys on a field by field basis by Nyctea Consultants.
- North East Lincs (allocated land plus additional area both North and South of A180) - November 2007 - March 2007. Weekly surveys on a field by field basis by IECS.
- North East Lincs (allocated land plus additional land both North and South of A180) - late July 2008 - November 2008. Weekly surveys on a field by field basis by Nyctea Consultants.
- North Lincs (north and west of East Halton Skitter) - Jan 2009 - Mar 2009. Weekly surveys on a field by field basis by Nyctea Consultants.
- North Lincs (north and west of East Halton Skitter) - August 2009 - March 2010. Weekly surveys on a field by field basis by Nyctea Consultants.
- Entire area (allocated land within North and North East Lincs and area north and west of east Halton Skitter) - August 2010 - March 2011. Weekly surveys on a field by field basis by Nyctea Consultants.

Much of the early survey information was used by consultants to carry out a field-by-field study of usage of the South Humber Gateway by waterbirds at that time (Mott Macdonald 2009). Fields that had supported at least 1% of the Humber population of given waterbird species on at least one survey visit were flagged as being potentially important in supporting the waterbird assemblage of the Humber Estuary SPA. 454 hectares of such fields were identified across the SHG in North and North East Lincolnshire. However this resource was clearly highly variable, with some fields only being used on a few occasions, and other fields being used regularly by significant numbers of one or more species. Habitats used varied from arable crops that might only be used at certain stages of growth or vegetation height to areas of permanent pasture that might be used more predictably from year to year.

In North Lincolnshire, bird surveys to date have revealed concentrations of wintering and migratory waterbirds on Halton Marsh and Killingholme Marsh as set out in the following sections:

#### **Halton Marsh**

##### **Ruff**

Passage ruff are an interest feature of the Humber Estuary SPA, with a population of 128 individuals

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<sup>1</sup> This strategy is being developed to address impacts on the SPA and Ramsar features therefore potential impacts on the SAC will not be addressed and will need further consideration of the specific impacts of individual developments.

<sup>2</sup> All future references to the SPA should also be taken as reference to the Ramsar designation unless otherwise stated.

at the time of citation representing more than 1% of the Great Britain population. Holt et al (2012) give a peak number of 60 ruff for the Humber Estuary in 2010/11. Up to 14 ruff have been recorded using Halton Marsh and the adjacent intertidal area between January and April 2007 and 2008 (Catley 2007a, 2008a). Applying BTO definitions, these data largely lie within the winter period. However, the UK spring passage for ruff is considered to begin in February, peaking in March and April (Wymenga 1998). The SHG survey results broadly reflect this. In the peak months of March and April in 2007 and 2008, Halton Marsh held >1% of the Humber population for this species. The main fields used were those nearest the Estuary and East Halton Pits. In 2010/11, no ruff were recorded on Halton Marsh (Catley 2011).

### **Curlew**

Curlew used Halton Marsh and nearby fields primarily for feeding throughout the passage and winter survey periods in January-March 2007, 2007/08 and 2010/11. Feeding effort appears to be concentrated in pasture fields, flooded pools in arable fields and in the "tram-lines" of arable fields (Alab 2009a, Catley, G. 2007a & 2008a + pers. obs.). Curlews use a wider spread of fields in Halton Marsh than is the case for ruff. The area frequently holds >1% of the Humber Estuary 5 year peak mean (4,005) (Holt et al. 2012) for this species with numbers regularly around 85-100, peaking at 177 in January 2007.

There have also been counts of up to 76 birds at East Halton Pits and 2 in the ISI intertidal area with greater numbers being found further south in sector ISJ. Curlew using Halton Marsh are not related to the adjacent inter-tidal area, but fly to the site from roosting areas on the north bank of the Humber (Catley 2007a, 2008a).

### **Golden Plover**

In 2007/08, up to 617 Golden Plover were recorded using Halton Marsh in winter, with up to 443 during passage. The main fields used were at the north end of the area, near East Halton Skitter. A peak of 4,200 Golden Plover used this area in 2010/11. During periods of hard frost, golden plover appear to leave Halton Marshes for other feeding and roosting sites. Birds recorded in the hundreds are invariably roosting flocks; much smaller flocks of ten or so are occasionally recorded feeding (Catley 2007a, 2008a). However, there have been no formal studies of nocturnal behaviour.

No golden plover have been recorded in the adjacent intertidal area, though they do regularly occur in the WeBS sector to the north (IECS in Mott Macdonald 2009, pers.obs.). Large numbers of golden plover have been recorded moving in numbers of up to 8,500 birds from the north bank of the Humber, to fields between East Halton Skitter and Goxhill and then inland (Catley 2007a). Around 20,000 birds were observed on the North Bank of the Humber in January 2008, during site surveys (Catley 2008a). Similarly, analysis of low tide data shows that WeBS sectors on the north bank of the Humber are the nearest inter-tidal areas supporting large concentrations of golden plover (IECS in Mott Macdonald 2009). These areas are around 3-5 km from Halton Marsh.

### **Lapwing**

The Humber Estuary SPA citation population for wintering lapwing was 22,765, representing more than 1% of the Great Britain population. There were lower numbers of autumn and spring passage birds (7,188 and 196 respectively) (Allen et al. 2003). In the period from 2006/07 to 2010/11, the 5 year mean peak had reduced to 15,296 birds, though the British Trust for Ornithology (BTO) acknowledges that incomplete counts will have affected this figure. In winter, Halton Marsh frequently holds >1% of the Humber Estuary 5 year mean peak figure for this species with numbers frequently over 400, peaking at 3892 in February 2008, with 266 on the adjacent intertidal at the same time (Catley 2007a, 2008a). Standing water in the fields, at the time when birds gather for spring migration is the suggested reason for the exceptionally high counts (ibid.). The main fields used are those nearest the estuary and around East Halton Pits. At certain times, these birds feed in the fields at night and roost in the fields and intertidal areas during the day (Catley 2007a, 2008a). However, recent surveys show a high proportion of records relate to both feeding and roosting on fields in the day (ibid, Taylor 2010b). There are regularly 1,000-2,500 lapwing in intertidal areas ISI and ISJ (ibid.).

In the winter of 2010/11, the numbers of lapwing were generally lower than those given above, with a peak for Halton Marsh of around 500 birds in November.

### **Killingholme Marsh**

North Lincolnshire surveys have revealed flocks of around 80-100 curlew regularly moving between various fields in Killingholme Marsh and the adjacent intertidal area. Similar numbers have been

recorded and North Killingholme Haven Pits. Such flocks represent over 2% of the Humber Estuary Humber Estuary 5 year peak mean (4,005). Lapwing have been recorded in numbers >1% of the Humber Estuary spring passage population on one occasion. Significant assemblages of waterbirds also gather at North Killingholme Haven Pits and Rosper Road Pools.

The development of all or most of the SHG area will lead to a significant loss of this supporting terrestrial habitat and it is not possible to conclude that an adverse effect on the integrity of the SPA will be avoided.

It has been determined that the most effective course of action in the SHG is to identify areas of land which can be used to mitigate against the loss of land currently used by waders. In order to deliver this strategic mitigation, a South Humber Gateway Ecology Group was formed comprising local authorities, landowners and both statutory and non-statutory conservation bodies. It has been tasked with the production of this mitigation strategy.

This Strategy is intended to create clarity and confidence that the impact of direct land take from within the South Humber Gateway can be mitigated both inside and outside the SHG. Such an approach is the only viable solution to enable the local authorities' emerging strategic planning documents to pass through their Habitats Regulations Assessments and allocate this area for future estuary related activity. This will identify a clear framework for potential investors needing to provide mitigation for their developments in the area. The strategy will establish a link between the approaches used across the two unitary authorities, in place of an ad hoc site-by-site approach to mitigation.

