

**South Derbyshire District Council**  
**Regulation 18: Appendix D**  
**Strategic Sites Assessment**

Prepared by:  
**SLR Consulting Ltd**



Project Ref: C0428

Contract No:	C0428
Issue	3
Authors	L Jones
Project Director	J Mitchell
Date:	23/10/2024

*This document has been prepared by SLR Consulting Ltd with reasonable skill, care and diligence, and taking account of the timescales and resources devoted to it by agreement with South Derbyshire District Council (the Client) as part or all of the services it has been appointed by the Client to carry out. It is subject to the terms and conditions of that appointment.*

*SLR shall not be liable for the use of or reliance on any information, advice, recommendations and opinions in this document for any purpose by any person other than the Client. Reliance may be granted to a third party only in the event that SLR and the third party have executed a reliance agreement or collateral warranty.*

*Information reported herein may be based on the interpretation of public domain data collected by SLR, and/or information supplied by the Client and/or its other advisors and associates. These data have been accepted in good faith as being accurate and valid.*

*The copyright and intellectual property in all drawings, reports, specifications, bills of quantities, calculations and other information set out in this report remain vested in SLR unless the terms of appointment state otherwise.*

*This document may contain information of a specialised and/or highly technical nature and the Client is advised to seek clarification on any elements which may be unclear to it.*

*Information, advice, recommendations and opinions in this document should only be relied upon in the context of the whole document and any documents referenced explicitly herein and should then only be used within the context of the appointment.*

VERSION CONTROL RECORD				
Issue	Description of Status	Date	Reviewer Initials	Authors Initials
1	Draft	01/08/2024	JM	LJ
2	Final	21/10/2024	JM	LJ
3	Final for consultation	23/10/2024	JM	LJ

The methodology used for the assessment of all sites is outlined below, with an explanation given under each header. The same assessment matrices has been used for the assessment of all sites, hence all follow the same format.

Site Name	
Site Address	
Town/Locality	
Est. Housing Yield/Employment Space	
Site Area (ha)	
Site Description	
Greenfield/Brownfield	
Assumptions Made	

SA Framework		GIS Inputs			SA Policy Assessment										
SA objective	SA sub-objective	GIS data available?	R	A	G	Direct/ indirect	Magnitude	Duration	Spatial Extent	Permanence/ reversibility	Significance	Description of potential effects	Potential for cumulative effects?	Mitigation	Enhancements
SA objectives will be listed here	SA sub-objectives will be listed here.	This indicates whether the site could be spatially assessed, and if so, what the RAG rating on the site was for each SA objective				This indicates if assessors were able to consider the assessment question as part of their assessment.	Details on the nature of any potential effects will be listed here. For further details and definitions of each category, please see the 'Significance Scores' tab. For cases where a neutral effect has been identified, N/A will be present across columns H-L.					A significance score will be selected here, which corresponds with the definitions detailed in the 'Significance Scores' tab.	The potential effects identified in columns H-L will be detailed here, with justification for the significance score. Any information considered as a part of the assessments which has informed these potential effects will also be detailed here.	Yes or No will be inserted here. If yes, see summary box at the bottom of the matrix for further details of the potential cumulative effect.	Any mitigation required for potential negative or uncertain effects will be detailed here. If the sole method of preventing a potential adverse effect is to not develop a site, "No mitigation identified." will be written here.



Nature of effects	
Criterion	Description
Significance	An assessment of the significance of the potential effects identified. This could be a positive effect, negative effect, neutral effect, significant positive effect or significant negative effect. The definitions for these effects are detailed to the right.
Permanent/temporary	An assessment of whether the predicted effects would be permanent (P), or temporary (T).
Reversible/irreversible	An assessment of whether or not the identified effect can be reversed (R) e.g. the loss of greenfield land to development would be irreversible (I).
Spatial extent	How far the effect is predicted to be spread geographically:  Low (L) = A specific area within SDDC  Medium (M) = Across the entire SDDC, possibly reaching to neighbouring boroughs  High (H) = Beyond the SDDC, with national or international ramifications
Magnitude	An assessment of the proportion of the receptor affected by the identified effect. Low (L) = 20-40% of receptor or capacity affected Medium (M) = 40-80% of receptor affected High (H) = 80+% of the receptor affected
Duration	An assessment of the time period the predicted effects are likely to last. This could be:  Short (S) = 0-5 years  Medium (M) = 5-10 years  Long (L) = 10 years or more, up to the end of the Local Plan period
Direct/indirect	An assessment of whether the predicted effect will be directly (D) as a result of option implementation, or indirectly (I) caused by the policy option.
Likelihood	An assessment of how likely it is that the implementation of the policy option will lead to the predicted effect. This could be low (L), moderate (M) or high (H).
Cumulative effect	An assessment of whether or not there is potential for a cumulative effect to occur on the IIA objective as a result of the policy option working in combination with other circumstances, policies or factors. Y= potential cumulative effect. No potential cumulative effect identified.

Significance Scores		
Symbol	Definitions of Significance of Effects Against the SA Objectives	Assumptions on the nature of effects
++	<b>Significant Positive Effect:</b> the policy option supports the achievement of this objective; it addresses all relevant assessment questions and could result in a potentially significant beneficial effect e.g. improved access by walking and cycling modes to a local or town centre	Permanent Continual Magnitude: High 80%+ receptor or environmental capacity affected; or Medium 40-80% of receptor or environmental capacity affected The effect could be to: -enhance and redefine the location in a positive manner, making a contribution at a national or international scale; -repair or restore receptors badly damaged or degraded through previous uses; and/or -improve one or more key elements/features/ characteristics of a receptor with recognised quality such as a specific regional or national designation.
+	<b>Minor Positive Effect:</b> the policy option supports the achievement of this objective; it addresses some relevant assessment questions, although it may have only a minor beneficial effect	Reversible Infrequent or intermittent Magnitude: Low 20-40% of receptor or capacity affected. The size, nature and location of a proposed scheme would: -improve undesignated yet recognised receptor qualities at the neighbourhood scale; -fit into or with the existing location and existing receptor qualities; and/or -enable the restoration of valued characteristic features partially lost through other land uses.
0	<b>Neutral Effect:</b> the policy option has no impact or effect and is neutral insofar as the benefits and drawbacks appear equal and neither is considered significant	
?	<b>Uncertain Effect:</b> Uncertain or insufficient information on which to determine the assessment this stage	N/A
-	<b>Minor Negative Effect:</b> the policy option appears to conflict with the achievement of this objective; it does not address relevant assessment questions and may result in minor adverse effects	Reversible Infrequent or intermittent Magnitude: Low 20-40% of receptor or capacity affected. The size, nature and location of a proposed scheme would: -be out of scale with the location; or -have an adverse impact on a receptor of recognised quality such as a specific district or county designation.
--	<b>Significant Negative Effect:</b> the policy option works against the achievement of this objective; it could exacerbate a negative situation and may result in a potentially significant adverse effect e.g. loss of all or part of a designated ecological site of national importance.	Permanent Irreversible Continual Magnitude: High 80%+ receptor or environmental capacity affected; or Medium 40-80% of receptor or environmental capacity affected The effect could be to: -permanently degrade, diminish or destroy the integrity of the receptor; -cause a very high quality receptor to be permanently changed and its quality diminished; -cannot be fully mitigated and may cumulatively amount to a severe adverse effect; -be at a considerable variance to the location, degrading the integrity of the receptor; and/or -will be substantially damaging to a high quality receptor such as a specific regional or national designation.

Site Name	S01	S02	S03	S04	S05	S06	S07	S08	S09	S010	S011	S012	S013	S014	S015	S016
Site_1	0	++	0	0	0	++	++	0	+	-	--	?	0	-	++	?
Site_2	++	++	0	0	0	+	--	0	?	-	--	?	0	-	++	--
Site_3	++	++	0	0	0	++	++	0	+	-	--	?	0	-	++	?
Site_4	0	++	0	0	0	+	+	0	0	+	--	?	0	-	++	?

Significant positive	++
Minor Positive	+
Neutral	0
Uncertain	?
Minor Negative	-
Significant Negative	--

Site Name	Site 1
Site Address	Infirmary Garden Village
Town/Locality	Marine Union Term, Stenson Fields, Towford and Stenson and Swarkestone
Est Housing Yield/Employment Space	2000 dwellings, 70ha employment land
Site Area (ha)	205
Site Description	The development of this site will also provide: <ul style="list-style-type: none"> <li>- Provision of Gypsy and Traveller pitches</li> <li>- Primary vehicle access via a new junction on the A50 and junctions via Infirmary Park Way</li> <li>- A new local centre (including retail facilities)</li> <li>- A two form entry primary school</li> <li>- A secondary school (including community sport facilities)</li> <li>- Recreation facilities</li> </ul>
Greenfield/Brownfield	Greenfield
Assumptions Made	This allocation will work alongside the policies set out in the South Derbyshire Local Plan Part 1.

SA objective	SA Framework	SA sub-objective	GIS Inputs				SA Policy Assessment											
			GIS Data Available?	R	A	G	Direct/Indirect	Magnitude	Duration	Spatial Extent	Permanence/Reversibility	Significance	Description of potential effects	Potential for cumulative effects?	Policy Mitigation	Mitigation Recommendations	Enhancement Recommendation	
<b>S01 Biodiversity</b> To safeguard and enhance biodiversity (including BAP habitats and species) and geodiversity through biodiversity net gain and improve connectivity between, and access to, green spaces and functional habitats.		<ul style="list-style-type: none"> <li>Will it conserve and enhance natural or semi natural habitats including internationally, nationally and locally designated wildlife sites, or create new wildlife habitats?</li> <li>Will it protect BAP or protected species and contribute to the delivery of new, or safeguard existing BAP priority species and habitats?</li> <li>Will it protect sites of geological importance?</li> </ul>	Yes	0	0	0	0	Direct	N/A	N/A	N/A	N/A	Neutral	The site contains a local wildlife site, a LIG, and contains a number of TPOs. Development may subsequently negatively impact on biodiversity. However, mitigation will be provided by Policy BNE3 Biodiversity, which requires development to avoid any adverse impact on sites of nature conservation value, as well as deliver a minimum of 10% BNG. Therefore, a neutral effect is identified.	Yes	Policy BNE3 Biodiversity requires developments to avoid any adverse impact on sites of nature conservation value, as well as deliver a minimum of 10% BNG, in line with national policy requirements.		The site should be required to implement blue/green infrastructure where possible, particularly where the site can be connected to the Derby City Green Wedge. The site should also maintain as much existing vegetation as possible.
<b>S02 Housing</b> To ensure everyone has access to sustainable housing, which is affordable, and meets the needs of all residents including the elderly and other vulnerable groups and will support the vitality of existing communities and settlements.		<ul style="list-style-type: none"> <li>Will it reduce the number of households waiting for accommodation or accepted as homeless?</li> <li>Will it increase the number and mix of housing?</li> <li>Will it improve the suitability of new homes for older and disabled people?</li> <li>Will it provide affordable housing for those unable to access market housing?</li> <li>Will it meet the needs of the travelling community and show people?</li> <li>Will it secure infrastructure or community facilities?</li> </ul>	Yes	0	0	0	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Significant Positive	The site proposes to provide up to 2000 dwellings. It is assumed that this allocation works alongside Policy H02 Affordable Housing, which requires developments within 10 or more dwellings to provide 40% of the gross number of dwellings in the form of 'affordable housing', and alongside Policy H13 Housing Balance and Custom/Self-build, which requires developments to provide a mixed size and tenure of dwellings. Therefore, a potential significant positive effect is identified.	Yes			
<b>S03 Accessibility and Health</b> To improve local accessibility to healthcare, education, employment, retail facilities and recreational resources (including open spaces and sports facilities) and enhance wellbeing, promoting healthy and sustainable lifestyles.		<ul style="list-style-type: none"> <li>Will it promote healthy lifestyles?</li> <li>Will it deliver new, or contribute to the expansion or improvement of existing open spaces, schools or healthcare facilities within reasonable walking distance?</li> <li>Will it deliver growth within reasonable walking distance to a planned or existing major employment area (5ha+) or town centre?</li> <li>Will it improve opportunities for active travel including walking and cycling?</li> <li>Will it deliver services or facilities on-site or elsewhere within the District?</li> </ul>	Yes	0	0	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	The site has good access to a primary school which currently has capacity, a GP surgery. The site has poor access to a secondary school and an existing employment site. The site does have good access to a safeguarded site for a secondary school development however. Mitigation will be provided by Policy INF1, which highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place. For example, the site plan references the provision for a new primary and secondary school, employment floor space and recreational facilities, as well as support for the refurbishment of the existing Sinfm Health Centre, which will serve the site. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	Yes	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.		The site should be required to provide infrastructure/community facilities to support growth, such as primary/secondary schools and employment land.
<b>S04 Quality of Life</b> To create safe and attractive places which contribute towards quality of life and community cohesion.		<ul style="list-style-type: none"> <li>Will it contribute towards reducing crime or fear of crime?</li> <li>Will it provide attractive places which provide opportunities for communities to mix and meet?</li> </ul>	No					N/A	N/A	N/A	N/A	N/A	Neutral	It is assumed that this allocation works alongside Policy BNE1 Design Excellence, which requires developments to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction. The development of this site in isolation is unlikely to contribute towards designing out crime or enhancing community cohesion. Therefore, a neutral effect is identified.	No	Policy BNE1 Design Excellence requires developments to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction.		
<b>S05 Inequalities</b> Ensure all residents have equitable access to employment, education, community services and facilities (irrespective of race, religion, sex, age, sexual orientation, disability, gender reassignment, marriage and civil partnership or pregnancy/maternity).		<ul style="list-style-type: none"> <li>Ensure the option / policy does not have an adverse/ discriminatory impact on protected characteristics/ equality groups?</li> <li>Will it narrow the inequality gap between the richest and poorest in the District?</li> <li>Will it reduce inequalities associated with deprivation across the District?</li> </ul>	Yes	0	0	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	This site is within a low IMD deprivation area. However, development of this site alone will not necessarily reduce the gap between the richest and poorest in the District.	Yes			
<b>S06 Economy</b> To deliver growth in key employment sectors and support the creation of new and retention of existing businesses in urban and rural areas.		<ul style="list-style-type: none"> <li>Will it encourage the creation of new businesses and existing businesses to grow?</li> <li>Will it encourage economic diversification?</li> <li>Will it help support and encourage the growth of the local economy (including in rural areas)?</li> <li>Will it support the enhancement of the District's tourism and cultural offer?</li> </ul>	Yes	0	0	0	0	Direct	Medium	Medium/Long	District-wide	Permanent/irreversible	Significant Positive	The site will support economic growth by providing 70ha of new employment floorspace. Additionally, although the site is more than 800m away from the nearest town centre, development of the site could also indirectly support existing businesses within Findern local centre and Derby City as residents travel in. Therefore, a potential minor positive effect is identified.	Yes			The site should be required to provide retail facilities to support growth.
<b>S07 Employment</b> To create greater employment opportunities and higher value jobs across the whole District		<ul style="list-style-type: none"> <li>Will it help to improve skills levels and access to training within the District?</li> <li>Will it reduce unemployment rates overall and reduce disparities which exist across different parts of the District?</li> </ul>	Yes	0	0	0	0	Direct	Medium	Medium/Long	District-wide	Permanent/irreversible	Significant Positive	The site will support the provision of employment, by creating permanent and temporary jobs during construction and operation. For example, it is estimated that 500 jobs could be supported over the 20-year construction phase. The site is also located around 3km from a large employment site (the Toyota manufacturing site), and will subsequently be located around 2km from the East Midlands Intermodal Park once built. As a result, there will be a large number of employment opportunities both on- and off-site for residents. Therefore, a potential significant positive effect is identified.	Yes			
<b>S08 Infrastructure</b> To deliver improved infrastructure to support growth and economic competitiveness of urban and rural businesses and communities.		<ul style="list-style-type: none"> <li>Will it minimise the impact of traffic congestion on the strategic and local road network through the delivery of new or enhanced transport infrastructure?</li> <li>Will it provide opportunities to access key services, including doctor's surgeries, education facilities, employment and town, local or village centres by means other than car?</li> <li>Will it make the best use of other infrastructure which serves new development?</li> </ul>	No	0	0	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	The site has good access to a primary school which currently has capacity, a GP surgery. The site has poor access to a secondary school and an existing employment site. The site does have good access to a safeguarded site for a secondary school development however. Mitigation will be provided by Policy INF1, which highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place. For example, the site plan references the provision for a new primary and secondary school, employment floor space and recreational facilities, as well as support for the refurbishment of the existing Sinfm Health Centre, which will serve the site. New access points to the site will also be developed in order to ease road pressure. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	No	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.		