Within the Ecology Group, survey work has been used to identify the actual area of land required by wintering and migratory birds in the SHG and from this a series of sites has been identified which can then be managed appropriately to meet those birds' requirements.

The actual mechanism for delivery of these sites is the subject of ongoing discussions and is likely to vary across the SHG. Part II of this document provides more information about delivery.

## **The scope of the strategy**

Employment allocations in the SHG will lead to permanent loss of terrestrial habitat used by significant numbers of waterbirds for feeding, roosting and loafing. Development in this area could also lead to disturbance and displacement of birds from further habitat within 150 metres of the developed area. Such impacts may lead to the displacement of birds from the nearby designated intertidal habitat and thus will affect the conservation objectives of the Humber Estuary SPA. Therefore, Competent Authorities cannot record that such allocations would not have an adverse effect on the integrity (AEOI) of the Humber Estuary Special Protection Area, alone or in combination with other plans and projects, unless the associated policies deliver and secure an adequate area of well-managed wetland habitat for waterbirds as mitigation for this loss.

The South Humber Gateway Strategic Mitigation Strategy (recorded in this document) provides a mechanism to deliver large areas of waterbird mitigation habitat to ensure that there will be no AEOI on the Humber Estuary SPA due to the loss of terrestrial habitat in the SHG. It does not address other impacts on the Humber Estuary SPA, such as coastal squeeze, noise and visual disturbance of birds within the designated site boundary or polluting discharges. Individual developments are likely to require Habitats Regulations Assessments in respect of these effects. Delivering large areas of wetland habitat may be expected to have additional benefits for water voles, farmland birds, bats, landscape enhancement and the public enjoyment of nature. However, these benefits are not the main purpose of the Strategy.

## The mitigation principles

### The mitigation sites

Reference should be made to Policy SHBE-1 of the H&ELA DPD and to the accompanying South Humber Bank Proposals Map (Inset 57) which illustrates the agreed sizes and locations of mitigation sites across the South Humber Gateway and the context of these in relation to the employment land allocations.

The details of these sites have been agreed upon by working to a set of principles which will ensure that the sites deliver the required function for wintering and migratory waders. These principles are summarised in Box 2. In North Lincolnshire, two developments have already come forward with waterbird mitigation that has been assessed against these principles. The work carried out for these developments forms the basis of much of the strategic mitigation required in North Lincolnshire, as set out in Part II of this document. Combined with emerging proposals for waterbird mitigation in North East Lincolnshire, the North Lincolnshire proposals are expected to be adequate to meet the strategic requirements across the SHG.

#### Box 2 - South Humber Gateway mitigation principles

**Area (combined):** The mitigation habitat required for continued development of the SHG will need to be sufficient to support the needs of the birds using the inland areas of the South Humber bank and adjacent intertidal areas.

**Areas (individual):** The size of individual mitigation areas will need to take account of a range of factors, such as the species and numbers of birds to be accommodated and the preferred roosting densities and scanning requirements of those species.

**Location:** Mitigation areas must be located within appropriate distances of both the intertidal areas of the south Humber bank, other mitigation/protection areas, and the 'potential development areas' currently used by SPA birds.

**Availability and suitability:** Potential mitigation areas must be available for use by the target species in the required numbers, in the right conditions, prior to development commencing.

**Accessibility:** Mitigation areas must be accessible to the birds they are to support.

**Timing:** The mitigation area required for any development must be ecologically functional, ready to support SPA birds before that development commences.

**Habitat type and management:** Habitat type and management within mitigation areas should ensure that the needs of all target species are met, and that the potential of mitigation measures is maximised.

**Efficacy:** It is essential that adequate monitoring is undertaken to assess the development and subsequent management and use of these areas, and to inform the process of allocation of mitigation areas to individual developments on the basis of their impacts.

**Durability:** Arrangements for the ownership and management of mitigation measures must be secured in perpetuity.

*Source: RSPB, 2009. The South Humber Bank: Principles to underpin a strategic approach (Appendix 1)*

## The role of the strategy

This document is to be used alongside the adopted North Lincolnshire Core Strategy and the Housing and Employment Allocations Development Plan Document (DPD). Equivalent documents will be produced by North East Lincolnshire Council, with an associated document corresponding to this Strategic Mitigation Strategy. Taken together, the two interdependent Strategy documents will form the Strategic Mitigation Strategy for the whole of the SHG. The overall strategy relies on the whole suite of waterbird mitigation areas, provided across both Boroughs' portions of the SHG.

Policy CS12 of the adopted North Lincolnshire Core Strategy refers to a Mitigation Strategy Delivery Plan and states that this plan "will identify appropriate areas of mitigation for the loss of offsite SPA and Ramsar waterbird roosting and foraging habitat. These areas will be delineated and safeguarded in the Housing and

Employment Land Allocations DPD. The SHGCMSDP will help unlock the economic development opportunity of the South Humber Bank Employment Site whilst ensuring the protection of the Humber Estuary Special Protection Area, SAC and Ramsar site and developing new green infrastructure. “

At a plan level, this Strategic Mitigation Plan will therefore ensure that both the Core Strategy and the Housing and Employment Land Allocations DPD are compliant with the requirements of the Habitats Regulations, whilst allowing significant areas of land to be allocated for port-related industrial uses. The same principles apply in North East Lincolnshire.

The strategy is also intended to simplify the Habitats Regulations Assessment process at the individual development level. Developers within the South Humber Gateway will be able to rely on the mitigation strategy as a means of delivering their mitigation requirements as identified during the planning process. If sufficient habitat has already been delivered in advance of a development coming forward any subsequent developers would be able to contribute to the strategy at a pre-determined rate to allow further habitat creation to be carried out.

## Part II – Delivering the Strategy

### Parties to the Strategy

The following organisations have all been involved in the development of the strategy and are committed to ensuring its delivery:

- North Lincolnshire Council
- North East Lincolnshire Council
- Natural England
- Environment Agency
- RSPB
- Lincolnshire Wildlife Trust
- Humber INCA

### The Approach to Delivery in North Lincolnshire

In North Lincolnshire, the majority of the area of waterbird mitigation is expected to be delivered through implementation of two large developments. The Able Logistics Park development (ref PA/2009/0600) already has planning permission. Conditions attached to that permission require the developer to carry out one of two options to deliver all of the waterbird mitigation required as a result of the loss of feeding, roosting and loafing habitat on Halton Marsh. Waterbird mitigation for the Able Marine Energy Park will deliver 16.7 hectares of wet grassland core habitat plus a wet grassland habitat buffer, representing the majority of the 20 hectares core habitat plus buffer required to mitigate fully for the loss of terrestrial habitat on Killingholme Marsh.

Land identified as mitigation for this project has been accepted by Natural England as appropriate mitigation for the project, and importantly, would also be acceptable mitigation for alternative development proposals covering the same development footprint.

In North Lincolnshire, options remain open about the delivery of the further 3.3 hectares of core habitat plus wet grassland habitat buffer that will be required to allow the development of the remaining land on Killingholme Marsh, which also supports significant numbers of curlew. Developers at the southern end of Killingholme Marsh may opt to create mitigation habitat in one of the following ways:

- By adding to waterbird mitigation on Halton Marsh, through agreement with the landowners.
- By adding to Rosper Road Pools or AMEP mitigation land at Killingholme Marsh.
- By adding to waterbird mitigation land identified in North East Lincolnshire, through agreement with the landowners, if it can be demonstrated that the distance between curlew intertidal habitat and curlew terrestrial habitat is consistent with the conservation objectives for the Humber Estuary SPA.
- By providing waterbird mitigation land outside the South Humber Gateway if it can be demonstrated that the distance between curlew intertidal habitat and curlew terrestrial habitat is consistent with the conservation objectives for the Humber Estuary SPA.