<p><b>S09 Sustainable Travel</b> To promote sustainable travel habits including walking, cycling and public transport (bus and rail) usage.</p>	<ul style="list-style-type: none"> <li>Will it reduce journey lengths and times?</li> <li>Will it maximise opportunities for walking and cycling?</li> <li>Will it maximise opportunities to access public transport provision?</li> </ul>	Yes	5	0	0	Direct	Medium		Localised	Permanent/irreversible	Minor Positive	The site currently lies within an acceptable distance to an existing bus stop, and to existing cycle routes. The site is more than 800m to a train station however. Policy INF3 highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place, this includes the provision and improvement of transport infrastructure. This should improve travel within South Derbyshire, as well as into Derby City. Therefore, a potential minor positive effect is identified.	No	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.	The site should be required to provide improved transport facilities (e.g.: new bus stops), as well as connect to existing pedestrian/cycle routes where possible.
<p><b>S010 Town and Village Centres</b> To ensure that town and village centres are vibrant and viable.</p>	<ul style="list-style-type: none"> <li>Will it improve existing shopping facilities within town and village centres?</li> <li>Will it help safeguard existing town and village centres?</li> </ul>	Yes	5	0	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Minor Negative	The site is not located within or adjacent to a town or village centre (it is located on the edge of Derby City, and around 1.5km from the village of Finedon). The development of a new local centre within the site would provide local facilities for new residents, enabling some self containment. These facilities would not be designed to provide facilities for the wider area but residents may not support existing town and village centres. Therefore, a potential minor negative effect is identified.	Yes		Development proposals could be accompanied by an assessment of the impact of the development on the local economy.
<p><b>S011 Resources</b> To minimise waste and ensure the sustainable use and protection of natural resources including greenfield land, soil and minerals resources.</p>	<ul style="list-style-type: none"> <li>Will it enhance opportunities for increased levels of recycling in the District?</li> <li>Will it improve or remediate contaminated land or reuse previously developed land which has not been restored?</li> <li>Will it protect Best and Most Versatile (BMV) Agricultural Land?</li> <li>Will it avoid the sterilisation of minerals resources?</li> </ul>	Yes	5	3	1	Direct	High	Medium/Long	Localised	Permanent/irreversible	Significant Negative	This site is located on grade 3 agricultural land; development will subsequently lead to the irreversible loss of greenfield land, and soils considered as the 'best and most versatile'. The site also lies partially within a sand and gravel mineral safeguarding zone and a contamination zone; development may subsequently lead to the sterilisation of mineral resources. The development of this site in isolation will likely have no influence on the levels of recycling across South Derbyshire. However, it is assumed that this allocation works alongside Policy BNE1 Design Excellence, which requires developments to provide adequate space for waste storage and collection. Therefore, as the loss of greenfield land/Grade 3 agricultural land cannot be mitigated, a potential significant negative effect is identified.	Yes	Policy BNE1 Design Excellence will require developments to provide adequate space for waste storage and collection.	Loss of greenfield land and Grade 3 agricultural land cannot be mitigated.
<p><b>S012 Pollution</b> To minimise water, air, light and noise pollution and ensure that future growth does not lead to the further deterioration of environmental conditions.</p>	<ul style="list-style-type: none"> <li>Will it contribute to improvements in water quality in the District?</li> <li>Will it avoid increasing noise levels locally or introducing incompatible uses into an already noisy location?</li> <li>Will it avoid deterioration in air quality within the District?</li> <li>Will it avoid exacerbating light pollution by keeping external lighting to the minimum required for safety and security?</li> </ul>	Yes	5	1	0	N/A	N/A	N/A	N/A	N/A	Uncertain	The site currently experiences high noise pollution and some light pollution. It is likely that development at this scale will increase both noise and light pollution. The ASD is located adjacent to the site so the site is currently exposed to some air pollution. It is likely that development at this scale will increase air pollution in South Derbyshire, as well as in Derby City as residents may commute into the city for work. The site does not lie within the River Messe nutrient neutrality zone or any groundwater protection zones. The site should be required to implement noise and light mitigation measures, although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.	Yes		The site should be required to implement noise and light mitigation measures.
<p><b>S013 Contributions to Climate Change</b> To reduce the District's contribution towards the emission of climate change gases.</p>	<ul style="list-style-type: none"> <li>Will it provide opportunities to access local services and facilities by public transport walking or cycling?</li> <li>Will it support the delivery of renewable energy capacity (including small scale or community energy projects)?</li> <li>Will it support the shift towards usage of electric and ultralow emissions vehicles?</li> </ul>	Yes	5	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	The site is not located near to an existing EV charger, which may discourage residents use of EV vehicles. However, mitigation will be provided by Policy INF2 Sustainable Transport which will require the development to make provision for EV chargers. Finally, the sites location (near to Derby City) may assist in the development of heat networks incorporating new homes, providing low carbon heating for future residents. Therefore, a neutral effect is identified.	No	Policy INF2 Sustainable Transport will require developments to make provision for EV chargers.	The site should be built to low carbon standards with high levels of energy efficiency and individual energy generation technologies (e.g.: heat source pumps, solar PV) being promoted where possible.
<p><b>S014 Adaptation to Climate Change</b> To manage the effects of climate change including flood risk, reduced water availability and overheating.</p>	<ul style="list-style-type: none"> <li>Will it minimise flood risk?</li> <li>Will it include provision of sustainable urban drainage which mimic natural drainage patterns?</li> <li>Will it contribute towards sustainable water use?</li> </ul>	Yes	5	1	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Minor Negative	The site lies within Flood Zone 3 and within 1000m of a watercourse, which may place development on the site at risk of flooding, which may place development on the site at risk of flooding. However, mitigation will be provided by Policy SD2 Flood Risk which will require the site to incorporate flood risk mitigation, such as SuDs. Although this won't eradicate flood risk, it will reduce the likelihood of a flood risk event taking place. Therefore, as the site is still at risk of flood events following policy mitigation, a potential minor negative effect is identified.	No	Policy SD2 Flood Risk will require developments to incorporate flood risk mitigation, such as SuDs.	
<p><b>S015 Townscape and Historic Environment</b> To conserve and enhance the townscape, historic environment, heritage assets (including known and unknown archaeological sites) and their settings.</p>	<ul style="list-style-type: none"> <li>Will it protect and enhance the condition and setting of historic, cultural, architectural and archaeological features in South Derbyshire?</li> <li>Does it improve the quality of the built environment, and respect and protect existing townscape character?</li> <li>Will it improve access to, and understanding of, the District's historic and cultural assets for enjoyment and educational purposes?</li> </ul>	Yes	0	0	0	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Positive	The site contributes to the protection and enhancement of the townscape and it's historic environment as it is not within close proximity to any designated heritage assets. Therefore, a potential significant positive effect is identified.	No		
<p><b>S016 Landscape</b> To conserve and enhance the District's landscape character.</p>	<ul style="list-style-type: none"> <li>Does it respect and protect existing landscape character?</li> <li>Will it protect sensitive landscapes including those within the World Heritage Site or its buffer or Special Landscape Areas?</li> <li>Will it safeguard landscape features such as hedgerows?</li> <li>Will it avoid intrusion into the greenbelt?</li> </ul>	Yes	0	0	0	N/A	N/A	N/A	N/A	N/A	Uncertain	The site does not lie within the Green Belt or any areas of multiple environmental sensitivity. However, the development of this site could lead to the 'trapping in' of current green wedges within Derby City, cutting these greenfield land areas off from the surrounding open land. This could alter the current landscape, both within South Derbyshire and Derby City. The site should link to existing green wedges within Derby City where possible, in order to minimise impacts of 'trapping', although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.	Yes	Policy BNE4 Landscape Character and Local Distinctiveness will require developments to conserve local distinctiveness, retain landscape features (e.g.: hedgerows) and offset any damage to landscape features.	The site should link to existing green wedges within Derby City, in order to maintain a similar landscape pattern.



Site Name	Site 2
Site Address	Thurston Fields
Town/Locality	District
Est Housing Yield/Employment Space	1750 dwellings
Site Area (ha)	50
Site Description	The site suggests the provision of: - A new local centre - A new primary school (including playing fields) - Open space - New recreation facilities (including sports pitches, play space, community orchard)
Greenfield/Brownfield	Greenfield
Assumptions Made	This allocation will work alongside the policies set out in the South Derbyshire Local Plan Part 1.

SA objective	SA sub-objective	GIS Inputs					SA Policy Assessment									
		GIS Data Available?	R	A	Q	Direct/Indirect	Magnitude	Duration	Spatial Extent	Permanence/Reversibility	Significance	Description of potential effects	Potential for cumulative effects?	Policy Mitigation	Mitigation Recommendations	Enhancement Recommendation
To safeguard and enhance biodiversity (including BAP habitats and species) and geodiversity through biodiversity net gain and improve connectivity between, and access to, green spaces and functional habitats.	<ul style="list-style-type: none"> <li>Will it conserve and enhance natural or semi-natural habitats including internationally, nationally and locally designated wildlife sites, or create new wildlife habitats?</li> <li>Will it protect BAP or protected species and contribute to the delivery of new, or safeguard existing BAP priority species and habitats?</li> <li>Will it protect sites of geological importance?</li> </ul>	Yes	0	0	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Significant Positive	There are no internationally designated/BAP species or habitats located on or near to this site, nor are there any locally designated wildlife sites nearby. Therefore, development of this site is not expected to alter current biodiversity or geodiversity. It is assumed that this allocation works alongside Policy BNE3 Biodiversity, which requires development to avoid any adverse impact on sites of nature conservation value, as well as deliver a minimum of 10% ENG. Therefore, a potential significant positive effect is identified.	Yes			The site should be required to implement blue/green infrastructure where possible, particularly where the site can be connected to the Derby City Green Wedge. The site should also maintain as much existing vegetation as possible.
To ensure everyone has access to sustainable housing, which is affordable, and meets the needs of all residents including the elderly and other vulnerable groups and will support the vitality of existing communities and settlements.	<ul style="list-style-type: none"> <li>Will it reduce the number of households waiting for accommodation or accepted as homeless?</li> <li>Will it increase the number and mix of housing?</li> <li>Will it improve the suitability of new homes for older and disabled people?</li> <li>Will it provide affordable housing for those unable to access market housing?</li> <li>Will it meet the needs of the travelling community and show people?</li> <li>Will it secure infrastructure or community facilities?</li> </ul>	Yes	0	0	0	Direct	Medium	Long(20+Yrs)	Localised	Permanent/irreversible	Significant Positive	The site proposes to provide up to 1750 dwellings. It is assumed that this allocation works alongside Policy H20 Affordable Housing, which requires developments within 10 or more dwellings to provide 40% of the gross number of dwellings in the form of affordable housing, and alongside Policy H19 Housing Balance and Custom/Gaff build, which requires developments to provide a mixed size and tenure of dwellings. The site plan also highlights that the site will aim to provide infrastructure/community facilities, including a primary school. Therefore, a potential significant positive effect is identified.	Yes			
To improve local accessibility to healthcare, education, employment, retail facilities and recreational resources (including open spaces and sports facilities) and enhance wellbeing, promoting healthy and sustainable lifestyles.	<ul style="list-style-type: none"> <li>Will it promote healthy lifestyles?</li> <li>Will it deliver new, or contribute to the expansion or improvement of existing open spaces, schools or healthcare facilities within reasonable walking distance?</li> <li>Will it deliver growth within reasonable walking distance to a planned or existing major employment area (3ha or over centres)?</li> <li>Will it improve opportunities for active travel including walking and cycling?</li> <li>Will it deliver services or facilities on-site or elsewhere within the District?</li> </ul>	Yes	1	1	0	N/A	N/A	N/A	N/A	N/A	Neutral	The site has good access to a primary school which currently has capacity. However, the site has poor access to a secondary school which is 3km walking distance (with capacity), a GP surgery (over 400m walking distance), and an existing employment site (over 800m walking distance). Mitigation will be provided by Policy INF1, which highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	Yes	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.	The site should be required to provide infrastructure/community facilities to support growth, such as primary/secondary schools and employment land.	
To create safe and attractive places which contribute towards quality of life and community cohesion.	<ul style="list-style-type: none"> <li>Will it contribute towards reducing crime or fear of crime?</li> <li>Will it provide attractive places which provide opportunities for communities to mix and meet?</li> </ul>	No	0	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	It is assumed that this allocation works alongside Policy BNE1 Design Excellence, which requires developments to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction. The development of this site in isolation is unlikely to contribute towards designing out crime or enhancing community cohesion. Therefore, a neutral effect is identified.	No	Policy BNE1 Design Excellence requires development to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction.		
Ensure all residents have equitable access to employment, education, community services and facilities irrespective of race, religion, sex, age, sexual orientation, disability, gender reassignment, marriage and civil partnership or pregnancy/maternity.	<ul style="list-style-type: none"> <li>Ensure the option / policy does not have an adverse/discriminatory impact on protected characteristics/ equality groups?</li> <li>Will it narrow the inequality gap between the richest and poorest in the District?</li> <li>Will it reduce inequalities associated with deprivation across the District?</li> </ul>	Yes	0	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	This site is within a low IMD deprivation area. However, development of this site alone will not necessarily reduce the gap between the richest and poorest in the District.	Yes			
To deliver growth in key employment sectors and support the creation of new and extension of existing businesses in urban and rural areas.	<ul style="list-style-type: none"> <li>Will it encourage the creation of new businesses and existing businesses to grow?</li> <li>Will it encourage economic diversification?</li> <li>Will it help support and encourage the growth of the local economy (including in rural areas)?</li> <li>Will it support the enhancement of the District's tourism and cultural offer?</li> </ul>	Yes	0	0	0	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Minor Positive	The site will not deliver any employment space, although development here could indirectly support existing businesses within A16 on Trent local centre and Derby City. Therefore, a potential minor positive effect is identified.	Yes			
To create greater employment opportunities and higher value jobs across the whole District	<ul style="list-style-type: none"> <li>Will it help to improve skills levels and access to training within the District?</li> <li>Will it reduce unemployment rates overall and reduce disparities which exist across different parts of the District?</li> </ul>	Yes	0	0	0	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Negative	The site will not deliver any employment space, and it is located more than 800m from an existing employment centre. Therefore, a potential significant negative effect is identified.	No		Due to the location of the site, this impact cannot be mitigated.	
To deliver improved infrastructure to support growth and economic competitiveness of urban and rural businesses and communities.	<ul style="list-style-type: none"> <li>Will it minimise the impact of traffic congestion on the strategic and local road network through the delivery of new or enhanced transport infrastructure?</li> <li>Will it provide opportunities to access key services, including doctor's surgeries, education facilities, employment and town, local or village centres by means other than car?</li> <li>Will it make the best use of other infrastructure which serves new development?</li> </ul>	No	0	1	0	N/A	N/A	N/A	N/A	N/A	Neutral	The site has good access to a primary school which currently has capacity. However, the site has poor access to a secondary school which is 3km walking distance (with capacity), a GP surgery (over 400m walking distance), and an existing employment site (over 800m walking distance). Mitigation will be provided by Policy INF1, which highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place, this includes the provision of community facilities. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	No	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.		

<p><b>509 Sustainable Travel</b></p> <p>To promote sustainable travel habits including walking, cycling and public transport (Bus and rail) usage.</p>	<ul style="list-style-type: none"> <li>Will it reduce journey lengths and times?</li> <li>Will it maximize opportunities for walking and cycling?</li> <li>Will it maximize opportunities to access public transport provision?</li> </ul>	Yes	0	0	N/A	N/A	N/A	N/A	Uncertain	<p>The site is more than 800m from a train station, more than 400m from a bus stop, and does not connect to existing cycle routes. There are also issues surrounding access to the site, which is noted as creating issues on the wider road network, despite proposed mitigation. Mitigation is provided by Policy INF1, which highlights that new developments should be permitted on the wider road network, and off-site (if already in place); this includes the provision and improvement of transport infrastructure. Due to the issues identified in relation to the road network however, it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.</p>	No	<p>Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.</p>	<p>The site should be required to provide improved transport facilities (e.g.: new bus stops), as well as connect to existing pedestrian/cycle routes where possible.</p>	
<p><b>5010 Town and Village Centres</b></p> <p>To ensure that towns and village centres are vibrant and viable.</p>	<ul style="list-style-type: none"> <li>Will it improve existing shopping facilities within town and village centres?</li> <li>Will it help safeguard existing town and village centres?</li> </ul>	Yes	0	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Minor Negative	<p>The site is not located within or adjacent to a town or village centre (it is located on the edge of Derby City, and around 1.5km from the village of Aston on Trent). The development of a new local centre within the site would provide local facilities for new residents, enabling some self-containment. These facilities would not be designed to provide facilities for the wider area but residents may not support existing town and village centres. Therefore, a potential minor negative effect is identified.</p>	Yes	<p>Development proposals could be accompanied by an assessment of the impact of the development on the local economy.</p>	
<p><b>5011 Resources</b></p> <p>To minimise waste and ensure the sustainable use and protection of natural resources including greenfield land, soil and minerals resources.</p>	<ul style="list-style-type: none"> <li>Will it enhance opportunities for increased levels of recycling in the District?</li> <li>Will it improve or remediate contaminated land or reuse previously developed land which has not been restored?</li> <li>Will it protect Best and Most Valuable (BMV) Agricultural Land?</li> <li>Will it avoid the sterilisation of minerals resources?</li> </ul>	Yes	0	1	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Negative	<p>The site is located within a sand and gravel mineral safeguarding zone. This site is also located on grade 2 and 3 agricultural land; development will subsequently lead to the irreversible loss of greenfield land, and soils considered as the 'best and most versatile'. The development of this site in isolation will likely have no influence on the levels of recycling across South Derbyshire. However, Policy BNE1 Design Excellence, will require developments to provide adequate space for waste storage and collection. Therefore, as the loss of greenfield land/grade 2 and 3 agricultural land cannot be mitigated, a potential significant negative effect is identified.</p>	Yes	<p>Policy BNE1 Design Excellence will require developments to provide adequate space for waste storage and collection.</p>	<p>Loss of greenfield land and Grade 2 and 3 agricultural land cannot be mitigated.</p>
<p><b>5012 Pollution</b></p> <p>To minimise water, air, light and noise pollution and ensure that future growth does not lead to the further deterioration of environmental conditions.</p>	<ul style="list-style-type: none"> <li>Will it contribute to improvements in water quality in the District?</li> <li>Will it avoid increasing noise levels locally or introducing incompatible uses into an already noisy location?</li> <li>Will it avoid deterioration in air quality within the District?</li> <li>Will it avoid exacerbating light pollution by keeping external lighting to the minimum required for safety and security?</li> </ul>	Yes	0	0	N/A	N/A	N/A	N/A	Uncertain	<p>The site currently experiences high noise pollution and high light pollution. It is likely that development at this scale will increase both noise and light pollution further. The A50 and A6 are located adjacent to the site so the site is currently exposed to some air pollution. It is likely that development at this scale will increase air pollution in South Derbyshire, as well as in Derby City as residents may commute into the city for work. The site does not lie within the River Mease nutrient neutrality zone or any groundwater protection zones. The site should be required to implement noise and light mitigation measures, although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.</p>	Yes	<p>The site should be required to implement noise and light mitigation measures.</p>		
<p><b>5013 Contributions to Climate Change</b></p> <p>To reduce the District's contribution towards the emission of climate change gases.</p>	<ul style="list-style-type: none"> <li>Will it provide opportunities to access local services and facilities by public transport walking or cycling?</li> <li>Will it support the delivery of renewable energy capacity (including small scale or community energy projects)?</li> <li>Will it support the shift toward usage of electric and ultra-low emissions vehicles?</li> </ul>	Yes	0	0	N/A	N/A	N/A	N/A	N/A	Neutral	<p>The site is more than 600m of a public EV charger. However, Policy INF2 Sustainable Transport will require the development to make provision for EV chargers. Additionally, the site location (near to Derby City) may assist in the development of heat networks incorporating new homes, providing low carbon heating for future residents. Therefore, a neutral effect is identified.</p>	No	<p>Policy INF2 Sustainable Transport will require developments to make provision for EV chargers.</p>	<p>The site should be built to low carbon standards with high levels of energy efficiency and individual energy generation technologies (e.g.: heat source pumps, solar PV) being promoted where possible.</p>
<p><b>5014 Adaptation to Climate Change</b></p> <p>To manage the effects of climate change including flood risk, reduced water availability and overheating.</p>	<ul style="list-style-type: none"> <li>Will it minimise flood risk?</li> <li>Will it include provision of sustainable urban drainage which mimic natural drainage patterns?</li> <li>Will it contribute towards sustainable water use?</li> </ul>	Yes	0	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Minor Negative	<p>Although the majority of the site lies within Flood Zone 1, an area of the site lies within Flood Zone 2 and within 1000m of a watercourse, which may place development on the site at risk of flooding. However, Policy SD2 Flood Risk will require the site to incorporate flood risk mitigation, such as SuDs. Although this won't eradicate flood risk, it will reduce the likelihood of a flood risk event taking place. Therefore, as the site is still at risk of flood events following policy mitigation, a potential minor negative effect is identified.</p>	No	<p>Policy SD2 Flood Risk will require developments to incorporate flood risk mitigation, such as SuDs.</p>	
<p><b>5015 Townscape and Historic Environment</b></p> <p>To conserve and enhance the townscape, historic environment, heritage assets (including known and unknown archaeological sites) and their settings.</p>	<ul style="list-style-type: none"> <li>Will it protect and enhance the condition and setting of historic, cultural, architectural and archaeological features in South Derbyshire?</li> <li>Does it improve the quality of the built environment, and respect and protect existing townscape character?</li> <li>Will it improve access to, and understanding of, the District's historic and cultural assets for enjoyment and educational purposes?</li> </ul>	Yes	0	0	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Positive	<p>The site contributes to the protection and enhancement of the townscape and it's historic environment, as it is not within close proximity to any designated heritage assets. Therefore, a potential significant positive effect is identified.</p>	No		
<p><b>5016 Landscape</b></p> <p>To conserve and enhance the District's landscape character.</p>	<ul style="list-style-type: none"> <li>Does it respect and protect existing landscape character?</li> <li>Will it protect sensitive landscapes including those within the World Heritage Site or its buffer or Special Landscape Areas?</li> <li>Will it safeguard landscape features such as hedgerows?</li> <li>Will it avoid intrusion into the greenbelt?</li> </ul>	Yes	0	0	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Negative	<p>Although the does not lie within any areas of multiple environmental sensitivity, it does lie within the Green Belt and a national character area. Development on Green Belt land cannot be mitigated. Additionally, the development of this site could lead to the 'trapping in' of current green wedges within Derby City, cutting these greenfield land areas off from the surrounding open land. This could alter the current landscape, both within South Derbyshire and Derby City. Mitigation will be provided by Policy BNE4 Landscape Character and Local Distinctiveness, which will require developments to conserve local distinctiveness, retain landscape features (e.g.: hedgerows) and offset any damage to landscape features. The site should also link to existing green wedges within Derby City where possible, in order to minimise impacts of 'trapping', although it is not clear whether all potential effects can be minimised through mitigation. Therefore, as development on Green Belt land cannot be mitigated, a potential significant negative effect is identified.</p>	Yes	<p>Policy BNE4 Landscape Character and Local Distinctiveness will require developments to conserve local distinctiveness, retain landscape features (e.g.: hedgerows) and offset any damage to landscape features.</p>	<p>Loss of Green Belt land cannot be mitigated.</p> <p>The site should link to existing green wedges within Derby City, in order to maintain a similar landscape pattern.</p>