It is anticipated that this remaining waterbird mitigation land can be delivered employing conventional planning obligations, without the need to create complex habitat banking mechanisms to govern the phasing, funding and delivery of habitat as may be required elsewhere in the South Humber Gateway.

## Timetable

On Halton Marsh, waterbird mitigation will be delivered through implementation of the Able Logistics Park development (planning application reference PA/2009/0600). Condition 47 of this planning permission ensures that no development can take place north of the East Halton Disused Railway Line until the local planning authority has agreed in writing that wetland mitigation works have been satisfactorily completed in accordance with an agreed management plan. This ensures that waterbird mitigation habitat will be created and will be ecologically functioning before loss of habitat. While the mitigation area is being created, waterbirds will continue to be able to feed and roost on farmland between the railway line and East Halton Skitter, giving ongoing ecological functionality.

On Killingholme Marsh, the majority of waterbird mitigation habitat is likely to be delivered through implementation of the Able Marine Energy Park development. Requirements within the Development Consent Order stipulate that ecological mitigation will need to be brought forward in accordance with an agreed timetable. An Environmental Management and Monitoring Plan for Terrestrial Habitats has been produced giving more detail of the procedures to be followed (IECS 2013).

Development proposals for the remainder of Killingholme Marsh are not yet known. Planning applications in this area, or alternative proposals in the above areas, may be brought forward with waterbird mitigation phasing requirements secured by planning obligations in the same manner as the existing proposals.

## Management plans

For Halton Marsh, condition 46 of the Able Logistics Park planning permission states that:

“No development shall take place until a conservation management plan for waterbird mitigation areas has been submitted to and agreed in writing with the local planning authority. The plan shall include:

- the aims and objectives of the plan, including proposed indicators of success;
- details of the ecological requirements of target species and the ecological trends affecting them;
- plans and details of habitats to be created and managed to support the target species, including details of earthworks, ground levels, islands, scrapes, soil properties, water control structures, ditches, waterbodies, target grassland sward types and any screening banks, hedgerows or reedbeds;
- ongoing management measures to be implemented to maintain habitats in favourable condition;
- detailed grazing prescriptions for wetland mitigation areas, including the means by which cattle shall have access to the proposed grassland areas;
- details of measures required to ensure the welfare of grazing animals;
- confirmation that areas of grass, rush and sedge shall be managed by cattle grazing, rather than mowing, unless agreed in writing by the local planning authority;
- detailed prescriptions for control of water levels, inputs and output, including water budgets for average, dry and wet years;
- timing of proposed works;
- details of remedial measures to be carried out in the event of water levels or other target measures rising or falling beyond agreed limits;
- persons responsible for:
  - compliance with legal consents relating to nature conservation;
  - compliance with planning conditions relating to nature conservation;
  - installation of physical protection measures during construction;
  - implementation of sensitive working practices during construction;
  - regular inspection and maintenance of physical protection measures and monitoring of working practices during construction;
  - implementation of the management plan.

The conservation management plan shall be reviewed by the applicant or their successor in title every five years in order to achieve the stated aims and objectives. Following such five yearly reviews, any changes agreed between the applicant or their successor in title and the local planning authority shall be incorporated

into a revised conservation management plan which shall thereafter be the conservation management plan for the purposes of all associated planning conditions.

The agreed conservation management plan shall be implemented in its entirety, in accordance with agreed timings, unless otherwise agreed in writing by the local planning authority. The features provided through implementation of the plan shall be retained and managed as agreed thereafter.

#### Reason

To protect features of the Humber Estuary SPA and Ramsar site in accordance with policies LC1 and LC2 of the North Lincolnshire Local Plan.”

On Killingholme Marsh, requirements within the Development Consent Order for the Able Marine Energy Park development stipulate that an ecological management plan will be required in advance of each stage of authorised development. Any development proposals for the remainder of Killingholme Marsh will bring requirements for further waterbird mitigation based on management plans to be agreed with the local planning authority in consultation with Natural England and other interested parties.

#### ***Securing the mitigation***

Existing proposals for waterbird mitigation in North Lincolnshire are secured by planning obligations. It is anticipated that the remaining waterbird mitigation land can be delivered employing conventional planning obligations, without the need to create complex habitat banking mechanisms. Such obligations will need to ensure that the 3.3 hectares of core wetland habitat plus buffer habitat are functioning as waterbird feeding and roosting habitat prior to the loss of the original habitat.

Delivery of the remaining waterbird mitigation land is expected to bring with it the following requirements in terms of finance or other resources:

- Land purchase, long-term lease or other legal agreements with landowners;
- Ecological, physical and archaeological survey of mitigation site(s);
- Detailed management planning;
- Habitat creation, including earthworks and water control structures;
- Ongoing-site management, including grazing;
- Ongoing monitoring;
- Implementation of any remedial works where monitoring reveals a need.

It is the responsibility of each developer to provide the necessary mitigation for their development. Therefore the above requirements will fall primarily on those developers. It is possible that funding for some of these works may be available in the future from one or more bodies supporting economic development. However, it is beyond the scope of this document to set out such opportunities in detail.

#### ***Monitoring the effectiveness of the mitigation***

For Halton Marsh, condition 48 of the Able Logistics Park planning permission states that:

“No development shall take place until a bird monitoring programme has been submitted to and agreed in writing by the local planning authority. The programme shall include:

- (i) bird monitoring methods and prescriptions for created wetland mitigation areas, WeBS sectors ISI, NG2, NG3, NG4, NG5 and NG6, the proposed landscape buffer and the application site prior to and during development
- (ii) timing of bird monitoring including seasonal timing, frequency of counts, tidal state during counts, starting points and end points
- (iii) reporting standards, including format of annual reports, interim reports and measures to be derived from the raw data

- (iv) measures of favourable condition with reference to bird populations and assemblages using the created wetland mitigation areas, WeBS sectors ISI, NG2, NG3, NG4, NG5 and NG6 and the proposed landscape buffer
- (v) bird population and assemblage thresholds that indicate the presence or absence of adverse effect on the integrity of the Humber Estuary SPA and Ramsar sites
- (vi) mechanisms for implementing any necessary remedial measures

The agreed bird monitoring programme shall be implemented in its entirety, in accordance with agreed timings and methods, unless otherwise agreed in writing by the local planning authority.

#### Reason

To protect features of the Humber Estuary SPA and Ramsar Site in accordance with policies LC1 and LC2 of the North Lincolnshire Local Plan.”

This approach requires the developer to monitor the effectiveness of habitat creation, the use of the mitigation site by waterbirds and any possible changes on the designated intertidal habitats that are functionally connected to the mitigation land. Remedial measures are required where necessary. This approach to monitoring is recommended for other mitigation sites, as it allows assessment of any effects on bird populations on the Humber Estuary, not just the created habitat.

For the AMEP development the Environmental Management and Monitoring Plan for Terrestrial Habitats sets out monitoring requirements broadly comparable to those for the ALP.