Site Name	Site 3
Site Address	Land South of Micklow
Town/Locality	Burnston
Est Housing Yield/Employment Space	2600 Homes
Site Area (ha)	200
Site Description	The site suggests the provision of: - Provision of Gypsy and Traveller pitches - A new local centre (including retail facilities) - A primary school - A secondary school - A sports hub - Financial contributions towards a secondary school and healthcare
Greenfield/Brownfield	Greenfield
Assumptions Made	This allocation will work alongside the policies set out in the South Derbyshire Local Plan Part 1.

SA objective	SA Framework		GIS inputs							SA Policy Assessment							
	SA sub-objective		GIS Data Available?	R	A	G	Direct/Indirect	Magnitude	Duration	Spatial Extent	Permanence/Reversibility	Significance	Description of potential effects	Potential for cumulative effects?	Policy Mitigation	Mitigation Recommendations	Enhancement Recommendation
<b>501 Biodiversity</b> To safeguard and enhance biodiversity (including BAP habitats, rare species) and good biodiversity through biodiversity net gain and improve connectivity between, and access to, green spaces and functional habitats.	<ul style="list-style-type: none"> <li>Will it conserve and enhance natural or semi natural habitats including internationally, nationally and locally designated wildlife sites, or create new wildlife habitats?</li> <li>Will it protect BAP or protected species and contribute to the delivery of new, or safeguard existing BAP priority species and habitats?</li> <li>Will it protect sites of geological importance?</li> </ul>	Yes	5	1	5	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Significant Positive	There are no internationally designated/BAP species or habitats located on or near to this site, nor are there any locally designated wildlife sites nearby. The site is within 10m of a number of TPOs. However as this allocation works alongside Policy BNE3 Biodiversity, which requires development to avoid any adverse impact on sites of nature conservation value, as well as deliver a minimum of 10% BNG, it is very unlikely that these will be damaged or removed during development. Therefore, a potential significant positive effect is identified.	Yes				The site should be required to implement blue/green infrastructure where possible, particularly where the site can be connected to the Derby City Green Wedge. The site should also maintain as much existing vegetation as possible.
<b>502 Housing</b> To ensure everyone has access to sustainable housing, which is affordable, and meets the needs of all residents including the elderly and other vulnerable groups and will support the vitality of existing communities and settlements.	<ul style="list-style-type: none"> <li>Will it reduce the number of households waiting for accommodation or accepted as homeless?</li> <li>Will it increase the number and mix of housing?</li> <li>Will it improve the suitability of new homes for older and disabled people?</li> <li>Will it provide affordable housing for those unable to access market housing?</li> <li>Will it meet the needs of the travelling community and show people?</li> <li>Will it secure infrastructure or community facilities?</li> </ul>	Yes	0	0		Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Significant Positive	The site proposes to provide up to 2600 dwellings. It is assumed that this allocation works alongside Policy H20 Affordable Housing, which requires developments within 10 or more dwellings to provide 40% of the gross number of dwellings in the form of 'affordable housing', and alongside Policy H19 Housing Balance and Custom/Self build, which requires developments to provide a mixed size and tenure of dwellings. Therefore, a potential significant positive effect is identified.	Yes				
<b>503 Accessibility and Health</b> To improve local accessibility to healthcare, education, employment, retail facilities and recreational resources (including open spaces and sports facilities) and enhance wellbeing, promoting healthy and sustainable lifestyles.	<ul style="list-style-type: none"> <li>Will it promote healthy lifestyles?</li> <li>Will it deliver new, or contribute to the expansion or improvement of existing open spaces, schools or healthcare facilities within reasonable walking distance?</li> <li>Will it deliver growth within reasonable walking distance to a planned or existing major employment area (5ha +) or town centre?</li> <li>Will it improve opportunities for active travel including walking and cycling?</li> <li>Will it deliver services or facilities on-site or elsewhere within the District?</li> </ul>	Yes	5	1	2	N/A	N/A	N/A	N/A	N/A	Neutral	The site has good access to a primary school which currently has capacity. However, the site has poor walking access to: a secondary school which is 3km walking distance (with capacity), a GP surgery, an existing employment site, and formal and informal recreation which are all over 800m walking distance. Policy INF 1 highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place. For example, this site plan references the provision for a new primary and secondary school, and a sports hub. It can therefore be determined that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	Yes	Policy INF 1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.		The site should be required to provide infrastructure/community facilities to support growth, such as primary/secondary schools and employment land.	
<b>504 Quality of Life</b> To create safe and attractive places which contribute towards quality of life and community cohesion.	<ul style="list-style-type: none"> <li>Will it contribute towards reducing crime or fear of crime?</li> <li>Will it provide attractive places which provide opportunities for communities to mix and meet?</li> </ul>	No				N/A	N/A	N/A	N/A	N/A	Neutral	It is assumed that this allocation works alongside Policy BNE1 Design Excellence, which requires developments to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction. The development of this site in isolation is unlikely to contribute towards designing out crime or enhancing community cohesion. Therefore, a neutral effect is identified.	No		Policy BNE1 Design Excellence requires developments to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction.		
<b>505 Inequalities</b> Ensure all residents have equitable access to employment, education, community services and facilities irrespective of race, religion, sex, age, sexual orientation, disability, gender (reassignment), marriage and civil partnership or pregnancy/maternity.	<ul style="list-style-type: none"> <li>Ensure the option / policy does not have an adverse/ discriminatory impact on protected characteristics/ equality groups?</li> <li>Will it narrow the inequality gap between the richest and poorest in the District?</li> <li>Will it reduce inequalities associated with deprivation across the District?</li> </ul>	Yes	0	0		N/A	N/A	N/A	N/A	N/A	Neutral	This site is within a low IMD deprivation area. However, development of this site alone will not necessarily reduce the gap between the richest and poorest in the District. Therefore, a neutral effect is identified.	Yes				
<b>506 Economy</b> To deliver growth in key employment sectors and support the creation of new and retention of existing businesses in urban and rural areas.	<ul style="list-style-type: none"> <li>Will it encourage the creation of new businesses and existing businesses to grow?</li> <li>Will it encourage economic diversification?</li> <li>Will it help support and encourage the growth of the local economy (including in rural areas)?</li> <li>Will it support the enhancement of the District's tourism and cultural offer?</li> </ul>	Yes	0	0	2	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Positive	The site will deliver between 5-10ha of employment space. Development here could also indirectly support existing businesses within Findern local centre and Derby City. Therefore, a potential significant positive effect is identified.	Yes				
<b>507 Employment</b> To create greater employment opportunities and higher value jobs across the whole District	<ul style="list-style-type: none"> <li>Will it help to improve skills levels and access to training within the District?</li> <li>Will it reduce unemployment rates overall and reduce disparities which exist across different parts of the District?</li> </ul>	Yes	0	0	2	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Positive	The site will deliver between 5-10ha of employment space, and is located around 1.5km from a large employment site (the Toyota manufacturing site). The site will also subsequently be located around 2km from the East Midlands Intermodal Park once built. There will subsequently be a large number of employment opportunities both on- and off-site for residents. Therefore, a potential significant positive effect is identified.	No				
<b>508 Infrastructure</b> To deliver improved infrastructure to support growth and economic competitiveness of urban and rural businesses and communities.	<ul style="list-style-type: none"> <li>Will it minimise the impact of traffic congestion on the strategic and local road network through the delivery of new or enhanced transport infrastructure?</li> <li>Will it provide opportunities to access key services, including doctor's surgeries, education facilities, employment and town, local or village centres by means other than car?</li> <li>Will it make the best use of other infrastructure which serves new development?</li> </ul>	No		1		N/A	N/A	N/A	N/A	N/A	Neutral	The site is not located near to existing infrastructure with the nearest secondary school being 3km walking distance (with capacity), and the nearest GP surgery, existing employment site, and formal and informal recreation sites being over 800m walking distance. However, Policy INF 1 highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place; this includes the provision of community facilities. It can therefore be determined that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	No		Policy INF 1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.		