## **Conclusion**

The South Humber Gateway Strategic Mitigation Strategy sets out the manner in which feeding and roosting habitat for waterbirds can be provided and maintained, prior to the loss of such habitat to development. The two interdependent documents, for North and North East Lincolnshire, set out adequate requirements to enable development aspirations to be met throughout the SHG, whilst ensuring that there will be no adverse effect on the integrity of the Humber Estuary International Nature Conservation Sites due to the loss of feeding and roosting habitat.

## Strategic Mitigation Strategy References

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## Appendix 3 - Citations and Conservation Objectives

### European Site Conservation Objectives for Humber Estuary Special Area of Conservation Site code: UK0030170

With regard to the natural habitats and/or species for which the site has been designated (the Qualifying Features listed below);

**Avoid the deterioration of the qualifying natural habitats and the habitats of qualifying species, and the significant disturbance of those qualifying species, ensuring the integrity of the site is maintained and the site makes a full contribution to achieving Favourable Conservation Status of each of the qualifying features.**

Subject to natural change, to maintain or restore:

- The extent and distribution of qualifying natural habitats and habitats of qualifying species;
- The structure and function (including typical species) of qualifying natural habitats and habitats of qualifying species;
- The supporting processes on which qualifying natural habitats and habitats of qualifying species rely;
- The populations of qualifying species;
- The distribution of qualifying species within the site.

#### Qualifying Features:

H1110. Sandbanks which are slightly covered by sea water all the time; Subtidal sandbanks

H1130. Estuaries

H1140. Mudflats and sandflats not covered by seawater at low tide; Intertidal mudflats and sandflats

H1150. Coastal lagoons\*

H1310. *Salicornia* and other annuals colonising mud and sand; Glasswort and other annuals colonising mud and sand

H1330. Atlantic salt meadows (*Glauco-Puccinellietalia maritima*)

H2110. Embryonic shifting dunes

H2120. Shifting dunes along the shoreline with *Ammophila arenaria* ("white dunes"); Shifting dunes with marram

H2130. Fixed dunes with herbaceous vegetation ("grey dunes"); Dune grassland\*

H2160. Dunes with *Hippophae rhamnoides*; Dunes with sea-buckthorn

S1095. *Petromyzon marinus*; Sea lamprey

S1099. *Lampetra fluviatilis*; River lamprey

S1364. *Halichoerus grypus*; Grey seal

\* denotes a priority natural habitat or species (supporting explanatory text on following page)

#### This is a European Marine Site

This site is a part of the Humber Estuary European Marine Site. These conservation objectives should be used in conjunction with the Regulation 35 Conservation Advice Package, for further details please contact Natural England's enquiry service at enquiries@naturalengland.org.uk, or by phone on 0845 600 3078, or visit the Natural England website at:

<http://www.naturalengland.org.uk/ourwork/marine/protectandmanage/mpa/europeansites.aspx>

### \* Priority natural habitats or species

Some of the natural habitats and species listed in the Habitats Directive and for which SACs have been selected are considered to be particular priorities for conservation at a European scale and are subject to special provisions in the Directive and the Habitats Regulations. These priority natural habitats and species are denoted by an asterisk (\*) in Annex I and II of the Directive. The term „priority“ is also used in other contexts, for example with reference to particular habitats or species that are prioritised in UK Biodiversity Action Plans. It is important to note however that these are not necessarily the priority natural habitats or species within the meaning of the Habitats Directive or the Habitats Regulations.

### Explanatory Notes: European Site Conservation Objectives

European Site Conservation Objectives are those referred to in the Conservation of Habitats and Species Regulations 2010 (the “Habitats Regulations”) and Article 6(3) of the Habitats Directive 1992. They are for use when either the appropriate nature conservation body or competent authority is required to make an Appropriate Assessment under the relevant parts of the respective legislation.

These conservation objectives are set for each habitat or species of a Special Area of Conservation (SAC). Where the objectives are met, the site can be said to demonstrate a high degree of integrity and the site itself makes a full contribution to achieving favourable conservation status for those features.

This document is also intended for those who are preparing information to be used for an appropriate assessment by either the appropriate nature conservation body or a competent authority. As such this document cannot be definitive in how the impacts of a project can be determined. Links to selected sources of information, data and guidance which may be helpful can be found on Natural England’s website. This list is far from exhaustive.

### European Site Conservation Objectives for Humber Estuary Special Protection Area

#### Site Code: UK9006111

With regard to the individual species and/or assemblage of species for which the site has been classified (“the Qualifying Features” listed below);

**Avoid the deterioration of the habitats of the qualifying features, and the significant disturbance of the qualifying features, ensuring the integrity of the site is maintained and the site makes a full contribution to achieving the aims of the Birds Directive.**

Subject to natural change, to maintain or restore:

- The extent and distribution of the habitats of the qualifying features;
- The structure and function of the habitats of the qualifying features;
- The supporting processes on which the habitats of the qualifying features rely;
- The populations of the qualifying features;
- The distribution of the qualifying features within the site.

#### Qualifying Features:

A021 *Botaurus stellaris*; Great bittern (Non-breeding)

A021 *Botaurus stellaris*; Great bittern (Breeding)

A048 *Tadorna tadorna*; Common shelduck (Non-breeding)

A081 *Circus aeruginosus*; Eurasian marsh harrier (Breeding)

A082 *Circus cyaneus*; Hen harrier (Non-breeding)

A132 *Recurvirostra avosetta*; Pied avocet (Non-breeding)

A132 *Recurvirostra avosetta*; Pied avocet (Breeding)

A140 *Pluvialis apricaria*; European golden plover (Non-breeding)

A143 *Calidris canutus*; Red knot (Non-breeding)  
A149 *Calidris alpina alpina*; Dunlin (Non-breeding)  
A151 *Philomachus pugnax*; Ruff (Non-breeding)  
A156 *Limosa limosa islandica*; Black-tailed godwit (Non-breeding)  
A157 *Limosa lapponica*; Bar-tailed godwit (Non-breeding)  
A162 *Tringa totanus*; Common redshank (Non-breeding)  
A195 *Sterna albifrons*; Little tern (Breeding)  
Waterbird assemblage

## **This is a European Marine Site**

This site is a part of the Humber Estuary European Marine Site. These conservation objectives should be used in conjunction with the Regulation 35 Conservation Advice Package, for further details please contact Natural England's enquiry service at [enquiries@naturalengland.org.uk](mailto:enquiries@naturalengland.org.uk), or by phone on 0845 600 3078, or visit the Natural England website at:

<http://www.naturalengland.org.uk/ourwork/marine/protectandmanage/mpa/europeansites.aspx>

## **Explanatory Notes: European Site Conservation Objectives**

European Site Conservation Objectives are those referred to in the Conservation of Habitats and Species Regulations 2010 (the "Habitats Regulations") and Article 6(3) of the Habitats Directive 1992. They are for use when either the appropriate nature conservation body or competent authority is required to make an Appropriate Assessment under the relevant parts of the respective legislation.

These conservation objectives are set for each bird feature for a Special Protection Area (SPA). Where the objectives are met, the site can be said to demonstrate a high degree of integrity and the site itself makes a full contribution to achieving the aims of the Birds Directive for those features. On the first page of this document there may be a list of "Additional Qualifying Features identified by the 2001 UK SPA Review". These are additional features identified by the UK SPA Review published in 2001 and, although not yet legally classified, are as a matter of Government policy treated in the same way as classified features.

This document is also intended for those who are preparing information to be used for an appropriate assessment by either the appropriate nature conservation body or a competent authority. As such this document cannot be definitive in how the impacts of a project can be determined. Links to selected sources of information, data and guidance which may be helpful can be found on Natural England's website. This list is far from exhaustive.