<p><b>509 Sustainable Travel</b></p> <p>To promote sustainable travel habits including walking, cycling and public transport (bus and rail) usage.</p>	<ul style="list-style-type: none"> <li>• Will it reduce journey lengths and times?</li> <li>• Will it maximise opportunities for walking and cycling?</li> <li>• Will it maximise opportunities to access public transport provision?</li> </ul>	Yes	1	0	0	Direct	Low			Localised	Permanent/irreversible	Minor Positive	<p>The site currently lies within an acceptable distance to an existing bus stop, and to existing cycle routes. The site is more than 800m from a train station however. Policy INF1 highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place; this includes the provision and improvement of transport infrastructure. For example, the site plan references the provision of new and upgrading pedestrian and cycle routes. This should improve travel within South Derbyshire, as well as into Derby City. It can therefore be determined that infrastructure to support growth will be delivered alongside development. Therefore, a potential minor positive effect is identified.</p>	No	<p>Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.</p>	<p>The site should be required to provide improved transport facilities (e.g.: new bus stops), as well as connect to existing pedestrian/cycle routes where possible.</p>
<p><b>5010 Town and Village Centres</b></p> <p>To ensure that town and village centres are vibrant and viable.</p>	<ul style="list-style-type: none"> <li>• Will it improve existing shopping facilities within town and village centres?</li> <li>• Will it help safeguard existing town and village centres?</li> </ul>	Yes	2	0	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Minor Negative	<p>The site is not located within or adjacent to a town or village centre (it is located on the edge of Derby City, and around 1.5km from the village of Fliedon). The development of a new local centre within the site would provide local facilities for new residents, enabling some self containment. These facilities would not be designed to provide facilities for the wider area but residents may not support existing town and village centres. Therefore, a potential minor negative effect is identified.</p>	Yes		<p>Development proposals could be accompanied by an assessment of the impact of the development on the local economy.</p>	
<p><b>5011 Resources</b></p> <p>To minimise waste and ensure the sustainable use and protection of natural resources including greenfield land, soil and minerals resources.</p>	<ul style="list-style-type: none"> <li>• Will it enhance opportunities for increased levels of recycling in the District?</li> <li>• Will it improve or remediate contaminated land or reuse previously developed land which has not been restored?</li> <li>• Will it protect Best and Most Versatile (BMV) Agricultural Land?</li> <li>• Will it avoid the sterilisation of minerals resources?</li> </ul>	Yes	2	2	0	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Negative	<p>This site is located on grade 3 agricultural land, development will subsequently lead to the irreversible loss of greenfield land, and soils considered as the 'best and most versatile'. The site does not lie within a sand and gravel mineral safeguarding zone or a historic landfill site. The development of this site in isolation will likely have no influence on the levels of recycling across South Derbyshire. However, Policy BNE1 Design Excellence, will require developments to provide adequate space for waste storage and collection. Therefore, as the loss of greenfield land/grade 3 agricultural land cannot be mitigated, a potential significant negative effect is identified.</p>	Yes	<p>Policy BNE1 Design Excellence will require developments to provide adequate space for waste storage and collection.</p>	<p>Loss of greenfield land and Grade 3 agricultural land cannot be mitigated.</p>	
<p><b>5012 Pollution</b></p> <p>To minimise water, air, light and noise pollution and ensure that future growth does not lead to the further deterioration of environmental conditions.</p>	<ul style="list-style-type: none"> <li>• Will it contribute to improvements in water quality in the District?</li> <li>• Will it avoid increasing noise levels locally or introducing incompatible uses into an already noisy location?</li> <li>• Will it avoid deterioration in air quality within the District?</li> <li>• Will it avoid exacerbating light pollution by keeping external lighting to the minimum required for safety and security?</li> </ul>	Yes	1	1	2	N/A	N/A	N/A	N/A	N/A	N/A	Uncertain	<p>The site currently experiences high noise pollution and some light pollution. It is likely that development at this scale will increase both noise and light pollution. The A38 and A516 are located adjacent to the site so the site is currently exposed to some air pollution. It is likely that development at this scale will increase air pollution in South Derbyshire, as well as in Derby City as residents may commute into the city for work. The site should be required to implement noise and light mitigation measures, although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.</p>	Yes		<p>The site should be required to implement noise and light mitigation measures.</p>
<p><b>5013 Contributions to Climate Change</b></p> <p>To reduce the District's contribution towards the emission of climate change gases.</p>	<ul style="list-style-type: none"> <li>• Will it provide opportunities to access local services and facilities by public transport walking or cycling?</li> <li>• Will it support the delivery of renewable energy capacity (including small scale or community energy projects)?</li> <li>• Will it support the shift toward usage of electric and ultralow emissions vehicles?</li> </ul>	Yes	0	1	0	N/A	N/A	N/A	N/A	N/A	N/A	Neutral	<p>The site is within 800m from an EV charger. However mitigation will be provided by Policy INF2 Sustainable Transport, which will require the development to make provision for EV chargers. Additionally, the sites location (near to Derby City) may assist in the development of heat networks incorporating new homes, providing low carbon heating for future residents. Therefore, a neutral effect is identified.</p>	No	<p>Policy INF2 Sustainable Transport will require developments to make provision for EV chargers.</p>	<p>The site should be built to low carbon standards with high levels of energy efficiency and individual energy generation technologies (e.g.: heat source pumps, solar PV) being promoted where possible.</p>
<p><b>5014 Adaptation to Climate Change</b></p> <p>To manage the effects of climate change including flood risk, reduced water availability and overheating.</p>	<ul style="list-style-type: none"> <li>• Will it minimise flood risk?</li> <li>• Will it include provision of sustainable urban drainage which mimic natural drainage patterns?</li> <li>• Will it contribute towards sustainable water use?</li> </ul>	Yes	0	2	0	Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Minor Negative	<p>Part of the site lies within Flood Zone 2 and within 1000m of a watercourse, which may place development on the site at risk of flooding. However, mitigation will be provided by Policy SD2 Flood Risk, which will require the site to incorporate flood risk mitigation, such as SuDs. Although this won't eradicate flood risk, it will reduce the likelihood of a flood risk event taking place. Therefore, as the site is still at risk of flood events following policy mitigation, a potential minor negative effect is identified.</p>	No	<p>Policy SD2 Flood Risk will require developments to incorporate flood risk mitigation, such as SuDs.</p>		
<p><b>5015 Townscape and Historic Environment</b></p> <p>To conserve and enhance the townscape, historic environment, heritage assets (including known and unknown archaeological sites) and their settings.</p>	<ul style="list-style-type: none"> <li>• Will it protect and enhance the condition and setting of historic, cultural, architectural and archaeological features in South Derbyshire?</li> <li>• Does it improve the quality of the built environment, and respect and protect existing townscape character?</li> <li>• Will it improve access to, and understanding of, the District's historic and cultural assets for enjoyment and educational purposes?</li> </ul>	Yes	0	0	4	Direct	Low	Medium/Long	Localised	Permanent/irreversible	Significant Positive	<p>The site does contribute to the protection and enhancement of the townscape and its historic environment as it is not within close proximity to any designated heritage assets. Therefore, a potential significant positive effect is identified.</p>	No			
<p><b>5016 Landscape</b></p> <p>To conserve and enhance the District's landscape character.</p>	<ul style="list-style-type: none"> <li>• Does it respect and protect existing landscape character?</li> <li>• Will it protect sensitive landscapes including those within the World Heritage Site or its buffer or Special Landscape Areas?</li> <li>• Will it safeguard landscape features such as hedgerows?</li> <li>• Will it avoid intrusion into the greenbelt?</li> </ul>	Yes	0	0	2	N/A	N/A	N/A	N/A	N/A	N/A	Uncertain	<p>The site contributes towards protecting landscape character and sensitive landscapes as it does not lie within the Green Belt or any areas of multiple environmental sensitivity. However, the development of this site could lead to the 'frapping in' of current green wedges within Derby City, cutting these greenfield land areas off from the surrounding open land. This could alter the current townscape, both within South Derbyshire and Derby City. The site should link to existing green wedges within Derby City where possible, in order to minimise impacts of 'frapping', although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.</p>	Yes	<p>Policy BNE4 Landscape Character and Local Distinctiveness will require developments to conserve local distinctiveness, retain landscape features (e.g.: hedgerows) and offset any damage to landscape features.</p>	<p>The site should link to existing green wedges within Derby City, in order to maintain a similar landscape pattern.</p>

Site Name	Site 4
Site Address	South of Littlebar
Town Locality	Tydford & Stenson and Stenson Fields
Est Housing Yield/Employment Space	7,200 dwellings
Site Area (ha)	30
Site Description	The site suggests the provision of: A new primary school A new train station linked to the South Derby Integrated Transport Link development
Greenfield/Brownfield	Greenfield
Restrictions/Notes	This allocation will work alongside the policies set out in the South Derbyshire Local Plan Part 1

SA objective	SA sub-objective	GIS Inputs					SA Policy Assessment									
		GIS Data Available?	R	A	Q	Direct/ Indirect	Magnitude	Duration	Spatial Extent	Permanence/ Reversibility	Significance	Description of potential effects	Potential for cumulative effects?	Policy Mitigation	Mitigation Recommendations	Enhancement Recommendation
<b>501 Biodiversity</b> To safeguard and enhance biodiversity (including BAP habitats and species) and geodiversity through biodiversity net gain and improve connectivity between, and access to, green spaces and functional habitats.	<ul style="list-style-type: none"> <li>Will it conserve and enhance natural or semi-natural habitats including internationally, nationally and locally designated wildlife sites, or create new wildlife habitats?</li> <li>Will it protect BAP or protected species and contribute to the delivery of new, or safeguard existing BAP (priority species and habitats)?</li> <li>Will it protect sites of geological importance?</li> </ul>	Yes		1		N/A	N/A	N/A	N/A	N/A	Neutral	There are no designations for nature conservation within the site. The site is located within 50m of a UG however, and contains a number of TPOs. Development may subsequently negatively impact on biodiversity. However, mitigation will be provided by Policy BNE3 Biodiversity, which requires development to avoid any adverse impact on sites of nature conservation value, as well as deliver a minimum of 10% BNG. Therefore, a neutral effect is identified.	Yes	Policy BNE3 Biodiversity requires developments to avoid any adverse impact on sites of nature conservation value, as well as deliver a minimum of 10% BNG, in line with national policy requirements.		The site should implement blue/green infrastructure where possible, particularly where the site can be connected to the Derby City Green Wedge. The site should also maintain as much existing vegetation as possible.
<b>502 Housing</b> To ensure everyone has access to sustainable housing, which is affordable, and meets the needs of all residents including the elderly and other vulnerable groups and will support the vitality of existing communities and settlements.	<ul style="list-style-type: none"> <li>Will it reduce the number of households waiting for accommodation or accepted as homeless?</li> <li>Will it increase the number and mix of housing?</li> <li>Will it improve the suitability of new homes for older and disabled people?</li> <li>Will it provide affordable housing for those unable to access market housing?</li> <li>Will it meet the needs of the travelling community and show people?</li> <li>Will it secure infrastructure or community facilities?</li> </ul>	Yes	0	0		Direct	Medium	Medium/Long	Localised	Permanent/irreversible	Significant Positive	The site proposes to provide up to 7,200 dwellings. It is assumed that this allocation works alongside Policy H20 Affordable Housing, which requires developments within 10 or more dwellings to provide 40% of the gross number of dwellings in the form of 'affordable housing', and alongside Policy H19 Housing Balance and Custom/Self build, which requires developments to provide a mixed size and tenure of dwellings. Therefore, a potential significant positive effect is identified.	Yes			
<b>503 Accessibility and Health</b> To improve local accessibility to healthcare, education, employment, retail facilities and recreational resources (including open spaces and sports facilities) and enhance wellbeing, promoting healthy and sustainable lifestyles.	<ul style="list-style-type: none"> <li>Will it promote healthy lifestyles?</li> <li>Will it deliver new, or contribute to the expansion or improvement of existing open spaces, schools or healthcare facilities within reasonable walking distance?</li> <li>Will it deliver growth within reasonable walking distance to a planned or existing major employment area (5ha or more) or town centre?</li> <li>Will it improve opportunities for active travel including walking and cycling?</li> <li>Will it deliver services or facilities on site or elsewhere within the District?</li> </ul>	Yes				N/A	N/A	N/A	N/A	N/A	Neutral	The site has good access to a primary school which currently has capacity. However, the site has poor access to a secondary school which is 3km walking distance (with capacity) over 1km to a GP surgery, and over 800m to formal and informal recreation. Mitigation will be provided by Policy INF1, which highlights that new developments will only be permitted if necessary infrastructure (both on- and off-site) is already in place. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	Yes	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.	The site should provide infrastructure/community facilities to support growth, such as primary/secondary schools and employment land.	
<b>504 Quality of Life</b> To create safe and attractive places which contribute towards quality of life and community cohesion.	<ul style="list-style-type: none"> <li>Will it contribute towards reducing crime or fear of crime?</li> <li>Will it provide attractive places which provide opportunities for communities to mix and meet?</li> </ul>	No				N/A	N/A	N/A	N/A	N/A	Neutral	It is assumed that this allocation works alongside Policy BNE1 Design Excellence, which requires developments to be designed to reverse opportunities for crime and anti-social behaviour, and encourage diversity and social interaction. The development of this site is unlikely to contribute towards designing out crime or enhancing community cohesion. Therefore, a neutral effect is identified.	No	Policy BNE1 Design Excellence requires developments to be designed to minimise opportunities for crime and anti-social behaviour, and encourage diversity and social interaction.		
<b>505 Inequalities</b> Ensure all residents have equitable access to employment, education, community services and facilities irrespective of race, religion, sex, age, sexual orientation, disability, gender reassignment, marriage and civil partnership or pregnancy/maternity.	<ul style="list-style-type: none"> <li>Ensure the option / policy does not have an adverse/ discriminatory impact on protected characteristics/ equality groups?</li> <li>Will it narrow the inequality gap between the richest and poorest in the District?</li> <li>Will it reduce inequalities associated with deprivation across the District?</li> </ul>	Yes	0	0		N/A	N/A	N/A	N/A	N/A	Neutral	This site is within a medium IMD deprivation area. However, development of this site alone will not necessarily reduce the gap between the richest and poorest in the District. Therefore, a neutral effect is identified.	Yes			
<b>506 Economy</b> To deliver growth in key employment sectors and support the creation of new and retention of existing businesses in urban and rural areas.	<ul style="list-style-type: none"> <li>Will it encourage the creation of new businesses and existing businesses to grow?</li> <li>Will it encourage economic diversification?</li> <li>Will it help support and encourage the growth of the local economy (including in rural areas)?</li> <li>Will it support the enhancement of the District's tourism and cultural offer?</li> </ul>	Yes	0	0		Indirect	Low	Medium/Long	Localised	Permanent/irreversible	Minor Positive	The site will not deliver any employment space, although development here could indirectly support existing businesses within the local centre and Derby City. Therefore, a potential minor positive effect is identified.	Yes			The site should be required to provide retail facilities to support growth.
<b>507 Employment</b> To create greater employment opportunities and higher value jobs across the whole District.	<ul style="list-style-type: none"> <li>Will it help to improve skills levels and access to training within the District?</li> <li>Will it reduce unemployment rates overall and reduce disparities which exist across different parts of the District?</li> </ul>	Yes		0		Direct	Low	Medium/Long	Localised	Permanent/irreversible	Minor Positive	The site will not deliver any employment space. However, the site is located around 3km from a large employment site (the Toyota manufacturing site), and will subsequently be located around 3km from the Gatt Meadows Intermodal Park once built. As a result, there will be a large number of employment opportunities off-site for residents. Therefore, a potential minor positive effect is identified.	No			
<b>508 Infrastructure</b> To deliver improved infrastructure to support growth and economic competitiveness of urban and rural businesses and communities.	<ul style="list-style-type: none"> <li>Will it minimise the impact of traffic congestion on the strategic and local road network through the delivery of new or enhanced transport infrastructure?</li> <li>Will it provide opportunities to access key services, including doctor's surgeries, education facilities, employment and town, local or village centres by means other than car?</li> <li>Will it make the best use of other infrastructure which serves new development?</li> </ul>	No				N/A	N/A	N/A	N/A	N/A	Neutral	The site is not located near to existing infrastructure such as employment space, GP practice, secondary school or formal/informal recreation. However, mitigation will be provided by Policy INF1, which highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place, this includes the provision and improvement of transport infrastructure. For example, a new train station may be developed next to the site as part of the South Derbyshire Integrated Transport Link. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	No	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.		
<b>509 Sustainable Travel</b> To promote sustainable travel habits including walking, cycling and public transport (bus and rail) usage.	<ul style="list-style-type: none"> <li>Will it reduce journey lengths and times?</li> <li>Will it maximise opportunities for walking and cycling?</li> <li>Will it maximise opportunities to access public transport provision?</li> </ul>	Yes		0		N/A	N/A	N/A	N/A	N/A	Neutral	The site currently lies within an acceptable distance to an existing bus stop, and to existing cycle routes, but is more than 800m from an existing train station. However, mitigation will be provided by Policy INF1, which highlights that new development will only be permitted if necessary infrastructure (both on- and off-site) is already in place, this includes the provision and improvement of transport infrastructure. For example, a new train station may be developed next to the site as part of the South Derbyshire Integrated Transport Link. This should improve travel within South Derbyshire, as well as into Derby City. It can therefore be assumed that infrastructure to support growth will be delivered alongside development. Therefore, a neutral effect is identified.	No	Policy INF1 Infrastructure and Developer Contributions will only permit development if necessary infrastructure (both on- and off-site) is already in place.	The site should provide improved transport facilities (e.g. new bus stops), as well as connect to existing pedestrian/cycle routes where possible.	