## The Humber Estuary Ramsar site conservation objectives

### Criterion 2: Conservation objective for the internationally important wetland, hosting an assemblage of threatened coastal and wetland invertebrates

Subject to natural change, maintain\* the wetland hosting an assemblage of threatened coastal and wetland invertebrates in favourable condition, in particular:

- Saltmarsh communities
- Coastal lagoons

### Criterion 3: Conservation objective for the internationally important wetland, supporting a breeding colony of grey seals *Halichoerus grypus*

Subject to natural change, maintain\* the wetland hosting a breeding colony of grey seals in favourable condition, in particular:

- Intertidal mudflats and sandflats

### Criterion 5: Conservation objective for the internationally important wetland, regularly supporting 20,000 or more waterfowl

Subject to natural change, maintain\* the wetland regularly supporting 20,000 or more waterfowl in favourable condition, in particular:

- Intertidal mudflats and sandflats
- Saltmarsh communities
- Tidal reedbeds
- Coastal lagoons

### Criterion 6: Conservation objective for the internationally important wetland, regularly supporting 1% or more of the individuals in a population of one species or sub-species of waterfowl

Subject to natural change, maintain\* the wetland regularly supporting 1% or more of the individuals in a population of one species or sub-species of waterfowl in favourable condition, in particular:

- Intertidal mudflats and sandflats
- Saltmarsh communities
- Tidal reedbeds
- Coastal lagoons

**Note:** The Ramsar site conservation objectives for **critterion 2 & 3** interest focus on the condition of the habitats that support or host species of international importance. Information on the status of the species in terms of national and international population and distribution trends will be used to inform judgements made with regards to the management and protection of the sites.

The Ramsar site conservation objectives for **critterion 5 & 6** interest focus on the condition of the habitats that support the bird populations. This is in recognition of changes in bird populations that may take place as a consequence of national or international trends or events. Annual counts for qualifying species will be used by Natural England in the context of five-year peak means together with other available information on the national and international population and distribution trends to inform judgements regarding the management and protection of the site.

\* Maintain implies restoration if the feature is not currently in favourable condition.

## Appendix 4 - Consultee responses

### Consultation comments on H&E Land Allocations Submission Draft DPD and SAR, November 2010

Consultee	Comment
<p><b>Natural England</b></p> <p>(James Walsh)</p>	<p><b>Policy SHBE-1</b></p> <p>Natural England believes that policy SHBE-1 is unsound. We consider that the policy is not justified and not effective because insufficient evidence has been provided that implementing the policy will not result in an adverse effect on the Humber Estuary International Sites (SPA and Ramsar sites). We consider that the policy is not deliverable in its current form because it does not comply with the Habitats Regulations.</p> <p>Natural England believes that it is possible to mitigate for the loss of 454ha of waterbird habitat which supports significant numbers of SPA and Ramsar waterbirds across the South Humber Bank; however the mitigation must be provided in accordance with a number of ecological principles. These are based on the best available data of bird usage, and conclusions drawn from scientific evidence, grey literature and a considerable amount of experience elsewhere.</p> <p>Strategic mitigation areas must:</p> <ul style="list-style-type: none"> <li>• Have direct connectivity with the estuary i.e. adjacent to the estuaries flood defence or connected via an appropriately accessible corridor of land between the estuary and the flood defence</li> <li>• Must be managed as wet grassland and optimally managed as appropriate for the target species affected</li> <li>• Must be available to SPA and Ramsar waterbirds during passage and winter months i.e. free from any human activities which are potential sources of disturbance</li> <li>• Must be delivered in minimum blocks of c.50ha. The individual block size is dependent on the block's geometry: to deliver the necessary ecological function each mitigation block must comprise a 20ha core area of optimally managed wet grassland. This will be surrounded by a further optimally managed wet grassland area which has a minimum width of 150m between the outside edge of the core area and the proposed development; and a minimum 50m wide strip between the core area and the estuary frontage. It is assumed that the outer edge of each c50ha minimum block will provide some ecological function but that edge effects, such as disturbance from adjacent land use, will reduce its ecological function comparative to the core area. Measures to reduce visual disturbance from public access must also be in place.</li> </ul> <p>The broader principles are set out in the draft paper which has been recently consulted on within the South Humber Bank Ecology Group; Strategic mitigation requirements for SPA and Ramsar waterbirds within the South Humber Gateway, August 2010.</p> <p>Based on the mitigation principles, it is therefore the advice of Natural England (and the RSPB) that strategic mitigation for the South Humber Bank should be provided in the form of four mitigation blocks. Each block should be a minimum of 50ha and delivered within the allocation area. The statement in paragraph 3.26 that Natural England has recommended mitigation blocks of up to 50ha is therefore incorrect. There will also be an area of mitigation outside the Gateway; this will need to comply with the mitigation principles, however the exact location and size is still to be agreed. It is proposed to deliver this offsite mitigation outwith areas allocated for development. Such areas are therefore expected to remain undeveloped for the foreseeable future and we can be confident that a substantial area of mitigation can be delivered.</p> <p>The mitigation blocks should be evenly distributed throughout the Gateway to provide the necessary ecological functioning, and therefore the requirement of North Lincolnshire Council is to provide two mitigation blocks, each one should be a minimum of 50ha; together with the offsite mitigation.</p> <p>The conclusion to the Habitats Regulations Assessment states: "The Delivery Plan does provide evidence that should this Mitigation Strategy be delivered appropriately that it is sufficient to mitigate for the loss of high tide roost sites through the development of the South Humber Bank Employment Zone".</p> <p>However, paragraph 3.26 of the DPD states: "The issue of the location, number and area of mitigation sites has therefore not yet been agreed by all parties and is currently considered work in progress. In the absence of agreed areas with defined boundaries, strategic mitigation will have to be negotiated within the planning application process..."</p> <p>This is inconsistent with the "requirement to deliver ecological mitigation sites" in the policy wording, and is also not consistent with a conclusion of no adverse effects. To conclude no adverse effect it must be demonstrated that the mitigation areas can be secured and delivered. Chapter 7 of the HRA report confirms this, stating "In the case of SHBE-1 there is such a large area of land which will be lost under proposed developments that project level mitigation is not considered sufficient to mitigate the loss of important high tide roost sites. It is widely recognised that a strategic form of mitigation for this level of development is required".</p> <p>It is Natural England's advice that sufficient information is available now for the Council to commit to a specific minimum level of strategic mitigation – the INCA monitoring, Mott MacDonald report and Natural England and the RSPB have provided detailed advice on the amount of mitigation that is required to avoid an adverse effect on the Humber Estuary designated site in the paper Strategic mitigation requirements for SPA and Ramsar waterbirds within the South Humber Gateway, August 2010 (Appendix 1, pages 9-10). It therefore appears to Natural England that all the necessary information is available to allocate mitigation areas at this stage; there will be no more information available at a lower tier in the LDF process.</p>

In conclusion, Natural England advises that it is not acceptable to rely on project level HRA to ensure that there are no adverse effects. The policy should clearly state that it is not possible to develop the entire 900ha and a minimum of 100ha (i.e. 2 of the 50ha blocks required for the South Humber Gateway) will be provided for SPA/ Ramsar site mitigation within site SHBE-1. Additional land will also be provided outside the South Humber Gateway. The HRA report states on page 87 that Natural England and the RSPB have agreed to deliver some of the actions in the delivery plan; however, the council must also commit to specific mitigation sites.

In order to make policy SHBE-1, and hence the Housing and Employment Land Allocations DPD, sound, Natural England advises that the following changes are made:

1. North Lincolnshire Council must specify the minimum area of strategic mitigation to be delivered within the South Humber Bank, together with the commitment to deliver appropriate offsite mitigation, within policy SHBE-1,
2. North Lincolnshire Council must confirm that this area of mitigation will be secured and identify the mechanisms and timings by which it will secure the mitigation,
3. The HRA must be updated to include sufficient detail of the mitigation areas, including the commitment to provide two mitigation blocks within the SHB, each one should be a minimum of 50ha; together with the offsite mitigation. Mechanisms for delivery and commitment to appropriate management and provision in perpetuity should also be included. This should be based upon the available information and advice of Natural England and the RSPB.

#### **Further comments**

The text in policy SHBE-1 refers to the "European Habitat Regulations (Birds and Habitat Directives)" and "European Habitat and Bird Regulations". To avoid confusion we would advise that the text should refer simply to the "Habitats Regulations".

Paragraph 1.32 states: "In accordance with Regulation 48 of the Habitats Regulations a Stage 1 (Screening) has been carried out..." This would appear to refer to regulation 48 of the Conservation (Natural Habitats &c) Regulations 1994, which have been replaced by the Conservation of Habitats and Species Regulations 2010. Regulation 102 of the revised legislation refers to assessment of implications of land use plans for European sites. We would advise that the reference to the legislation is updated accordingly.

- The paragraph goes on to state: "The results of the Screening Assessment shows that it is not possible to conclude whether there are likely to be significant effects on the European sites..." for certain allocations. However, this is inconsistent with information in table 5.2 of the Habitats Regulations Assessment, which states that these policies are likely to have a significant effect on the European sites. We would advise that the wording of paragraph 1.32 is amended to read: "The results of the screening assessment show that there is the potential for likely significant effects on the European sites..."

#### **Sustainability Appraisal**

Natural England is satisfied that the sustainability appraisal report meets the requirements of the SEA regulations. We welcome the detailed description of the appraisal methodology including consideration of other relevant plans and programmes, collection of baseline data and identification of indicators, identification of sustainability issues, development of the SA framework from that used for the core strategy, and proposals for monitoring.

We welcome objectives H and I to protect biodiversity both within and outside designated sites. Objective H should include protecting locally designated Sites of Importance for Nature Conservation. We are also pleased to note the consideration of Natural England's Accessible Natural Greenspace Standards under the rationale for sustainability objective C. We would advise that these standards should be used as an indicator for monitoring under objective C.

The recommendation for biodiversity and green infrastructure protection and enhancement at all sites is welcomed.

We support the requirement for project level HRA for some sites. However, table 7.2 states that for policy SHBE-1: "A requirement to deliver ecological mitigation sites within and outside of the South Humber Employment Allocation. This shall be determined by the South Humber Gateway Conservation Mitigation Strategy Delivery Plan (SHGCMSP) and/or negotiated within the planning application process". As stated above, the council must commit to mitigation sites at the DPD stage and should not rely on project level HRA.

#### **Habitat Regulations Assessment**

Natural England is pleased to note that many of the comments we made in our response of 22 October 2010 to the previous draft of the Habitat Regulations Assessment have been acted upon and the relevant alterations made, and section 7 on mitigation is now much improved. However, we do not consider that, based on the text to be included in paragraph 3.26 of the DPD, the HRA can conclude that the plan will have no adverse effects on the integrity of the European sites, as explained under policy SHBE-1 above.

There are also a number of points which we made in our previous response and in our email of 12 November 2010 to Andrew Taylor, which still need to be clarified; specifically the following:

- Our response of 6 March 2009 to a previous draft of the HRA referred to considerably more site allocations which would lead to LSE. As site names have now been changed we would wish to be assured that the previous site allocations referred to in our letter of 6 March 2009 have now been assessed as having no LSE.
- SCUH9 / SCUH 10 in table 6.1 states that "as the survey took in land outside of the SCUH-8 boundary, it is considered that this survey would have covered the land within SCUH-9". This still needs to be confirmed as decisions made under the Habitats Regulations require certainty.

	<ul style="list-style-type: none"> <li>• BARH3 (table 6.1): The final paragraph with reference to non-physical disturbance leaves some uncertainty as to whether there will be an impact. We would advise that this should be reworded to provide more certainty.</li> <li>• SHBE-1 (table 6.1) refers to South Killingholme Haven Pits SSSI. This should read North Killingholme Haven Pits.</li> </ul>
<p><b>Royal Society for the Protection of Birds</b></p> <p>(Harriet Dennison)</p>	<p><b>Paragraph, 1.32</b></p> <p>Paragraph 1.32 incorrectly refers to Regulation 48 of the Habitats Regulations. Regulation 48, of The Conservation of Habitats and Species Regulations 2010, considers the Surveillance of conservation status of habitats and species. The assessment should be conducted under Regulation 102 of The Conservation of Habitats and Species Regulations 2010.</p> <p><u>Change Requested:</u> The reference to Regulation 48 in paragraph 1.32, should be removed and replaced with Regulation 102.</p> <p><b>Paragraph, 3.26</b></p> <p>The RSPB considers that this paragraph incorrectly states the advice of Natural England and the Royal Society for the Protection of Birds (RSPB). It is the advice of the RSPB that there is a need for a strategic approach to mitigation for loss of waterbird habitat from within the South Humber Gateway. This would require the allocation ability to implement a strategic area(s) of appropriately managed mitigation areas within the South Humber Gateway area defined in North Lincolnshire by Allocation SHBE-1 South Humber Bank. The RSPB's advice is based on the current data and information available with regard to the current nature conservation value of the South Humber Gateway (SHG) and its ecological function for waterbirds in relation to the Humber Estuary Special Protection Area and Ramsar site. We consider that the full delivery of Allocation SHBE-1 as part of the wider SHG, would require the provision of several areas appropriately designed, located and managed blocks of waterbird habitat within the SHG. We have advised that four blocks of mitigation each of a minimum of 50ha in size across the SHG plus and unspecified area outside but close to the SHG would be appropriate mitigation for the loss of habitat from within the SHG employment allocations which span both North Lincolnshire and North East Lincolnshire. The exact location of the individual areas would be determined by availability of suitable areas to provide the mitigation such that it will deliver the appropriate ecological function. A series of ecological principles have been drawn up to inform mitigation location for example the need to have a direct connection to the estuary frontage. The exact size of the individual mitigation areas is dependent on the application of ecological principles for waterbird habitat in this context for the appropriate species, this has been simplified to a model of providing a core area of habitat (20ha) surrounded by an area of habitat (150m wide between the core area and development land and potentially less adjacent to other land uses such as the estuary), this outer habitat is expected to function suboptimally due to edge effects.</p> <p>We consider the section of paragraph 3.26 which incorrectly states the RSPB's advice is not based on factually accurate representation of the evidence base and therefore is not justified.</p> <p><u>Change Requested:</u> We consider that the sentence of paragraph 3.26 which states that "the need for four nature conservation stepping stone areas to be provided within the site , each being of an area up to 50 hectares" should be amended to read "the need for four nature conservation stepping stone areas to be provided within the site , each being of an area a minimum of 50 hectares". Amending this paragraph as suggested above will, in our view, make this sentence factually correct.</p> <p><b>Policy SHBE-1</b></p> <p>The second and penultimate bullet points in Policy SHBE-1 refer to the "European Habitats Regulations (Birds and Habitats Directives)" and "European Habitat and Bird Regulations". This reference is not an accurate reference to any particular piece of UK or European legislation. This reference should be amended to refer to either the full an accurate title of the relevant UK legislation or an accepted common reference to the appropriate European Directives or UK legislation. We suggest that an inaccurate and inconsistent references to legislation in this policy are not helpful to readers of the Policy.</p> <p><u>Change Requested:</u> The appropriate piece of legislation being referred to here appears to be The Conservation of Habitats and Species Regulations 2010. These Regulations are referred to earlier in full in the Housing and Employment Land Allocations Submission Draft in paragraph 1.30 with subsequent references to them being a defined term "the Habitats Regulations". We suggest amending the reference in the second and penultimate bullet points in Policy SHBE-1 from "European Habitat and Bird Regulations" to refer to either the legislation in full or the defined term in paragraph 1.30 of the same document.</p> <p><b>Policy SHBE-1</b></p> <p>We consider that Policy SHBE-1 is not justified in its current form. The Policy as presented does not take full account of the information available which informs the evidence base. We consider that the detailed evidence available should be used to support a robust policy which can demonstrate the ability of the Plan to meet the requirements of Regulations 102 of The Conservation of Habitats and Species Regulations 2010 (the Habitats Regulations).</p> <p>Detailed nature conservation information is available which demonstrates the ecological function to waterbirds of the South Humber Gateway (SHG) area in North Lincolnshire as defined by Policy SHBE-1 in relation to the Humber Estuary Special Protection Area and Ramsar site. This information provides an important part of the evidence base. The information available (such as waterbirds surveys carried out during 2007-2010) suggests that the potential strategic mitigation options required to deliver Policy SHBE-1 are very limited in North Lincolnshire in terms of suitable available waterbird mitigation land. When this Policy is considered in-combination with two large planning proposals currently being pursued in North Lincolnshire it is clear that the necessary mitigation must be secured now and effective implementations measures put in place at the spatial plan level in order to ensure the delivery Policy SHBE-1.</p> <p>Policy SHBE-1 refers to an emerging South Humber Gateway Conservation Mitigation Strategy Delivery Plan (the</p>