<p><b>S010 Town and Village Centres</b> To ensure that town and village centres are vibrant and viable.</p>	<ul style="list-style-type: none"> <li>Will it improve existing shopping facilities within town and village centres?</li> <li>Will it help safeguard existing town and village centres?</li> </ul>	<p>Yes</p>	<p>0</p>	<p>1</p>	<p>0</p>	<p>Direct</p>	<p>Medium</p>	<p>Medium/Long</p>	<p>Localised</p>	<p>Permanent/irreversible</p>	<p>Minor Positive</p>	<p>The site is located on the edge of Derby City, and less than 800m from the village of Fildon; the level of development proposed should subsequently increase footfall in the city centre and the village centre. Therefore, a potential minor positive effect is identified.</p>	<p>Yes</p>			<p>The site should be required to provide retail facilities to support growth.</p>
<p><b>S011 Resources</b> To minimise waste and ensure the sustainable use and protection of natural resources including greenfield land, soil and minerals resources.</p>	<ul style="list-style-type: none"> <li>Will it enhance opportunities for increased levels of recycling in the District?</li> <li>Will it improve or remediate contaminated land or reuse previously developed land which has not been restored?</li> <li>Will it protect Best and Most Versatile (BMV) Agricultural Land?</li> <li>Will it avoid the sterilisation of minerals resources?</li> </ul>	<p>Yes</p>	<p>4</p>	<p>0</p>	<p>0</p>	<p>Direct</p>	<p>Low</p>	<p>Medium/Long</p>	<p>Localised</p>	<p>Permanent/irreversible</p>	<p>Significant Negative</p>	<p>This site is located on grade 3 agricultural land; development will subsequently lead to the irreversible loss of greenfield land, and soils considered as the best and most versatile. The site also lies partially within a sand and gravel mineral safeguarding zone and a historic landfill site; development may subsequently lead to the sterilisation of mineral resources. The development of this site in isolation will likely have no influence on the levels of recycling across Derbyshire. However, Policy BNE1 Design Excellence, will require developments to provide adequate space for waste storage and collection. Therefore, as the loss of greenfield land/grade 3 agricultural land cannot be mitigated, a potential significant negative effect is identified.</p>	<p>Yes</p>	<p>Policy BNE1 Design Excellence will require developments to provide adequate space for waste storage and collection.</p>	<p>Loss of greenfield land and Grade 3 agricultural land cannot be mitigated.</p>	
<p><b>S012 Pollution</b> To minimise water, air, light and noise pollution and ensure that future growth does not lead to the further deterioration of environmental conditions.</p>	<ul style="list-style-type: none"> <li>Will it contribute to improvements in water quality in the District?</li> <li>Will it avoid increasing noise levels locally or introducing incompatible uses into an already noisy location?</li> <li>Will it avoid deterioration in air quality within the District?</li> <li>Will it avoid exacerbating light pollution by keeping external lighting to the minimum required for safety and security?</li> </ul>	<p>Yes</p>	<p>0</p>	<p>1</p>	<p>3</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>Uncertain</p>	<p>The site currently experiences low noise pollution and some light pollution. It is likely that development at this scale will increase both noise and light pollution. The A36 and A50 are located adjacent to the site so the site is currently exposed to some air pollution. It is likely that development at this scale will increase air pollution in South Derbyshire, as well as in Derby City as residents may commute into the city for work. The site does not lie within the River Mease nutrient neutrality zone or any groundwater protection zones. The site should be required to implement noise and light mitigation measures, although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.</p>	<p>Yes</p>		<p>The site should be required to implement noise and light mitigation measures.</p>	
<p><b>S013 Contributions to Climate Change</b> To reduce the District's contribution towards the emission of climate change gases.</p>	<ul style="list-style-type: none"> <li>Will it provide opportunities to access local services and facilities by public transport walking or cycling?</li> <li>Will it support the delivery of renewable energy capacity (including small scale or community energy projects)?</li> <li>Will it support the shift towards usage of electric and ultra-low emissions vehicles?</li> </ul>	<p>Yes</p>	<p>0</p>	<p>0</p>	<p>0</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>Neutral</p>	<p>The site is more than 600m from an EV charger. However mitigation will be provided by Policy INF3 Sustainable Transport, which will require the development to make provision for EV chargers. Additionally, the site location (near to Derby City) may assist in the development of a local network incorporating new homes, providing low carbon heating for future residents. Therefore, a neutral effect is identified.</p>	<p>No</p>	<p>Policy INF3 Sustainable Transport will require developments to make provision for EV chargers.</p>		<p>The site should be built to low carbon standards with high levels of energy efficiency and individual energy generation technologies (e.g. heat source pumps, solar PV) being promoted where possible.</p>
<p><b>S014 Adaptation to Climate Change</b> To manage the effects of climate change including flood risk, reduced water availability and overheating.</p>	<ul style="list-style-type: none"> <li>Will it minimise flood risk?</li> <li>Will it include provision of sustainable urban drainage which mimic natural drainage patterns?</li> <li>Will it contribute towards sustainable water use?</li> </ul>	<p>Yes</p>	<p>0</p>	<p>0</p>	<p>0</p>	<p>Direct</p>	<p>Medium</p>	<p>Medium/Long</p>	<p>Localised</p>	<p>Permanent/irreversible</p>	<p>Minor Negative</p>	<p>The site lies within Flood Zone 3 and within 10m of a watercourse, which may place development on the site at risk of flooding. However, mitigation will be provided by Policy S02 Flood Risk which will require the site to incorporate flood risk mitigation, such as SuDs, although this won't eradicate flood risk, it will reduce the likelihood of a flood risk event taking place. Therefore, as the site is still at risk of flood events following policy mitigation, a potential minor negative effect is identified.</p>	<p>No</p>	<p>Policy S02 Flood Risk will require developments to incorporate flood risk mitigation, such as SuDs.</p>		
<p><b>S015 Townscape and Historic Environment</b> To conserve and enhance the townscape, historic environment, heritage assets (including known and unknown archaeological sites) and their settings.</p>	<ul style="list-style-type: none"> <li>Will it protect and enhance the condition and setting of historic, cultural, architectural and archaeological features in South Derbyshire?</li> <li>Does it improve the quality of the built environment, and respect and protect existing townscape character?</li> <li>Will it improve access to, and understanding of, the District's historic and cultural assets for enjoyment and educational purposes?</li> </ul>	<p>Yes</p>	<p>0</p>	<p>0</p>	<p>3</p>	<p>Direct</p>	<p>Low</p>	<p>Medium/Long</p>	<p>Localised</p>	<p>Permanent/irreversible</p>	<p>Significant Positive</p>	<p>The site does contribute to the protection and enhancement of the townscape and it's historic environment as it is not within close proximity to any designated heritage assets. Therefore, a potential significant positive effect is identified.</p>	<p>No</p>			
<p><b>S016 Landscape</b> To conserve and enhance the District's landscape character.</p>	<ul style="list-style-type: none"> <li>Does it respect and protect existing landscape character?</li> <li>Will it protect sensitive landscapes including those within the World Heritage Site or its buffer or Special Landscape Areas?</li> <li>Will it safeguard landscape features such as hedgerows?</li> <li>Will it avoid intrusion into the greenbelt?</li> </ul>	<p>Yes</p>	<p>0</p>	<p>1</p>	<p>1</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>N/A</p>	<p>Uncertain</p>	<p>The site does not lie within the Green Belt. However, it does lie within a secondary area of multiple environmental sensitive and a landscape character area. Additionally, the development of this site could lead to the 'trapping in' of current green wedges within Derby City, cutting these greenfield land areas off from the surrounding open land. This could alter the current townscape, both within South Derbyshire and Derby City. Mitigation will be provided by Policy BNE4 Landscape Character and Local Distinctiveness, which will require developments to conserve local distinctiveness, retain landscape features (e.g. hedgerows) and offset any damage to landscape features. The site should also link to existing green wedges within Derby City where possible, in order to minimise impacts of 'trapping', although it is not clear whether all potential effects can be minimised through mitigation. Therefore, an uncertain effect is identified.</p>	<p>Yes</p>	<p>Policy BNE4 Landscape Character and Local Distinctiveness will require developments to conserve local distinctiveness, retain landscape features (e.g. hedgerows) and offset any damage to landscape features.</p>	<p>The site should link to existing green wedges within Derby City, in order to maintain a similar landscape pattern.</p>	