Delivery Plan). The RSPB has signed a Memorandum of Understanding with a number of other parties which commits us to work towards a strategic mitigation approach, including the steps set out in the Delivery Plan, which addresses the impact of waterbird habitat loss as a result of the implementation of Policy SHBE-1. There is common understanding that a strategic mitigation approach is required and is the only way of meeting the requirements of The Conservation of Habitats and Species Regulations 2010 at plan level without considerable Policy changes. Sufficient information is available to inform this strategic approach. Broad areas of search for potential mitigation were identified and mapped by a sub-group of the South Humber Bank Ecology Group (SHBEG) including North Lincolnshire Council, Natural England and the Humber Industry Nature Conservation Association. A proposal was put forward by the RSPB, Natural England and the Lincolnshire Wildlife Trust in late 2009, following the publication of the South Humber Bank analysis of waterbird usage carried out by Mott MacDonald and the Institute of Estuarine and Coastal Studies in May 2009. The strategic mitigation approach proposed involves; four areas (each a minimum of 50ha) within the SHG along the estuary frontage and an as yet undetermined area outside but close to the SHG. Full details of this potential solution and the rationale were last circulated to the South Humber Bank Ecology SHBEG for comment in October 2010. We understand that there is not full agreement within the SHEBEG on the details of the proposed strategic mitigation solution, although to date no alternative solutions have been tabled to the best of our knowledge.

The Habitats Regulations Assessment of Policy SHBE-1 concludes that there could be and adverse impact on integrity of the Humber Estuary Special Protection Area (SPA) and Ramsar site due to "physical loss and non-physical disturbance: mitigation is required" (Table 6.2, page 69, Habitats Regulations Assessment, Atkins December 2010). The assessment goes on to say "In the case of SHBE-1 there is such a large area of land which will be lost under proposed development that project level mitigation is not considered sufficient" (Page 86, Habitats Regulations Assessment, Atkins December 2010). We support these two conclusions of the Assessment. However, the Assessment also suggests that the draft Delivery Plan provides evidence that should the mitigation be delivered appropriately that the impact of waterbird habitat loss as a result of Policy SHBE-1 can be mitigated. The RSPB considers that although at present it is still possible to mitigate the impact of waterbird habitat loss arising from the implementation of Policy SHBE-1, when this potential impact is considered in-combination with other current development proposals within the SHG (as required by Regulation 102) . It is less clear that this can be realistically achieved without strategically securing the ability to deliver sufficient mitigation for Policy SHBE-1 to be implemented in full and avoid an adverse effect on the integrity of the Humber Estuary SPA and Ramsar site.

Change Requested: The RSPB understands and accepts that full details of the exact location overall area of mitigation required and minimum size of strategic mitigation blocks have not been agreed by the SHBEG to date. We remain committed to the strategic mitigation MoU and completion of the Delivery Plan in order to identify a detailed resolution. However, we are concerned that potential options for strategic mitigation of Policy SHBE-1 are limited and could be threatened by piecemeal development if the strategic direction is not set and safeguarded at plan level including within the Housing and Employment Land Allocations DPD.

We do not consider it is appropriate to defer decisions about the necessary mitigation for Policy SHBE-1 to project level when they can and must be resolved at plan level to satisfy Regulation 102 of the Habitats Regulations.

We suggest revising the Habitats Regulations Assessment of the Housing and Employment Land Allocations DPD to take full account of all available information which can inform identification of the amount of mitigation required and potentially suitable locations. Once complete we suggest revising the Housing and Employment Land Allocations DPD to safeguard potential mitigation areas of sufficient area, location and appropriate physical character to support the impacted waterbirds of the Humber Estuary SPA and Ramsar site.

**Policy SHBE-1**

The RSPB considers that the Policy SHBE-1 is not deliverable in its current form. The Habitats Regulations Assessment of Policy SHBE-1 concludes that this Policy could have an adverse effect on the Humber Estuary SPA and Ramsar site unless sufficient, appropriate and effective mitigation can be secured.

The Policy does not provide any detail regarding securing and implementing the necessary mitigation. Without identifying the, the availability of sufficient suitable areas for potential mitigation land to meet the overall mitigation requirement it cannot be demonstrated that the potential impacts of SHBE-1 can be mitigated.

The necessary information is available to identify the basic mitigation requirements to avoid Policy SHBE-1 having an adverse impact on the Humber Estuary SPA and Ramsar site. The RSPB understands that full details of the exact location overall area of mitigation required and minimum size of strategic mitigation blocks have not been agreed by the SHBEG to date. We remain committed to the strategic mitigation MoU and completion of the Delivery Plan in order to identify a detailed resolution. However, we are concerned that potential options for strategic mitigation of Policy SHBE-1 are limited and could be threatened by piecemeal development if the necessary mitigation is not safeguarded at plan level including within the Housing and Employment Land Allocations DPD. If the necessary mitigation is not identified and secured in principle at plan level through the Allocations DPD it is likely that this Policy will not be deliverable.

The identification and safeguarding of potential mitigation is an issue which is shared with North East Lincolnshire as the SHG spans the boundary of these two local authorities. It is not clear from Policy SHBE-1 that this issue has been adequately addressed in a coherent manner between the two local authorities.

Due to the importance of this development area and the threats to the available mitigation land. We do not consider decisions about the necessary mitigation for Policy SHBE-1 can be deferred to project level but must be resolved at plan level both to satisfy Regulation 102 of the Habitats Regulations and ensure that the Allocations DPD is deliverable.

Change Requested: Further detail must be added to the Habitats Regulations Assessment (HRA) of Policy SHBE-1 in respect of direct losses of habitat used by waterbirds of the Humber Estuary SPA and Ramsar site. The HRA must

	<p>identify the mitigation requirements of Policy SHBE-1. Information already exists to enable a detailed assessment to be completed. The mitigation requirements must then be evaluated against the available potential mitigation land. It is essential that sufficient mitigation land is then secured by the Allocations DPD. If insufficient mitigation is available further work will be needed to identify which parts of Policy SHBE-1 can be delivered with the mitigation available. On the basis of that further work the Policy (and allocation) will need to be modified and the appropriate mitigation secured through the Allocations DPD. If it is not possible to find and secure sufficient mitigation, it is likely that Policy SHBE-1 will be undeliverable.</p>
<p><b>Lincolnshire Wildlife Trust</b>  (Elizabeth Biott)</p>	<p><b>SCUH-1 Land at Phoenix Parkway Phase 2 (Former reference number 36-40)</b> This site is adjacent to Atkinson's Warren Local Wildlife Site (LWS) and Local Nature Reserve (LNR). The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the LWS/LNR. We would recommend that a buffer strip of at least 20 metres is left undeveloped adjacent to the LWS/LNR. The Trust welcomes the site specific criteria under Policy SCUH-1 that any existing trees and hedges around the boundary shall be retained and enhanced, that a Habitats Regulations Assessment of the project will be required at the development control stage and that an ecological survey should be undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>
	<p><b>SCUH-2 Land at Phoenix Parkway Phase 1 (Former reference number 36-41)</b> The Trust welcomes the site specific criterion under Policy SCUH-2 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>
	<p><b>BARH-2 Land at Pasture Road South Phase 1 (Former reference number 7-2)</b> We note that the northern part of this site has planning permission for 135 dwellings and that there is a pending application for an additional 38 dwellings. The Habitats Regulations Assessment reports in Table 5.2 that a detailed ecological study was carried out in March 2009 on this allocation site. However, it is not clear if the whole of the allocation site was surveyed or just the areas pertaining to the two planning applications. If the rest of the site has not been surveyed then we would strongly recommend that a criterion is added to Policy BARH-2 to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>
	<p><b>WINH-3 Land at Top Road (Former reference number 44-1)</b> <i>The Trust welcomes the site specific criterion under Policy WINH-3 that a Habitats Regulations Assessment of the project will be required at the development control stage. However, we would strongly recommend that a criterion is added to this policy to require an ecological survey to be undertaken to determine whether the site has any important or protected habitats and species present. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</i></p>
	<p><b>SHBE-1 South Humber Bank (Former reference number IN1-1, 57-1), 3.2</b> The Lincolnshire Wildlife Trust objects to this proposed allocation as it includes Station Road Field Local Wildlife Site (LWS) and it is adjacent to a number of sites selected as LWSs and one Site of Nature Conservation Importance (SNCI) i.e. Halton Marsh Clay Pits LWS, Chase Hill Wood LWS, Burkinshaw's Covert LWS, Rosper Road Pools LWS and Nature Reserve, and East Halton Dismantled Railway SNCI. North Killingholme Haven Pits SSSI and Nature Reserve has already been isolated by being surrounded by development on three sides. The proposed development would lead to the isolation of Halton Marsh Clay Pits LWS, Chase Hill Wood LWS, Burkinshaw's Covert LWS and Rosper Road Pools LWS/Nature Reserve. This is contrary to Key Principal (ii) of PPS9 which is that "Plan policies and planning decisions should aim to maintain, and enhance, restore or add to biodiversity and geological conservation interests". The Lincolnshire Wildlife Trust welcomes the site specific criteria under Policy SHBE-1 that development shall only take place if there has been appropriate consideration given to the international, national and local protected sites for nature conservation, that there is a requirement to deliver ecological mitigation sites and that an Environmental Impact Assessment and Habitat Regulation Assessment will be required for each individual development proposal to protect and enhance the biodiversity of the Humber Estuary. For a number of years the Trust has objected to the allocation for development of all the remaining agricultural land between Immingham and East Halton Skitter due to the adverse affects that developing this land could have on the international biodiversity interest of the estuary. Being located directly adjacent to the Humber Estuary Special Protection Area (SPA) and Ramsar Site this area is important for roosting and feeding birds from the estuary. If all of the South Humber Bank area is developed there will be a loss of roosting and feeding habitat for the Humber Estuary SPA and Ramsar birds. Lincolnshire Wildlife Trust has signed a Memorandum of Understanding with North Lincolnshire Council and other parties concerned with development on the South Humber Bank and the Trust is actively involved in the partnership working to develop the strategic approach to mitigation plan described in paragraph 3.26. The Trust strongly supports this strategic approach to ensure the integrity of the European site is retained. In order to retain the integrity of the European site some of the land on the South Humber Bank will need to be safeguarded for use by birds from the Humber Estuary SPA and Ramsar Site. Therefore not all of the 900 hectares of land at the SHB Strategic Employment Site will be available for port related development. We welcome recognition of this in Policy SHBE-1 where one of the site specific criteria is a "requirement to deliver ecological mitigation sites within and outside of the South Humber Employment Allocation".</p>
	<p><b>NKAE-1 North Killingholme Airfield (Former reference number IN1-2, 31-1), 3.3</b> The Trust welcomes the site specific criteria under Policy NKAE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage and that ecological and protected species surveys should be</p>

	<p>undertaken. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>
	<p><b>BARE-1 Humber Bridge Industrial Estate (Former reference number IN1-11, CIN-6, 7-17), 3.7.1</b>  This site is within 20 metres of Pasture Wharf Nature Reserve which is within the Humber Estuary Site of Special Scientific Interest, and is directly adjacent to a site called Barton Tileyards which was selected as a Local Wildlife Site by the LWS Panel on 24 November 2008. The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the nature reserve or the LWS. The Trust welcomes the site specific criteria under Policy BARE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage and that a site survey should be conducted for protected species and habitats. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions. The eastern part of the proposed allocation is within an area identified by the Lincolnshire Wildlife Trust as having the potential to provide freshwater habitats to replace those which will possibly be lost at Far Ings National Nature Reserve in the next 20 to 40 years from inundation as the sea defences are not improved. The Humber Flood Risk Management Strategy is not proposing to provide protection for freshwater habitats associated with the Humber Special Area of Conservation at Far Ings, therefore it will be necessary to establish similar habitat elsewhere in close proximity within the next 20 to 40 years. Development of this site would reduce the potential area available for wetland habitat creation. As a result of this, and the close proximity of the western part of the proposed allocation to Pasture Wharf Nature Reserve the Trust objects to this allocation.</p>
	<p><b>NEWE-1 New Holland Industrial Estate (Former reference number CIN-12), 3.8.1</b>  NEWE-1 New Holland Industrial Estate (Former reference number CIN-12) This site is within 100 metres of Fairfield Pit Nature Reserve which is within the Humber Estuary Site of Special Scientific Interest. The Trust would wish to be assured that development at this site would not adversely impact on the nature conservation interest of the nature reserve. The Trust welcomes the site specific criteria under Policy NEWE-1 that a Habitats Regulations Assessment of the project will be required at the development control stage and that an ecological survey should be conducted for protected species and habitats. Any important habitats and species found on site should be protected and any adverse effects mitigated against. If it would not be possible to mitigate against any adverse effects then the site should not be granted planning permission. The Council has a duty under Section 40 of the Natural Environment and Rural Communities Act 2006 to have regard to the conservation of biodiversity in exercising its functions.</p>

## Appendix 5 - Habitats Regulations Assessment References

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